Steven L. Beshear Governor

Leonard K. Peters Secretary Energy and Environment Cabinet



Commonwealth of Kentucky Public Service Commission

211 Sower Blvd. P.O. Box 615 Frankfort, Kentucky 40602-0615 Telephone: (502) 564-3940 Fax: (502) 564-3460 psc.ky gov David L. Armstrong Chairman

> James Gardner Vice-Chairman

John W. Clay Commissioner

February 20, 2009

METER TARIFF

RECEIVED

MAR 1 3 2009

PUBLIC SERVICE COMMISSION

Phillip Ward Superintendent Oldham County Water District 3707 Highway 146 P. O. Box 51 Buckner, KY 40010

RE: Case No. 2009-00078 Oldham County Water District (Tariffs)

This letter is to acknowledge receipt of initial application in the above case. The application was date-stamped received February 20, 2009 and has been assigned Case No. 2009-00078. In all future correspondence or filings in connection with this case, please reference the above case number.

If you need further assistance, please contact my staff at (502) 564-3940.

Sincerely,

Jeff Derouer

**Executive Director** 





## **OLDHAM COUNTY WATER DISTRICT**

P.O. Box 51 

Buckner, Kentucky 40010

502-222-1690

March 10, 2009

Executive Director
KY Public Service Commission
PO Box 615
Frankfort, KY 40602

RECEIVED

MAR 1 3 2009

PUBLIC SERVICE
COMMISSION

**RE: Formal Application for Tariff Revision** 

This is an application to revise Oldham County Water District's meter connection fee for 5/8 x 3/4 inch connections. Upon approval of the tariff, Oldham County will begin installing computer radio read meters for all new connections. Enclosed is the connection charge cost justification calculations, a revised tariff sheet and a copy of the public notice that will be published in the newspaper for three consecutive weeks.

This meter connection fee was not included in the last rate case filed by Oldham County since Oldham County had no plans to install computer radio read meters at that time. Oldham County is not requesting a general rate increase at this time. However, the District cannot absorb the cost of installing computer radio read meters at its current connection fee. The increased connection fee will not impact current customers. The individuals affected by this increase will be new applicants for service.

The District has previously filed income statements and balance sheets with the Public Service Commission. These income statements and balance sheets are contained in the annual reports filed by Oldham County. Oldham County has not filed more than two increases in its non-recurring charges since its last general rate case.

There will not be additional revenue from this tariff filing. All money collected will be used to purchase and install the computer radio read meters. Therefore, additional revenue will not exceed five (5) percent of total revenues provided by all miscellaneous and non-recurring charges for the most recent twelve (12) month period.

The District will publish the enclosed public notice of this requested rate revision in the local newspaper on and after the date of this filing. An affidavit from the newspaper verifying that the notice was published for three consecutive weeks will be forwarded to you. A copy of this application has been sent to the Office of the Attorney General, 100 Perimeter Park, Frankfort, KY 40601.

Oldham requests a deviation from from 807 KAR 5:066 Section 15(2). Oldham requests that it not be required to test meters that are removed and replaced with computer radio read meters. The removed meters will not be placed in service at another location within the system.

Very truly yours,

**Oldham County Water District** 

Indl O. G

**Enclosure** 

## **OLDHAM COUNTY WATER DISTRICT**

P.O. Box 51 ♦ Buckner, Kentucky 40010

502-222-1690

March 10, 2009

Office of the Attorney General 100 Perimeter Park Frankfort, KY 40601

**RE: Formal Application for Tariff Revision** 

This filing shall serve notice that Oldham County Water District has filed an application with the Public Service Commission to increase its meter connection charge for  $5/8 \times 3/4$  inch connections from \$734.45 to \$1,020, an increase of \$285.55. The purpose of this increase is to cover the cost of installing computer radio read meters for all new connections.

Oldham County is not requesting a rate increase at this time. However, the District cannot absorb the increased cost attributable to this charge. The customers affected by this increase will be applicants for new service.

The District will publish a public notice of this requested charge in the local newspaper for three consecutive weeks. You will find a copy of the customer notice enclosed.

Very truly yours,

Oldham County Water District

Enclosure

## **NOTICE**

Oldham County Water District has filed an application with the Kentucky Public Service Commission to increase its meter connection fee from \$734.45 to \$1,020.00 an increase of \$285.55 or 39 percent. The effective date for the charge will be upon approval of the Commission. The increase in Oldham County's connection fee is the result of Oldham County installing computer radio read meters for all new connections.

