

Public Notice

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Notice of sale - Skaggs Estate

(First published in The Anderson County Review, Thursday, March 27, 2025.)

IN THE DISTRICT COURT OF
ANDERSON COUNTY, KANSAS
Probate Division

In the Matter ofthe Estate of
James Howard Skaggs, Sr., Deceased
(Petition Pursuant to K.S.A. Chapter 59)

Case No. AN 23 PR 19

NOTICE OF SALE OF REAL ESTATE AT PUBLIC AUCTION

THE STATE OF KANSAS TO ALL PERSONS
CONCERNED:

You are notified that James H.Skaggs, Jr.,

Administrator ofthe above entitled Estate, will offer for sale through an online public auction to the highest bidder for cash,the following described real estate situated in Anderson County, Kansas:

Beginning at the Northeast corner of Section Three (3), Township Twenty-three (23) South,Range Twenty-one (21) East of the Sixth Principal Meridian, Anderson County, Kansas, thence West 450 feet, thence South 968 feet, thence East 450 feet, thence North 968 feet to the place of beginning.

Bidding will begin on April 21,2025 and close beginning on May 6,2025.Interested parties must register at Bid.genkc.com and meet all requirements for bidding. Detailed terms and instructions for qualifying, viewing the prop-

erty, and bidding are available online or inter-ested parties may call Kevin Borger, Agent/ Auctioneer at Generations Real Estate, at 913.940.5494. All parties should take notice and govern themselves accordingly.

/s/James H.Skaggs, Jr.
Administrator

Is/Mary Ann Kancel
Mary Ann Kancel, KS 12159
MARY ANN KANCEL, ATTORNEY, LLC
8645 College Blvd., Ste. 210
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mc2713*

Notice of hearing - Beachy Estate

(First published in The Anderson County Review, Thursday, April 3, 2025.)

IN THE DISTRICT COURT OF
ANDERSON COUNTY, KANSAS

In the Matter of the Estate of
MARTHA BEACHY, Deceased.
Case #AN-2025-PR-000004

NOTICE OF HEARING AND NOTICE TO CREDITORS

THE STATE OF KANSAS TO ALL PERSONS
CONCERNED:

You are hereby notified that a petition has been filed in this court by Viola Beachy, named in

decendent's last will and testament as executor, said will being dated August 21, 2024, praying that the will filed with the petition be admitted to probate and record; that petitioner be appointed executor without bond and petitioner be granted Letters Testamentary.

You are required to file your written defenses to said petition on or before April 30, 2025, at 9:00 a.m. in the district court in Garnett, Anderson County, Kansas, at which time and place cause will be heard. Should you fail therein, in due course upon the said petition.

All creditors are notified to exhibit their demands against the above-captioned estate within the later of either (i) four months from the date of the first publication of this notice as

provided by law or (ii) thirty days after actual notice was given as provided by law to those creditors whose identity is known or reasonably ascertainable; and if their demands are not thus exhibited1 they shall be forever barred.

VIOLA BEACHY
Petitioner

Terry J. Solander #7280
503 So. Oak St. - P.O. Box 348
Garnett, KS 66032-0348
785-448-6131; FAX: 785-448-2475
solander@embarqmail.com
Attorney for Petitioner

ap313*

Notice to creditors - Poss Estate

(First published in The Anderson County Review, Thursday, March 27, 2025.)

IN THE DISTRICT COURT OF ANDERSON
COUNTY, KANSAS
PROBATE DIVISION

IN THE MATTER OF THE ESTATE OF
STEPHEN C. POSS, DECEASED

Case No. AN-2025-PR-000003

NOTICE TO CREDITORS (Pursuant to K.S.A. Chapter 59)

The State Of Kansas To All Persons Concerned:

You are hereby notified that on March 4, 2025, a Petition for Probate of Will and Issuance of Letters Testamentary was filed in this Court by Emily R. Benedict, as the Executor named in the Last Will and Testament of Stephen C. Poss, deceased, praying that the Last Will and Testament filed with the Petition be admitted to probate and record, that Emily R. Benedict be appointed as Executor, without bond, and that she be granted Letters Testamentary.

