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CLASSIFIEDS

Deadlines: 4:00 p.m. Friday prior to publication**Classified ads: 25 words for \$20.00****30¢ each additional word**

By Phone at:
(217) 543-2151
Fax: (217) 543-2152

By Mail:
PO Box 19
Arthur, IL 61911

In Person at:
113 E. Illinois St.
Arthur, IL 61911

By Email:
arthurgraphic@consolidated.net
(ads must be prepaid)

By Mail:
PO Box 170
Tuscola, IL 61953

By Phone at:
(217) 253-5086

By Email:
office@thetuscotajournal.com
(ads must be prepaid)

In Person at:
115 W. Sale St.
Tuscola, IL 61953

Ads Run in 4 Weekly Hometown Newspapers**Arthur Graphic-Clarion • Record Herald News • The Journal • Southern Champaign County Today**

219 S Poplar, Arthur, IL 61911

Price Reduced - \$142,500

ALL NEW INTERIOR, FLOOR TO CEILING

This lovely 1091 sq. ft. bungalow has 3 bedrooms, 1 bath and has been entirely refurbished by a local family, and made for a new homeowner to love and cherish.

All new Lifeproof floating floors, new carpets, new HVAC - gas forced air with Central Air, New waterlines to street w/PEX lines inside, Basement and crawl space foundation walls have been fixed; New drive-way rock and new mulch and rock in landscaping beds; New interiors doors throughout. Exterior walls in kitchen and bath have new foam insulation, as does crawl space and basement.



302 E. Progress Street, Arthur, IL 61911
2588 E. CR 1900 N Arcola, IL 61910
www.westforkauctions.com

John Miller, Managing Broker,
Arcola Office,
217-543-2883

Attic space has new cellulose blown in. New Kitchen cabinets and counter tops. All appliances stay. Detached garage is new and clean, and this home has a nice backyard for family time.

Karen J. Good,
Designated Managing Broker,
Arthur Office • 217-259-2466

Sarah Kitchen,
Broker Agent,
Arthur Office, 217-246-8456

FARMERS NATIONAL COMPANY

NEW LISTING!

• **22485 State Highway 133, Okland:** 123.84 Acres on Highway 133. A quarter mile private lane leads to a spacious two-story home; 2,641 sq ft, three bedrooms (with potential for more), two and a half baths, two-car attached garage, full basement. Separate drive to additional garage in basement. Surrounding are mature woods for hunting, 88.16 tillable acres with Class B soils, and pasture. Additional two-bedroom guest cottage with 992 sq ft, one and a half bath, located up a quarter mile lane from main homestead, nestled in the woods overlooking the Embarras River; outbuildings include: 36'x54' pole building, a storage shed and a 1,200 bushel grain bin. L2200036 \$1,300,320 or \$10,500 per acre.

HOME FOR SALE

• **PRICE REDUCED! 224 N Locust, Arcola:** IMMACULATELY MAINTAINED, TWO STORY BRICK HOME! This 2,804 square foot home has many features to offer: original hardwood floors with traditional floor plans and craftsman pillars, four bedrooms, 2.5 baths, kitchen with Stainless steel appliances, den with built-in bookcases, 30 x 10 loft, glassed enclosed front porch and full basement. Rear patio faces the 24 x 30 detached garage with concrete driveway. Call for your showing today! L2100475 • \$229,000

For additional information on these listings contact:

Winnie Stortz, GRI, ARA, ALC Managing Broker (217) 372-7550
Tucker Wood, ALC Managing Broker / Auctioneer (217) 822-2386
Jennifer Shafer Broker/Agent (217) 246-6732

1-800-500-2693 or (217) 268-4434
310 E Springfield Road, Suite C, PO Box 306 • Arcola, Illinois



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IN THE CLASSIFIEDS!

FOR SALE

HAY AND STRAW large square 3 ft x 4 ft x 7.5 ft Alfalfa mix. Call 815-693-9084. 12/22

SERVICES

KAR APPLIANCES. Kaufman's Appliance Repair. Used appliance sales and service. 2 miles south of Chester-ville (in the former Rockome Food Store). M-F 7-5; Sat. 10-4. David Kaufman 217-254-4495. Also buying used appliances, working or non-working. TFN

CALL EZRA SCHROCK CONSTRUCTION FOR ALL YOUR REMODEL NEEDS. Small and large jobs, window and door replacements too. Ph. 217-543-3458. TFN

FARM BUSINESS CONSULTANTS - Business and Farm accounting, tax preparation and filing. Call 253-3700. TFN

HOUSING FOR RENT

APARTMENT FOR RENT VILLA GROVE. 2 Bedroom, newly remodeled. Utilities included. References. No Pets. Call 832-7011. TFN

TWO MOBILE HOMES FOR RENT. 2 bedroom & 3 bedroom with large yard. 10 miles south of Charleston. \$450/mo ea. plus deposit. Clear water available and free trash. Call 217-849-3282 or 217-208-8179. TFN.