The connection fee contained in this notice is the charge proposed by Oldham County. However, the Public Service Commission may order a charge that is different from this proposed charge. Such action may result in a charge for applicants for service other than the charge in this notice.

Any corporation, association, body politic, or person may, by motion within thirty (30) days after publication of this fee change, request leave to intervene; and the motion shall be submitted to the Public Service Commission, Post Office Box 615, Frankfort, KY 40602, and shall set forth the grounds for the request including the status and interest of the party.

Intervenors may obtain copies of the application and related filings by contacting the District.

The District has available for inspection at its office the proposed change to its connection fee. An applicant for service may contact the District at 502-222-1690

This notice is published pursuant to 807 KAR 5:011-Tariffs.

|  | FOR Oldham County Water District   |  |  |
|--|--|--|--|
|  | Community, Town or City  |  |  |
|  | P.S.C. KY. NO3   |  |  |
|  | Revised SHEET NO. 4  |  |  |
| Oldham County Water District                         | CANCELLING P.S.C. KY. NO. 2  |  |  |
| (Name of Utility)                                    | Revised SHEET NO. 4  |  |  |
| Rates and Ch   | arges  |  |  |
| METER CONNECTION/TAP-ON CHARGES                      |  |  |  |
| 5/8 X ¾ INCH CONNECTION                              | \$1,020  |  |  |
|  |  |  |  |
| ALL LARGER METERS                                    | Actual Cost  |  |  |
|  |  |  |  |
|  |  |  |  |
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|  |  |  |  |
| DATE OF ISSUE March 10, 2009  Month / Date / Year    |  |  |  |
| DATE EFFECTIVE April 13, 2009                        |  |  |  |
| ISSUED BY (Signature of Officer)                     |  |  |  |
| TITLE Chairman                                       |  |  |  |
| BY AUTHORITY OF ORDER OF THE PUBLIC SERVICE COMMISSI | ION  |  |  |
| IN CASE NODATED                                      | and the same of th |  |  |

# AVERAGE METER CONNECTION EXPENSE COST JUSTIFICATION

## Name of Utility Oldham County Water District

**Meter Size** 

A.

The following is an itemization of expenses for providing a metered service connection.

|    | 5/8x3/4-Inch X                      |                  |  |   |
|----|-------------------------------------|------------------|--|---|
|    | Other (specify) Computer Radio Read |                  |  |   |
| B. | Materials Expense                   | Unit<br>Quantity | <u>Cost</u>  | Total<br><u>Cost</u>                    |
| 1. | Water Meter                         | 1                |  | 138.45                                  |
| 2. | Meter Yoke                          | 1                | -  | 115.00                                  |
| 3. | Corporation Stop                    | 1                |  | 34.45                                   |
| 4. | Meter Box and Top                   | 1                |  | 71.07                                   |
| 5. | Miscellaneous Fittings              | <u> </u>         | AND COMPANY OF THE PARTY OF THE | -                                       |
| 6. | Other (Itemize)                     |                  |  |   |
|    | Saddle                              |                  | <del>uran estatendaria</del>   | 60.13                                   |
|    |                                     |                  | reason de mario de   |   |
|    |                                     |                  | the state of the s | *************************************** |
|    | TOTAL MATERIALS EXPENSE             |                  |  | \$ <u>419.10</u>                        |
|    | (add total cost)                    |                  |  |   |

| C. | Service | <b>Pipe</b> | <b>Expense</b> |
|----|---------|-------------|----------------|
|    |         |             |                |

|    | Type of Service Pipe P.E. Tubing  |                         | Size of Service Pipe1" |                      |
|----|---|-------------------------|------------------------|----------------------|
|    |   | Unit<br><u>Quantity</u> | <u>Cost</u>            | Total<br><u>Cost</u> |
| 1. | Short Side Service  | 6'                      | .69                    | 4.14                 |
| 2. | Long Side Service   | 70'                     | .69                    | 48.30_               |
|    | AVERAGE SERVICE PIPE EXPENSE (add total cost and divide by 2)           |                         |                        | \$ <u>26.22</u>      |
| D. | Installation Labor Expense  |                         |                        |                      |
|    |   | Total<br><u>Hours</u>   | Hourly<br><u>Rate</u>  | Total<br><u>Cost</u> |
| 1. | Short Side Service  | 2                       | 75.00_                 | 150.00               |
| 2. | Long Side Service   | 3                       | 75.00_                 | 225.00               |
|    | AVERAGE INSTALLATION LABOR EXPENSE (add total cost and divide by 2)     |                         |                        | \$ <u>187.50</u>     |
| E. | Installation Equipment Expense  |                         |                        |                      |
|    |   | Total<br><u>Hours</u>   | Hourly<br><u>Rate</u>  | Total<br><u>Cost</u> |
| 1. | Short Side Service  | 2                       | 75.00_                 | 150.00               |
| 2. | Long Side Service   | 3                       | 75.00_                 | 225.00               |
|    | AVERAGE INSTALLATION EQUIPMENT EXPENSE (add total cost and divide by 2) |                         |                        | \$ <u>187.50</u>     |