All creditors of the above named decedent are notified to exhibit their demands against the estate within four months from the date of first

publication of this notice, as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

Emily R. Benedict, Petitioner

SUBMITTED BY:
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Burlington, Kansas 66839
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Notice of suit - Skinner

(First published in The Anderson County Review, Thursday, April 3, 2025.)

IN THE DISTRICT COURT OF ANDERSON
COUNTY, KANSAS CIVIL DEPARTMENT

Lakeview Loan Servicing, LLC
Plaintiff,
vs.
Dominic J. Skinner; Unknown Spouse, if any, of Dominic J. Skinner; John Doe (Tenant/ Occupant); Mary Doe (Tenant/Occupant),
Defendants.

Case No. AN-2025-CV-000004

Court Number:

Pursuant to K.S.A. Chapter 60

NOTICE OF SUIT

THE STATE OF KANSAS, to the above-named defendants and the unknown heirs, executors, administrators, devisees, trustees, creditors and assigns of any deceased defendants; the unknown spouses of any defendants; the unknown officers, successors, trustees, creditors and assigns of any defendants that are existing, dissolved or dormant corporations; the unknown executors, administrators, devisees, trustees, creditors, successors and assigns of any defendants that are or were partners or in partnership; the unknown guardians, conser-

vators and trustees of any defendants that are minors or are under any legal disability; and the unknown heirs, executors, administrators, devisees, trustees, creditors and assigns of any person alleged to be deceased, and all other persons who are or may be concerned.

You are notified that a Petition has been filed in the District Court of Anderson County, Kansas, praying to foreclose a real estate mortgage on the following described real estate:

A tract of land in the Southeast Quarter (SE/4) of Section Thirty (30), Township Nineteen (19) South, Range Twenty-one (21) East of the Sixth Principal Meridian, in Anderson County, Kansas, being more particularly described as follows:
Beginning at a point where the East line of Mary Street intersects with the South line of Brown Avenue, Greeley, Kansas, thence South 0°04'46" East 48.32 feet along said East line of Mary's Street to the true point of beginning of the tract to be herein described; thence North 89°26'57" East 181.68 feet (measured) 180.00 feet (deed), thence South 0°04'46" East 182.40 feet (measured) 175.0 feet (deed), thence North 89°28'43" West 181.68 feet (measured) 180.0 feet (deed) to the East line of Mary Street; thence along said East line of Mary Street North 0°04'46" West 179.00 feet (measured) 175.00 feet (deed) to the true point of beginning, commonly known as 113 S Mary, Greeley, KS 66033 (the "Property")

and all those defendants who have not otherwise been served are required to plead to the Petition on or before the 14th day of May, 2025, in the District Court of Anderson County,Kansas. If you fail to plead, judgment and decree will be entered in due course upon the Petition.

NOTICE

Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. §1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose.

Prepared By:
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Notice of sale of personal property - Skaggs Estate

(First published in The Anderson County Review, Thursday, April 10, 2025.)

IN THE DISTRICT COURT OF ANDERSON
COUNTY, KANSAS
Probate Division

In the Matter of the Estate of
James Howard Skaggs, Sr., Deceased
(Petition Pursuant to K.S.A. Chapter 59)

Case No. AN 23 PR 19

NOTICE OF SALE

THE STATE OF KANSAS TO ALL PERSONS
CONCERNED:

You are notified that James H. Skaggs, Jr.,

Administrator of the above titled Estate, will offer for sale at public auction the following described personal property:

One 2014 Ford Fusion VIN 3FA6PG077DR241946, valued approximately \$6,600; One antique bed frame (full size); one antique cedar chest; motor boat; lawn mower; lots of tools; appliances (refrigerator, stove, microwave); dishes; kitchen items; other household items; furniture; clothing; and miscellaneous.

Bidding will begin on April 21, 2025 and close beginning on May 6, 2025. Interested parties must register at Bid.genkc.com and meet all requirements for bidding. Detailed terms and instructions for qualifying, viewing the

property, and bidding are available online or interested parties may call Kevin Borger, Agent/ Auctioneer at Generations Real Estate, at 913.940.5494. All parties should take notice and govern themselves accordingly.

/s/ James H. Skaggs, Jr.
Administrator

Is/Mary Ann Kancel
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DEI...

