

CLASSIFIEDS

THE TIMES
Marketplace

Reach more than 3,000 dedicated readers each week with a classified ad in Wamego’s hometown newspaper.
Deadline for all classified ads is 5 p.m. Monday for publication the same week.

Classified Rates

WORD ADS 25¢ per word; \$5 min. DISPLAY ADS (With border & bold type) \$5.00 per col.-inch

To place an ad: CALL 785.776.2200 EMAIL advertising@pottcotimes.com MAIL 427 Lincoln, Wamego, KS 66547 OFFICE M-F 9-5

Legals

219744.440576 KJFC

Millsap & Singer, LLC
8900 Indian Creek Parkway,
Suite 180
Overland Park, KS 66210
(913) 339-9132
(913) 339-9045 (fax)

IN THE DISTRICT COURT
OF Pottawatomie County,
KANSAS
CIVIL DEPARTMENT

Fidelity Bank
Plaintiff,

vs.

Joyce L Schuman, et al.
Defendants,

Case No.PT-2024-CV-000027
Court No.
Title to Real Estate Involved
Pursuant to K.S.A. §60

NOTICE OF SALE

Under and by virtue of an Order of Sale issued to me by the Clerk of the District Court of Pottawatomie County, Kansas, the undersigned Sheriff of Pottawatomie County, Kansas, will offer for sale at public auction and sell to the highest bidder for cash in hand at the of the Pottawatomie County, Courthouse, Kansas, on April 24, 2025 at the time of 10:00 AM, the following real estate:
A TRACT OF LAND COMMENCING AT A POINT ON THE SOUTH LINE OF THE WEST FRACTIONAL HALF (W. FRL. 1/2) OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 11 EAST OF THE 6TH PRINCIPAL MERIDIAN, WHICH IS 578.75 FEET EAST OF THE SOUTHWEST CORNER OF THE SAID WEST FRACTIONAL HALF (W FRL. 1/2) OF THE SOUTHWEST QUARTER OF SAID SECTION AND RUNNING THENCE NORTH 350.0 FEET; THENCE EAST 373.4 FEET; THENCE SOUTH 350.0 FEET THENCE WEST 373.4 FEET TO THE POINT OF BEGINNING, SITUATED IN POTTAWATOMIE COUNTY, KANSAS., Parcel ID No. 212-380. Commonly known as 20525 Old Post Rd, Wamego, KS 66547 ("the Property") MS219744

to satisfy the judgment in the above-entitled case. The sale is to be made without appraisal and subject to the redemption period as provided by law, and further subject to the approval of the Court.

Pottawatomie County Sheriff

MILLSAP & SINGER, LLC

By: _____
Aaron M. Schuckman, #22251
aschuckman@msfirm.com
Dwayne A. Duncan, #27533
dduncan@msfirm.com
612 Spirit Dr.
St. Louis, MO 63005
(636) 537-0110
(636) 537-0067 (fax)

ATTORNEYS FOR PLAINTIFF

MILLSAP & SINGER, LLC AS ATTORNEYS FOR Fidelity Bank IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
COL-100166
Apr. 3, 2025; Apr. 10, 2025; Apr. 17, 2025

Misc.

IF YOU HAD KNEE OR HIP REPLACEMENT SURGERY and suffered an infection due to use of a Bair Hugger (Blue Blanket), between 2020 and the present time, you may be entitled to compensation. Call attorney Charles H. Johnson 800/535-5727

Attention: VIAGRA and CIALIS USERS! A cheaper alternative to high drugstore prices! 50 Pill Special - Only \$99! 100% guaranteed. CALL NOW: 1-866-481-0668

We Buy Vintage Guitars! Looking for 1920-1980 Gibson, Martin, Fender, Gretsch, Epiphone, Guild, Mosrite, Rickenbacker, Prairie State, D'Angelico, Stromberg. And Gibson Mandolins / Banjos. These brands only! Call for a quote: 1-877-560-1992

CASH PAID FOR HIGH-END MEN'S SPORT WATCHES. Rolex, Breitling, Omega, Patek Philippe, Heuer, Daytona, GMT, Submariner and Speedmaster. These brands only! Call for a quote: 1-866-481-0636.

GOT AN UNWANTED CAR??? DONATE IT TO PATRIOTIC HEARTS. Fast free pick up. All 50 States. Patriotic Hearts' programs help veterans find work or start their own business. Call 24/7: 1-877-560-5087

NEED NEW WINDOWS? Drafty rooms? Chipped or damaged frames? Need outside noise reduction? New, energy efficient windows may be the answer! Call for a consultation & FREE quote today. 1-866-766-5558 You will need to have your zip code to connect to the right provider.