HELP WANTED

FULL TIME OR PART TIME OPENING FOR OUR PARTS COUNTER. Experience not necessary, we will train the right person. Apply in person at Power Plus Equipment, 904 East Columbia, Arthur, IL. TFN

CURRENTLY SEEKING a Mid-level (PA-C or APN) for 1-2 days a week assisting the Internal Medicine physician in the clinic located at 2 west Adams Sullivan, Illinois. Schedule would be Monday-Friday 8-5pm, no weekends or holidays. Please call if interest @ 217-728-7353 ext 101 or send resume via email to karen.sims@hshs.org

CAFÉ AT THE BARN. We are looking for a Grill Cook & Waitress. Competitive Wages, Flexible Hours, Experience not required. Some Saturdays required. Call Rachel at 217-254-8016.

STORAGE FOR RENT

STORAGE. BROADLANDS STORAGE MINI WAREHOUSES. 10' X 12' AND 10' X 24'. Outdoor storage available. Call 834-3501. TFN

STORAGE UNITS for rent in Villa Grove. Call Sid Shanks 217-369-2361.

TJ'S STORAGE - Multiple sized units ranging from 5x10-20x45. Outside storage for boats, campers, etc. Credit cards accepted. Ph. 253-6130.

STORAGE UNITS. 5' X 10', \$20; 10' X 10', \$35; 10' X 20', \$60. First month FREE. Easy access. Located in Villa Grove. Phone 832-7011. TFN



REAL ESTATE

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT CHAMPAIGN COUNTY, ILLINOIS ROUNDPOINT MORTGAGE SERVICING CORPORATION Plaintiff,
-v-
17 CH 189 SUSAN CONRAD Defendant

NOTICE OF SHERIFF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on January 22, 2019, the Sheriff of Champaign County will at 9:00 AM on January 28, 2022, at the Champaign County Courthouse, 1st Floor, Lobby of the Champaign County Courthouse, 101 E. Main Street, URBANA, IL, 61801, sell at public auction to the highest bidder for cash, as set forth below, the following described real estate:

Commonly known as 912 S. WALNUT ST., MAHOMET, IL 61853

Property Index No. 15-13-15-353-012

The real estate is improved with a single family residence. The judgment amount was \$88,433.46.

Sale terms: 10% down of the highest bid by certified funds at the close of the auction; the balance, including the Judicial sale fee for Abandoned Residential Property Municipality Relief Fund, which is calculated on residential real estate at the rate of \$1 for each \$1,000 or fraction thereof of the amount paid by the purchaser not to exceed \$300, in certified funds, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.

Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale. The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g) (4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a

REAL ESTATE

mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. For information, contact Plaintiff's attorney: RANDALL S. MILLER & ASSOCIATES, 120 N. LASALLE STREET, SUITE 1140, Chicago, IL, 60602, (312) 239-3432. Please refer to file number 17IL00083-1. E-Mail: rpleadings@rsmalaw.com Case # 17 CH 189

F19110225 RSGNT IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT CHAMPAIGN COUNTY—URBANA, ILLINOIS Newrez Lic D/b/a Shellpoint Mortgage Servicing Plaintiff,

vs. Boulder Ridge Homeowners Association; First Federal Savings and Loan Association of Central Illinois, S.B.; The Huntington National Bank sbm to Sky Bank sbm to Prospect Bank; Radium 2 Capital LLC; Chrome Capital; Jeffrey Bentley aka Jeffrey J. Bentley; Defendants.

CASE NO. 19 CH 254 3347 Stoneway Court, Champaign, Illinois 61822 **NOTICE OF SHERIFF SALE** Public notice is hereby given that in pursuance of a judgment of said Court entered in the above-entitled cause on October 18, 2021, I, Sheriff, Dustin D. Huerman of Champaign County, Illinois, will hold a sale on January 28, 2022, commencing at 9:00 AM, at the Champaign County Courthouse, 101 East Main St, Urbana, IL 61801, to sell to the highest bidder or bidders the following described real estate, or so much thereof as may be sufficient to satisfy said decree, to-wit:

Commonly known as: 3347 Stoneway Court, Champaign, Illinois 61822
P.I.N.: 41-20-04-422-056
First mortgage Lien Position; Condominium; Judgment Amount \$130,244.44
IN ACCORDANCE WITH 735 ILCS 5/15-1507(c)(1) (H-1) AND (H-2), 765 ILCS 605/9(g)(5), AND 765 ILCS 605/18.5(g-1), YOU ARE HEREBY NOTIFIED THAT THE PURCHASER OF THE PROPERTY, OTHER THAN A MORTGAGEE, SHALL PAY THE ASSESSMENTS AND LEGAL FEES REQUIRED BY SUBSECTIONS (g)(1) AND (g)(4) OF SECTION 9 AND THE ASSESSMENTS AND COURT COSTS REQUIRED BY SUBSECTION (g-1) OF SECTION 18.5 OF THE IL-