| F.                       | Installation Miscellaneous Expense            |                       |                       |                      |
|--------------------------|---|-----------------------|-----------------------|----------------------|
|                          |   | Total<br><u>Hours</u> | Hourly<br><u>Rate</u> | Total<br><u>Cost</u> |
| 1.                       | Inspection                                    | 1                     | 25.00_                | 25.00                |
| 2.                       | Site Clean-Up                                 | 1.33                  | 75.00_                | 100.00               |
| 3.                       | Other   |                       |                       |                      |
|                          | Grass Seed                                    |                       |                       | 10.00_               |
|                          | Straw   |                       |                       | 10.00_               |
|                          |   |                       |                       |                      |
|                          | AVERAGE INSTALLATION MIS (add total cost)     | CELLANEOU             | S EXPENSE             | \$ <u>145.00</u>     |
| G.                       | Overhead Expense                              |                       |                       |                      |
|                          | 1. Installation expense (\$965                | 5.32) times           |                       |                      |
|                          | overhead rate (3%)                            | )                     |                       | \$ <u>28.96</u>      |
| Н.                       | Administrative Expense                        |                       |                       |                      |
|                          | Office expense for establishing a new account |                       |                       |                      |
|                          | and billing record.                           |                       |                       | \$ <u>25.72</u>      |
| ١.                       | Total Expenses                                |                       |                       |                      |
|                          | Materials Expense                             |                       |                       | \$ 419.10            |
|                          | Service Pipe Expense                          |                       |                       | 26.22                |
|                          | Installation Labor Expense                    |                       |                       | 187.50               |
|                          | Installation Equipment Expense                |                       |                       | 187.50               |
|                          | Installation Miscellaneous Exper              | ise                   |                       | 145.00               |
|                          | Overhead Expense                              |                       |                       | 28.96                |
|                          | Administrative Expense                        |                       |                       | 25.72                |
| TOTAL CONNECTION EXPENSE |   |                       |                       | \$ 1020.00           |

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OLDHAM CIRCUIT COURT

PBI BANK, INC.

PLAINTIFF

VS.

TERGEO CORP., ET AL

DEFENDANTS

Per Judgment in Oldham Circuit Court, Commissioner will sell at 10:00 am on March 17, 2009 at public auction to the highest bidder at the Oldham County Courthouse, Oldham Co., Ky., the property described as PROPERTY ADDRESS: 6705 NORTH WIND WAY, CRESTWOOD, KY 40014. Being Lot No. 55 of Arbor Ridge, Section 3, as shown on plat of same recorded in Plat Book 6, Page 38, of Oldham County Court Clerk's Office. Being the same property conveyed to Tergeo Corp., a Kentucky corporation, by Deed of Conveyance dated July 17, 2003, of record in Deed Book 766, Page 15, in the Clerk's office aforesaid. Terms are \$5,000.00 & bond per KRS 426.705, balance due in 30 days; property is indivisible; sold free & clear of all liens encumbrances & interest of the parties except ) All outstanding Commonwealth, County and City ad valorem taxes which are due and all subsequent taxes due thereafter, for which the purchaser shall have no credit; B) Easements, restrictions and stipulations of record; C) Assessments for public improvements levied against the property; D) Any facts which an inspection and accurate survey of the property may disclose. However, neither the Plaintiff, its Counsel, the Court, nor the Commissioner, shall be deemed to have warranted title to any purchaser. Amt to be raised-\$253,358.37. Mark J Sandlin, Plaintiff's Atty. Doreen Goodwin, Master Commissioner, Post Office Box 54, LaGrange, Kentucky; (502) 222-9898.