Legals

226173.454245 KJFC

Millsap & Singer, LLC
8900 Indian Creek Parkway,
Suite 180
Overland Park, KS 66210
(913) 339-9132
(913) 339-9045 (fax)
IN THE DISTRICT COURT OF
Pottawatomie County, KANSAS
CIVIL DEPARTMENT

Federal Home Loan Mortgage Corporation, as Trustee for Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2021-1
Plaintiff,
vs.
Brian Ketterman, Jennifer S. Ketterman aka Jennifer Davies, Jane Doe, John Doe, and Kansas Department for Children and Families, et al.,
Defendants

Case No. PT-2025-CV-000029
Court No.
Title to Real Estate Involved
Pursuant to K.S.A. §60

NOTICE OF SUIT
STATE OF KANSAS to the above named Defendants and The Unknown Heirs, executors, 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 minors or are under any legal disability and all other person who are or may be concerned:
You are hereby notified that a Petition has been filed in the District Court of Pottawatomie County, Kansas by Federal Home Loan Mortgage Corporation, as Trustee for Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2021-1, praying to foreclose a mortgage on the following described real estate:

LOT 9, IN PRAIRIE VIEW SUBDIVISION, UNIT THREE, A REPLAT OF LOTS 1 AND 2, PRAIRIE VIEW SUBDIVISION, UNIT TWO, POTTAWATOMIE COUNTY, KANSAS. Parcel ID No. 075-237-25-0-00-00-007.00-0. Commonly known as 5750 Prairie View Rd, Wamego, KS 66547 ("the Property") MS 226173 and all those defendants who have not otherwise been served are required to plead to the Petition on or before May 14, 2025 in the District Court of Pottawatomie County, Kansas. If you fail to plead, judgment and decree will be entered in due course upon the request of plaintiff.
MILLSAP & SINGER, LLC
By: _____
Dwayne A. Duncan, #27533
dduncan@msfirm.com
612 Spirit Dr.
St. Louis, MO 63005
(636) 537-0110
(636) 537-0067(fax)
ATTORNEYS FOR PLAINTIFF
MS 226173.454245 KJFC
MILLSAP & SINGER, LLC IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
COL-100171
Apr. 3, 2025; Apr. 10, 2025; Apr. 17, 2025

Misc.

BATH & SHOWER UPDATES in as little as ONE DAY! Affordable prices - No payments for 18 months! Lifetime warranty & professional installs. Senior & Military Discounts available. Call: 1-866-481-0747

STOP OVERPAYING FOR HEALTH INSURANCE! A recent study shows that a majority of people struggle to pay for health coverage. Let us show you how much you can save. Call Now for a no-obligation quote: 1-888-519-3376 You will need to have your zip code to connect to the right provider.

INJURED IN AN ACCIDENT? Don't Accept the insurance company's first offer. Many injured parties are entitled to cash settlements in the \$10,000's. Get a free evaluation to see what your case is really worth. 100% Free Evaluation. Call Now: 1-888-920-1883

AGING ROOF? NEW HOMEOWNER? STORM DAMAGE? You need a local expert provider that proudly stands behind their work. Fast, free estimate. Financing available. Call 1-877-589-0093 Have zip code of property ready when calling!

WATER DAMAGE CLEANUP & RESTORATION: A small amount of water can lead to major damage in your home. Our trusted professionals do complete repairs to protect your family and your home's value! Call 24/7: 1-877-586-6688. Have zip code of service location ready when you call!

Legals

Notice of Hearing

IN THE DISTRICT COURT OF POTTAWATOMIE COUNTY, KANSAS

(Pursuant to K.S.A. Chapter 59) IN THE MATTER OF THE ESTATE OF DOROTHY J. CAMPBELL, Deceased
Case No. 2021-PR-000038

NOTICE OF HEARING
THE STATE OF KANSAS TO ALL PERSONS CONCERNED: YOU ARE HEREBY NOTIFIED that a Petition has been filed in this Court by Michelle J. Campbell, duly appointed, qualified and acting Co-Executor of the Estate of Dorothy J. Campbell, deceased, requesting that Petitioner's acts be approved; accounts be settled and allowed, the heirs be determined; the Will be construed; the Valid Family Settlement Agreement accepted and the Estate be assigned to the persons entitled thereto; the costs be determined and ordered paid; the administration of the Estate be closed; upon the filing of receipts the Petitioners be finally discharged as the Co-Executors of the Estate of Dorothy J. Campbell, deceased and the Petitioner be released from further liability.

