

COA 136
PARCEL NO. 04130
COA 137
PARCEL NO. 04152
Jacki J. Thomas, SR.,
304 W. 12 th Street
Junction City, KS 66441
Dereck D. Thomas, JR.
304 W. 12 th Street
Junction City, KS 66441
Dereck D. Thomas, JR.
137 E. 16 th St.
Junction City, KS 66441
COA 141
PARCEL NO. 06283
Charles E. Williams
319 W. Elm St.
Junction City, KS 66441-3712
Barbara A. Williams
319 W. Elm St.
Junction City, KS 66441-3712
Charles E. Williams
1014 Eisenhower Cir, Apt. 3
Junction City, KS 66441-3712
Barbara A. Williams
1014 Eisenhower Cir, Apt. 3
Junction City, KS 66441-3712
COA 143
PARCEL NO. 08156
Robert W. Woodard and Chong C. Woodard
713 W. 11st St.
Junction City, KS 66441-4761

NOTICE OF SUIT
(Pursuant to K.S.A. Chapter 60)
You are hereby notified that, a petition for judicial foreclosure and sale of real estate for failure to pay real estate taxes and special assessments upon real estate as set forth herein has been filed in the District Court of Geary County, Kansas by The Board of County Commissioners of Geary County, praying for judgment against the above-named defendants. Names of all known defendants and legal descriptions of said real property are hereafter described as Cause of Action (COA).
That Defendants together with the unknown heirs, executors, administrators, devisees, trustees, creditors and assigns of such of the defendants as may be deceased; the unknown spouses of the defendants; the unknown officers, successors, trustees, creditors and assigns of such defendants as are existing, dissolved or dormant corporations; the unknown executors, administrators, devisees, trustees, creditors, successors and assigns of such defendants as are or were partners or in partnership; the unknown guardians, conservators, and trustees of such of the defendants as are minors or are in any way under legal disability; and the unknown heirs, executors, administrators, devisees, trustees, creditors and assigns of any person alleged to be deceased and made defendants as such. The Amended Petition filed in the Eight Judicial District, District Court of Geary County, Kansas, by the Board of County Commissioners of Geary County, Kansas, prays that the Court determine the particular tract, lot or pieces of real estate described herein, and the name of the owners and persons who have an interest therein; that the Court thereupon adjudge and decree such amount so found to be due to be the first and prior lien upon such property; that each defendant be required to appear and establish their claim, estate, title or interest in said property, and that the Court shall adjudge and decree that such property be sold at public sale for the satisfaction of such lien, charges and costs, and that the plaintiff be given such other necessary relief as it may be entitled to or shall be necessary and proper; and you are hereby required to plead to the Amended Petition on or before Thursday, August 6, 2025, the Court at Geary County Courthouse, Clerk of the District Court, 138 E. 8 th Street, Junction City, Kansas. If you fail to plead, judgment and decree will be entered in due course upon the Amended Petition. The COA number shown above each of the names of the defendants is the number of each tract of real estate below in which each defendant is believed to claim such interest.
(COA 1) Anthony W. Clay DBA American Western Bonding Co. (**208 S. Jefferson St., Junction City**)

Lot One (1), except the West Four Feet (4') thereof, Block Three (3), W.B. Clarke's First Addition to Junction City, Kansas
\$18,751.63 plus additional fees and costs.
(COA 3) B & B Smashing, LLC, Franklin Roberto Lashley and Clara Lashley (**403 W. 14th St., Junction City**)

Lot One (1), Block Ten (10), Cuddy's Addition to Junction City, Geary County, Kansas
\$18,726.45 plus additional fees and costs.
(COA 6) Jack Beerbower (**134 E. 11th St., Junction City**)

Lot Sixteen (16), Block Sixty (60), Railroad Addition to Junction City, Geary County, Kansas
\$3,157.39 plus additional fees and costs.
(COA 7) Robert L. Fansler, (**709 E. 9th St., Junction City**)

Lots One (1), Two (2), Three (3), Four (4) and Five (5), Block Seventy-Eight (78), Railroad Addition, Junction

City, Geary County, Kansas
\$1,332.98 plus additional fees and costs.
(COA 8) Heirs and Devises of Dorothy A. Boyd, deceased (**0 Quaker Rd., Dwight, KS**)