FROM PAGE 1

KSDE has until April 13, 2025 to sign a certification signifying that they reached out to all local education agencies in their states and agreed to comply with Title VI and the Supreme Court affirmative action decision — DEI programs are specifically singled out as being problematic.

“Given the text of Title VI and the assurances you have already given, any violation of Title VI — including the use of Diversity, Equity, & Inclusion (“DEI”) programs to advance one’s race over another — is impermissible,” the letter reads. “The use of certain DEI practices can violate federal law. The continued use of illegal DEI practices may subject the individual or entity using such practices to serious consequences.”

T hose consequences include a loss of federal funding and “substantial liabilities,” including litigation from the United States Department of

Justice to recover federal funds already paid. Academics or politics?

General Counsel Scott Gordon addressed the issue with the State School Board at its April 8 meeting, questioning whether USDE has gotten permission from the Office of Management and Budget (OMB) to collect what he referenced as “data.”

Certification of compliance with federal law and USDE funding requirements hardly qualifies as “data,” however. Kansas Policy Institute CEO Dave Trabert says hesitancy to ask school districts for certification of compliance seems politically motivated.

“First of all, what in the world is wrong with certifying that one will comply with federal law? School districts routinely agree to comply with funding requirements in state and federal grants. Hesitating to do so in this circumstance at least gives the appearance of wanting NOT to comply.

“An underlying premise of DEI is that it will lead to

better student outcomes, but that clearly has not been the case. The recently released NAEP (National Assessment of Educational Progress) shows continual performance decline, and Kansas now has more fourth-graders reading Below Basic (40%) than Proficient (33%). The State School Board should tell KSDE to proceed with certifying compliance with federal law and the removal of DEI.”

Kansas Policy Institute is The Sentinel’s parent company.

At the State Board retreat on Monday, board Vice Chair Danny Zeck said emphasizing other things over academics is not working.

“What we’re doing now .. is not working. We need to get down to the basic stuff for these kids — that they can read and write and do arithmetic and maybe there’s some computer skills and go from there.”

Unfortunately, the State Board took no action Tuesday on the matter.

LAND...

FROM PAGE 1

and blighted properties.”

Garnett City commissioners approved the formation of a land bank – a legal entity which allows a municipality to condemn and seize derelict properties and hold them until a qualified private buyer can be found – in 2022 after it was included as part of the Anderson County Development Agency’s strategic plan in 2020. No transactions were ever executed under the city’s Land Bank however.

Anderson County

DOGE...

FROM PAGE 1

the overflow spillway’s foundation and cut deep ravines in that side of the reservoir’s dam. Engineers at the time said leaving the damage unmitigated would destroy the integrity of the dam eventually, and city leaders managed to obtain \$4 million in federal funding to repair the affected area.

“Basically, they sent us too much money,” Wilson told commissioners.

He said the city received a number of funds disbursements from FEMA administered by the Kansas Department of Emergency Management in 2021, 2023 and 2024. A FEMA audit in March resulted in a notice that the city had been overpaid, and Wilson told commissioners he confirmed those numbers with other personnel the city had worked with at the

time the grants were approved. Wilson was promoted from city clerk to city manager in 2021 when outgoing city executive Chris Weiner left the position.

Wilson said the review of the project’s funding reimbursements showed the last two payments in 2023 and 2024 should not have been made to the city.

“They should have never sent it, and they even admitted that,” Wilson said.

It was unclear whether or not the audit that discovered the error was part of FEMA’s attention by DOGE, but DOGE targeted FEMA in early February as part of Trump’s pledge to root out government waste and inefficiency. Since then more than 200 FEMA workers have been laid off and other project funding halted. DOGE claims to have saved some \$140 billion across numerous federal agencies since Trump’s inauguration in January.

ity has determined. The process, which is legal in Kansas and numerous other states, is criticized by property rights activists as being in violation of the U.S. Constitutions Fifth Amendment Takings Clause, which states private property cannot be taken for public use without just compensation.

Both city and county commissioners directed their legal counsels to develop an agreement for mutual approval, with the plan to use the existing Anderson County Development Agency committee as the governing Land Bank board.

FATALITIES...