You are hereby notified to file your written defenses to the Petition on or before April 24, 2025, at 1:00 p.m. in this Court in the City of Westmoreland, in Pottawatomie County, Kansas at which time and place the cause will be heard. Should you fail therein, judgment and decree will be entered in due course upon the Petition.
Michelle J. Campbell, Co-Executor

ADDAIR LAW

Joshua J. Boehm
1600 Poyntz Avenue
Manhattan, KS 66502
TEL: 785-776-2000
Attorneys for Petitioner

COL-100170
Apr. 3, 2025; Apr. 10, 2025; Apr. 17, 2025

Legals

Notice

NOTICE OF HEARING
IN THE DISTRICT COURT OF POTTAWATOMIE COUNTY, KANSAS

In the Matter of the Estate of RICHARD DALE COOPER, deceased
Case No. PT-2025-PR-000017

THE STATE OF KANSAS TO ALL PERSONS CONCERNED: YOU ARE HEREBY NOTIFIED that a petition has been filed in said court by Janice M. Cooper, praying for the determination of the descent of certain property, real or personal, or interest therein, owned by the said Richard Dale Cooper at the time of his death.
YOU ARE HEREBY REQUIRED TO FILE YOUR WRITTEN DEFENSES thereto on or before the 24 th day of April 2025, at 1:00 P.M. of said day in said court in the city of Westmoreland, Pottawatomie County, Kansas, at which time and place said cause will be heard. Should you fail therein, judgment and decree will be entered in due course upon said petition.
Janice M. Cooper, Petitioner

IRVINE LAW, LLC

/s/ P. Bernard Irvine
P. BERNARD IRVINE, # 16206
323 Poyntz Ave., Suite 202
Manhattan, KS 66502
(785) 776-9212; (785) 746-0012
fax
irvine@birvinelaw.com
Attorney for Petitioner

COL-100162
Mar. 27, 2025; Apr. 3, 2025; Apr. 10, 2025

Sporting Goods

WORLD'S LARGEST GUN SHOW – April 5 & 6 – Tulsa, OK Fairgrounds. Saturday 8-6, Sunday 8-4.
WANENMACHER'S TULSA ARMS SHOW. Free appraisals. Bring your guns! www.TulsaArmsShow.com

For Sale

Place your 25-word classified in the Kansas Press Association and 135 more newspapers for only \$300/week. Find employees, sell your home or your car. Call the Kansas Press Association @ 785-271-5304 today!

Sniff Out a Great Deal
in the Classifieds.
Go with your instincts
and use the Classifieds
today.

FIND THE
the PERFECT SPACE for you
and your family
in the CLASSIFIEDS

Legals

PT-2025-CV-000026 SCC

IN THE DISTRICT COURT OF POTTAWATOMIE COUNTY, KANSAS

Stockwell Construction Company, Plaintiff, vs. Brady Alan Vathauer, Amanda Lynn Vathauer, The Farmers State Bank of Westmoreland, John Doe, and Jane Doe, et al., Defendants.
Case No. PT-2025-CV-000026 Pursuant to K.S.A. Chapter 60 Title to Real Estate Involved
NOTICE OF SUIT

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 executors, administrators, devisees, trustees, creditors, successors, and assigns of any defendants that are or were partners or in partnership; and the unknown guardians, conservators, and trustees of any defendants that are minors or are under any legal disability and all other people who are or may be concerned: You are notified that a Petition has been filed in the District Court of Pottawatomie County, Kansas, by Stockwell Construction Company for breach of contract and praying to foreclose a mechanic's lien on the real estate described in the petition, and all those defendants who have not otherwise been served are required to plead to the Petition on or before May 16, 2025, in the District Court of Pottawatomie County, Kansas. If you fail to plead, judgment and decree will be entered in due course upon the plaintiff's request.
/s/ Scott C. Stockwell

Scott C. Stockwell
Ad Astra Legal LC
torney for Plaintiff
Prepared by:
/s/ Scott C. Stockwell
scottcstockwell@lawyer.com
adastralegal.com
Attorney for Plaintiff

COL-100168
Apr. 3, 2025; Apr. 10, 2025; Apr. 17, 2025

Legals

Bid for Asphalt Patching Repairs

The City of Westmoreland is requesting bids for asphalt patching repairs. The contractor will be responsible for all the associated costs with asphalt patching various locations throughout the City of Westmoreland. Bids will only be accepted on the approved bid form available upon request. All bids must be sealed bids marked "ASPHALT PATCHING REPAIRS" and will be due by 2:00 p.m. May 8, 2025, and delivered to Westmoreland City Hall, 202 Main, Westmoreland, KS 66549. Bids will be opened May 8, 2025, approximately 6:30 p.m. at the Westmoreland City

Legals

Council Meeting with a completion date of November 1, 2025. The City reserves the right to reject any and all bids, in whole or in part, received as a result of this solicitation and to waive minor irregularities. For questions contact Robert Krohn at 785-456-4392 or robert@cityofwestmorelandks.org. The City of Westmoreland is an equal opportunity employer.