Beginning at the Northeast corner of Lot numbered Eight (8), Section Thirty-one (31) in Township Thirteen (13), South of Range Eight (8) East of the Sixth P.M.; thence South Twenty-five (25) rods; thence West Sixteen (16) rods; thence North Twenty-five (25) rods; thence East Sixteen (16) rods to the place of beginning. The same being all of that tract of land deeded by the Kansas Pacific Railway Company, dated June 1, 1883, recorded Book L. page 657 of the Deed Record, in the office of the Register of Deeds, in said county, to the Trustees of the Society of Friends. Except the South one-half acres (5 x 16 rods) known as the Damorris Burial Ground.
\$172.86 plus additional fees and costs.
(COA 9) Donald R. Boyer (**1764 14th St. Pl., Junction City**)

Lot 8, Block 2, 14th St. Commons Addition, a Replat of a Portion of Lot One (1) Block One (1) Mosher Addition & Unplatted Land, Junction City, Geary County, Kansas
\$9,591.37 plus additional fees and costs.
(COA 10) Donald R. Boyer (**1772 14th St. Pl., Junction City**)

Lot 9, Block 2, 14th Street Commons Addition, a Replat of a Portion of Lot One (1), Block One (1) Mosher Addition & Unplatted Land, Junction City, Geary County, Kansas
\$9,591.37 plus additional fees and costs.
(COA 11) Donald R. Boyer (**1720 14th St. Pl., Junction City**)

Lot 3, Block 2, 14th Street Commons Addition, a Replat of a Portion of Lot One (1) Block One (1) Mosher Addition & Unplatted Land, Junction City, Geary County, Kansas
\$9,592.38 plus additional fees and costs.
(COA 13) Bill Carter, (**220 E. 17th St., Junction City**)

Lot Seven (7), A.W. Waddell Subdivision of Lot Twenty-seven (27) of the Replat of Blocks Eleven (11) and Twelve (12), Railroad Addition to Junction City, Geary County, Kansas
\$3,141.50 plus additional fees and costs.
(COA 14) Zachary A. Cepeda and Natalie Cepeda-McCollums, (**323 W. 2nd St., Junction City**)

Lot Six (6), Block Sixty-Eight (68), in the Original Town of Junction City, Geary County, Kansas
\$17,209.09 plus additional fees and costs.
(COA 15) Brian D. Cornell and Chong Cornell, (**1033 W. Chestnut St., Junction City**)

Lot One (1), Block Three (3), Unit No. 1, Rimrock Addition to Junction City, Kansas
\$29,559.08 plus additional fees and costs.
(COA 17) Linda E. Cragg and John M. Cragg (**603 Grant Ave., Junction City**)

Part of Lot Four (4), Block Seven (7), Grant Avenue Annexation to Junction City, Geary County, Kansas, more particularly described as follows: Beginning at the Easterly most corner of said Lot Four (4), said corner lying in the North Right-of-Way line of the Railroad right of way; thence proceed North 57°03'00" West 308.77 feet, more or less, to the Northeasterly corner of said Lot, marked by an iron pin; thence proceed South 33°31'07" West 180.0 feet, more or less, to an iron pin; thence proceed South 57°04'00" East 304.64 feet, more or less, to a point on the North line of the Railroad Right-of-Way; thence proceed in a Northeasterly direction along the North Railroad Right-of-Way line to the point of beginning. Subject to permanent sewer line easement as set forth in document recorded at Misc. Book 47, Page 1560, in office of Register of Deeds of Geary County, Kansas.
\$16,330.85 plus additional fees and costs.
(COA 18) John M. Cragg (**1125 N. Washington St., Junction City**)

Lot Number Seven (7) in Block Number Sixty (60) designated upon the recorded plat of the Railroad Addition to Junction City in Geary County, State of Kansas, Less the East Sixty-three (E 63') of Lot Seven (7) in Block Sixty (60) in Railroad Addition to Junction City, Kansas, plus the West Seventy-Five feet (W 75') of Lot Eight (8) in Block Sixty (60) in Railroad Addition to Junction City, Kansas
\$14,327.48 plus additional fees and costs.
(COA 19) John M. Cragg (**601 Grant Ave., Junction City**)

