

# The Legal Record

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A WEEKLY COMMUNITY NEWSPAPER OF GENERAL CIRCULATION SERVING JOHNSON COUNTY, KANSAS

APRIL 1, 2025

## Here's What You'll Find in The Legal Record

### LOCAL, STATE AND NATIONAL NEWS

Concerning Politics, Government, Business, Law, Society, Religion and Sports.

### JOHNSON COUNTY PUBLIC NOTICES

Foreclosure Notices  
 Sheriff's Sales  
 Estates  
 Vehicle Auctions  
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## CBO: Economic growth to slow due to fewer births

Weak population gains and increased government spending will result in slower overall economic growth over the next 30 years, the nonpartisan Congressional Budget Office said.

The CBO's latest long-term budget and economic outlook report – for a timeframe that spans 2025 to 2055 – projects publicly held debt to reach 156% of gross domestic product, or GDP, in 2055. That's down from the agency's March 2024 long-term budget projection, which said publicly held debt would be equal to a record 166% of American economic activity by 2054.

However, that's not necessarily a positive.

The mix of slower population growth and unfettered spending will

also result in weaker economic growth over the next three decades than what the CBO projected last year. Lower birthrates also mean that the United States is becoming more dependent on immigrants working to sustain growth.

The report assumes that all the laws set to expire, including certain provisions of Trump's 2017 tax cuts, will expire. But the White House and Re-

publican lawmakers have said that the tax cuts will be renewed and potentially expanded, as well as suggesting reductions in government spending and an increase in revenues by taxing imports.

Treasury Secretary Scott Bessent says the Trump administration has advocated for a "3-3-3" plan, which

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## Social Security ID rules clarified for some applicants

By FATIMA HUSSEIN

The Social Security Administration is partially backtracking on a plan that would require all new and existing beneficiaries to travel to a Social Security field office to verify their identity.

The Social Security Administration said that people applying for Social

Security Disability Insurance, Medicare, or Supplemental Security Income who are not able to use agency's online portal, can complete their claim entirely over the phone instead of in person. Other SSA applicants will still be required to verify their identities at a field office.

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## Tax season is prime time for scams

There's a lot of information (and money) on the table during tax season. That also makes it a prime time for scams.

Year-round, fraudsters may use a handful of common tactics to try to steal your identity, money or other sensitive information. As you prepare your annual tax return, due April 15, experts stress it's important to be extra vigilant.

This year, scammers might take particular advantage of uncertainty stemming from recent workforce cuts impacting thousands of jobs at the U.S. Internal Revenue Service. These layoffs and the potential for even more widespread reductions also raise questions about resources, including the IRS's bandwidth to respond to scams reported by consumers.

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## Kansas, 15 other states probe banks' ESG policies

The Kansas attorney general's office and those of 15 other states announced the conclusion of an investigation into Wells Fargo Bank after the bank decided to abandon some Environmental Social Governance policies.

The coalition of AG's has been investigating whether Wells Fargo and five other American banks – Bank of

America Corporation, Citigroup Inc., The Goldman Sachs Group, Inc., JP-Morgan Chase & Co., and Morgan Stanley – violated antitrust or consumer protection laws by implementing net-zero emissions policies and restricting financing.

"Americans expect their assets to be

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 The Legal Record  
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# THE COURTS

## Who's Getting Sued? No Other Newspaper Reports Every Civil Case Filing

### JOHNSON COUNTY COURTS

### JOHNSON COUNTY CIVIL CASES FILED

**Type Codes:**

AA = ADMINISTRATIVE AGENCY APPEAL  
 AT = AUTOMOBILE TORT  
 ED = EMINENT DOMAIN  
 EM = EMPLOYMENT DISPUTE – DISCRIMINATION  
 IT = INTENTIONAL TORT  
 L/T D = LANDLORD/TENANT DISPUTE - FORCIBLE DETAINER  
 L/T FD = LANDLORD/TENANT - FORCIBLE DETAINER  
 L/T O = LANDLORD/TENANT DISPUTE – OTHER  
 MF = MORTGAGE FORECLOSURE  
 MM = MEDICAL MALPRACTICE

NC = NAME CHANGE  
 OC = OTHER CONTRACT  
 OL = OTHER LIMITED  
 ON = OTHER CIVIL (NON-DOMESTIC)  
 OR = OTHER REAL PROPERTY  
 OT = OTHER TORT  
 PJ = POST JUDGMENT ELEVATION LM CH 61 TO CV CH 60  
 PM = PREMISES LIABILITY  
 SP = SELLER PLAINTIFF (DEBT COLLECTION)  
 TJ = TRANSFER PRE JUDGMENT LM CH 61 TO CV CH 60

The "Case Title" does not necessarily list all litigants in the case. Rather, as is customary in referring to court cases, the exclusive purpose of the case title is for nominal identification of the case, in addition to the case number.

CASE TITLE	TYPE	CASE NO.
SAMUEL WARD VS. ....	FORD STORAGE AND MOVING CO., ET AL.....	OT .....JO-2025-CV-000447
CITY OF MERRIAM, KANSAS VS. ....	LEE HARDEE, III, ET AL.....	ED .....JO-2025-CV-000448
E. M., ET AL. VS. ....	THE JEWISH COMM. CAMPUS.....	OT .....JO-2025-CV-000449
CEDAR VALLEY FOREST LLC VS. ....	JOE GORMAN.....	OC .....JO-2025-CV-000450
MCCAFFREE FINANCIAL CORPORATION VS. ....	JASON RAY HAWK, ET AL.....	PJ .....JO-2025-CV-000451
JOSEPH C POTTER, ET AL. VS. ....	DOROTHY W POTTER.....	ON .....JO-2025-CV-000452
ANTHONY RE VS. ....	KANSAS DEPT OF REVENUE, ET AL.....	ON .....JO-2025-CV-000453
WOHLER ANNA VS. ....	BRADY FORBES.....	OT .....JO-2025-CV-000454
WASHINGTON FEDERAL BANK. VS. ....	BARRY J BRAUTMAN, ET AL.....	MF .....JO-2025-CV-000455
MIDFIRST BANK VS. ....	MARINDA H NASH, ET AL.....	MF .....JO-2025-CV-000456
GIANNINA DIANE LAWTER.....	.....	NC .....JO-2025-CV-000457
BANK MIDWEST VS. ....	AVANT ACOUSTICS, LLC, ET AL.....	MF .....JO-2025-CV-000458
WELLS FARGO BANK, N.A. VS. ....	DEBRA J VERREN.....	PJ .....JO-2025-CV-000459
SELENE FINANCE, LP VS. ....	WILLIAM PRUETT, III, ET AL.....	MF .....JO-2025-CV-000460
INTEGRITY SERVICES, LLC VS. ....	LKC HOLDINGS, LLC, D/B/A THE INS, ET AL.....	OC .....JO-2025-CV-000461
GRAYSON NICHOLE YOHR VS. ....	JARED VON STEINER, ET AL.....	AT .....JO-2025-CV-000462
JODIE WARE VS. ....	MIDWEST HOMETEAD OF OLATHE.....	ON .....JO-2025-CV-000463
WILLOW BRIDGE PROPERTY CO. VS. ....	KAMIA NEWTON.....	L/T FD .....JO-2025-LM-003452
GASTROINTESTINAL ASSOCIATES, LLC VS. ....	TERRY E WATTS, ET AL.....	SP .....JO-2025-LM-003462
GASTROINTESTINAL ASSOCIATES, LLC VS. ....	CHERYL L KENNEDY.....	SP .....JO-2025-LM-003463
WYNOCROFT HILL APARTMENTS, LLC VS. ....	CHRISTINA FRONING, ET AL.....	L/T FD .....JO-2025-LM-003464
WILLOW BRIDGE PROPERTY CO. VS. ....	JUAN DAVID PINTO MORALES.....	L/T FD .....JO-2025-LM-003465
LOUISBURG SQUARE APARTMENTS, LLC VS. ....	TRAVISTINE DODDS, ET AL.....	L/T FD .....JO-2025-LM-003466
GASTROINTESTINAL ASSOCIATES, LLC VS. ....	ANTHONY C URICH.....	SP .....JO-2025-LM-003467
GASTROINTESTINAL ASSOCIATES, LLC VS. ....	CHRISTOPHER JAMES GOODMAN.....	SP .....JO-2025-LM-003468
JEFFERSON CAPITAL SYSTEMS LLC VS. ....	RYAN S KEITHLEY.....	SP .....JO-2025-LM-003469
JEFFERSON CAPITAL SYSTEMS LLC VS. ....	HAYDEN N LEWIS.....	SP .....JO-2025-LM-003470
JEFFERSON CAPITAL SYSTEMS LLC VS. ....	CHIKONDI MITI.....	SP .....JO-2025-LM-003471
JEFFERSON CAPITAL SYSTEMS LLC VS. ....	CYNTHIA PERKINS.....	SP .....JO-2025-LM-003472
JEFFERSON CAPITAL SYSTEMS LLC VS. ....	GRANT M PERKINS.....	SP .....JO-2025-LM-003473
CROWN ASSET MANAGEMENT, LLC VS. ....	JOSHUA SWANK.....	SP .....JO-2025-LM-003474
CROWN ASSET MANAGEMENT, LLC VS. ....	DANIELLE VERA.....	SP .....JO-2025-LM-003475
FIRSTKEY HOMES LLC VS. ....	ANTHONY BODEN, ET AL.....	L/T FD .....JO-2025-LM-003476
FIRSTKEY HOMES LLC VS. ....	CHANEMIN COMMON, ET AL.....	L/T FD .....JO-2025-LM-003477
TCO 229 KC LOGISTICS PROPERTY LLC VS. ....	CHAPTER 2 RECORDING STUDIO, ET AL.....	OC .....JO-2025-LM-003478
TRAILHEAD PROPERTY MTMT. LLC VS. ....	ERWIN HERNANDEZ, ET AL.....	L/T FD .....JO-2025-LM-003479
LVNV FUNDING LLC VS. ....	MICHAEL LYNCH.....	SP .....JO-2025-LM-003480
LVNV FUNDING LLC VS. ....	DANIEL FUNE.....	SP .....JO-2025-LM-003481
TRAILHEAD PROPERTY MTGT. LLC VS. ....	DISH INTERIANO, ET AL.....	L/T FD .....JO-2025-LM-003482
THE LOUIS OVERLAND PARK VS. ....	ANDREW WALDEN, ET AL.....	L/T FD .....JO-2025-LM-003483
DISCOVER BANK VS. ....	HEATHER A WILLIAMS.....	SP .....JO-2025-LM-003484
ROSEHILL APARTMENTS, LLC VS. ....	CHASEN (USA), INC., ET AL.....	L/T FD .....JO-2025-LM-003485
THE UNIVERSITY OF KS HOSPITAL AUTHORITY VS. ....	ERIN L MORLEY.....	SP .....JO-2025-LM-003486
NATIONAL EXCELSIOR COMPANY VS. ....	AMERICAN MECHANICAL KC LLC.....	SP .....JO-2025-LM-003487
WHISPERING FALLS, LLC VS. ....	RUDOLPH VIALVA.....	L/T FD .....JO-2025-LM-003488
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	JO RUTHERFORD.....	SP .....JO-2025-LM-003489
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	LORI HARVEY.....	SP .....JO-2025-LM-003490
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	KAREN L BUSH.....	SP .....JO-2025-LM-003491
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	MATTHEW E LAWLER.....	SP .....JO-2025-LM-003492
CAPITAL ONE, N.A. VS. ....	ANTONIO L MCBEE.....	SP .....JO-2025-LM-003493
MIDLAND CREDIT MANAGEMENT, INC. VS. ....	ADRIANNE N TOURTILLOTT.....	SP .....JO-2025-LM-003494
MIDLAND CREDIT MANAGEMENT, INC. VS. ....	SAM THOMAS.....	SP .....JO-2025-LM-003495
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	JEFFREY WAITERS.....	SP .....JO-2025-LM-003496
JPMORGAN CHASE BANK, N.A. VS. ....	BLAKE GREENE.....	SP .....JO-2025-LM-003497
CITIBANK, N.A. VS. ....	RICKY FREEMAN.....	SP .....JO-2025-LM-003498
MIDLAND CREDIT MANAGEMENT, INC. VS. ....	CHRISTOPHER S ROSS.....	SP .....JO-2025-LM-003499
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	WADE POWERS.....	SP .....JO-2025-LM-003500
CITIBANK, N.A. VS. ....	PETER J BABINSKI.....	SP .....JO-2025-LM-003501
CROWN ASSET MANAGEMENT, LLC VS. ....	ANTHONY DRURY.....	SP .....JO-2025-LM-003502
MIDLAND CREDIT MANAGEMENT, INC. VS. ....	CHRISTIAN GUTIERREZ.....	SP .....JO-2025-LM-003503
CROWN ASSET MANAGEMENT, LLC VS. ....	JODI CLAVE.....	SP .....JO-2025-LM-003504
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	TYLER NORTON.....	SP .....JO-2025-LM-003505
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	ABBYGAYLE I ROCHA.....	SP .....JO-2025-LM-003506
CITIBANK, N.A. VS. ....	ANNA TAYLOR.....	SP .....JO-2025-LM-003507
CROWN ASSET MANAGEMENT, LLC VS. ....	TODD HITCHCOCK.....	SP .....JO-2025-LM-003508
NEBRASKA FURNITURE MART, INC. VS. ....	MICHAEL T CURRY.....	OL .....JO-2025-LM-003509
NEBRASKA FURNITURE MART, INC. VS. ....	PEGGY A EDWARDS.....	OL .....JO-2025-LM-003510
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	BRETT A SHARP.....	SP .....JO-2025-LM-003511
CROWN ASSET MANAGEMENT, LLC VS. ....	ATHAN BOZINOS.....	SP .....JO-2025-LM-003512
PORTFOLIO RECOVERY ASSOCIATES, LLC VS. ....	EMELIN A PRIETO HERNANDEZ.....	SP .....JO-2025-LM-003513

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### What to do if you can't pay your taxes

By CORA LEWIS

If you know or suspect you can't pay the taxes you owe this tax season, you should still file a return with that information or file for an extension. That's the top piece of advice that tax professionals want you to know.

"The IRS wants to work with you," said Tom O'Saben, director of tax content and government relations at the National Association of Tax Professionals. "But if you're asking the IRS for some help, they have to know something about you. So the first thing is to have that return filed. The number one takeaway is that owing money is not a reason not to file."

If you don't file a return or ask for an extension, then interest and penalties begin to accrue immediately. Those costs are largely avoidable if you share the information about your circumstances with the IRS in a timely way. Filing a return without paying taxes owed in full is preferable to not filing.

To be clear, if you don't pay all the taxes you owe by the April 15 filing deadline, interest will accrue even if you've been granted an extension to October, but that interest will be more manageable than fees that add up when you pay no taxes at all.

"The worst case scenario is that you don't file and end up being liable for penalties later on," said Emily DiVito, senior advisor for economic policy at the nonprofit Groundwork Collaborative and former U.S. Treasury advisor. "That's not good for anyone. But there are opportunities to ask for extensions and to go on payment plans."

Here's what to know:  
 – What happens if I don't pay my taxes?

In addition to tacking on interest and penalties, the IRS can eventually garnish your wages, place a lien on your property, or even place a hold on your passport. But if you file for an extension, or if you file your return with your financial information, you can avoid these consequences. Even if you don't have the money to pay what you owe in full by April 15, paying just a small part when you file.

– Are there free tools to help me manage filing for an extension or making a payment plan?

Yes. Volunteer Income Tax As-

sistance (VITA) sites across the country are staffed with volunteers who will help you file a return or arrange for an extension for free. These volunteers can help you set up an installment payment plan of as many as 72 months to pay off any owed taxes. The IRS Direct File program is also free to use.

"While the question mark when you go to click the button to pay can be intimidating, we want to make sure that taxpayers get the money you're owed, too," said DiVito. "Most taxpayers – certainly most working taxpayers – get money back. But the way that a lot of the tax credits function, you only get that refund if you file your taxes in the first place."

– Are there other possible outcomes?

If you've experienced unusual hardship, and you share that with the IRS, the IRS can sometimes put your account in "currently-not-collectible" status. To do that, you share information about your income and living expenses, and the IRS determines if you qualify.

"Let's say you've been ill, and you lost your job from illness, and you have serious medical bills. You've had all the bad luck, and things happened outside of your control, and you need some relief," said O'Saben. "Then the IRS can place you in uncollectable status. But all of this requires conversation and communication. No one wants to admit they're having economic problems, but the IRS will work with you if you do."

There are also rare circumstances in which the IRS will settle your tax debt for less than the amount owed, called an "offer in compromise."

VITA tax professionals can also help you see if you're eligible, or you can use a free IRS tool online.