FROM PAGE 1

staffer said, local drivers in Anderson and other counties in the region simply miss curves and run off the road. He said signs marking curves and upcoming hazards and other additions like rumble strip installation can help to reduce those instances, and could be covered by federal dollars if the grant applications were successful.

Anderson County’s plan will be part of a composite one for the region, and commissioners will be asked to endorse it with a resolution of support when it’s completed.

CONSIGNMENT AUCTION

Ron Ratliff Cattle Co.

Garnett, KS - Intersection of 59 & 31 Hwys, East on Park Road to North Lake at swimming pool. North to sale site.

Saturday, April 12th • 10:00 a.m.

- '84 Ford L9000 10 ft. dump bed, 9 spd, single axle
- '06 Chevy Silverado 2500 HD Duramax Diesel, LT trim pkg, Fass fuel pump, EFI Live five position switch
- '15 Ford F150, 4 dr, 4 wd, AT, 95,000 miles
- Diamond D 6x16 gooseneck stock trailer
- Coose 6x16 gooseneck stock trailer
- '22 Bulldog 20"x82" flatbed w/spring assist ramp
- Utility trailer, 5'x10' w/taillgate & side rails
- Gooseneck flatbed trailer, 18 ft w/3' dovetail ramps, wood floor
- Pickup bed 2 wheel trailer
- 16 bale hay trailer, bumper hitch
- JD5065E tractor w/FWA, cab, heat, air, 655 hours, w/H240 loader w/bale spear
- Case 930 tractor
- '21 JD Gator 835R cab, heat, air, front-rear bumpers, flashers, turn signals, back window guard
- '07 Yamaha 450 Rhino side by side
- JD EZTrak 2465 60" mower
- Cub Cadet Z Force Commercial 60" mower
- JD 35 silage chopper, 2 row head & pickup head
- Spray Coupe Melroe 220, 60' boom w/trailer to haul it on
- MF 427 no-till drill, 11'
- McConnell 10 wheel hay rake
- Apache portable hay feeder trailer
- Portable cattle loading chute
- 4 wheel running gear made into panel trailer
- Diesel fuel tank w/hand pump
- Bale unrollor, 3 pt
- Bale mover, 3 pt
- 5 Calf-Tel calf hutches
- 500 plus T-posts

- Black plastic big bale covers w/stakes
- Lots of pipe, various sizes & lengths
- Smarter Tools 7500/9500 watt generator, electric start
- Ridged power threader 1/2" to 1 1/2" pipe threaded dies w/pipe stand
- Dewalt 1/2" right angle drill w/bits
- 4 bottle house jacks
- 100 lb anvil

- York 80% multi-position furnace, 21" wide, 120,000 BTU, 5-ton, natural gas, drive blower
- York 5-ton ACool multi position, 21" wide R410A TXV installed
- York 5-ton AC condenser unit R410A, 3 phase, 208-230 volt
- Lennox 90% 90,000 BTU furnace, upflow, 21" wide, nat gas
- Lennox 21" wide, upflow, A-coils, used w/R22 refrigerant

- To be offered privately, will not be on site, can make appointment to view
- Case IH MXM 130 FWA 3700 hours w/Case IH LX162 loader, w/bale spear, w/front weights

- Gehl 7800 Skidloader, cab, heat, air, less than 1,000 hours, w/Yanmar 130 hp, 300 ft lbs torque, high flow, air ride, foam filled tires, steel tracks w/4 extra tires
- Dymax tree shear, 16" cut
- Post hole digger w/12" & 16" bits
- Grapple bucket
- 4 prong bale spear
- 6" brush mower
- 2 buckets, 1 with teeth

See full listing and photos at Kansasauctions.net

Accepting consignments until sale day.

Lunch Available

Nothing Removed Until Settled For • Loader Available to Unload and Load Out

• Everything to be Removed by Monday, April 14th, NO EXCEPTIONS

• Not Responsible For Accidents or Theft • Terms: Cash or Approved Check • Statements Day of Sale Take Precedence

RATLIFF AUCTIONS

Ron Ratliff (785) 448-8200 • Paul Hancock
Clerks: Deanna Wolken, Ruth Pracht & Pony Basham