## COMMISSIONER SALE DOREEN GOODWIN, COMMISSIONER

NO. 07-CI-1021

OLDHAM CIRCUIT COURT

INEZ DEPOSIT BANK FSB

PLAINTIFF

VS.

ROBERT LOHMAN, ET AL

DEFENDANTS

Per Judgment in Oldham Circuit Court, Commissioner will sell at 10:00 am on March 17, 2009 at public auction to the highest bidder at the Oldham County Courthouse, Oldham Co., Ky., the property described as PROPERTY ADDRESS: 13131 WILHOYTE CT., PROSPECT, KY. 40059. Being Unit No. 26, Building No. 7, as shown and described in Master Deed and Declaration of Condominium Property Regime of Hunters Ridge (AKA The Gardens of Hunter's Ridge) Phase 3, dated March 13, 2006, and recorded in Deed Book 863, Page 152, and amended in Deed Book 871, Page 465, Deed Book 880, Page 181, and Deed Book 887, Page 191 and as shown and recorded in Condominium Plat Book 1, Page 143, and amended in Condominium Plat Book 1, Page 148, and 1, Page 152, and 1, Page 165, in the Office of the Oldham County Clerk. Being a part of the same property conveyed to Robert Lohman, Jr., by Deed dated February 23, 2007, and recorded in Deed Book 889, Page 295, in the Office of the Oldham County Court Clerk. Terms are \$5,000.00 & bond per KRS 426.705, balance due in 30 days; property is indivisible; sold free & clear of all liens encumbrances & interest of the parties except A) All unpaid real estate taxes and all taxes due thereafter, for which the purchaser shall not have a credit against the purchase price; B) Easements, restrictions, stipulations and agreements of record; C) Assessments for public improvements levied against the property; D) Any facts which an inspection and accurate survey of the property may disclose. No warranty of title. Amt to be raised-\$334,092.51. John R. Triplett, Plaintiff's Atty, Doreen Goodwin, Master Commissioner, Post Office Box 54, LaGrange, Kentucky; (502)

### NOTICE

Oldham County Water District has filed an application with the Kentucky Public Service Commission to increase its meter connection fee from \$734.45 to \$1,020.00 an increase of \$285.55 or 39 percent. The effective date for the charge will be upon approval of the Commission. The increase in Oldham County's connection fee is the result of Oldham County installing computer radio read meters for all new connections.

The connection fee contained in this notice is the charge proposed by Oldham County. However, the Public Service Commission may order a charge that is different from this proposed charge. Such action may result in a charge for applicants for service other than the charge in this notice.

Any corporation, association, body politic, or person may, by motion within thirty (30) days after publication of this fee change, request leave to intervene; and the motion shall be submitted to the Public Service Commission, Post Office Box 615, Frankfort, KY 40602, and shall set forth the grounds for the request including the status and interest of the party.

Intervenors may obtain copies of the application and related filings by contacting the District.

The District has available for inspection at its office the proposed change to its connection fee. An applicant for service may contact the District at 502-222-1690

This notice is published pursuant to 807 KAR 5:011-Tariffs.

## COMMISSIONER SALE DOREEN GOODWIN, COMMISSIONER

NO. 08-CI-00764

OLDHAM CIRCUIT COURT

LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 PLAINTIFF

VS.

SAM GRIFFIN, ET AL

DEFENDANTS

Per Judgment in Oldham Circuit Court, Commissioner will sell at 10:00 am on March 17, 2009 at public auction to the highest bidder at the Oldham County Courthouse, Oldham Co., Ky., the property described as PROPERTY ADDRESS: 12306 W. HIGHWAY 42, GOSHEN, KY 40026. Being a 2.0 acres tract designated as Tract 1B on minor subdivision plat of Edward M. Garver, LS #87, dated March 2, 2002, which is attached to and made a part of Deed Book 714, Page 255, in the Office of the Clerk of Oldham County, Kentucky. Being the same property conveyed to Sam Griffin, married by Deed dated October 12, 2006, of record in Deed Book 879, Page 297, in the Office of the clerk of Oldham County, Kentucky Terms are \$5,000.00 & bond per KRS 426.705, balance due in 30 days; property is indivisible; sold free & clear of all liens encumbrances & interest of the parties except A) All unpaid real estate taxes and all taxes due thereafter, for which the purchaser shall not have a credit against the purchase price; B) Easements, restrictions, stipulations and agreements of record; C) Assessments for public improvements levied against the property; D) Any facts which an inspection and accurate survey of the property may disclose. However, neither the Plaintiff, its Counsel, the Court, nor the Commissioner, shall be deemed to have warranted title to any purchaser. Neither the Court, the Commissioner nor the Plaintiff shall be deemed to have warranted title to any purchaser. Amt to be raised-\$749,057.62. Richard M. Rothfuss, II, Plaintiff's Atty. Doreen Goodwin, Master Commissioner, Post Office Box