Lot 4, Block 7 Grant Avenue Annexation to Junction City, Geary County, Kansas, EXCEPT the northeasterly 180.0 feet thereof, more particularly described as follows: Beginning at the easterly most corner of said Lot 4, said corner lying in the north right of way line of the railroad right of way; thence proceed N 57°03'00" W 308.77 feet, more or less, to the northeasterly corner of said lot, marked by an iron pin; thence proceed S 33°31'07" W 180.0 feet, more or less, to an iron pin; thence proceed S 57°04'00" E 304.64 feet, more or less, to a point on the north line of the railroad right of way; then proceed in a northeasterly direction along the north railroad right

of way line to the point of beginning. Together with a permanent sewer line easement, being five (5) feet either side of the sewer line as laid and running across the Northeasterly 180.0 feet of Lot 4, Block 7, Grant Avenue Annexation to Junction City, Geary County, Kansas to the twenty (20) foot utility easement running across said lot. Said easement to be for the purpose of repair and maintenance to said sewer line. The buyer/Grantee, his heirs and assigns shall be responsible for returning the surface of the ground to as close to its original condition as possible, following any work to the sewer line. Subject to restrictive covenant prohibiting the extension of any sign/billboard more than twenty (20) feet from a point presently marked by the northeasterly corner of the present metal building located on the subject real estate. This covenant shall inure to the owner of the Northeasterly 180.0 feet of Lot 4, Block 7, Grant Avenue Annexation to Junction City, Geary County, Kansas and shall run with the land for a period of twenty-five (25) years unless sooner removed by the owners of the tracts to which the covenant applies.
\$17,446.87 plus additional fees and costs.
(COA 20) Octavia O. Crenshaw, John Reed, Jerry Ray Crenshaw, Jr. and Rebecca Crenshaw, (**1618 Patton Ave., Junction City**)

Lot Sixteen (16) of the Replat of Lots Sixteen (16) to Twenty (20) (16-17-18-19-20), Block Twenty-Five (25), Railroad Addition to the City of Junction City, Geary County, Kansas
\$8,048.93 plus additional fees and costs.
(COA 23) Elizabeth Day and Walter E. Day, **139 E. Grandview Dr. Junction City**)

Lot Three (3), Block Nine (9), Grandview Plaza, Second Addition to Geary County, Kansas
\$28,855.48 plus additional fees and costs.
(COA 24) Elizabeth Day and Walter E. Day, **143 E. Grandview Dr., Junction City**)

Lot Four (4), Block Nine (9), Grandview Plaza, Second Addition to Geary County, Kansas
\$3,801.93 plus additional fees and costs.
(COA 25) Elizabeth Day, Thomas L. Day, and Walter E. Day, **305 N. Madison St., Junction City**)
Lot Eleven (11) and the West Half (W1/2) of Lot Twelve (12), Block Fifty-two (52), Junction City, Geary County, Kansas
\$4,597.42 plus additional fees and costs.
(COA 26) Thomas Leonard Day, Elizabeth A. Day, and Walter E. Day, (**337 W. 4th St., Junction City**)

Lots Nine (9) and Ten (10), Block Fifty-two (52), Original Townsite of Junction City, Geary County, Kansas
\$33,600.68 plus additional fees and costs.
(COA 27) Elizabeth Ann Day and Sheila D. Fausnett, (**136 E. Grandview Dr., Junction City**)

Lot Seventeen (17), Block One (1), Grandview Plaza Second Addition to Geary County, Kansas
\$1,555.82 plus additional fees and costs.
(COA 28) Elizabeth Ann Day, (**108 Tremont St., Junction City**)

Lot Five (5), Block One (1), Mosher Heights Addition to Grandview Plaza, Kansas
\$1,926.31 plus additional fees and costs.
(COA 30) Kirk Douglass and Patricia Hasty, (**518 W. 10th St., Junction City**)

Lot Sixteen (16), Block Twenty-Two (22), Cuddy's Addition to Junction City, Geary County, Kansas
\$4,431.26 plus additional fees and costs.
(COA 31) Kenneth R. Dunham, Sr. and Gloria F. Dunham, (**121 E. Anchor St., Junction City**)

Lot Seven (7), Block Two (2), Grandview Plaza, Second Addition, Geary County, Kansas
\$2,652.78 plus additional fees and costs.
(COA 32) Heirs and Devises of Merlin D. Duntz, deceased, (**757 W. 1st St., Junction City**)

