

LEGAL NOTICE

FORECLOSURE

FIRST INSERTION

The parties listed below whose last known address is listed below, the place of residence of each being unknown, will take notice that on the date of filing listed below, the undersigned Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC filed its Complaint in the Court of Common Pleas, 1200 Ontario Street, Cleveland, Ohio 44113, of Cuyahoga County, Ohio, alleging that Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC is the holder of certain tax certificates (listed below), purchased from the Cuyahoga County Treasurer in conformity with statutory authority, and is vested with the first lien previously held by the State of Ohio and its taxing districts for the amount of taxes, assessments, penalties, charges and interest charged against the subject parcel. Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC further alleges that the certificate redemption price of each certificate is due and unpaid, and that it has filed a Notice of Intent to Foreclose with the Cuyahoga County Treasurer, which the Treasurer has certified indicating the certificate has not been redeemed. Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC further alleges that there are also due and payable taxes, assessments, penalties and charges on the subject parcel that are not covered by the certificate, including all costs related directly or indirectly to the tax certificate (including attorney's fees of the holders' attorney and fees and costs of the proceedings). Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC further alleges that it is owed the sums shown below on each tax certificate, plus interest at a rate of 18% per annum from the certificate's purchase date to the date a notice of intent was filed, and 18% thereafter and on any other subsequently purchased tax certificate which are a first and prior lien against the real estate described below, superior to all other liens and encumbrances upon the subject parcel shown below.

Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC prays that the defendants named above be required to answer and set up their interest in said premises or be forever barred from asserting the same; that all taxes, assessments, penalties and interest due and unpaid, together with the costs of the action, including reasonable attorney fees, on the tax certificates be found to be a good and valid first lien on said premises; that the equity of redemption of said premises be foreclosed, said premises sold as provided by law, and for such other relief as is just and equitable.

The defendants named below are required to answer on or before the 17th day of November, 2015.

Brian S Gozelanczyk, attorney for Plaintiff and/or Defendant Cross-Claimant, Woods Cove II, LLC or Woods Cove III, LLC. Collins and Scanlon, LLP, 50 Public Square Walkway #3300, Cleveland, OH 44113. (216) 696-0022, attorneys for Plaintiff(s) listed below.
Oct6-13-20, 2015

843310—WOODS COVE III, LLC vs. EDDIE C. DAVIS, ET AL. Date of Filing: April 1, 2015; Published on: Unknown Heirs, Devises, Legatees and Assigns of Eddie G. Davis, and Unknown Heirs, Devises, Legatees and Assigns of Ruby Davis, whose last known address is: unknown Base Lien: B2013-1-755 Certificate Purchase Price: \$2,048.05 Permanent Parcel No.: 128-02-162 Also known as: 10810 Hulda Avenue, Cleveland, OH 44104. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

843474—WOODS COVE III, LLC vs. KALLER MCKAY, ET AL. Date of Filing: April 2, 2015; Published on: Kaller McKay, whose last known address is: 22270 Chardon Road, Euclid, OH 44117, Precious Malone, whose last known address is: 1279 East 60th Street, Cleveland, OH 44130, and Roger Malone, whose last known address is: 11325 Methyl Avenue, Cleveland, OH 44103 Base Lien: B2013-1-664 Certificate Purchase Price: \$3,681.88 Additional Liens: S2014-2-448 Certificate Purchase Price: \$4,453.36 Permanent Parcel No.: 116-20-113 Also known as: 16527 Kipling Avenue,

Cleveland, OH 44110. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

843481—WOODS COVE III, LLC vs. ALOHA SPY, ET AL. Date of Filing: April 2, 2015; Published on: Grand Enterprise, whose last known address is: P.O. Box 73987, Cleveland, OH 44116 Base Lien: B2013-1-771 Certificate Purchase Price: \$3,693.20 Additional Liens: S2014-2-514 Certificate Purchase Price: \$1,756.98 Permanent Parcel No.: 128-21-028 Also known as: 3123 East 98th Street, Cleveland, OH 44104. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