Resorts. **Vacations** 

CONDO IN FT. MYERS. FL. 2 bedroom, 2 bath, plus den, 1st floor, pool, golf course. Non smoking environment. Pet standards. \$475 weekly, Call (502) 439-2819

**Real Estate** Sales

15 1/2 ACRES ON AXTON Lane, will divide. All located in Goshen. Priced Reduced. (502) 594-7171.

CAPE COD STYLE HOME Starting at \$89,500! (less than \$40 sq. ft.), 3 bedroom, 2 bath, ready for your lot. Financing available. Call (859) 935-2008 or visit us on the web at: www.tzrahomesofkv.com

NEW HOMEBUYERS qualify for 2 stimulus package programs, \$7,500 cash rebate and/or \$8000 tax credit, CALL TODAY! Call 866-249-6124 or visit us on web the www.tzrahomesofky.com

PATIO HOME LAGRANGE 1092 White CloverWay, \$149,500.2bedroom, 2 bath, 2 car garage. Great location, very nice. Call (502) 551-3119

Lots & 132 Acreage

1.2 ACRE BEAUTIFUL TREE LOT, with stream on West side, located in Buckner, off of 393. \$39,000. Call 502-241-7453.

# lega

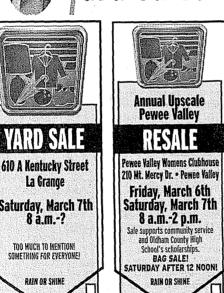






La Grange

Saturday, March 7th 8 a.m.-?



IN THE OLDHAM ERA, MARKETPLACE OR BOTH!

See your Yard Sale online at: www.oldhamera.com

OE Only

OE & Marketplace

MARKETPLACE'S DEADLINE: 10 a.m. Thursday OLDHAM ERA'S DEADLINE: 10 a.m. Monday

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## AL SA **LEGAL NOTICE**



In accordance with KRS 176.051, Kentucky's noxious weed law, the Kentucky Transportation Cabinet will destroy noxious weeds on state-owned right of way at the request of the adjoining property owner. The noxious weeds named in this law are Johnson grass, giant foxtail, Canada thistle, nodding thistle, multiflora rose, black nightshade, wild cucumber and kudzu.

Persons who own property adjacent to state right of way and who are involved in eradication efforts on their property can submit a written application to the highway district office in their area. Applications and addresses for each district office can be obtained from state highway garages.

### NOTICE

Oldham County Water District has filed an application with the Kentucky Public Service Commission to increase its meter connection fee from \$734.45 to \$1,020.00 an increase of \$285.55 or 39 percent. The effective date for the charge will be upon approval of the Commission. The increase in Oldham County's connection fee is the result of Oldham County installing computer radio read meters for all new connections.

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Any corporation, association, body politic, or person may, by motion within thirty (30) days after publication of this fee change, request leave to intervene; and the motion shall be submitted to the Public Service Commission, Post Office Box 615, Frankfort, KY 40602, and shall set forth the grounds for the request including the status and interest of the party.

Intervenors may obtain copies of the application and related filings by contacting the District.

The District has available for inspection at it office the proposed change to its connection fee An applicant for service may contact the Distric at 502-222-1690

This notice is published pursuant to 807 KAR 5:011-Tariffs.

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This notice is published pursuant to 807 KAR 5:011-Tariffs.

### COMMISSIONER SALE DOREEN GOODWIN, COMMISSIONER

NO. 08-CI-00995

OLDHAM CIRCUIT COURT

PBI BANK, INC.

PLAINTIFF

VS.