– I didn't file my taxes last year. What now?

That's OK. Start now.

"I've been doing taxes for more than 35 years," said O'Saben. "The number one reason people don't file is that they have a feeling they may owe – which could be wrong – and they don't want to face it. But it's not a problem that's going to go away. So tell the IRS the truth of the situation. And they will work with you."



# CREDIT NEWS

**Fastest and Most Complete Reporting of Vital Credit Information for Your Business**

## JOHNSON COUNTY MORTGAGE FORECLOSURES AND OTHER REAL ESTATE CASES

The following listings are new mortgage foreclosure and other real estate cases filed in Johnson County District Court. Detailed information is available from the court records. The case number is listed with each case listing. The "Case Title" does not necessarily list all litigants in the case. Rather, as is customary in referring to court cases, the exclusive purpose of the case title is for nominal identification of the case, in addition to the case number.

CASE TITLE	TYPE	CASE NO.
WASHINGTON FEDERAL BANK, N.A. VS. ....BARRY J BRAUTMAN, ET AL. ....	MF	JO-2025-CV-000455
MIDFIRST BANK VS. ....MARINDA H NASH, ET AL. ....	MF	JO-2025-CV-000456
BANK MIDWEST, A DIVISION OF NBH BANK VS. ....AVANT ACOUSTICS, LLC F/K/A MICHAEL LYNN GROUP, ET AL. ....	MF	JO-2025-CV-000458
SELENE FINANCE, LP VS. ....WILLIAM PRUETT, III, ET AL. ....	MF	JO-2025-CV-000460

## JOHNSON COUNTY MECHANICS' LIENS

The "Case Title" does not necessarily list all litigants in the case. Rather, as is customary in referring to court cases, the exclusive purpose of the case title is for nominal identification of the case, in addition to the case number.

CONTRACTOR	CASE NO.
OLATHE MEDICAL CENTER, INC. AND ROCIO PENA BRAVO.....	JO-2025-SL-000126
OLATHE MEDICAL CENTER, INC. AND RODERICK DE GRACIA.....	JO-2025-SL-000127
VISION EXTERIORS, LLC AND RESIDENCE ON ROCK CREEK, LLC.....	JO-2025-SL-000128
SAGE RESTORATION LLC AND SUSANNE HARB.....	JO-2025-SL-000129
LUSCO BRICK & STONE CO. AND EXTERIOR SUPPLY CENTER.....	JO-2025-SL-000130

## JOHNSON COUNTY CIVIL CASES FILED

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MIDLAND CREDIT MANAGEMENT, INC. VS. ....KINDRA D WARD.....	SP	JO-2025-LM-003591
THE UNIVERSITY OF KS HOSPITAL AUTHORITY VS. ....SARAH C. OTTO.....	SP	JO-2025-LM-003592
THE UNIVERSITY OF KS HOSPITAL AUTHORITY VS. ....JOHN R. MILLER.....	SP	JO-2025-LM-003593
THE UNIVERSITY OF KS HOSPITAL AUTHORITY VS. ....JIMICCA LEE MOORE.....	SP	JO-2025-LM-003594
LVNV FUNDING LLC VS. ....JAMIE KIVETT.....	SP	JO-2025-LM-003595
LVNV FUNDING LLC VS. ....KARA Y GARROUTTE.....	SP	JO-2025-LM-003596
AMERICAN EXPRESS NATIONAL BANK VS. ....NICHOLAS PADGETT, ET AL.....	SP	JO-2025-LM-003597
LVNV FUNDING LLC VS. ....KAROLYNN BARTELT.....	SP	JO-2025-LM-003598
LVNV FUNDING LLC VS. ....MELISSA KINCAID.....	SP	JO-2025-LM-003599
U.S. BANK NATIONAL ASSOCIATION VS. ....ANGELA R MCKEEVER.....	SP	JO-2025-LM-003600
U.S. BANK NATIONAL ASSOCIATION VS. ....JENEDICT K BROOKER.....	SP	JO-2025-LM-003601
COMMERCE BANK VS. ....JEFFREY A SCOTT.....	OC	JO-2025-LM-003602
JEFFERSON CAPITAL SYSTEMS LLC VS. ....JULIAN REYES TREJO.....	SP	JO-2025-LM-003603
CROWN ASSET MANAGEMENT, LLC VS. ....NICOLE SPERMAN.....	SP	JO-2025-LM-003604
ASSET MANAGEMENT GROUP INC. VS. ....NATHAN MOZIE, ET AL.....	L/T FD	JO-2025-LM-003605
EMERGENCY MEDICINE CARE, LLC VS. ....SHELLY HUSTON.....	SP	JO-2025-LM-003606
EMERGENCY MEDICINE CARE, LLC VS. ....MICHAEL GREENLEE, ET AL.....	SP	JO-2025-LM-003607
EMERGENCY MEDICINE CARE, LLC VS. ....STEPHANIE D GUZMAN.....	SP	JO-2025-LM-003608
EMERGENCY MEDICINE CARE, LLC VS. ....SHAE A JAGER.....	SP	JO-2025-LM-003609
EMERGENCY MEDICINE CARE, LLC VS. ....HANNAH D JOHNSON PICKETT.....	SP	JO-2025-LM-003610
EMERGENCY MEDICINE CARE, LLC VS. ....MICHELLE L JOHNSON.....	SP	JO-2025-LM-003611
TANGLEWOOD ESTATES HOMES ASSOCIATION VS. ....GARY DEMOSS.....	OC	JO-2025-LM-003612
EMERGENCY MEDICINE CARE, LLC VS. ....JACOB HAMMONTREE.....	SP	JO-2025-LM-003613
EMERGENCY MEDICINE CARE, LLC VS. ....HANNAH R JONES, ET AL.....	SP	JO-2025-LM-003614
EMERGENCY MEDICINE CARE, LLC VS. ....TRISHA M HANCOCK.....	SP	JO-2025-LM-003615
JEFFERSON CAPITAL SYSTEMS LLC VS. ....AMANDA A MANHNIEO.....	SP	JO-2025-LM-003616
EMERGENCY MEDICINE CARE, LLC VS. ....JEREMY M HARDESTY.....	SP	JO-2025-LM-003617
EMERGENCY MEDICINE CARE, LLC VS. ....LARISSA HIBBS.....	SP	JO-2025-LM-003618
EMERGENCY MEDICINE CARE, LLC VS. ....AIDEN HOLMES.....	SP	JO-2025-LM-003619
JEFFERSON CAPITAL SYSTEMS LLC VS. ....ZACHARY BERTRAM.....	SP	JO-2025-LM-003620
EMERGENCY MEDICINE CARE, LLC VS. ....HANNAH HUFFMAN.....	SP	JO-2025-LM-003621
EMERGENCY MEDICINE CARE, LLC VS. ....JON C HUFFAKER, ET AL.....	SP	JO-2025-LM-003622
EMERGENCY MEDICINE CARE, LLC VS. ....KAITLIN HUBBARD.....	SP	JO-2025-LM-003623
EMERGENCY MEDICINE CARE, LLC VS. ....MICHAEL L HUGGINS, ET AL.....	SP	JO-2025-LM-003624
SINGLE SOURCE PRINTING LLC VS. ....MARK D MCKEE.....	SP	JO-2025-LM-003625
JEFFERSON CAPITAL SYSTEMS LLC VS. ....FATINA MASON.....	SP	JO-2025-LM-003626
JEFFERSON CAPITAL SYSTEMS LLC VS. ....MICHAEL SUBLETT.....	SP	JO-2025-LM-003627
EMERGENCY MEDICINE CARE, LLC VS. ....KENNETH A JONES.....	SP	JO-2025-LM-003628
EMERGENCY MEDICINE CARE, LLC VS. ....SCOTT JONES.....	SP	JO-2025-LM-003629
EMERGENCY MEDICINE CARE, LLC VS. ....ABIGAIL R KINSEY.....	SP	JO-2025-LM-003630
EMERGENCY MEDICINE CARE, LLC VS. ....ANDREA LANGLEY.....	SP	JO-2025-LM-003631
EMERGENCY MEDICINE CARE, LLC VS. ....ASHLEY M KUHN, ET AL.....	SP	JO-2025-LM-003632
EMERGENCY MEDICINE CARE, LLC VS. ....JORGE A LIMAS BARAHONA.....	SP	JO-2025-LM-003633
EMERGENCY MEDICINE CARE, LLC VS. ....JUDITH K LONGMAN.....	SP	JO-2025-LM-003637
EMERGENCY MEDICINE CARE, LLC VS. ....YERALITH LOPEZ.....	SP	JO-2025-LM-003639
EMERGENCY MEDICINE CARE, LLC VS. ....CAROL D LOWMAN.....	SP	JO-2025-LM-003642
EMERGENCY MEDICINE CARE, LLC VS. ....YMER MALLORGA, ET AL.....	SP	JO-2025-LM-003644
EMERGENCY MEDICINE CARE, LLC VS. ....STEVEN MARSHALL, JR.....	SP	JO-2025-LM-003645

## JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.

### INVITATION FOR BIDS CITY OF GARDNER

The City of Gardner is requesting bids for the: "2025 Pavement Management Program". The project includes, but is not limited to, asphalt pavement, curb & gutter, ADA ramps, and pavement marking. Bids will be accepted by the City of Gardner, Kansas, City Hall, Attn: City Clerk, City Hall, 120 E. Main Street, Gardner, Kansas, 66030, until **10:00 A.M.** (local time) on **April 16, 2025**.

The Invitation for Bids may be obtained via the city's website, [www.gardnerkansas.gov](http://www.gardnerkansas.gov). 4/1

First published in The Legal Record, Tuesday, April 1, 2025. Pursuant to K.S.A. 8-1102 and K.S.A. 58-211 the following vehicles will be sold at public auction unless claimed by the owner and all tow and storage charges are paid in full. This auction is open to the public on [www.peakautoauctions.com](http://www.peakautoauctions.com). Open bidding will take place from May 20th, 2025 to May 27th, 2025 closing at 4:00 pm.

VEHICLES CAN BE INSPECTED AT: SANTA FE TOW SERVICE  
9125 ROSEHILL ROAD LENEXA, KS 66215

Tuesday May 20th, 2025 thru Tuesday May 27th, 2025  
from 9:00 am to 4:00 pm

ALL SALES ARE FINAL WITH NO REFUNDS  
YOU MUST BE A REGISTERED USER OF

[www.peakautoauctions.com](http://www.peakautoauctions.com)  
TO BID ON VEHICLES

Vehicles are sold in "as is" condition with no guarantees or warranties expressed or implied

1G11E5SA6DF277580	2013 CHEVROLET MALIBU GRAY
JANICE CHRISMAN	
KNAGE123385246663	2008 KIA OPTIMA MAROON
JANA L CLARK	
5XYZT3LB4DG032110	2013 HYUNDAI SANTA FE SPORT GRAY
CAITLIN ERIN LOSSON	
RYAN DARIN WALLICE	
1FADP3F27EL356464	2014 FORD FOCUS GRAY
KONNER DEGRAFFENREID	
4/1 4/8	

First published in The Legal Record, Tuesday, April 1, 2025.

### CITY OF OLATHE, KANSAS NOTICE OF HEARING ON PETITION FOR VACATION VAC25-0001

NOTICE is hereby given that the **PLANNING COMMISSION OF THE CITY OF OLATHE, KANSAS**, will hold a Public Hearing at its regular which will be held at the Olathe Downtown Library Flexbox Theater located at 260 E. Santa Fe Street, Olathe, Kansas, on the 28th day of April 2025 at 7:00 PM, at which time and place you may be heard in regard to the petition for vacation of the following described dedicated public alley in the City of Olathe, Johnson County, Kansas:

ALL THAT PART OF THE ALLEY LYING NORTH OF AND ADJACENT TO THE NORTH LINE OF LOTS 27, 28, 29, AND 30, BLOCK 53, TOWN OF OLATHE, A SUBDIVISION IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS, ACCORDING TO THE PLAT RECORDED IN BOOK 1 AT PAGE 1, IN THE OFFICE OF THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS.

**Location or Vicinity:** Alley located between 125 and 135 S. Kansas Avenue

This Notice shall be published once in the official City Newspaper at least twenty (20) days prior to the date of said Public Hearing.

**DATED** this 28th day of March, 2025.

**OLATHE CITY PLANNING COMMISSION**

BY Kim Hollingsworth, AICP  
Secretary

**ATTEST:**  
/s/ Brenda Swearingian  
City Clerk  
(Seal)  
4/1

**EMAIL YOUR PUBLIC NOTICE**

[notices@thelegalrecord.net](mailto:notices@thelegalrecord.net)

SEND US YOUR NEWS,  
LEGAL NOTICE,  
& GENERAL INFORMATION

# JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, March 25, 2025.

### INVITATION TO BID Bid Request No. 2025-009 Johnson County, Kansas

Sealed bids will be received by the Johnson County Office of Financial Management & Administration, Purchasing Division, Johnson County Administration Building, 111 South Cherry Street, Suite 2400, Olathe, Kansas 66061-3486, until 2:00 p.m. local time on a clock designated by the Office of Financial Management & Administration, Purchasing Division on Tuesday, April 15, 2025 for Bid Request No. 2025-009. Bid Request No. 2025-009 is for 10.87 mi. of overlay, milling, pavement marking and const traffic control at various locations in unincorporated Johnson County. Bids received after the above designated time will be returned unopened.

All bids that have been duly received will be publicly opened and read aloud at 2:00 p.m., Tuesday, April 15, 2025, in the Conference Room at the Johnson County Office of Financial Management & Administration, Purchasing Division, Suite 2400 of the Johnson County Administration Building, 111 South Cherry Street, Olathe, Kansas 66061-3486.

Technical questions and requests for clarification shall be submitted via Ion Wave no later than 5:00 pm, Thursday, April 10, 2025, to allow adequate time to issue an addendum, if needed.

All bids shall be submitted sealed in envelopes and marked "Bid Request No. 2025-009".

Contract documents may be examined during normal business hours at the following location: Johnson County Public Works  
1800 West 56 Highway  
Olathe, KS 66061

Copies of plans and specifications can be seen or purchased for a non-refundable fee on-line at [www.drexeltech.com](http://www.drexeltech.com) in their eDistribution plan room. Information regarding this project can be found in the "Public Jobs" link on the [www.drexeltech.com](http://www.drexeltech.com) website. Additional assistance is available at [distribution@drexeltech.com](mailto:distribution@drexeltech.com). Contractors desiring paper copies of the contract documents may also obtain a set of such documents from Drexel Technologies: 10840 West 86th Street, Lenexa, KS 66214, 913- 371-4430. Bid documents will be shipped only if the requesting party assumes responsibility for all related charges. Corporate, certified or cashier's checks shall be made payable to Drexel Technologies, Inc.

Bidders shall submit with their bid a bid bond issued by a surety company licensed to do business in the State of Kansas in the amount of five percent (5%) of the total amount of their bid. Said guarantee shall be made payable to the Board of County Commissioners of Johnson County, Kansas.

The successful bidder(s) shall be required to submit Tax Clearance Certifications, as provided for in the bid documents, prior to issuance of the Notice To Proceed. These forms should only be requested after the bid has been opened and only from the winning bidder(s) at the time of contract execution.

Nonresident corporations that are not already registered with Kansas Secretary of State and all nonresident individuals and partnerships are required by law to register with the Director of Revenue, State Office Building, Topeka, Kansas, and to pay a fee for each and every contract as a precedent to commencing work on the contract. For contracts in excess of ten thousand dollars (\$10,000.00) the foreign contractor shall file with the Director of Revenue an acceptable bond pursuant to K.S.A. 79-1010.

No bid may be withdrawn within a period of sixty (60) days from the date of the bid opening.

The County reserves the right to award the contract to the lowest and best, responsive and responsible bidder(s) for the work covered by the bid and to reject any or all bids and to waive irregularities and informalities in any bid submitted.

No bidder shall in any way, directly or indirectly, discriminate against any person because of age, race, color, handicaps, sex, national origin or religious creed, or other circumstance prohibited by federal state or local law, rule or regulation.

Kyra Smith, Senior Purchasing Administrator [kyra.smith@jocogov.org](mailto:kyra.smith@jocogov.org)  
3/25 4/1

First published in The Legal Record, Tuesday, March 25, 2025.

### Unclaimed Vehicle Auction [www.TowLot.com](http://www.TowLot.com) April 3rd 2025 226 S Blake St Olathe KS 66061 OPEN TO THE PUBLIC

Pursuant to K.S.A. 8-1102 and K.S.A 58-211 the following vehicles will be sold at public auction **April 3rd 2025 @ 8PM**, unless claimed by the owner and all tow and storage charges are paid in full. All sales final No refunds. All Sales "as is" "where is" and there are no guarantees or warranties.