COL-100169
Apr. 3, 2025; Apr. 10, 2025; Apr. 17, 2025; Apr. 24, 2025; May 1, 2025

Legals

GENERAL NOTICE TO CONTROL NOXIOUS WEEDS

The Kansas Noxious Weed Law K.S.A. 2-1314 et seq requires all persons who own or supervise land in Kansas to control and eradicate all weeds declared noxious by legislative action. The weeds declared noxious are: field bindweed, musk thistle, Johnsongrass, bur ragweed, Canada thistle, sericea lespedeza, leafy spurge, hoary cress, quackgrass, Russian knapweed, kudzu and pignut. and bull thistle
Multiflora Rose are County Option Noxious Weed/ Weeds declared noxious by the Board of County Commissioners of Pottawatomie County.
Pottawatomie
Notice is hereby given pursuant to the Kansas Noxious Weed Law to every person who owns or supervises land in County that noxious weeds growing or found on such land shall be controlled and eradicated. Control is defined as preventing the production of viable seed and the vegetative spread of the plant. Failure to observe this notice may result in the County:
1. Serving a legal notice requiring control of the noxious weeds within a minimum of five days. Failure to control the noxious weeds within the time period allowed may result in the county treating the noxious weeds at the landowners expense and placing a lien on the property if the bill is not paid within 30 days or,
2. Filing criminal charges for

Legals

non-compliance. Conviction for non-compliance may result in a fine of \$100 per day of non-compliance with a maximum fine of \$1,500.
The public is also hereby notified that it is a violation of the Kansas Noxious Weed Law to barter, sell or give away infested nursery stock or livestock feed unless the feed is fed on the farm where grown or sold to a commercial processor that will destroy the viability of the noxious weed seed. Custom harvesting machines must be labeled with a label provided by the Kansas Department of Agriculture and must be free of all weed seed and litter when entering the State and when leaving a field infested with noxious weeds. Additional information may be obtained from the Pottawatomie County Noxious Weed Department or by contacting the Kansas Department of Agriculture, 1320 Research Park Drive, Manhattan, KS 66502.
COL-100163
Apr. 3, 2025; Apr. 10, 2025

Notice

Yard Sale

April 11-12
604 6th Street
Friday, 7:30-3:00
Saturday, 8:00-3:00
200 Tops Box Dolls, Jeans, Sweaters, K-State Apparel, Jewelry, Suitcases, Stationary Items, Collection of Angel Items

Help Wanted

Crew and Manager

Gambino's Pizza is hiring Crew, and we have an opening for a Manager. No experience required for crew members. Crew member compensation is commensurate of experience. Managers must have a minimum of two years experience in a management position in the service industry, starting pay is \$15/hr. You can apply in-store at 1401 US Highway 24, or online at www.gambinospizza.com

MULTI-PARCEL • LIVE & ONLINE
REAL ESTATE AUCTION
120± ACRES

Wed, April 30, 2025 • 11:00 AM

LIVE AUCTION: Westmoreland Community Center,
201 Main St., Westmoreland

BIDDING ONLINE: www.gavelroads.com

Tract 1 – 75± Acres of Pasture & Timber
Tract 2 – 40± Acres of Hay & Open Grassland
Tract 3 – Custom Built Home on 5± Acres

Located at the SE corner of Westmoreland Rd
and 13 Highway in Pottawatomie County, KS

Open House: Sunday, April 6, 1:00 - 3:00 PM
SHOWINGS BY APPOINTMENT

GENE FRANCIS & ASSOCIATES
REAL ESTATE BROKERS & AUCTIONEERS
GAVELROADS
ONLINE AUCTIONS

Lori Rogge
Broker & Auctioneer
(785) 556-7162
WWW.GENEFRANCIS.COM

THE TIMES
POTTAWATOMIE COUNTY

Local News Flint Hills News Sports Op Ed

2023-2024 Wamego High School

2023-2024 WAMEGO HIGH SCHOOL
FEATURED
WHS Promenade in the Park - 46-24

2023-2024 WAMEGO HIGH SCHOOL
FEATURED
Area schools @ State Wrestling: Day 1 2-22-24

2023-2024 WAMEGO HIGH SCHOOL
FEATURED
WHS, RC @ State Wrestling: Day 1 2-22-24

2024 WHS Promenade in the Park

2024 WHS Band Spring Spectacular 3-21

2024 WHS RC @ State Wrestling: Day 1

Promenade in the Park!
Tulip Festival!
Graduation!

BE SURE TO GET PHOTOS
FROM YOUR LOVED ONE'S
SPECIAL EVENTS!

VIEW OUR PHOTO
GALLERIES AT
pottcotimes.com/photos/

To purchase photos, just click the "Buy Now" button in the bottom right corner of the photo you want.

Buy Now

THE TIMES
POTTAWATOMIE COUNTY, KS
POTTCOTIMES.COM