TERGEO CORP., ET AL

**DEFENDANTS** 

Per Judgment in Oldham Circuit Court, Commissioner will sell at 10:00 am on March 17, 2009 at public auction to the highest bidder at the Oldham County Courthouse, Oldham Co., Ky., the property described as PROPERTY ADDRESS: 6705 NORTH WIND WAY, CRESTWOOD, KY 40014. Being Lot No. 55 of Arbor Ridge, Section 3, as shown on plat of same recorded in Plat Book 6, Page 38, of Oldham County Court Clerk's Office. Being the same property conveyed to Tergeo Corp., a Kentucky corporation, by Deed of Conveyance dated July 17, 2003, of record in Deed Book 766, Page 15, in the Clerk's office aforesaid. Terms are \$5,000.00 & bond per KRS 426.705, balance due in 30 days; property is indivisible; sold free & clear of all liens encumbrances & interest of the parties except ) All outstanding Commonwealth, County and City ad valorem taxes which are due and all subsequent taxes due thereafter, for which the purchaser shall have no credit; B) Easements, restrictions and stipulations of record; C) Assessments for public improvements levied against the property; D) Any facts which an inspection and accurate survey of the property may disclose. However, neither the Plaintiff, its Counsel, the Court, nor the Commissioner, shall be deemed to have warranted title to any purchaser. Amt to be raised-\$253,358.37. Mark J. Sandlin, Plaintiff's Atty. Doreen Goodwin, Master Commissioner, Post Office Box 54, LaGrange, Kentucky; (502) 222-9898.

### NOTICE OF **PUBLIC HEARING**

The Public Service Commission of Kentucky will hold a hearing on March 17, 2009, at 10:00 a.m., Eastern Daylight Time, in Hearing Room 1 of the Commission's offices, located at 211 Sower Boulevard in Frankfort, Kentucky, for the purpose of cross-examining witnesses in Case No. 2008-00520, which is an examination of the application of the Fuel Adjustment Clause of Kentucky Utilities Company from November 1, 2006 through October 31, 2008.

KENTUCKY UTILITIES COMPANY One Quality Street Lexington, Kentucky

### NOTICE OF **PUBLIC HEARING**

The Public Service Commission of Kentucky will hold a hearing on March 17, 2009, at 10:00 a.m., Eastern Daylight Time, in Hearing Room 1 of the Commission's offices. located at 211 Sower Boulevard in Frankfort, Kentucky, for the purpose of cross-examining witnesses in Cáse No. 2008-00521, which is an examination of the application of the Fuel Adjustment Clause of Louisville Gas and Electric Company from November 1. 2006 through October 31, 2008

LOUISVILLE GAS AND ELECTRIC COMPANY 220 West Main Street Louisville, Kentucky

COMMISSIONER SALE DOREEN GOODWIN, COMMISSIONER

NO. 08-CI-00913 • OLDHAM CIRCUIT COURT

COUNTRYWIDE HOME LOANS, INC.: **PLAINTIFF** 

VS.

MUHAMMAD FARHAN, ET AL; DEFENDANTS

Per Judgment in Oldham Circuit Court. Commissioner will sell at 10:00 am on March 3, 2009 at public auction to the highest bidder at the Oldham County Courthouse, Oldham Co., Ky., the property described as PROPERTY ADDRESS: 1506 COLONIAL COURT, GOSHEN, KY 40026. Being Lot No Five (5) of Taylor Creek Woods Subdivision as shown on a Plat of said subdivision in Plat and Subdivision Book 4, Pages 28 and 29, formerly known as Malama Farms, a plat of which is of record in Plat and Subdivision Book 3, Page 109, which was revised and known as the Goshen Ridge section of Malama Farms, plat of which is of record in Plat and Subdivision Book 3, pages 155 and 156, in the office of the Clerk of the County Court of Oldham County, Kentucky. Being the same property conveyed to Muhammed Farhan, unmarried, by deed dated June 11, 2007, filed in Deed Book D899, Page 521, County Clerks Office, Oldham County, Kentucky. Parcel Number: 04-20A-00-5. Terms are \$5,000 & bond per KRS 426.705, balance due in 30 days; property is indivisible; sold free & clear of all liens encumbrances & interest of the parties except . A) All unpaid real estate taxes and all taxes due thereafter, for which the purchaser shall not have a credit against the purchase price; B) Easements, restrictions, stipulations and agreements of record; C) Assessments for public improvements levied against the property; D) Any facts which an inspection and accurate survey of the property may disclose. However, neither the Plaintiff, its Counsel, the Court, nor the Commissioner, shall be deemed to have warranted title to any purchaser. Amt to be raised-\$418,222.48. CRYSTAL L. FORD, Plaintiff's Atty. Doreen Goodwin, Master Commissioner, Post Office Box 54, LaGrange, Kentucky; (502) 222-9898.

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