YOU MUST BE A REGISTERED USER OF [www.TowLot.com](http://www.TowLot.com) to bid on vehicles. All sales are "as is" "where is" and there are no guarantees or warranties. The paperwork to obtain a title is \$150.00 per vehicle and no guarantee that paperwork will obtain a title.

2009	HYUNDAI	ELANTRA	5NPET46C89H420207	031 HTY
2016	CHEVROLET	MALIBU	1G1ZE5ST1GF282582	8173 AEP
2019	HYUNDAI	ELANTRA	5NPD74LF8KH483473	NONE
2005	FORD	ESCAPE	1FMYU03145KA57062	9388 AFP
2009	VOLKSWAGON	EOS	WVWAA71F49V008664	NONE
2007	PONTIAC	G5	1G2AL15F277198908	9856AEC
1995	FORD	TAURUS	1FALP5246SG309736	157PTY
2002	CHEVROLET	AVALANCE	3GNEK13T42G164272	380RPS
2004	SUBARU	FORESTER	JF1SG69604H763860	NONE
2005	BMW	3 SERIES	WBAEU33445PR20655	NONE
2010	MERCEDEZ BENZ	E CLASS	WDDHF5GB3AA210437	TEMP

3/25 4/1

First published in The Legal Record, Tuesday, April 1, 2025.

### PK TOWING & RECOVERY II LLC 2202 N. ROGERS RD OLATHE, KS 66062 913-259-9027

#### LIVE AUCTION SUNDAY APRIL 20TH AT 11:00 AM

YEAR	MAKE	MODEL	VIN	REG. OWNER
2020	FORD	EXPLORER	1FMSK8DH5LGC28732	NITSCH AARON S TOD NITSCH DALTON FORD MOTOR CREDIT CO

4/1

First published in The Legal Record, Tuesday, April 1, 2025.

### CITY OF SHAWNEE

#### ORDINANCE NO. 3519

**AN ORDINANCE PROVIDING FOR THE CHANGING AND rezoning OF PROPERTY from AG (AG-RICULTURAL) and rs (residential suburban to r-1 (single family residential) FOR PROPERTY generally located in the 7000 block of clare Road and legally described as HEREINAFTER SET FORTH, AND AMENDING THE ZONING DISTRICT MAP INCORPORATED BY REFERENCE IN THE SHAWNEE MUNICIPAL CODE.**

**NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF SHAWNEE, KANSAS:**

**PARAGRAPH 1.** All that part of the Southeast Quarter of Section 17, Township 12 South, Range 23 East, in the City of Shawnee, Johnson County, Kansas, being more particularly described as follows: Beginning at the Southeast corner of the Southeast Quarter of said Section 17; thence S 87°49'24" W, along the South line of the Southeast Quarter of said Section 17, a distance of 1374.47 feet to the Southwest corner of the Southeast Quarter of the Southeast Quarter of said Section 17; thence N 1°46'13" W, along the West line of the Southeast Quarter of the Southeast Quarter of said Section 17, a distance of 830.66 feet; thence N 32°29'18" E, a distance of 266.46 feet; thence N 1°46'13" W, a distance of 280.55 feet; thence N 15°49'27" W, a distance of 42.16 feet to a point on the North line of the Southeast Quarter of the Southeast Quarter of said Section 17; thence N 87°57'39" E, along the North line of the Southeast Quarter of the Southeast Quarter of said Section 17, a distance of 1222.75 feet to a point on the East line of the Southeast Quarter of said Section 17; thence S 2°21'03" E, along the East line of the Southeast Quarter of said Section 17, a distance of 1368.38 feet to the Point of Beginning, containing 41.5604 acres, more or less

Said property as legally described above is generally located in the 7000 block of Clare Road, and shall be and the same is hereby changed and rezoned from that of AG (Agricultural) and RS (Residential Suburban) zoning districts to R-1 (Single Family Residential) zoning district, as hereby approved by the Governing Body.

The Official "Zoning Map of Shawnee, Kansas" is hereby directed and ordered to be amended to define the zoning change reflected by this amendment. The Official "Zoning Map of Shawnee, Kansas" as so amended shall be and is hereby adopted and incorporated into the provisions of the Shawnee Municipal Code as provided in KSA 12-757, KSA 12-753, and Section 17.06.030 of such Code.

**PARAGRAPH 2.** Severability. If any one or more sections, subsections or other part of this Ordinance shall be declared invalid by a court of competent jurisdiction, it is the intent of the City that the remaining portions of the Ordinance shall remain effective. The City states that it would have enacted such remaining portions irrespective of the fact that one or more sections, subsections, or other part of the Ordinance have been held invalid.

**PARAGRAPH 3.** This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

*[Remainder of Page Intentionally Left Blank]*

**PASSED** by the Governing Body this 24 day of March, 2025.

**APPROVED AND SIGNED** by the Mayor this 24 day of March, 2025.

**CITY OF SHAWNEE, KANSAS**

By: \_\_\_\_\_  
Michael Sandifer, Mayor

{Seal}

ATTEST:

By: \_\_\_\_\_  
Stephanie Zaldivar, City Clerk

APPROVED AS TO FORM:

By: \_\_\_\_\_  
Jenny Smith, City Attorney  
4/1

First published in The Legal Record, Tuesday, April 1, 2025.

### OFFICIAL NOTICE Public Hearing for Rezoning a tract from R1 – Residential to M1 - Light Industrial

TO WHOM IT MAY CONCERN AND TO ALL PERSONS INTERESTED: Notice is hereby given that the De Soto Planning Commission will consider rezoning adjoining properties Tax Property ID number AF221306-3009 and AF221306-3008 and due north of Clearview City along Sunflower Road. These 2 tracts are approximately 8.6 Acres in total.

All interested persons may share their concerns or support for any issue related to this application at a public hearing to be held at 6:00 pm on Tuesday, April 22nd, 2025 at City Hall, 32905 W 84th Street, De Soto. Property owners within 1,000 feet desiring to protest the proposed change pursuant to K.S.A. 12-757 may contact the De Soto City Clerk for the proper forms. Additional information concerning this action can be obtained from the Community Development Department at 913-586-5286 or by email at [Bweisenburger@desotoks.us](mailto:Bweisenburger@desotoks.us)  
4/1

First published in The Legal Record, Tuesday, April 1, 2025.

Johnson County Community College (JCCC)  
Procurement Services  
12345 College Blvd, CSB 170  
Overland Park, KS 66210

JCCC is accepting proposals for: **RFP# 25-174 Employee Training Learning Management Services (LMS)**. Solicitation documents may be obtained via the College's eProcurement site and public bulletin board, ProcureWare <https://jccc.procureware.com/home>. Call 913-469-3812 or email [procurement@jccc.edu](mailto:procurement@jccc.edu) if you have questions or need assistance. Bids received through ProcureWare by **April 9, 2025, 2:00pm CST** will be evaluated. Upon completion of evaluation ProcureWare will be updated with contract award information.  
4/1

JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.
IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS

In the Matter of the Acquisition of
Property by Eminent Domain
THE CITY OF EDGERTON, KANSAS

Plaintiff,
v. Case No. JO-2025-CV-000080

PAMELA R. SILL, DYLAN WATTS, CHRIS ROSNER, BRIAN C. NICK, SAMANTHA R. NICK, BRUCE ALAN SEBRING, FLAT BRANCH MORTGAGE INC., FIRST OPTION BANK, UNITED MORTGAGE, LLC 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, including EXISTING, DISSOLVED or DORMANT CORPORATIONS or other legal entities; the UNKNOWN TENANTS OR INTEREST HOLDERS in property, the UNKNOWN EXECUTORS, ADMINISTRATORS, DEVISEES, TRUSTEES, CREDITORS, SUCCESSORS and ASSIGNS of any DEFENDANTS, including those who are or were PARTNERS or in PARTNERSHIP; the unknown GUARDIANS, CONSERVATORS 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

Defendants.

NOTICE OF HEARING

Notice is hereby given that the appraisers appointed by the Court will, in accordance with the provisions of K.S.A. 26501 et seq., hold a public hearing on all matters pertaining to their appraisal of compensation and the assessment of damages for the taking of the lands or interests therein sought to be taken by the Plaintiff in the above entitled matter covering the following described land:

TRACT I

[REMOVED]

TRACT II

Owners of Record: Dylan Watts

Address of Property: 103 E. Meriwood Lane, Edgerton, KS 66021

Lienholders of Record: Flat Branch Mortgage Inc., through MERS MERS, Inc., PO Box 2026, Flint, MI 48501-2026.

Party in Possession: Owner.

Easement Interests: None.

Legal Description of Property:

All of Lots 1, 2, 3, 4, 5, 6 and 7, block 2, CITY OF EDGERTON, and the North half of the vacated alley adjacent to Lots 1, 2 and 3 on the South, as recorded in Book 5007, Page 283 of the Johnson County Recorder's Office, all in the City of Edgerton, Johnson County, Kansas.

Legal Description of Permanent Drainage Easement:

A drainage easement All of Lots 1, 2, 3, 4, 5, 6 and 7, Block 2, TOWN OF MARTIN, commonly called CITY OF EDGERTON, and the North half of the vacated alley adjacent to Lots 1, 2 and 3 on the South, as recorded in Book 5007, Page 283 of the Johnson County Recorder's Office, all in the City of Edgerton, Johnson County, Kansas. Said part being more particularly described by Wayne E. Malnicof, Kansas P.S.-1239, October 28, 2024, as follows: Beginning at the Southeast corner of Lot 1, Block 2, of said subdivision; thence along the West Right of Way of 2nd street South 01°46'08" East, 5.00 feet to a point on the center line of a vacated 10 foot alley; thence along the center line of said alley South 88°13'52" West, 15.20 feet; thence departing said centerline of said alley North 01°22'07" West, 14.00 feet; thence North 88°13'52" East, 15.10 feet to the West Right of Way line of 2nd St; thence South 01°46'08" East, 9.00 feet to the Point Of Beginning, containing 212 square feet.

Legal Description of Temporary Easement:

A temporary construction easement in part of Lots 1, 2, 3, 4, 5, 6 and 7, Block 2, TOWN OF MARTIN, commonly called CITY OF EDGERTON, and the North half of the vacated alley adjacent to Lots 1, 2 and 3 on the South, as recorded in Book 5007, Page 283 of the Johnson County Recorder's Office, all in the City of Edgerton, Johnson County, Kansas. said part being more particularly described by Wayne E. Malnicof, Kansas P.S.-1239, October 28, 2024, as follows: Beginning at the Northeast corner of Lot 1, Block 08, in said subdivision; thence along the East line of said Lot 1 South 01°46'08" East, 120.99 feet; thence South 88°13'52" West, 15.10 feet; thence South 01°22'07" West, 14.00 feet to the centerline of a vacated 10.00 foot alley; thence along said centerline South 88°13'52" West, 3.00 feet; thence departing said centerline North 01°22'07" West, 17.06 feet; thence North 88°37'53" East, 8.05 feet; thence North 01°23'28" West 117.99 feet to the North line of said Lot 14; thence along the North line North 88°13'52" East 9.26 feet to the Point Of Beginning, containing 1,235 square feet.

TRACT III

Owners of Record: Chris Rosner

Address of Property: 613 E. 2nd Street, Edgerton, KS 66021

Lienholders of Record: First Option Bank, 601 Main, PO Box 277, Osawatomie, KS 66064.

Party in Possession: Owners
Easement Interests: Right of Way Lease to The Kansas Trust Company (a corporation) as trustee for The Manhattan Pipeline Company, a corporation.

Legal Description of Property:

The South 60 feet of Lots 13 through 18 inclusive, Block 7, and the North 10 feet of vacated Rankin Street adjacent thereto, TOWN OF MARTIN, commonly called Edgerton, a subdivision in the City of Edgerton, Johnson County, Kansas, according to the recorded plat thereof.

Legal Description of Temporary Easement:

A temporary construction easement in the South 60.00 feet of Lots 13 through 18 inclusive, Block 07, and the North 10 feet of vacated Rankin Street adjacent thereto, TOWN OF MARTIN, commonly called CITY OF EDGERTON, a subdivision in the City of Edgerton, Johnson County, Kansas, said part being more particularly described by Wayne E. Malnicof, Kansas P.S.-1239, October 22, 2024, as follows: Being the West 6.00 feet of the South 60.00 feet of said Lot 13 and the West 6.00 feet of the North 10.00 feet of vacated Rankin Street adjacent thereto, containing 420 square feet.

TRACT IV

[REMOVED]

TRACT V

[REMOVED]

TRACT VI

[REMOVED]

TRACT VII

[REMOVED]

TRACT VIII

Owners of Record: Brian C. Nick, Samantha R. Nick, Bruce Alan Sebring

Address of Property: 201 W. Edgewood Drive, Edgerton, KS 66021

Lienholders of Record: United Mortgage, LLC, through MERS PO Box 2026, Flint, MI 48501-2026.
Party in Possession: Owner

Easement Interests: None.

Legal Description of Property:

Lot 45, GLENDELL ACRES FIRST PLAT AMENDED, a subdivision in the City of Edgerton, Johnson County, Kansas.

Legal Description of Temporary Easement:

A temporary construction easement in part of Lot 45 of GLENDELL ACRES FIRST PLAT, a Subdivision in the City of Edgerton, Johnson County, Kansas, said part being more particularly described by Wayne E. Malnicof, Kansas P.S.-1239, October 17, 2024, as follows: Beginning at the Northwest corner of Lot 45 in said subdivision; thence along the West line of said Lot 45 South 01°04'59" West, 9.61 feet; thence departing said West line South 88°55'01" East, 25.00 feet; thence North 01°04'59" East, 1.61 feet; thence South 88°55'01" East, 49.99 feet to the East line of said Lot 45; thence along said East line North 01°04'59" East, 8.00 feet to the North line of Lot 45; thence along said North line North 88°55'01" 74.99 feet to the Point Of Beginning, containing 640 square feet.

Such hearing will commence at 2:00 p.m. on the 9th day of April, 2025, at the City Hall for The City of Edgerton, 404 E. Nelson., Edgerton, Kansas or on the following day without further notice, and may be continued thereafter from day to day or place to place until the same is concluded with respect to the property involved in the action. Any party may present either oral or written testimony at such hearing. At 2:30 p.m. on the 9th day of April, 2025, the court appointed appraisers will view the property that is subject to these proceedings. All Defendants are invited to join the appraisers at the property for the site visit. You are further notified that the Court has set the 21st day of April, 2025, as the deadline for the filing of the awards of these appraisers with the Clerk of the Court, and any party dissatisfied with the award may appeal therefrom as permitted by law within thirty (30) days from the day of filing.

THE CITY OF ST. GEORGE, KANSAS

By: /s/Todd A. Luckman
TODD A. LUCKMAN, No. 16535
2887 SW MacVicar Avenue
Topeka, KS 66611
(785) 2673410
(785) 267-9516
Attorney for Plaintiff

4/1

First published in The Legal Record, Tuesday, March 25, 2025.

Marvin's Tow Service
20160 W 191st St
Spring Hill, KS 66083

Auction will be held on 04/06/2025 at 11:00am

Table with 6 columns: Year, Make, Model, VIN, Color. Lists vehicle details for an auction including items like Dodge Durango, Chevy Malibu, Pontiac G6, Mercedes-Benz C-Class, Hino 258A, Ford Mustang, GMC Jimmy, Trailer, Lincoln Town Car, Nissan Altima, Jeep Grand Cherokee, Ford Explorer, Dodge Avenger, Ford E-Series (Van), Buick Park Avenue, Dodge Dakota, Dodge Trailer, Mazda Mazda3, Ford Fusion, Ford Vanguard, Chevy Trailblazer, BMW Z3, Jeep Wrangler, and Ford Trailer.

3/25 4/1

JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.

ORDINANCE NO. TC-3481

AN ORDINANCE RELATING TO EXPRESS TOLL LANES ON U.S. 69 AND PROHIBITING THE CROSSING OF A DOUBLE WHITE LINE MARKING SUCH EXPRESS TOLL LANE.

WHEREAS, the 69 Express project adds an Express Toll Lane in each direction of U.S. 69 from approximately 103rd Street to approximately 151st Street; and

WHEREAS, the new lanes are designated tolled express lanes and are marked with wide solid double white lane lines; and

WHEREAS, entry and exit from the tolled express lanes is prohibited except in designated areas and

WHEREAS, the efficient and safe function of the tolled express lanes is enhanced by driver compliance with the prohibition on crossing the double white line.

NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF OVERLAND PARK, KANSAS, AS FOLLOWS:

Section 1. Overland Park Municipal Code Section 12.04.046.1 is hereby added to read as follows:

OPMC 12.04.046.1 US 69 Express Toll Lanes.