Lot Ten (10), Block Five (5), Replat of Riley Manor Addition to Junction City, Kansas
\$16,825.72 plus additional fees and costs.
(COA 33) Heirs and Devises of Nedra L. Duntz, deceased, (**1201 W. 18th St., Junction City**)

Lot Eleven (11), Block Nine (9), Westwood Heights Second Addition to Junction City, Kansas
\$9,078.82 plus additional fees and costs.
(COA 34) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305372**)
\$480.18 plus additional fees and costs.
(COA 35) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305372**)
\$463.24 plus additional fees and costs.

(COA 36) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305375**)
\$480.18 plus additional fees and costs.

(COA 37) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305369**)
\$480.18 plus additional fees and costs.

(COA 38) Sean Finegan and Jeffery Efford, (**0**

Thompson Dr., Junction City, QRef. R305371)
\$480.18 plus additional fees and costs.

(COA 39) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305370**)
\$556.39 plus additional fees and costs.

(COA 40) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305366**)
\$445.78 plus additional fees and costs.

(COA 41) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R1694**)
\$2,967.73 plus additional fees and costs.

(COA 42) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305384**)
\$1,860.28 plus additional fees and costs.

(COA 43) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305367**)
\$480.18 plus additional fees and costs.

(COA 44) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305373**)
\$480.18 plus additional fees and costs.

(COA 45) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305383**)
\$463.24 plus additional fees and costs.

(COA 46) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305388**)
\$530.78 plus additional fees and costs.

(COA 47) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305365**)
\$515.66 plus additional fees and costs.
(COA 48) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305381**)
\$480.18 plus additional fees and costs.

(COA 49) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305380**)
\$480.18 plus additional fees and costs.

(COA 50) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305386**)
\$530.78 plus additional fees and costs.

(COA 51) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305377**)
\$480.18 plus additional fees and costs.

(COA 52) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305368**)
\$480.18 plus additional fees and costs.

(COA 53) Sean Finegan and Jeffery Efford, (**0 Thompson Dr., Junction City, QRef. R305374**)
\$508.59 plus additional fees and costs.