REAL ESTATE

ILINOIS CONDOMINIUM PROPERTY ACT. Terms of Sale: CASH - 10% down at the time of sale and the balance due within 24 hours of the sale. All payments for the amount bid shall be in certified funds payable to the of Champaign County. IF the sale is not confirmed of any reason, the Purchaser at the sale may be entitled at most only to a return of the purchase price paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee's attorney, or the court appointed selling officer. The person to contact for information regarding this property is:

Sales Department at Diaz Anselmo & Associates, LLC, 1771 West Diehl Road, Suite 120, Naperville, IL, 60563, (630) 453-6960. For bidding instructions, visit www.dallegal.com 24 hours prior to sale. This communication is an attempt to collect a debt and any information obtained will be used for that purpose.

Diaz Anselmo & Associates, LLC 1771 W. Diehl Rd., Ste 120 Naperville, IL 60563-4947 630-453-6960 | 866-402-8661 | 630-428-4620 (fax) Attorney No. Cook 64727, DuPage 293191, Kane 031-26104, Peoria 1794, Winnebago 3802, IL 03126232 MidwestPleadings@dallegal.com

THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR.

IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT DOUGLAS COUNTY - TUSCOLA, ILLINOIS

Trust Bank PLAINTIFF

vs.

Amanda D. McCollom; et. al. DEFENDANTS

2019CH32

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on 11/08/2021, the Sheriff of Douglas County, Illinois will on February 16, 2022 at the hour of 9:00 AM at Lobby of the Douglas County Courthouse Tuscola, IL 61953, or in a place otherwise designated at the time of sale, County of Douglas and State of Illinois, sell at public auction to the highest bidder for cash, as set forth below, the following described real estate: PIN 04-03-02-316-009 Improved with Single Family Home

COMMONLY KNOWN AS: 708 E Walnut St Villa Grove, IL 61956
Sale terms: 10% down of the highest bid by certified funds at the close of the auction; The balance, including the Judicial sale fee for Abandoned Residential Property Municipality Relief Fund, which is calculated at the rate of \$1 for

REAL ESTATE

each \$1,000 or fraction thereof of the amount paid by the purchaser not to exceed \$300, in certified funds, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.

If the property is a condominium and the foreclosure takes place after 1/1/2007, purchasers other than the mortgagees will be required to pay any assessment and legal fees due under The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If the property is located in a common interest community, purchasers other than mortgagees will be required to pay any assessment and legal fees due under the Condominium Property Act, 765 ILCS 605/18.5(g-1).

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee's attorney, or the court appointed selling officer. Upon payment in full of the amount bid, the purchaser shall receive a Certificate of Sale, which will entitle the purchaser to a Deed to the real estate after Confirmation of the sale. The successful purchaser has the sole responsibility/expense of evicting any tenants or other individuals presently in possession of the subject premises. The property will NOT be open for inspection and Plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information.

IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. For information: Examine the court file or contact Plaintiff's attorney: Codilis & Associates, P.C., 15W030 North Frontage Road, Suite 100, Burr Ridge, IL 60527, (630) 794-9876. Please refer to file number 14-19-10703. I3184512

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AUCTION

Closing Out – 3 Hour Retirement Farm Auction

On Site -- LIVE -- Farm Auction

Monday, January 17th 2022 10:00 A.M.

1 Mile South of Lovington, IL on Rt. 32, 3 Miles West on 2000 N & 1/4 Mile North on 600 E or 5 Miles East of Dalton City on 2100 N & South 1/2 Mile on 600 E

Case IH 290 Magnum -- Case IH 260 Magnum -- John Deere 4430

Case IH 6088 AFS Combine -- Case IH 4408 & 3020 Heads

3 Grain Trucks -- IH Semi w/ Maurer Trailer -- IH 4400 10 Wheeler -- Chevy C60 -- J&M Grain Cart -- Grain Augers

Case IH 1250 Planter 16/30 -- Seed Tender -- Seed Wagons -- Sprayer

Case IH Tiger Mate -- Disc Chisel -- Bush Hog Mowers -- Farm Machinery

2001 GMC Z71 Pickup -- Tanks -- Tools -- Farm Items

Photos, Details at www.bauerauction.com

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Machinery was used on 1000 acre farm. Very nice offering of quality maintained shedded machinery. Contact owner with questions or prior viewing.

Dennis & Pam Smith, owners
Ph. 217-254-7298

GPS Address: 2024 CR 600 E, Lovington, IL 61937

Bauer Auction Service, LLC
Hank Bauer -- (217)259-5956 Don Bauer -- (217)259-5093

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