843666—WOODS COVE III, LLC vs. CARLA A. ROBINSON GOODMAN, ET AL. Date of Filing: April 3, 2015; Published on: Earl L. Robinson, Jr. and Spouse, if any of Earl L. Robinson, whose last known address is: 3662 Washington Boulevard, University Heights, OH 44118, Spouse, if any of Catherine A. Robinson, whose last known address is: 3297 East 149th Street, Cleveland, OH 44120, and Custom Craft Builders, Inc, whose last known address is: 15617 St. Clair Avenue, Cleveland, OH 44110 Base Lien: B2013-1-1760 Certificate Purchase Price: \$5,823.00 Additional Liens: S2014-2-1075 Certificate Purchase Price: \$2,498.94 Permanent Parcel No.: 671-04-023 Also known as: 1505 East 133rd Street, East Cleveland, OH 44112. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

803615—PNC BANK, NA SUCCESSOR BY MERGER TO NATIONAL CITY BANK vs. GEORGE SULLIVAN, JR., ET AL. Date of Filing: April 6, 2015; Published on: Unknown Heirs, Etc., if any of George Sullivan, Jr. Creditors, Executors, Administrators, Legatees and Devises, and Unknown Heirs, Etc., if any of Alyce L. Sullivan Creditors, Executors, Administrators, Legatees and Devises, whose last known address is: unknown Base Lien: B2013-1-1976 Certificate Purchase Price: \$8,789.98 Additional Liens: S2014-2-1212 Certificate Purchase Price: \$5,746.88 Permanent Parcel No.: 722-04-036 Also known as: 3525 Silsby Road, University Heights, OH 44118. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

842848—WOODS COVE III, LLC vs. FRANK DELEESE, ET AL. Date of Filing: March 26, 2015; Published on: Unknown Heirs, Devises, Legatees and Assigns of Frank DeLeese, whose last known address is: unknown Base

Lien: B2013-1-779 Certificate Purchase Price: \$2,888.89 Additional Liens: S2014-2-519 Certificate Purchase Price: \$1,328.90 Permanent Parcel No.: 128-25-043 Also known as: 11402 Parkview Avenue, Cleveland, OH 44104. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

843726—WOODS COVE III, LLC vs. LAUCINDA WHATLEY AKA LAUCINDA WAHTLEY, ET AL. Date of Filing: April 6, 2015; Published on: Spouse, if any of Laucinda Whatley AKA Laucinda Wahrtle, and Unknown Heirs, Devises, Legatees and Assigns of Laucinda Whatley aka Laucinda Wahrtle, whose last known address is: unknown Base Lien: B2013-1-2168 Certificate Purchase Price: \$4,534.27 Additional Liens: S2014-2-1348 Certificate Purchase Price: \$2,809.82 Permanent Parcel No.: 783-14-059 Also known as: 19288 Stockton Avenue, Maple Heights, OH 44137. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

843782—WOODS COVE III, LLC vs. DARLA J. VANHORN, ET AL. Date of Filing: April 6, 2015; Published on: Darla J. VanHorn, Spouse, if any of Darla J. VanHorn, and Unknown Heirs, Devises, Legatees, and Assigns of Candace L. Schneider, whose last known address is: unknown Base Lien: B2013-1-2152 Certificate Purchase Price: \$5,777.18 Additional Liens: S2014-2-1336 Certificate Purchase Price: \$2,498.67 Permanent Parcel No.: 783-01-053 Also known as: 5529 Thomas Street, Maple Heights, OH 44137. A full copy of the legal description can be found in the Cuyahoga County Recorder's office; Purchase Price: \$3,401.62 Permanent Parcel No.: 010-07-033 Also known as: 1801 Merl Avenue, Cleveland, OH 44109. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.

843160—WOODS COVE III, LLC vs. CLEOPATRA PURSINSKI, ET AL. Date of Filing: March 31, 2015; Published on: Unknown Heirs, Devises, Legatees and Assigns of the Estate of Joseph W. Brannon, Unknown Heirs, Devises, Legatees and Assigns of the Estate of Cleopatra Pursinski, whose last known address is: unknown Base Lien: B2013-1-2271 Certificate Purchase Price: \$9,942.76 Additional Liens: S2014-2-1414 Certificate Purchase Price: \$2,748.80 Permanent Parcel No.: 821-10-006 Also known as: 302 Miner Road, Highland Heights, OH 44143. A full copy of the legal description can be found in the Cuyahoga County Recorder's office.