- (1) Definitions
(a) As used in this section, Express Toll Lane shall mean a section of U.S. 69 designated by the Kansas Department of Transportation as a tolled express lane of travel.
(b) As used in this section, General Purpose Lane shall mean a section of U.S. 69 that is not a tolled express lane of travel.
(2) Crossing wide solid double white lane line prohibited
(a) Express Toll Lanes are separated from General Purpose Lanes by wide solid double white lane lines.
(b) It shall be unlawful to cross the double white lines separating the Express Toll Lane from the General Purpose Lanes except as required by K.S.A. 8-1530 concerning the duty of a driver upon the approach of an authorized emergency vehicle, in which case it shall be permissible to cross the double white lines to exit the Express Toll Lane.
(3) Entry and exit of the Express Toll Lane is only permitted at designated access points where pavement is marked with a dashed white line.

Section 2. If any section, subsection, sentence, clause, or phrase of this Ordinance is, for any reason, held to be unconstitutional, unenforceable, or otherwise void, such decision shall not affect the validity of the remaining portions of this Ordinance and the provisions hereby adopted.

Section 3. Nothing in this Ordinance shall be construed to affect any notice of violation, suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as set forth in this Ordinance; nor shall any just or legal right or remedy of any character be lost, impaired or affected by this Ordinance.

Section 4. This Ordinance shall take effect and be in force as of the date of its passage, approval, and publication as provided by law.

PASSED by the City Council this 24th day of March, 2025.

APPROVED by the Mayor this 24th day of March, 2025.

CITY OF OVERLAND PARK, KANSAS

(s) Curt Skoog
Curt Skoog, Mayor

(SEAL)

ATTEST:

APPROVED AS TO FORM:

(s) Elizabeth Kelley
Elizabeth Kelley, City Clerk

(s) Susan Alig
Susan Alig, Assistant City Attorney, Sr.

4/1

BACK ISSUES ARE AVAILABLE
CALL 913-780-5790

First published in The Legal Record, Tuesday, April 1, 2025.

NOTICE TO BID

2025-FD-01: Triple Combination Fire Pumper

Proposals will be received from Bidders by the City of Shawnee, hereinafter referred to as the Owner, solely online via e-Builder until 11:00 PM, Thursday, May 1, 2025 at which time, the online bids received will be opened. The Contract shall be awarded by the Governing Body of the Owner at the sole and complete discretion of such Governing Body. The City of Shawnee reserves the right to reject any or all bids and to waive informalities or irregularities in bids.

This project will only be available for download and bidding online and there will not be a public opening of online bid documents. The email address registered with eBuilder must be a monitored email.

In order to be considered a qualified bidder, the online bid must be completed and submitted, all addenda acknowledged and acknowledgment uploaded to the site, and a copy of the bid bond uploaded to the site. Bid documents may be obtained after 9:00 AM, Monday, April 7, 2025 from e-Builder by following this link:

https://gateway.app.e-builder.net/app/bidders/landing?accountid=66c7fa13-47b5-427c-ad52-17feb8ed93fb&projectid=51642352-1fd8-4e94-b26a-e1ed1179da84&bidpackageid=8d8e5801-6064-464a-914f-f700838e6251

Bid documents can be downloaded electronically via e-Builder at no cost. You can contact e-Builder at 1-888-288-5717 or support@e-builder.net for assistance with free membership registration, downloading, electronic bidding, and working with the digital documents. E-Builder has a bidder portal available at http://bidders.e-builder.net, which provides additional information and support. If you have questions regarding the bid documents or for project information, please call the Finance Department at (913) 742-6261.

All bidders shall verify that they have considered all issued addenda. Any addenda issued during the time of bidding shall be covered and included in the bid. There will be no clarifications or exceptions allowed on the Bid. Bids are for a total bid package, and total contract price. Each bid shall be made on a proposal form included with the bid documents.

Bids shall be submitted online as indicated on the eBuilder website. An officer of the firm making such proposal shall properly execute all proposal forms. Bids received after the time and date above specified shall not be considered.

City of Shawnee, KS

4/1

First published in The Legal Record, Tuesday, April 1, 2025.

VEHICLE AUCTION

First published in The Legal Record Tuesday April 1, 2025. Allied Towing Service impounded vehicles for local police departments and property owners and they will be sold at public (silent bid) auction on April 24, 2025 to the highest bidder unless positive proof of ownership can be presented. All fees must be paid (tow & storage) at the time of pick up. Bids will be accepted between 10:00 am and 2:00 pm and the winning bidder will be notified the following business day. Paperwork \$300

Table with 4 columns: Year, Make/Model, VIN, and Auction ID. Includes items like 2014 Dodge Avenger, 2015 Kia Optima, 2023 Kia Telluride, etc.

2006 Mercury Gr Marquis 2MEFM75V26X635175 Arthur/Pei/Ben Ninci 8226 Marty St OPKS 66204

4/1 4/8

First published in The Legal Record, Tuesday, April 1, 2025.

JOHNSON COUNTY, KANSAS
GENERAL NOTICE TO BIDDERS

Notice is hereby given that Johnson County, KS provides notifications for its formal Invitation to Bids, Request for Proposals, and other solicitations at https://jocogov.ionwave.net. Copies of these documents and the required submittal forms are available either through this website or at the location noted online. Please call 913-715-0525 should you have any questions.

The County is an Equal Opportunity Employer and will not do business with any firm or individual that any way, directly or indirectly, discriminates against any person of a Protected Status or other circumstance prohibited by federal, state or local law, rule or regulation.

4/1 4/8 4/15 4/22 4/29



**JOHNSON COUNTY PUBLIC NOTICES**

First published in The Legal Record, Tuesday, April 1, 2025.

**ORDINANCE NO. RD-3482**

**AN ORDINANCE MAKING FINDINGS AND ESTABLISHING A REDEVELOPMENT DISTRICT LOCATED AT THE SOUTHWEST CORNER OF METCALF AVENUE AND WEST 80TH STREET WITHIN THE CITY OF OVERLAND PARK, KANSAS, PURSUANT TO K.S.A. 12-1770 ET SEQ., AS AMENDED (8036 METCALF TIF PROJECT).**

APPROVED AS TO FORM:

By: /s/ Tyler Ellsworth  
Tyler Ellsworth, Kutak Rock LLP  
Bond Counsel

**EXHIBIT A**

**LEGAL DESCRIPTION OF THE REDEVELOPMENT DISTRICT**

All of Lot 1, UMB AT METCALF REPLAT, a subdivision of land in the City of Overland Park, Johnson County, Kansas;

AND

All of Lot 2, UMB AT METCALF REPLAT, a subdivision of land in the City of Overland Park, Johnson County, Kansas.

**EXHIBIT B**

**MAP OF THE REDEVELOPMENT DISTRICT**



**OVERLAND PARK**  
K A N S A S

**EXHIBIT C**

**REDEVELOPMENT DISTRICT PLAN**

The District shall consist of one redevelopment project area, and will consist of mixed uses including but not limited to approximately 224 apartment units and approximately 5,000 square feet of commercial space and parking facilities, in combination with all related amenity and infrastructure improvements.

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**WHEREAS**, pursuant to K.S.A. 12-1770 *et seq.*, as amended (the “TIF Act”), the City of Overland Park, Kansas (the “City”), is authorized to assist in the development and redevelopment of eligible areas within and without the City in order to promote, stimulate and develop the general and economic welfare of the State of Kansas and its communities; and

**WHEREAS**, pursuant to the TIF Act, the Governing Body of the City adopted Resolution No. 5021 (the “Resolution”) on February 3, 2025, finding and determining that it is desirable to encourage the development and redevelopment of certain real property within the City generally located at the southwest corner of Metcalf Avenue and West 80<sup>th</sup> Street in the City and to consider the establishment of a redevelopment district at such location (the “Redevelopment District” as further described herein); and

**WHEREAS**, the Resolution provided for a notice of a public hearing considering the establishment of the Redevelopment District to be given in accordance with the TIF Act and that said public hearing would be held on March 24, 2025; and

**WHEREAS**, notice of the public hearing was duly given in accordance with the TIF Act; and

**WHEREAS**, on March 24, 2025, the Governing Body of the City conducted and concluded a public hearing on the Redevelopment District; and

**WHEREAS**, an “Eligible area” as described in K.S.A. 12-1770a(g) is eligible to be considered for the financing of redevelopment projects pursuant to the TIF Act and includes an area where a building or buildings are 65 years of age or older and any contiguous vacant or condemned lots; and

**WHEREAS**, the Governing Body of the City has found that all buildings within the proposed Redevelopment District are 65 years of age or older, and that all vacant lots within the proposed Redevelopment District are contiguous to buildings that are 65 years of age or older;

**NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF OVERLAND PARK, KANSAS AS FOLLOWS:**

**Section 1.** The Governing Body of the City hereby finds and determines that the Redevelopment District proposed to be developed is an “Eligible area” as defined by the TIF Act. The legal description of the Redevelopment District is set forth on **Exhibit A** attached hereto and incorporated herein by reference. A map delineating the area to be included in the Redevelopment District is attached hereto as **Exhibit B**.

**Section 2.** The Governing Body of the City hereby finds and determines that the development or redevelopment of the Redevelopment District is necessary to promote the general and economic welfare of the City.

**Section 3.** The district plan for the Redevelopment District which identifies all of the project areas and identifies in a general manner all buildings, facilities and improvements in each project area that are proposed to be constructed or improved is attached hereto as **Exhibit C** and incorporated herein by reference.

**Section 4.** The Redevelopment District is within the boundaries approved by the Resolution and published in the notice of the public hearing.

**Section 5.** The Governing Body of the City hereby establishes the Redevelopment District in compliance with the TIF Act.

**Section 6.** The Redevelopment District may be terminated by the Governing Body at any time by passage and publication of an ordinance; provided that following the execution and delivery of a redevelopment agreement or agreements by the City entered into between the City and an entity or entities with rights to develop property within the Redevelopment District, the termination of the Redevelopment District may be limited by the terms and conditions of such agreement or agreements.

**Section 7.** Nothing contained in this Ordinance shall obligate the City to approve any project plan within the Redevelopment District.

**Section 8.** This Ordinance shall take effect and be in full force from and after its passage by the Governing Body of the City and publication in an official City newspaper.

PASSED by the Governing Body this 24<sup>th</sup> day of March, 2025.

APPROVED by the Mayor this 24<sup>th</sup> day of March, 2025.

**CITY OF OVERLAND PARK, KANSAS**

By: /s/ Curt Skoog  
Curt Skoog  
Mayor

(SEAL)

ATTEST:

By: /s/ Elizabeth Kelley  
Elizabeth Kelley  
City Clerk

APPROVED AS TO FORM:

By: /s/ Trevor Stiles  
Trevor Stiles  
Senior Assistant City Attorney

**To Subscribe, Call 913-780-5790**

# JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.

## ORDINANCE NO. TDD-3483

### AN ORDINANCE TERMINATING A TRANSPORTATION DEVELOPMENT DISTRICT IN THE CITY OF OVERLAND PARK, KANSAS PURSUANT TO K.S.A. 12-17,140 *ET SEQ.* AND AMENDMENTS THERETO (OAK PARK MALL TDD).

APPROVED AS TO FORM:

By: /s/ Tyler Ellsworth  
Tyler Ellsworth, Kutak Rock LLP  
Bond Counsel

#### EXHIBIT A

#### Legal Description of Oak Park Mall TDD

Lots 2, 6, 8, 9, 10 and 11, Block 1, and Lot 1, Block 2, OAK PARK SHOPPING CENTER, a subdivision in the City of Overland Park, Johnson County, Kansas, according to the recorded plat thereof; and

Lots 13 and 15, Block 1, OAK PARK SHOPPING CENTER, SECOND PLAT, a Replat of Lots 3, 4 & 5, Block 1, OAK PARK SHOPPING CENTER, a subdivision in the City of Overland Park, Johnson County, Kansas, according to the recorded plat thereof; and

Lots 7A and 8A, Block 1, OAK PARK SHOPPING CENTER, a subdivision in the City of Overland Park, Johnson County, Kansas, according to the recorded plat thereof, as said Lots 7A and 8A are shown on the Certificate of Survey recorded in Volume 5026 at Page 148, effecting a lot split of Lot 7, Block 1, OAK PARK SHOPPING CENTER, into said Lots 7A and 8A; and

Lots 14A and 14B, Block 1, OAK PARK SHOPPING CENTER, SECOND PLAT, a Replat of Lots 3, 4 & 5, Block 1, OAK PARK SHOPPING CENTER, a subdivision in the City of Overland Park, Johnson County, Kansas, according to the recorded plat thereof, as said Lots 14A and 14B are shown on the Certificate of Survey recorded in Volume 5026 at Page 149, effecting a lot split of Lot 14, Block 1, OAK PARK SHOPPING CENTER, SECOND PLAT, a Replat of Lots 3, 4 & 5, Block 1, OAK PARK SHOPPING CENTER, into said Lots 14A and 14B; and

Lot 12, Block 1, OAK PARK SHOPPING CENTER, a subdivision in the City of Overland Park, Johnson County, Kansas, according to the recorded plat thereof, LESS AND EXCEPT that part of Lot 12 conveyed to the City of Overland Park, Kansas, by Deed of Dedication dated October 23, 1995, and recorded in Volume 5034 at Page 269; said excepted part being described as follows:

Beginning at the most Southerly, Southwest corner of said Lot 12, said point also being on the Northerly right-of-way of 97th Street, as now established; thence N 87 degrees 45 minutes 27 seconds E, along the Southerly line of said Lot 12 and along the Northerly right-of-way line of said 97th Street, a distance of 60.72 feet, to a point of curvature; thence Easterly and Southeasterly along the Southerly line of said Lot 12 and along the Northerly right-of-way line of said 97th Street, said line being on a curve to the right having a radius of 479.50 feet and a central angle of 5 degrees 37 minutes 59 seconds, a distance of 47.14 feet, to a point of compound curvature; thence Easterly and Southeasterly, along the Southerly line of said Lot 12 and along the Northerly right-of-way line of said 97th Street, said line being on a curve to the right having a radius of 433.41 feet, a central angle of 26 degrees 56 minutes 03 seconds and whose initial tangent bearing is S 86 degrees 36 minutes 32 seconds E, a distance of 203.74 feet, to the Southeast corner of said Lot 12; thence N 32 degrees 43 minutes 23 seconds E, along the Southeasterly line of said Lot 12, a distance of 4.79 feet; thence N 58 degrees 22 minutes W, a distance of 77.62 feet; thence Northwesterly and Westerly along a curve to the left having a radius of 490.99 feet, a central angle of 21 degrees 01 minute 18 seconds and whose initial tangent bearing is N 71 degrees 13 minutes 15 seconds W, a distance of 180.14 feet, to a point of tangency; thence S 87 degrees 45 minutes 27 seconds W, a distance of 65.12 feet; thence N 47 degrees 10 minutes 29 seconds W, a distance of 21.99 feet, to a point on the Westerly line of said Lot 12, said point also being on the Easterly right-of-way line of Quivira Road, as now established; thence S 2 degrees 06 minutes 25 seconds E, along the Westerly line of said Lot 12, and along the Easterly right-of-way line of said Quivira Road, a distance of 7.06 feet; thence S 47 degrees 10 minutes 29 seconds E, along the Westerly line of said Lot 12 and along the Easterly right-of-way line of said Quivira Road, a distance of 28.25 feet, to the POINT OF BEGINNING.

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**WHEREAS**, pursuant to the Transportation Development District Act, K.S.A. 12-17,140 *et seq.*, as amended (the "Act"), and certain related proceedings, the Governing Body of the City of Overland Park, Kansas (the "City"), adopted Resolution No. 3620 on September 17, 2007 (the "Resolution"), establishing a transportation development district known as the Oak Park Mall Transportation Development District within the property described on **Exhibit A** attached hereto (the "Oak Park Mall TDD"), authorizing the making of certain transportation related improvements in the Oak Park Mall TDD (the "Project"), imposing a transportation development district sales tax within the boundaries of the Oak Park Mall TDD in the amount of one-half of one percent (0.5%) (the "TDD Sales Tax"), and authorizing the Project costs to be financed with special obligation bonds payable from revenues received from the TDD Sales Tax;

**WHEREAS**, pursuant to the Act and Ordinance No. TDD-2872, passed on April 19, 2010, the Governing Body of the City issued its Transportation Development District Sales Tax Revenue Bonds, Series 2010 (Oak Park Mall Project) (the "Series 2010 Bonds"), in the aggregate principal amount of \$16,185,000, to: (i) provide funds to pay for the costs of the Project, (ii) fund a debt service reserve fund, and (iii) pay certain costs of issuance;

**WHEREAS**, following the completion of the Project, pursuant to the Act and Ordinance No. TDD-3358, passed on March 21, 2022, the Governing Body of the City issued its Transportation Development District Sales Tax Revenue Refunding Bonds, Series 2022 (Oak Park Mall Project) (the "Series 2022 Refunding Bonds"), in the principal amount of \$3,795,000, to refund the outstanding Series 2010 Bonds and to pay related expenses;

**WHEREAS**, UMB Bank N.A., as trustee under that certain Trust Indenture dated as of April 1, 2022, entered into in connection with the issuance of the Series 2022 Refunding Bonds, has informed the City that TDD Sales Tax has been collected in an amount sufficient to redeem the outstanding Series 2022 Refunding Bonds on April 1, 2025; and

**WHEREAS**, the Governing Body of the City finds it necessary and desirable to terminate the Oak Park Mall TDD and to repeal the imposition of the TDD Sales Tax.

**NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF OVERLAND PARK, KANSAS, AS FOLLOWS:**

**Section 1.** Pursuant to the Act, the Oak Park Mall TDD established pursuant to the Resolution for the property within the boundaries described on **Exhibit A** attached hereto is hereby dissolved and terminated.

**Section 2.** Pursuant to the Act, the imposition of the TDD Sales Tax within the Oak Park Mall TDD is hereby repealed and terminated.

**Section 3.** The Mayor, City Manager, Deputy City Manager, City Attorney, City Clerk, and other appropriate officers and representatives of the City are authorized and directed to send a certified copy of this Ordinance to the State Director of Taxation to terminate the TDD Sales Tax on July 1, 2025, or at such earlier date as may be practical.

**Section 4.** The Mayor, City Manager, Deputy City Manager, City Attorney, City Clerk, and other appropriate officers and representatives of the City are authorized and directed to take such other action and execute such other documents as may be necessary to give effect to this Ordinance. Such action may include, without limitation, recording this Ordinance or a separate notice with the Register of Deeds of Johnson County, Kansas, indicating that the TDD Sales Tax has been terminated.

**Section 5.** This Ordinance shall take effect and be in full force from and after its passage by the Governing Body of the City and publication once in the official City newspaper. The City Clerk shall cause notice to be given to the owners of property in the Oak Park Mall TDD that the Oak Park Mall TDD is terminated and the imposition of the TDD Sales Tax within the district has been repealed. When this Ordinance becomes effective in accordance with this Section, the City Clerk shall provide a certified copy of the same to the State Director of Taxation.

PASSED by the Governing Body this 24<sup>th</sup> day of March, 2025.

APPROVED by the Mayor this 24<sup>th</sup> day of March, 2025.

CITY OF OVERLAND PARK, KANSAS

By: /s/ Curt Skoog  
Curt Skoog  
Mayor

(SEAL)

ATTEST:

By: /s/ Elizabeth Kelley  
Elizabeth Kelley  
City Clerk

APPROVED AS TO FORM:

By: /s/ Trevor Stiles  
Trevor Stiles  
Senior Assistant City Attorney

First published in The Legal Record, Tuesday, April 1, 2025.

#### ORDINANCE NO. 2178 SUMMARY

On March 27, 2025, the City of Edgerton, Kansas approved Ordinance No. 2178, an Ordinance amending Article 12 of the Unified Development Code regarding sign regulations. A complete copy of this ordinance is available at [www.edgertonks.org](http://www.edgertonks.org) or at Edgerton City Hall, 404 E. Nelson, Edgerton, Kansas 66021. This summary is certified by Todd Luckman, City Attorney for the City of Edgerton, Kansas.

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EMAIL US AT

[notices@thelegalrecord.net](mailto:notices@thelegalrecord.net)

SEND US YOUR NEWS, LEGAL NOTICE & GENERAL INFORMATION

**JOHNSON COUNTY PUBLIC NOTICES**

First published in The Legal Record, Tuesday, April 1, 2025.

**ORDINANCE NO. B-3484**

**AN ORDINANCE AUTHORIZING THE CITY OF OVERLAND PARK, KANSAS, TO ISSUE ITS FEDERALLY TAXABLE PRIVATE ACTIVITY REVENUE BONDS, SERIES 2025, IN THE PRINCIPAL AMOUNT NOT TO EXCEED \$1,445,850 FOR THE PURPOSE OF FINANCING A PORTION OF THE COSTS OF LABOR, CONSTRUCTION MATERIALS, EQUIPMENT AND FURNISHINGS OF A COMMERCIAL FACILITY LOCATED WITHIN THE CITY AND AUTHORIZING THE EXECUTION OF CERTAIN DOCUMENTS IN CONNECTION WITH THE ISSUANCE OF THE BONDS (STONE MANOR EDRB PROJECT).**

**WHEREAS**, the City of Overland Park, Kansas (the “Issuer” and the “City”), is authorized by K.S.A. 12-1740 *et seq.*, as amended (the “Act”), to acquire, construct, improve and equip certain facilities (as defined in the Act) for the stated statutory purposes, to enter into leases and lease-purchase agreements with any person, firm or corporation for such facilities and to issue revenue bonds for the purpose of paying the costs of such facilities; and

**WHEREAS**, pursuant to Resolution No. 4989 of the City, adopted on October 7, 2024, the Governing Body of the City determined its intent to issue its federally taxable private activity revenue bonds in the principal amount not to exceed \$1,445,850 for the purpose of financing a portion of the costs of labor, construction materials, equipment and furnishings of a commercial facility (the “Project Improvements”), located at 7400 West 79<sup>th</sup> Street within the City (the “Project Site” and together with the Project Improvements, the “Project”), in order to enable an exemption on sales taxes levied by Kansas governmental entities for labor, construction materials, equipment, and furnishings related to the Project, and to lease the Project to Stone Manor, LLC, a Kansas limited liability company (the “Company”); and

**WHEREAS**, the Issuer has found and does find and determine that it is desirable in order to promote, stimulate and develop the general economic welfare and prosperity of the Issuer and the State of Kansas that the Issuer issue its Federally Taxable Private Activity Revenue Bonds, Series 2025 (Stone Manor EDRB Project), in the principal amount not to exceed \$1,445,850 (the “Bonds”), to finance a portion of the costs of the Project and authorizing the Issuer to lease the Project (as more fully described in the Indenture, the Base Lease and in the Lease hereinafter authorized) to the Company; and

**WHEREAS**, the Issuer further finds and determines that it is necessary and desirable in connection with the issuance of the Bonds to execute and deliver (i) a Trust Indenture (the “Indenture”), with Security Bank of Kansas City, Kansas City, Kansas, as trustee (the “Trustee”), prescribing the terms and conditions of issuing and securing the Bonds; (ii) a Base Lease Agreement (the “Base Lease”) pursuant to which the Issuer will lease from the Company certain interest in the real property on which the Project Improvements are located; (iii) a Lease (the “Lease”), between the Issuer and the Company, pursuant to which the Issuer shall lease back the Project to the Company, in consideration of rentals which are intended to be sufficient to provide for the payment of the principal of, premium, if any, and interest on the Bonds as the same become due; and (iv) a Bond Purchase Agreement providing for the sale of the Bonds by the Issuer to the Company, as the purchaser (collectively, the “Bond Documents”);

**NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF OVERLAND PARK, KANSAS, AS FOLLOWS:**

**Section 1. Authority to Cause the Project to be Constructed, Equipped and Furnished.** The Issuer is hereby authorized to cause the Project to be constructed, equipped and furnished all in the manner and as more particularly described in the Indenture, the Base Lease and the Lease herein authorized.

**Section 2. Authorization of and Security for the Bonds.** The Issuer is hereby authorized and directed to issue the Bonds, to be designated “City of Overland Park, Kansas, Federally Taxable Private Activity Revenue Bonds, Series 2025 (Stone Manor EDRB Project)” in the principal amount not to exceed \$1,445,850 (the “Bonds”), for the purpose of providing funds to finance a portion of the costs of the Project. The Bonds shall be dated and bear interest, shall mature and be payable at such times, shall be in such forms, shall be subject to redemption and payment prior to the maturity thereof, and shall be issued in the manner prescribed and subject to the provisions, covenants and agreements set forth in the Indenture. The Bonds shall be special limited obligations of the Issuer payable solely from the trust estate established under the Indenture, including revenues from the lease of the Project to the Company. The Bonds shall not be general obligations of the Issuer, nor constitute a pledge of the full faith and credit of the Issuer and shall not be payable in any manner by taxation.

**Section 3. Execution of Bonds and Bond Documents.** The Mayor of the Issuer is hereby authorized and directed to execute the Bonds and deliver them to the Trustee for authentication on behalf of, and as the act and deed of the Issuer, in the manner provided in the Indenture. The Mayor is further authorized and directed to execute and deliver the Bond Documents on behalf of, and as the act and deed of the Issuer, in substantially the forms on file in the office of the City Clerk, with such corrections or amendments thereto as the Mayor may approve, which approval shall be evidenced by execution thereof, and to execute such other documents, certificates and instruments as may be necessary or desirable to carry out and comply with the purposes and intent of this Ordinance and the Bond Documents. The City Clerk of the Issuer is hereby authorized and directed to attest the execution of the Bonds, the Bond Documents and such other documents, certificates

and instruments as may be necessary or desirable to carry out the intent of this Ordinance under the Issuer’s official seal.

**Section 4. Pledge of the Project and Net Earnings.** The Issuer hereby pledges the Issuer’s leasehold interest in the Project and the net earnings generated under the Lease to the payment of the Bonds in accordance with K.S.A. 12-1744. The lien created by such pledge shall be discharged when all of the Bonds shall be deemed to have been paid within the meaning of the Indenture.

**Section 5. Further Authority.** The officials, officers, agents and employees of the Issuer are hereby authorized and directed to take such action, expend such funds and execute such other documents, certificates and instruments as may be necessary or desirable to carry out the provisions of this Ordinance and to carry out and perform the duties of the Issuer with respect to the Bonds and the Bond Documents as necessary to give effect to the transactions contemplated in this Ordinance and in the Bond Documents.

**Section 6. Effective Date.** This Ordinance shall take effect from and after its final passage by the Governing Body of the Issuer, signature by the Mayor and publication once in the official newspaper of the Issuer.

PASSED by the City Council this 24<sup>th</sup> day of March, 2025.

APPROVED by the Mayor this 24<sup>th</sup> day of March, 2025.

**CITY OF OVERLAND PARK, KANSAS**

By: /s/ Curt Skoog  
Curt Skoog  
Mayor

(SEAL)

ATTEST:

By: /s/ Elizabeth Kelley  
Elizabeth Kelley  
City Clerk

APPROVED AS TO FORM:

By: /s/ Trevor Stiles  
Trevor Stiles  
Senior Assistant City Attorney

APPROVED AS TO FORM:

By: /s/ Tyler Ellsworth  
Tyler Ellsworth, Kutak Rock LLP  
Bond Counsel

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First published in The Legal Record, Tuesday, April 1, 2025.  
April 1, 2025  
City of Shawnee, Kansas  
11110 Johnson Drive  
Shawnee, KS 66203  
913-742-6226

PUBLIC NOTICE  
30-DAY PUBLIC COMMENT PERIOD  
FOR A PROPOSED SUBSTANTIAL AMENDMENT TO THE  
2019 ANNUAL ACTION PLAN

On or after Monday, May 5, 2025, the City of Shawnee intends to submit a substantial amendment to the 2019 Community Development Block Grant Annual Action Plan. The substantial amendment includes the reallocation of funds from three previously approved projects with de-obligated funding due to untimely completion. The newly proposed use of the remaining 2019 program year funds are as follows:  
Project: Renner Road Stormwater Pipe Replacement  
Purpose: Stormwater pipe replacement and associated repairs, including site restoration  
2019 CDBG Funding: \$17,622.91  
Expected Completion: November 2025

Detailed information on the project to be considered in this substantial amendment is available for review at the Shawnee City Hall, 11110 Johnson Drive between the hours of 8:00 a.m. and 5:00 p.m., or by contacting Lauren Grashoff at 913-742-6226 or [lgrashoff@cityofshawnee.org](mailto:lgrashoff@cityofshawnee.org). This amendment constitutes a substantial amendment to the 2019 Annual Action Plan. The City’s Citizen Participation Plan calls for a 30-day comment period, beginning on Wednesday, April 2, 2025, and ending at 5:00pm on May 2, 2025, before submitting the amendment. Comments on the proposed substantial amendment may be provided in writing to Lauren Grashoff at 11110 Johnson Drive, Shawnee, Kansas 66203, by phone at (913) 742-6226, or by email to [lgrashoff@cityofshawnee.org](mailto:lgrashoff@cityofshawnee.org) prior to 5:00 p.m. on May 2, 2025.  
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First published in The Legal Record, Tuesday, April 1, 2025.

**SHAWNEE PLANNING COMMISSION  
NOTICE OF PUBLIC HEARING**

**MONDAY, APRIL 21, 2025 7:00 P.M.**  
**SHAWNEE CITY HALL 11110 JOHNSON DRIVE FILE: PUD25-01**

NOTICE is hereby given that the City of Shawnee, Kansas Planning Commission will hold a Public Hearing at the place and time stated above to consider a Rezoning from AG (Agricultural) zoning district to PUDMR (Planned Unit Development Mixed Residential) zoning district located in the 22300 Block of West 71<sup>st</sup> Street. A complete legal description of the subject property proposed is available for public inspection in the Community Development Department office at City Hall.

JOE VAN WALLEGHEM, SECRETARY  
SHAWNEE PLANNING COMMISSION

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## JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.

### CITY OF LENEXA

#### NOTICE TO BIDDERS

Sealed bids for Lenexa Fuel Station and Salt Storage Facility will be accepted by the City of Lenexa, Kansas at the Municipal Services Department, 7700 Cottonwood Street, Lenexa, Kansas 66216, until 2:00 pm (local time) on April 23, 2025 at which time bids will be publicly opened and read aloud at the Lenexa Municipal Services facility. Any bid received after the designated closing time will not be considered and will be returned unopened.

All bids shall be submitted to the Municipal Services Department Customer Service Staff in sealed envelopes addressed to the CITY OF LENEXA, KANSAS, ATTENTION: CITY CLERK, and marked "Bid for: Lenexa Fuel Station & Salt Storage Facility". Copies of plans, specifications, bidding documents and other Contract Documents are on file at:

Drexel Technologies, Inc.  
10840 W. 86<sup>th</sup> Street  
Lenexa, KS 66214

Bidders desiring Contract Documents for use in preparing bids may obtain a set of such documents at the address above.

#### PLANS AND SPECIFICATIONS MAY BE DOWNLOADED FROM THE DREXEL TECHNOLOGIES, INC. WEBSITE SET FORTH BELOW

<http://planroom.drexeltech.com/>

#### EACH BIDDER WILL BE RESPONSIBLE FOR ENSURING THAT IT HAS RECEIVED ANY AND ALL ADDENDA ISSUED BY CITY IN ACCORDANCE WITH IB-10 OF THE INSTRUCTIONS TO BIDDERS.

CONTRACTORS SHOULD READ AND BE FULLY FAMILIAR WITH ALL CONTRACT DOCUMENTS INCLUDING ADDENDA BEFORE SUBMITTING A BID. IN SUBMITTING A BID, THE BIDDER WARRANTS THAT IT HAS READ THE CONTRACT DOCUMENTS AND IS FULLY FAMILIAR THEREWITH AND THAT IT HAS VISITED THE SITE OF THE WORK TO FULLY INFORM ITSELF AS TO ALL EXISTING CONDITIONS AND LIMITATIONS AND SHALL INCLUDE IN ITS BID A SUM TO COVER THE COST OF ALL ITEMS OF THE WORK AS SPECIFIED IN THE CONTRACT DOCUMENTS.

No oral telegraphic, telephonic proposals or alterations will be considered. Facsimile transmissions will not be accepted.

The following items must be included in the sealed envelope with the Bid:

- a. Bid Form;
- b. 5% Bid Security--Bid Bond, Cashier's Check or Certified Check (see below); and
- c. Acknowledgment of Addenda Issued by City.

Each bidder shall file with its bid a bid bond, a cashier's check or a certified check drawn on an acceptable bank, made payable to City of Lenexa, Kansas, in an amount equal to five percent (5%) of the total bid, which shall be retained by City of Lenexa, Kansas until a Contract for the project has been executed. Bid Bonds will be returned to the bidders, with the exception of the best and lowest and second best and second lowest responsible bidders, within twenty-one (21) days after their bids are rejected. The bid deposit of the lowest and the second lowest responsible bidders will be returned when the Performance Bond, Maintenance Bond and Statutory Bond, each in an amount equal to 100% of the Contract amount; required insurance certificates and other required documents shall have been furnished and the Contract Documents have been executed by the successful bidder.