Description of COA 34-53:
A parcel of land located in Sections 34, and 35, Township 11 S, Range 5 E and in Special Section 12, Township 11 S, Range 5 E of the 6th P.M., in Geary County, Kansas, described as follows: Beginning at the SW corner of Section 35, said point also being on the westerly line of Westwood Heights 2nd Addition to Junction City, Kansas; thence northeasterly along said westerly line a distance of 1090.92 feet to the southerly corner of a tract of land as described in Deed Book 82, page 74; thence northwesterly along said W line of said tract a distance of 170.33 feet; thence N along said W line a distance of 238 feet, more or less, to a point on the Northerly line of a tract of land described in Deed Book 40, page 340; thence NW along said northerly line a distance of 200 feet, more or less to the NW corner thereof; thence southwesterly along the westerly line of said tract a distance of 831 feet to a point being 930.33 feet N of the S line of said Section 34; thence S a distance of 507 feet to a point being 423.33 feet N of said S line; thence W along the N line of said tract to a point on the W line of the SE ¼ of said Section 34; thence S along said W line a distance of 423.33 feet to the SW corner of said SE ¼; thence E along the S line of said Section 34 to a point on the northwesterly line of a tract of land as described in Deed Book 77, page 797; thence northwesterly along said northwesterly line of described tract to the SW corner thereof; thence northwesterly along the W line of said tract a distance of 261.43 feet; thence E along the N line of said tract a distance of 329.74 feet ; thence southwesterly along the E line of said tract and a tract of land as described in Deed Book 64, page 490, a distance of 274.48 feet to the S line of said Section 34; thence E along said S line a distance of 23.50 feet to the point of beginning LESS and EXCEPT the tracts of land now platted as Ehlers Addition to Junction City, Kansas filed in Plat Book F, page 91 and Ehlers Hilltop Addition to Junction City, Kansas filed in Plat Book F, pages 96-97 AND LESS and EXCEPT the tracts of land described in Deed Book 108, page 1594, Deed Book 108, page 1596, Deed Book 108-1680, Deed Book 108, page 1682, and Deed Book 108, page 1770. NOTE: This description includes tracts with the parcel number of:
048-34-0-00-00-008.23-0
048-34-0-00-00-008.21-0
048-34-0-00-00-008.20-0
048-34-0-00-00-008.18-0
048-34-0-00-00-008.17-0
048-34-0-00-00-008.14-0
048-34-0-00-00-008.12-0
048-34-0-00-00-008.11-0
048-34-0-00-00-008.10-0
048-34-0-00-00-008.09-0
048-34-0-00-00-008.08-0
048-34-0-00-00-008.07-0
048-34-0-00-00-008.06-0
048-34-0-00-00-008.05-0
048-34-0-00-00-008.04-0
048-34-0-00-00-008.03-0
048-34-0-00-00-008.02-0
048-34-0-00-00-008.01-0
(COA 54) Joseph Ryan Ellison (**835 S. Washington St., Junction City**
A parcel of land located in the Northwest Quarter (NW 1/4) of Section Thirteen (13), Township Twelve (12) South, Range Five (5) East of the Sixth Principal Meridian, Geary County, Kansas, more particularly described as follows:
Commencing at a point on the North line of Section Thirteen (13), Township Twelve (12) South, Range Five (5) East, said point being 291.05 feet East of the North Sixteenth (N 1/16) corner of the Northwest Quarter (NW 1/4) of said Section Thirteen (13), said point also being the intersecting point of the North line of the said Section Thirteen (13) and the Southeasterly right-of-way line of Old U.S. 40 and U.S. 77 Highways, also known as the South Washington Street Road; thence South 27°50' West on the said Southeasterly right-of-way line a distance of 472.07 feet to a point on the said Southeasterly right-of-way line, said point being the Point of Beginning of said parcel of land; thence at a right angle with said right-of-way line or thence South 62°10' East, a distance of 296.66 feet to the Northwesterly right-of-way line of the Union Pacific Railroad; thence South 49°12' West on said right-of-way line a distance of 252.75 feet; thence North 62°10' West a distance of 334.58 feet to the said Southeasterly Highway right-of-way line; thence North 27°50' East on said right of way line a distance of 250.00 feet to the Point of Beginning. Being a portion of Big Bowl Addition to Junction City, Kansas; Except the highway right of way along the northwesterly side.
\$177,368.76 plus additional fees and costs.
(COA 55) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1613**)
\$31,061.65 plus additional fees and costs.

(COA 56) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1614**)
\$29,091.50 plus additional fees and costs.
(COA 57) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1615**)
\$31,044.71 plus additional fees and costs.
(COA 58) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1616**)
\$31,044.71 plus additional fees and costs.
(COA 59) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1617**)
\$31,039.40 plus additional fees and costs.
(COA 60) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1618**)
\$31,039.40 plus additional fees and costs.
(COA 61) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1619**)
\$31,039.40 plus additional fees and costs.
(COA 62) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1620**)
\$31,039.40 plus additional fees and costs.
(COA 63) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1621**)
\$31,039.40 plus additional fees and costs.
(COA 64) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1622**)
\$31,039.40 plus additional fees and costs.
(COA 65) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1623**)
\$30,970.62 plus additional fees and costs.
(COA 66) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1624**)
\$31,039.52 plus additional fees and costs.
(COA 67) Fort Development, LLC and Tim Fritzel, (**0 Buddy Dr., Junction City, QuickRefID R1625**)
West One-Half (W1/2) of Southeast Quarter (SE1/4) and West One-Half (W1/2) of South One-Half (S1/2) of Northeast Quarter (NE1/4), Section Thirty-Three (33), Township Eleven (11), Range Five (5) East of Sixth Principal Meridian
\$31,069.00 plus additional fees and costs.
(COA 68) The Junction City Land Bank, Fort Development, LLC and Tim Fritzel, (**0 Fort Ave., Junction City**)
Lot Tract D, Block 12, Olivia Farms Subdivision to the City of Junction City, Kansas
Tracts A, B, C and D will be dedicated "Drainage Easements" and will be owned and maintained by the City of Junction City, KS
\$3,199.15 plus additional fees and costs.
(COA 69) Charles Foster and Wanda Kim Foster, (**149 E. Anchor St., Junction City**)
Lot Fourteen (14), Block Two (2), Grandview Plaza