In the event the low bidder is unable to execute the Contract, for whatever reason, within the time provided in the Notice of Award, City may annul the Notice of Award and the bid deposit may be forfeited and City shall exercise its legal prerogatives, including, but not limited to, enforcement of its rights as to the bid security or specific performance.

City reserves the right to accept or reject any and all bids and to waive any technicalities or irregularities therein. Bids may be modified or withdrawn by written request of the bidder received in the office of City Clerk, prior to the time and date for bid opening.

From and after the release of this Notice, any party intending to bid on the above referenced Project, including their officers, employees, agents, or contractors are specifically prohibited from communicating with any elected or appointed official of the City, directly or indirectly, with regard to the award of the contract for the Project listed above, except as specifically authorized by the Instructions to Bidders. Any such unauthorized communication may result in the automatic disqualification of such bidder.

ALL BIDDERS AGREE THAT REJECTION SHALL CREATE NO LIABILITY ON THE PART OF CITY BECAUSE OF SUCH REJECTION, AND THE FILING OF ANY BID IN RESPONSE TO THIS NOTICE SHALL CONSTITUTE AN AGREEMENT OF THE BIDDER TO THESE CONDITIONS.

If this section is completed, an **Optional Pre-Bid Meeting** will be held at:

Freedom Fields, 8420 Monticello Road, Lenexa, KS 66227  
On April 8, 2025, at 2:00 pm

/s/ Jennifer Martin  
Jennifer Martin, City Clerk  
City of Lenexa, Kansas

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First published in The Legal Record, Tuesday, April 1, 2025.

#### NOTICE OF 2<sup>nd</sup> PUBLIC INFORMATION MEETING HEMLOCK & COMMERCIAL ENTRANCE MINI-ROUNDAABOUT, 133<sup>RD</sup> ST TO 135<sup>TH</sup> ST (ST-2952)

The City of Overland Park will be conducting an in-person, open house style Public Information Meeting regarding the Hemlock and Commercial Entrance Mini-Roundabout project on **Thursday, April 17<sup>th</sup>, 2025, from 5:30-7 p.m.** at the Tomahawk Ridge Community Center, located at 11902 Lowell Ave, Overland Park, KS 66213.

Please contact Joel Buffington, Senior Civil Engineer, at the City of Overland Park, (913) 895-6014, if you have any questions about the meeting. If you need special accommodations for the meeting, call 913-895-6155 (Kansas Relay Service 1-800-766-3777). Please give 48 hours' notice.

Si requiere asistencia en español, favor de llamar a Ed Reyes al (913) 895-6047.

4/1

First published in The Legal Record, Tuesday, April 1, 2025.

#### CITY OF OVERLAND PARK, KANSAS

#### NOTICE TO BIDDERS

Bids for **2025 BIKE / HIKE ASPHALT CONSTRUCTION & OVERLAY (MP-2868)** will be received by the City of Overland Park, Kansas, online through QuestCDN until 2:00 p.m. local time on **April 15, 2025**. At that time all bids will be publicly opened and read aloud in the City Council Chamber, City Hall. Any bid received after the designated closing time will not be accepted.

**In order to be considered a qualified bidder, the online bid must be completed and submitted, all addenda acknowledged, and a copy of the bid bond or Surety2000 authorization code uploaded to the site.**

Contractors desiring the contract documents for use in preparing bids may obtain a set of such documents from QuestCDN. Bid documents can be downloaded electronically for a non-refundable fee of \$20.00 by providing **QuestCDN Project Number 9616551** on the Project Search Page on the QuestCDN website [www.questcdn.com](http://www.questcdn.com); or by clicking [here](#). You can contact QuestCDN at 1-952-233-1632 or [info@questcdn.com](mailto:info@questcdn.com) for assistance with membership registration, downloading, electronic bidding and working with digital documents. For questions regarding the bid documents or for project information, please contact Kevin Finch, Supervisor, Maintenance & Construction, at [Kevin.Finch@opkansas.org](mailto:Kevin.Finch@opkansas.org) or (913) 327-6615.

No oral, facsimile or telephonic bids or alterations will be considered.

Each bidder shall submit with its bid a PDF copy of the original bid bond in an amount of not less than five percent (5%) of the total bid. Or, the Bidder may choose to provide a bid bond authorization code provided to them by Surety2000, which the Bidder shall keep in effect until the City gives written notice that it may be released. If the Bidder provides a PDF copy of a bid bond, the original must be provided to the City after the bid opening and by the end of business of the second business day after the bid opening. The bid security shall be retained by the City of Overland Park until a contract for the project has been executed. Bid bonds will be returned or written notice of release will be given to the unsuccessful bidders, with the exception of the second qualifying bidder, at such time as their bids are rejected. In the event the successful bidder is unable to execute the contract, for whatever reason, City may exercise its legal prerogatives, including, but not limited to, enforcement of its rights as to the bid security.

The City reserves the right to accept or reject any and all bids and to waive any technicalities or irregularities therein. Bids may be modified or withdrawn through the QuestCDN site, prior to the time and date for bid opening; provided, however, that no bidder may withdraw its bid for a period of ninety (90) days from the date set for the opening thereof. ALL BIDDERS AGREE THAT REJECTION SHALL CREATE NO LIABILITY ON THE PART OF THE CITY BECAUSE OF SUCH REJECTION. IT IS UNDERSTOOD BY ALL BIDDERS THAT AN UNSUCCESSFUL BIDDER HAS NO CAUSE OF ACTION AGAINST THE CITY FOR BID PREPARATION COSTS. THE FILING OF ANY BID IN RESPONSE TO THIS INVITATION SHALL CONSTITUTE AN AGREEMENT OF THE BIDDER TO THESE CONDITIONS.

4/1

**BACK ISSUES ARE AVAILABLE**  
**CALL 913-780-5790**

## Tax season is prime time for scams

CONTINUED FROM PAGE 1

Tax scammers may try to reach you in a number of different ways – from lookalike emails, texts or phone calls impersonating the IRS to unsolicited social media offers that promise a suspiciously high refund. But there are a handful of common red flags to keep an eye out for, including:

- Sense of urgency
- Isolation tactics or threats
- Promises of a big payday
- Suspicious website links

Cybersecurity experts stress that scammers prey on emotion – and will often try to evoke fear or uncertainty. Many tax scams will ask you to act fast or click on a malicious link right away. Others will make you think you did something wrong, going as far as threatening an arrest if you don't respond. Scammers may also isolate you from contacting others, such as a trusted accounting professional or even a family member.

Many tax scams also advertise big payouts, but at a price. Some “ghost” preparers, for example, will charge you for preparing your tax return – often with promises of maximizing your refund – but never sign it. They may then file a fraudulent return in your name, with an inflated income or fake deductions to boost the refund, and switch the bank account listed to claim

your money.

The IRS will never initiate contact via email, text or social media with requests for your personal information – and urges consumers to only use trusted, accredited tax professionals if you need help preparing your return. Those who have fallen victim to scams are also encouraged to report them. You can find more information on the agency's official website.

Scams are also becoming more sophisticated, most recently thanks to the rising adoption of generative artificial intelligence. Experts warn that this technology is being used create “hyper-realistic” phishing messages, including video or audio deepfakes, and can allow scammers to target more people at once through automation.

Nobody is eager to sit down and do their taxes, but getting it out of the way early – and before any scammers potentially try to file something in your name – makes a huge difference, Chronister explains. He adds that taxpayers can play it safe by sticking to what they know.

“If you've always been using TurboTax, use TurboTax. If you always use an accountant, use your accountant,” Chronister said. He notes that you should also keep your information safe by password-protecting any past filings downloaded to your device and

using a VPN when on public Wi-Fi.

The IRS also suggests setting up an identity protection PIN, a six-digit number that can help protect you from someone else filing in your name. You can also freeze your credit – which experts recommend as an added line of defense against future identity theft and fraud, even if you haven't been scammed. Freezing your credit prevents any new credit accounts from being created in your name. And you can always temporarily “unfreeze” if a check is needed to rent an apartment or apply for a loan. Credit freezes can be set up through three nationwide credit bureaus: Equifax, Experian and TransUnion.

And, again, remember that the IRS

won't randomly contact you by email, text or phone. When in doubt, go to the official IRS website and reach out directly.

Avoiding scams can also come down to pausing before you click or act on anything. “Take a breath, count to 10 and then go, ‘OK ... is this too good to be true?’” Chronister said. “Is my gut telling me something is off?”

Chronister adds that social engineering is about emotion, not intelligence – and anyone can fall for it.

“It's human to fall for these (scams),” he said. “They've been here since the beginning of mankind ... So you have to stay vigilant, but don't panic. Just keep your gut check going.”

## Time to send houseplants on a summer vacation

By JESSICA DAMIANO

Most houseplants are tropical plants that require the warm, somewhat humid conditions of their natural habitat. In the home, many can become tired-looking, especially over winter, when even your brightest window provides lower-than-ideal light levels.

So why not send your houseplants on a vacation from which they'll return re-energized, invigorated and

having grown like, well, a weed?

First, slip plants out of their pots to ensure their roots aren't crowded. If they are, loosen them gently and replant them in a container exactly 2 inches larger (no more, no less), then make a game plan.

– Make sure the weather is right.

Just as you might avoid visiting certain areas during extreme seasonal

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## CBO: Economic growth to slow due to fewer births

CONTINUED FROM PAGE 1

involves getting the federal budget deficit down to 3% of GDP, boosting inflation-adjusted annual GDP growth to 3% and producing the equivalent of an additional 3 million barrels of oil per day by 2028.

The treasury secretary has sought to discredit CBO scoring, calling it “crazy.”

“I was in the investment business for 35 years, I thought I understood how crazy CBO scoring is,” Bessent told CNBC last month. “And now that I'm on the other side of the wall, I can tell you it's really crazy. And very unlikely that we are going to get any credit in the CBO scoring for tariffs.”

A decreasing population could have profound negative effects on the econ-

omy, as growth depends on adding workers as well as increasing their productivity. Falling population levels could cause a stagnation in living standards and create difficulties in paying down debts as well as funding programs such as Social Security, which is dependent on payroll taxes.

The report also comes as the U.S. is on track to hit its statutory debt ceiling – the so-called X-date when the country runs short of money to pay its bills – as early as August without a deal between Congress and the White House.

The CBO and the Bipartisan Policy Center detailed projections for the U.S. to hit its statutory debt ceiling sometime this summer – as soon as July or August, respectively.

–Information from AP

## Social Security ID rules clarified for some applicants

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The changes will apply to all beneficiaries beginning April 14th, instead of the previously announced date of March 31st.

“We have listened to our customers, Congress, advocates, and others, and we are updating our policy to provide better customer service to the country's most vulnerable populations,” said Lee Dudek, SSA's acting commissioner of Social Security in a statement.

Dudek added that delaying the policy start date will help officials train employees on new procedures.

The SSA had recently announced a plan to require in-person identity checks for millions of new and existing recipients while simultaneously closing 47 field offices in 18 states.

The new requirements would have impacted anyone who needed to verify their bank information, as well as families with children who receive Social Security benefits and cannot verify certain information online.

The changes are intended to combat fraud and waste within the system.

AARP's Chief Advocacy and Engagement Officer Nancy LeMond said the announcement “is a good first step by the Social Security Administration to respond to the concerns of AARP, our members, and older Americans everywhere about plans to discontinue phone service for critical Social Security customer service needs.”

Roughly 72.5 million people, including retirees and children, receive Social Security benefits.

## JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
PROBATE SECTION  
IN THE MATTER OF THE ESTATE OF  
MARY SUE PARSONS  
deceased.

Case No. JO-2025-PR-000352  
Division No. 8  
K.S.A. Chapter 59  
**NOTICE OF HEARING AND NOTICE TO CREDITORS**

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that on March 27, 2025, a Petition was filed in this Court by Stephen Duke Parsons, a legatee and devisee, and Personal Representative named in the "Last Will and Testament of Mary Sue Parsons", deceased, dated May 25, 2022, requesting that the instrument currently filed with the Court be admitted to probate and record as the Last Will and Testament of the decedent, and Letters Testamentary under the Kansas Simplified Estates Act be issued to Personal Representative to serve without bond.

You are further advised under the provisions of the Kansas Simplified Estates Act, the Court need not supervise administration of the Estate, and no notice of any action of the Personal Representative or other proceedings in the administration will be given, except for notice of final settlement of decedent's estate.

You are further advised if written objections to simplified administration are filed with the Court, the Court may order that supervised administration ensue.

All creditors are notified to exhibit their demands against the estate within four months from the date of the first publication of this notice, as provided by law, and if their demands are not thus exhibited, they shall be forever barred. Stephen Duke Parsons, Petitioner  
Molly Nail KS #28385  
CHINNERE EVANS & NAIL, P.C.  
800 NE Vanderbilt Lane  
Lee's Summit, MO 64064  
P: (816) 525-2050  
F: (816) 525-1917  
Email: mnail@chinnerery.com  
Attorneys for Petitioner  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

IN THE 10th JUDICIAL DISTRICT  
DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
IN THE MATTER OF THE PETITION OF

Brenna Ann Sherman  
To Change His/Her Name to  
Brenna Ann Dreyer

Case No. JO-2025-CV-000512  
Div. No. 21  
PURSUANT TO K.S.A. CHAPTER 60

**NOTICE OF HEARING - PUBLICATION**  
THE STATE OF KANSAS TO ALL WHO ARE OR MAY BE CONCERNED

You are hereby notified that Brenna Ann Sherman, filed a Petition in the above court on the 17th day of March, 2025,

requesting a judgment and order changing his/her name from Brenna Ann Sherman to Brenna Ann Dreyer.

The Petition will be heard in Johnson County District Court, 150 W. Santa Fe St, Olathe, Kansas 66061, on the 1st day of May, 2025, at 4:00 p.m.

If you have any objection to the requested name change, you are required to file a responsive pleading on or before May 1st, 2025 in this court or appear at the hearing and object to the requested name change. If you fail to act, judgment and order will be entered upon the Petition as requested by Petitioner.

Petitioner, Pro Se  
Brenna Ann Sherman  
631 Oak Crest Cir.  
Gardner, KS, 66030  
(913) 259-9596  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE MATTER OF THE SHNEIDER FAMILY TRUST NOTICE TO CREDITORS PURSUANT TO K.S.A. 58a-818**

THE STATE OF KANSAS AND TO ALL PERSONS CONCERNED:

You are hereby notified that Merrily Jo Shneider, of Leawood, Kansas, died on December 31, 2024. Decedent was the Grantor, or the Trustmaker, of the Shneider Family Trust dated September 21, 2006, as amended and stated. Stephen K. Rittmaster

is the Successor Trustee. The Successor Trustee has the power to pay the outstanding debts of Decedent from the trust property upon receipt of proper proof of the debts. In accordance with K.S.A. 58a-818, creditors of Decedent must present claims for such debts to the Successor Trustee in writing within the later of four (4) months from the date of first publication of notice, or thirty (30) days after receipt of actual notice if the identity of the creditor is known or reasonably ascertainable by the Successor Trustee. If a creditor fails to present such claims to the Successor Trustee with-

in such prescribed time period, the creditor will be barred as against the Successor Trustee and the Trust property. The Successor Trustee for the Shneider Family Trust is Stephen K. Rittmaster. Jerry D. Bell is the Attorney for the Successor Trustee and his address, which will serve as the address of the Trustee, is: The Bell Law Firm P.A. 9308 West 146th Terrace Overland Park, KS 66221 (913) 219-4513  
First published on April 1, 2025.  
4/1 4/8 4/15

## Time to send houseplants on a summer vacation

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weather events, your plants' summer vacation plans should also be carefully timed. Jumping the gun, such as setting them out on the first warm spring day, could be injurious or even fatal. Some tropical plants can suffer severe damage when temperatures drop to just 45 degrees Fahrenheit.

Wait until nighttime temperatures remain reliably above 60 degrees, then harden plants off by placing them in a shady outdoor spot (to avoid sunburn) for an hour or two. Then bring them back indoors. Repeat this daily over the course of a week, increasing their outdoor exposure by one hour each day. At the end of the week, they should be well acclimated to the stronger light, longer days and the wind of the great outdoors, where they can spend the summer.

– Growing plants need nutrients.

While on vacation outdoors, your plants will benefit from natural sunlight, rain showers that will cleanse their leaves and provide hydration, and breezes that will train them to stand stronger. They'll also likely grow with reckless abandon.

All this added vigor means they'll require the nutrients of a growing teenager. Apply a slow-release fertilizer according to package directions or a fast-release product diluted to half strength once every two weeks. Avoid fertilizing during heat waves or when plants are otherwise under stress; forced growth when they are struggling will only make them weaker.

– Plants that would rather stay home.

There are some plants, however, that are homebodies. Those with delicate, fuzzy or velvety foliage, such as African violets, should never be exposed to leaf-wetting rain, direct sunlight or wind.

Low-light houseplants such as Pothos, ZZ plant, Chinese evergreen, snake plant and cast iron plant can be placed outdoors, but only in a shady spot. Even there, they should be monitored for signs of sunburn or scorch and returned home if they display symptoms.

In late summer or early fall, when temperatures threaten to drop below 60 F in your garden, reverse the acclimation process by moving plants into the shade for incrementally longer periods each day for a week. Then, inspect them for insects and, for good measure, give them a hose shower before bringing them back home.

They'll be happy campers.

## Kansas, 15 other states probe banks' ESG policies

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managed wisely and in their financial best interest--not to be used as part of an ideologically driven environmental campaign," said Kansas Attorney General Kris Kobach.

First published in The Legal Record, Tuesday, April 1, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
PROBATE DIVISION  
In the Matter of the Estate of  
MARY ALICE RAY,  
Deceased

Case No: JO-2025-PR-000342  
Division 8

K.S.A. Chapter 59  
**NOTICE TO CREDITORS**

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that on March 24, 2025, a Petition for Probate of Will and Issuance of Letters Testamentary under the Kansas Simplified Estates Act was filed in this Court by Angela L. Ray, an heir and Personal Representative named in the Last Will and

Testament of Mary Alice Ray, deceased.

All creditors are notified to exhibit their demands against the Estate within four months from the date of the first publication of this notice, as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

Angela L. Ray  
Angela L. Ray, Petitioner  
Submitted by:  
**CREATIVE PLANNING LEGAL, P.A.**

/s/ Kelsey E. Johnson  
Kelsey E. Johnson, KS Bar No. 29065  
5454 W. 110th St.  
Overland Park, KS 66211  
Telephone: (913) 274-2895  
Fax: (913) 754-1363  
kelsey.johnson@creativeplanning.com  
Attorney for Petitioner  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS PROBATE COURT DEPARTMENT**

In the Matter of the Estate of:  
**HARLAN EUGENE WITMER, Deceased.**

Case No. JO-2025-PR-000349  
Court No. 8

K.S.A. Chapter 59  
**NOTICE TO CREDITORS**

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that on March 26, 2025, a Petition for Appointment of Administrator Under Kansas Simplified Estate Act was filed in this Court by Bradley S. Moore, grandson of Harlan Eugene Witmer, deceased.

All creditors of the dece-

dent are notified to exhibit their demands against the Estate within the latter of four months from the date of first publication of notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

Bradley S. Moore, Petitioner  
Marion L. Stern KSC # 24710  
STERN & MAUCK, LLC  
9225 Indian Creek Parkway, Ste. 1170  
Overland Park, KS 66210  
Phone: (913) 674-5222  
Fax: (301) 882-9746  
marion@smlawkc.com  
ATTORNEYS FOR  
PETITIONER  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS CIVIL DEPARTMENT**

Capitol Federal Savings Bank Plaintiff,

vs.  
John Panchalk; Adriana Matos-Panchalk; Unknown Spouse, if any, of John Panchalk; Scenic Woods Homes Association, Inc.; John Doe (Tenant/Occupant); Mary Doe (Tenant/Occupant); Defendants.

Case No. JO-2025-CV-000502  
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, conservators 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 Johnson County, Kansas, praying to foreclose a real estate mortgage on the following described real estate:

**Lot 2, Block 2, Scenic Woods, a subdivision in the City of Overland Park, Johnson County, Kansas,** commonly known as 11605 Hauser St, Overland Park, KS 66210 (the "Property")

and all those defendants who have not otherwise been served are required to plead to the Petition on or before the 12th day of May, 2025, in the District Court of Johnson 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:  
SouthLaw, P.C.  
Blair T. Gisi (KS # 24096)  
13160 Foster, Suite 100  
Overland Park, KS 66213-2660  
(913) 663-7600  
(913) 663-7899 (Fax)  
Blair.Gisi@southlaw.com  
Attorneys for Plaintiff  
(184408)  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS PROBATE DEPARTMENT**

In the Matter of the Estate of:  
**CHARLES LESLIE SHREWSBURY, JR., deceased.**

Case No. JO-2025-PR-000351  
Court No. 8  
Chapter 59

**NOTICE OF HEARING AND NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on March 27, 2025, a Petition was filed in this Court by Michael B. Lowe, executor named in the "Last Will and Testament of Charles Leslie Shrewsbury, Jr.," deceased, dated June 13, 2018, praying the Will filed with the Petition to be admitted to probate and record; Petitioner be appointed as Executor without bond; and Petitioner be granted Letters Testamentary.

You are required to file your written defenses thereto on or before May 14, 2025, at 9:00 A.M., in the district court, Johnson County, Kansas, at which time and place the cause will be heard. This hearing will occur remotely.

If you wish to participate in the hearing by video or conference call, please contact Division 8 at 913-715-3820 before the date of the hearing so you can be invited to join the hearing. Should you fail to do so, the Court will proceed and enter such orders as the court determines appropriate.

All creditors of the decedent are notified to exhibit their demands against the Estate within the latter of four (4) months from the date of the first publication of this notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, thirty (30) days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

/s/ Michael B. Lowe

Submitted by:  
Jon W. Gilchrist  
11000 King Street, P.O. Box 25625  
Overland Park, Kansas 66225-5625  
Phone: (913) 469-4100  
Fax: (913) 469-8182  
jgilchrist@paynejones.com  
ATTORNEY FOR  
PETITIONER,  
MICHAEL B. LOWE  
4/1 4/8 4/15



# JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
PROBATE DIVISION  
In the Matter of the Estate of Shelby B. Haswell, Deceased.  
No. JO-2025-PR-000286  
Div. 8

**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on March 11, 2025, a Petition for Probate of Will and Issuance of Letters Testamentary under the Kansas Simplified Estates Act was filed by Joseph R. Haswell and James B. Haswell, as Co-Executors of the Estate of Shelby B. Haswell, deceased.

All creditors of the decedent are notified to exhibit their demands against the Estate within four months from the date of the first publication of this notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given by law, and if their demands are not thus exhibited, they shall be forever barred.

Joseph R. Haswell, Petitioner  
James B. Haswell, Petitioner  
Submitted by:  
LEWIS RICE LLC  
By:  
Lori A. Gregory (KS Bar # 14010)  
1010 Walnut, Suite 500  
Kansas City, Missouri 64106  
Telephone: (816) 421-2500  
Fax: (816) 472-2500  
E-mail:  
lagregory@lewisricekc.com  
Attorneys for Petitioners  
3/18 3/25 4/1

First published in The Legal Record, Tuesday, March 18, 2025.

**NOTICE TO CREDITORS PURSUANT TO K.S.A. 58a-818 TO ALL PERSONS CONCERNED:**

You are notified that Judy D. Malnar died on November 17, 2024. The decedent was the Grantor of the Judy D. Malnar Revocable Living Trust dated 11/08/88. John L. Malnar serves as Trustee. The Trustee has the power to pay the outstanding debts of the decedent from the trust property upon receipt of proper proof of the debts. In accordance with K.S.A. 58a-818, creditors of the decedent must present claims for such debts to the Trustee in writing within the later of four (4) months from the date of the first publication of notice, or thirty (30) days after receipt of actual notice if the identity of the creditor is known or reasonably ascertainable by the Trustee. If a creditor fails to present such claims to the Trustee within such prescribed time period, the creditor will be forever barred as against the Trustee and the trust property.  
John L. Malnar, Trustee  
4665 W. 188th Street  
Stilwell, KS 66085  
3/18 3/25 4/1

**SUBSCRIBE TODAY!**

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
PROBATE DIVISION  
IN THE MATTER OF THE ESTATE OF  
PEGGY J. HUMPHREY, DECEASED.  
Case No. 24PR00902  
Division No. 8

**NOTICE OF HEARING ON PETITION FOR FINAL SETTLEMENT**

The State of Kansas to All Persons Concerned:  
You are notified that a petition was filed on March 12, 2025 in this Court by Gregory E. Broadway, Administrator of the Estate of Peggy J. Humphrey, deceased, praying for final settlement of the estate; approval of his acts, proceedings and accounts as administrator; approval of the distribution of the following described real estate:

LOT 5, EXCEPT THE EAST 8 FEET AND ALL OF THE EAST 33 FEET OF LOT 4, BLOCK 10, BROOKRIDGE ESTATES, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS, ACCORDING TO THE RECORDED PLAT THEREOF. (commonly known as 7801

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
PROBATE DEPARTMENT  
In the Matter of the Estate of ROBERT D. HUMBLE, deceased.  
Case No. JO-2025-PR-000282  
Court No. 8

Chapter 59  
**NOTICE TO CREDITORS TO ALL PERSONS CONCERNED:**

You are hereby notified that on March 11, 2025, a Petition for Probate of Will and Issuance of Letters Testamentary was filed in this Court by Mark D. Lewis, Executor named in the "Last Will and Testament of Robert D. Humble", deceased.  
All creditors of the decedent are notified to exhibit

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
MIDFIRST BANK  
PLAINTIFF  
vs.  
NATHAN MUSE, et al.  
DEFENDANTS  
Case No. 24CV02924  
Div. No. K.S.A. 60

TITLE TO REAL ESTATE INVOLVED  
NOTICE OF SHERIFF'S SALE  
Under and by virtue of an Order of Sale issued by the Clerk of the District Court in and for the said County of Johnson, in a certain cause in said Court Numbered 24CV02924, wherein the parties above named were respectively plaintiff and defendant, and to me, the undersigned Sheriff of said County, directed, I will offer for sale at public auction and sell to the highest bidder for cash in hand at the south front door

of the courthouse in the City of Olathe in said County, on April 10, 2025, at 10:00 a.m., of said day the following described real estate located in the County of Johnson, State of Kansas, to wit:  
THE WEST 160 FEET OF THE SOUTH 106 FEET OF LOT 24, SOUTHMOOR, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY, KANSAS. Commonly known as 7037 Broadmoor Street, Overland Park, Kansas 66204  
This is an attempt to collect a debt and any information obtained will be used for that purpose.  
Calvin Hayden  
SHERIFF OF JOHNSON COUNTY, KANSAS  
LOGS LEGAL GROUP LLP  
Attorneys for Plaintiff  
6811 Shawnee Mission Parkway - Suite 309  
Overland Park, KS 66202 (913) 831-3000  
Fax No. (913) 831-3320  
Our File No. 24-014122  
3/18 3/25 4/1

W. 98th Terrace, Overland Park, KS 66212), and assignment of title to assets to the heirs and devisees entitled thereto.  
You are required to file your written defenses thereto on or before April 16, 2025 at 9:00 o'clock a.m., on such day, in such Court in Olathe, Johnson County, Kansas at which time and place such cause will be heard. This hearing will occur remotely. If you wish to participate in the hearing by video or conference call, please contact Division 8 at 913-715-3820 before the hearing date so you can be invited to join the hearing. Should you fail to do so, the Court will proceed and enter such orders as the Court determines appropriate.

*/s/ Gregory E. Broadway*  
Gregory E. Broadway,  
Petitioner  
PREPARED BY:  
*/s/ Erik M. Rome*  
Erik M. Rome, KS Bar No. 25422  
SAGE LAW, LLP  
12980 Metcalf Avenue, Suite 500  
Overland Park, KS 66213  
Telephone: (913) 341-7800  
Facsimile: (913) 341-7804  
erome@sage.law  
Attorney for Administrator  
3/18 3/25 4/1

their demands against the Estate within the latter of four (4) months from the date of the first publication of this notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.  
*/s/ Mark D. Lewis*  
Submitted by:  
Jodde Olsen Lanning  
PAYNE & JONES, Chartered  
11000 King Street, P.O. Box 25625  
Overland Park, Kansas 66225-5625  
Phone: (913) 469-4100  
Fax: (913) 469-8182  
jlanning@paynejones.com  
ATTORNEY FOR PETITIONER,  
MARK D. LEWIS  
3/18 3/25 4/1

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS  
PROBATE DEPARTMENT  
In the Matter of the Estate of: JONATHAN ROBERT MAHONY, Deceased.  
Case No. JO-2025-PR-000294  
Division JCDROEGE  
K.S.A. Chapter 59

**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that on March 12, 2025, a Petition for Probate of Will and Issuance of Letters Testamentary under the Kansas Simplified Estates Act was filed in this Court by Elizabeth C. Mahony, surviving spouse, an heir, legatee, Personal Represent-

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE FOR NEW CENTURY HOME EQUITY LOAN TRUST 2003-6  
PLAINTIFF  
vs.  
LUCILLE MCCLANAHAN, et al.  
DEFENDANTS  
Case No. 23CV03791  
Div. No. 6  
K.S.A. 60

TITLE TO REAL ESTATE INVOLVED

NOTICE OF SHERIFF'S SALE  
Under and by virtue of an Order of Sale issued by the Clerk of the District Court in and for the said County of Johnson, in a certain cause in said Court Numbered 23CV03791, wherein the parties above named were respectively plaintiff and defendant, and to me, the undersigned Sheriff of said County, directed, I will offer for sale at public auction and

First published in The Legal Record, Tuesday, March 18, 2025.

IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS

CIVIL DEPARTMENT  
The Bank of New York Mellon, f/k/a The Bank of New York, as trustee, on behalf of the holders of the Alternative Loan Trust 2007-OA3 Mortgage Pass-Through Certificates, Series 2007-OA3 Plaintiff,  
vs.  
Deneshia R. Peters; Unknown Spouse, if any, of Deneshia R. Peters  
Defendants.  
Case No. 24CV01358  
Court Number:  
Pursuant to K.S.A. Chapter 60

NOTICE OF SALE

Under and by virtue of an Order of Sale issued to me by the Clerk of the District Court of Johnson County, Kansas, the undersigned Sheriff of Johnson County, Kansas, will offer for sale at public auction and sell to the highest bidder for cash in hand, at the Front Door of the Courthouse at Olathe Johnson County, Kansas, on April 9, 2025, at 10:00 AM, the following real estate:

tative named in the "Last Will of Jonathan R. Mahony," deceased, and Trustee of the decedent's Trust.

All creditors are notified to exhibit their demands against the Estate within four months from the date of the first publication of this notice, as provided by law, and if their demands are not thus exhibited, they shall be forever barred.  
ELIZABETH C. MAHONY  
*Petitioner*  
SARA E. MORRISON - #29882  
Kembell Woods & Martinsen LLP  
5901 College Boulevard, Suite 280  
Overland Park, KS 66211  
SMorrison@kwm-law.com  
Telephone: 913-469-0900  
Facsimile: 913-469-0990  
*Attorney for Petitioner*  
3/18 3/25 4/1

sell to the highest bidder for cash in hand at the south front door of the courthouse in the City of Olathe in said County, on April 10, 2025, 10:00 a.m., of said day the following described real estate located in the County of Johnson, State of Kansas, to wit:  
THE SOUTH 1/2 OF LOTS 1 AND 2, BLOCK 6, AND THE NORTH 1/2 OF THE VACATED ALLEY ADJACENT TO SAID LOTS ON THE SOUTH, CITY OF OLATHE, JOHNSON COUNTY, KANSAS. Commonly known as 631 North Willie Street, Olathe, Kansas 66061  
This is an attempt to collect a debt and any information obtained will be used for that purpose.  
Calvin Hayden  
SHERIFF OF JOHNSON COUNTY, KANSAS  
LOGS LEGAL GROUP LLP  
Attorneys for Plaintiff  
6811 Shawnee Mission Parkway - Suite 309  
Overland Park, KS 66202 (913) 831-3000  
Fax No. (913) 831-3320  
Our File No. 23-013734  
3/18 3/25 4/1

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. For more information, visit www.Southlaw.com  
Byron K. Roberson, Sheriff  
Johnson County, Kansas  
Prepared By:  
SouthLaw, P.C.  
Blair T. Gisi (KS #24096)  
13160 Foster, Suite 100  
Overland Park, KS 66213-2660  
(913) 663-7600  
(913) 663-7899 (Fax)  
Attorneys for Plaintiff  
3/18 3/25 4/1

First published in The Legal Record, Tuesday, March 18, 2025.

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 JOHNSON COUNTY, KANSAS

CIVIL DEPARTMENT  
The Bank of New York Mellon fka The Bank of New York, successor Indenture Trustee to JPMorgan Chase Bank, N.A., as Indenture Trustee of the Noteholders of the CWHEQ Inc., CWHEQ Revolving Home Equity Loan Trust, Series 2006-H Plaintiff,  
vs.  
Jannine M Held, Rick S Held aka Richard S Held, Jane Doe, John Doe, Kansas Department of Revenue, and Leawood Estates Homes Association, et al., Defendants  
Case No. JO-2025-CV-000410  
Court No. 8

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 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 person who are

and all those defendants who have not otherwise been served are required to plead to the Petition on or before April 28, 2025 in the District Court of Johnson 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 197349.454344 KJFC  
MILLSAP & SINGER, LLC IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
3/18 3/25 4/1

First published in The Legal Record, Tuesday, March 18, 2025.

**NOTICE TO CREDITORS PURSUANT TO K.S.A. 58a-818**

TO ALL PERSONS CONCERNED:  
You are notified that Anne L. Kyle died on January 24, 2025. The decedent was the Grantor of the Anne L. Kyle Revocable Living Trust dated 06/24/96. Linda K. Smith serves as Trustee. The Trustee has the power to pay the outstanding debts of the decedent from the trust property upon receipt of proper proof of the debts. In accordance with K.S.A. 58a-818, creditors

**EMAIL YOUR PUBLIC NOTICE**  
notices@thellegalrecord.net

**SEND US YOUR NEWS, LEGAL NOTICE, & GENERAL INFORMATION**

or may be concerned:

You are hereby notified that a Petition has been filed in the District Court of Johnson County, Kansas by The Bank of New York Mellon fka The Bank of New York, successor Indenture Trustee to JPMorgan Chase Bank, N.A., as Indenture Trustee on behalf of the Noteholders of the CWHEQ Inc., CWHEQ Revolving Home Equity Loan Trust, Series 2006-H, praying to foreclose a mortgage on the following described real estate:  
A PARCEL OF LAND LOCATED IN THE CITY OF OVERLAND PARK, COUNTY OF JOHNSON, STATE OF KANSAS, AND KNOWN AS: BEING LOT NUMBER 1160 IN LEAWOOD ESTATES, A SUBDIVISION IN THE CITY OF OVERLAND PARK, JOHNSON COUNTY RECORDS. Parcel ID No. NP37200000 1160. Commonly known as 4008 W 100th Place, Overland Park, KS 66207 ("the Property")  
MS 197349

and all those defendants who have not otherwise been served are required to plead to the Petition on or before April 28, 2025 in the District Court of Johnson 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 197349.454344 KJFC  
MILLSAP & SINGER, LLC IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
3/18 3/25 4/1

of the decedent must present claims for such debts to the Trustee in writing within the later of four (4) months from the date of the first publication of notice, or thirty (30) days after receipt of actual notice if the identity of the creditor is known or reasonably ascertainable by the Trustee. If a creditor fails to present such claims to the Trustee within such prescribed time period, the creditor will be forever barred as against the Trustee and the trust property.  
Linda K. Smith, Trustee  
11327 Hemlock St.  
Overland Park, KS 66210  
3/18 3/25 4/1





## JOHNSON COUNTY PUBLIC NOTICES

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS**  
In the Matter of the Estate of  
**BARBARA J. KOONSE,**  
Deceased

Case No. JO-2025-PR-000356  
Division 8  
**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:  
You are hereby notified that on March 27, 2025, a Petition for Issuance of Letters of Administration under the Kansas Simplified Estates Act was

filed in this Court by Leslie C. Byram.

All creditors are notified to exhibit their demands against the Estate within four months from the date of the first publication of this notice, as provided by law, and if their demands are not thus exhibited, they shall be forever barred.  
*/s/ Leslie C. Byram*  
Petitioner  
LESLIE C. BYRAM, P.A.  
Leslie C. Byram, KS #22164  
9401 Nall Avenue, Ste. 206  
Prairie Village, Kansas 66207  
Tel: (913) 486-0268  
Fax: (913) 648-2551  
leslie@byramlaw.com  
*Attorney and Petitioner herein*  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE JUDICIAL DISTRICT DISTRICT COURT OF COUNTY, KANSAS**  
IN THE MATTER OF THE PETITION OF  
**ELIZABETH ANN ALVIDREZ**  
To Change His/Her Name to  
**ELIZABETH ANN KNAPP**  
Case No. JO-2025-CV-000533  
Div. No. 7

PURSUANT TO K.S.A. CHAPTER 60  
**NOTICE OF HEARING – PUBLICATION**  
THE STATE OF KANSAS TO ALL WHO ARE OR MAY BE CONCERNED:

You are hereby notified that Elizabeth Ann Alvidrez, filed a Petition in the above court on the 19 day of March, 2025, requesting a judgment and order changing his/her name

from Elizabeth Ann Alvidrez to Elizabeth Ann Knapp.

The Petition will be heard in Johnson County District Court, 150 W Santa Fe St., Olathe, Kansas, on the 28 day of May, 2025, at 10:00 a.m. via Zoom Meeting ID: 897 0569 4829

If you have any objection to the requested name change, you are required to file a responsive pleading on or before May 27, 2025 in this court or appear at the hearing and object to the requested name change. If you fail to act, judgment and order will be entered upon the Petition as requested by Petitioner.  
Petitioner, Pro Se Name: Elizabeth Ann Alvidrez  
9218 Metcalf Ave #297  
Overland Park, KS., 66212.  
Telephone Number: 816-291-0091  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS**  
**PROBATE DIVISION**  
**DEPARTMENT**

In the Matter of the Estate of:  
**Heather Marie Coutts,**  
Deceased

Case No. JO-2024-PR-001279  
Court No. 8

K.S.A. Chapter 59  
**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:  
You are notified that an Amended Petition for Appointment of Administrator Under the Kansas Simplified Estates Act was filed on March 18, 2025. All creditors are notified to exhibit their demands

against the Estate within the latter of four (4) months from the date of the first publication of this notice, as provided by law, or if the identity of the creditor is known or reasonably ascertainable, thirty (30) days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

Curt R. Coutts, Petitioner  
Julia E. Reece, KS Bar #30547  
STERN & MAUCK, LLC  
9225 Indian Creek Parkway, Ste. 1170  
Overland Park, KS 66210  
Phone: (913) 674-5222  
Fax: (301) 882-9746  
julia@smllawkc.com  
ATTORNEYS FOR  
CURT R. COUTTS  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE MATTER OF THE: JAMES M AND JANE L CARR IRREVOCABLE TRUST**

**NOTICE TO CREDITORS PURSUANT TO K.S.A. 58a-818**

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:  
You are hereby notified that Jane L. Carr, of Olathe, Kansas, died on March 10, 2025. Decedent was the Grantor of the James M and Jane L Carr Trust dated September 4, 1997, As Amended & Restated. Midwest Trust Company is serving as Successor Trustee. The Successor Trustee has the power to pay the outstanding debts of decedent from the Trust property upon receipt of proper proof of the debts. In accordance with

K.S.A. 58a-818, creditors of decedent must present claims for such debts to the Successor Trustee in writing within the later of four (4) months from the date of first publication of notice, or thirty (30) days after receipt of actual notice if the identity of the creditor is known or reasonably ascertainable by the Successor Trustee. If a creditor fails to present such claims to the Successor Trustee within such prescribed time period, the creditor will be barred as against the Successor Trustee and the Trust property.  
Albert J. Allen  
Vice President & Trust Officer  
Midwest Trust Company  
5901 College Blvd Ste 100  
Overland Park, KS 66211  
(913) 663-0616  
First published on April 1, 2025.  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS**  
**PROBATE DIVISION**  
IN THE MATTER OF THE ESTATE OF  
**CAROLINE A. BROWNING,**  
DECEASED

Case No. JO-2025-PR-000259  
Division 8

K.S.A. Chapter 59  
**NOTICE OF HEARING**  
*Petition Pursuant to K.S.A. Chapter 59*

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:  
You are notified that a Petition has been filed in this Court by Seth G. Browning, one of the heirs of Caroline A. Browning, deceased, requesting:

Descent be determined of the following described real estate situated in Johnson County, Kansas:  
Lot 172, THE WILDERNESS, FIFTH PLAT, a subdivision in the City of Overland Park, Johnson County, Kansas.  
Street Address: 4933 West 162nd Street, Overland Park, Kansas 66085.

And all personal property and other Kansas real estate owned by decedent at the time of death. And that such property and all personal property and other Kansas real estate owned by the decedent at the time of death be assigned pursuant to the laws of intestate succession.

You are required to file your written defenses to the petition on or before April 25th, 2025, at 9:30 o'clock A.M. in the City of Olathe, Johnson County, Kansas at which time and place the cause will be heard. This hearing will occur remotely. If you wish to participate in the hearing by video or conference call, please contact Division 8 at 913-715-3820 before the date of the hearing. Should you fail to do so, the Court will proceed and enter such orders as the Court determines appropriate.  
Submitted by:  
*/s/ Terence M. O'Malley*  
Terence M. O'Malley (#47354)  
THE O'MALLEY LAW FIRM  
1050 W. Blue Ridge Blvd.  
Kansas City, Missouri 64145  
terence@omalleylawkc.com  
816-942-4008  
ATTORNEY FOR PETITIONER  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

March 18, 2025  
Joshua D. Gulley  
3051 N 48th Street  
Kansas City, KS 66104  
RE: KHP 2008-010415  
1992 Kawasaki Motorcycle  
Dear Mr. Gulley,

We have determined that the above motorcycle's VIN has been altered, destroyed, defaced or removed in violation of K.S.A. 8-116. Unfortunately, this renders the vehicle contraband by law. Since we are neither able to definitively determine the identity of the vehicle, nor to ensure that the vehicle or any of its component parts are not stolen, we are unable to assign a VIN and return the vehicle to you pursuant to K.S.A. 8-116a.

Because we have determined that the above referenced vehicle is contraband, we will be destroying it pursuant to K.S.A. 22-2512(c) (4), unless we hear from you within 60 days from the date of this letter.

Should you have any questions, you are welcome to call the main number for the Highway Patrol at 785-296-6800 and ask to speak to me. While I am happy to answer questions about the process, I am not able to provide you with legal advice.  
Sincerely,  
Stacy R. Bond  
Legal Counsel  
Kansas Highway Patrol  
4/1

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS**  
**PROBATE SECTION**

In the Matter of the Estate of:  
**ANTHONY J. LANG, JR. a/k/a ANTHONY JOHN LANG, JR.,**  
Deceased

Case No. JO-2025-PR-000344  
Division 8  
K.S.A. Chapter 59

**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 Anthony J. Lang III, one of the heirs of Anthony J. Lang, Jr., deceased, requesting that descent be determined of the following described real estate situated in Johnson County, Kansas:  
Lot 3, except the Southeast 20 feet, Block 2, GASLIGHT ACRES, a subdivision in the City of Olathe, Johnson County, Kansas  
and all personal property and other Kansas real estate owned by decedent at the time of death. And that such property and all personal

property and other Kansas real estate owned by the decedent at the time of death be assigned pursuant to the laws of intestate succession.

You are hereby required to file your written defenses hereto on or before April 25, 2025, at 9:30 a.m. of said day in said Court, in the City of Olathe, Johnson 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. This hearing will occur remotely. If you wish to participate in the hearing by video or conference call, please contact Division 8 at 913-715-3820 before the date of the hearing so you can be invited to join the hearing. Should you fail to do so, the Court will proceed and enter such orders as the Court deems appropriate.  
*/s/ Anthony J. Lang III*  
Anthony J. Lang III, Petitioner  
Barry D. Martin, #09403  
SPEER & HOLLIDAY, LLP  
100 E. Park, Suite 204  
Olathe, Kansas 66061  
(913) 782-1000  
Attorneys for Petitioner  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS**  
**PROBATE DIVISION**

In the Matter of the Estate of  
**JANET KAY GOLDSKY**  
**AKA JANET KAY GREEN,**  
Deceased.

Case No.: JO-2025-PR-000314  
Court No.: 8

K.S.A. Chapter: 59  
**NOTICE TO CREDITORS**

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:  
You are hereby notified that on March 17, 2025, a Petition for Issuance of Letters of Administration under the Kansas Simplified Estates Act filed by Monica Muscato, an heir and nominated Administrator of the Estate of Janet Kay Goldsky AKA Janet Kay Green, deceased.

All creditors of the decedent are notified to exhibit their demands against the Estate within four months from the date of the first publication of this notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given by law, and if their demands are not thus exhibited, they shall be forever barred.

Submitted by:  
*/s/ Jeremy L. Keel*  
JEREMY L. KEEL KSC# 28129  
JANSSSEN ESTATE, PROBATE AND ELDER LAW  
4505 Madison Avenue, Suite 100  
Kansas City, MO 64111  
Phone: (913) 322-6300  
Fax: (913) 322-6301  
Jeremy@staceyelderlaw.com  
Attorney for Petitioner  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE DISTRICT COURT OF JOHNSON COUNTY, KANSAS**  
**PROBATE DIVISION**  
Court No. 8;

K.S.A. Chapter 59  
In the Matter of the Estate of  
**MARJORIE ANNE DOZIER,**  
Deceased  
Case No. 21PR01032

AND  
In the Matter of the Estate of  
**EDWARD A. RICE,** Deceased  
Case No. 21PR01044  
**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 Phil Kurz, duly appointed, qualified and acting Executor of the Estate of Marjorie Ann Dozier, deceased, and of the Estate of Edward A. Rice, deceased, praying Petitioner's acts be approved; account be settled and allowed; the heirs be determined; the Last Will and Testament of Marjorie Ann Dozier and the Last Will and Testament of Edward A. Rice both be construed and the Estates be assigned to the person entitled thereto; the Court finds the allowances requested for attorney fees and expenses are reasonable and should be allowed; the costs be determined and ordered paid; the administration of both Estates should be closed; upon the filing of receipts the Petition be finally discharged as the Executor of the Estate of Marjorie Ann Dozier, deceased, and of the Estate of Edward A. Rice, deceased, and the Petitioner be released from further liability.

You are hereby notified that the following real property shall be transferred by specific devise in the Last Will and Testament of Marjorie Ann Dozier to Edward A. Rice and then transferred by

specific devise in the Last Will and Testament of Edward A. Rice to be distributed to Phil Kurz. The real property to be so distributed is located in Lawrence, Douglas County, Kansas, with the following legal description:

*Lot Number One (1), less the West 85.5 feet thereof, also less the South fifteen (15) feet of said Lot Number One (1), B.F. Smith's Subdivision of Lots Nos. Sixteen (16), Seventeen (17), Eighteen (18) and Nineteen (19), in Block Number Fifteen (15), Babcock's Enlarged Addition to the City of Lawrence and of Lots Nos. Twelve (12) and Thirteen (13) in Block Number Three (3) of Cranson's Subdivision of Block Number Fifteen (15), Babcock's Enlarged Addition to the City of Lawrence, Douglas County, Kansas.*

Commonly known as 1831 Barker Ave., Lawrence Kansas

This petition will be heard on May 14, 2025, at **9:30 am** or as soon thereafter as the Court may reasonably hear this matter. THIS HEARING WILL OCCUR REMOTELY. If you wish to participate in the hearing by video or conference call, please contact Division 8 at (913) 715-3820 before the date of the hearing so you can be invited to join the hearing. Should you fail to do so, the Court will proceed and enter such orders as the Court determines appropriate.  
SUBMITTED BY:  
*/s/ Stacey L. Janssen*  
STACEY L. JANSSEN KSC# 13777  
JANSSSEN ESTATE, PROBATE AND ELDER LAW  
4505 Madison Ave., Suite 120  
Kansas City, MO 64111  
Phone: (913) 322-6300  
Fax: (913) 322-6301  
Stacey@staceyelderlaw.com  
Attorney for Executor, Phillip C. Kurz  
4/1 4/8 4/15

First published in The Legal Record, Tuesday, April 1, 2025.

**IN THE MATTER OF THE WILLIAM J. HUDSON LIVING TRUST**  
**NOTICE TO CREDITORS PURSUANT TO K.S.A. 58a-818**

THE STATE OF KANSAS AND TO ALL PERSONS CONCERNED:

You are hereby notified that William J. Hudson, of Olathe, Kansas, died on December 6, 2024. Decedent was the Grantor, or the Trustmaker, of the William J. Hudson Living Trust dated December 18, 2008, as amended and restated. Betty K. Hudson is the Successor Trustee. The Successor Trustee has the power to pay the outstanding debts of Decedent from the trust property upon receipt of proper proof of the debts. In accordance with K.S.A. 58a-818, creditors of Decedent must present claims for such

debts to the Successor Trustee in writing within the later of four (4) months from the date of first publication of notice, or thirty (30) days after receipt of actual notice if the identity of the creditor is known or reasonably ascertainable by the Successor Trustee. If a creditor fails to present such claims to the Successor Trustee within such prescribed time period, the creditor will be barred as against the Successor Trustee and the Trust property. The Successor Trustee for the William J. Hudson Living Trust is Betty K. Hudson. Jerry D. Bell is the Attorney for the Successor Trustee and his address, which will serve as the address of the Trustee, is: The Bell Law Firm P.A. 9308 West 146th Terrace Overland Park, KS 66221 (913) 219-4513  
First published on April 1, 2025.  
4/1 4/8 4/15

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