

WVTK LLC
18102 SENECA TRAIL
MARLINTON, WV 24954

This deed made this 6th day of August, 2025 by and between Christal G. Perry, appointee of the Honorable Mark A. Hunt, State Auditor, grantor and WVTK LLC, purchaser, grantee, witnesseth, that:

Whereas, in pursuance of the statutes in such case made and provided, Christal G. Perry, appointee of the Honorable Mark A. Hunt, State Auditor, did in the month of April, in the year 2024, sell the tax lien(s) on real estate, hereinafter mentioned and described, for taxes delinquent thereon for the year(s) 2022 to 2023, and WVTK LLC for the sum of \$5,000.00, that being the amount of purchase money paid to the sheriff, did become the purchaser of the tax lien(s) on such real estate, which was returned delinquent in the name:

CERT NUMBER	TAXPAYER
2023-C-001668	KEGLEY CHARLES

Whereas, The State Auditor has caused the notice to redeem to be served on all persons required by law to be served on all persons required by law to be served therewith; and

Whereas, The tax lien(s) on the real estate so purchased has not been redeemed in the manner provided by law and the time for redemption set in such notice has expired;

Now, therefore, the grantor, for and in consideration of the premises and in pursuance of the statutes of Article 3, Chapter 11A of the West Virginia Code, doth grant unto WVTK LLC, grantee, his or her heirs and assigns forever, the real estate on which the tax lien(s) so purchased existed, situate in the county of Kanawha, bounded and described as follows:

CERT NUMBER	LEGAL DESCRIPTION	DISTRICT
2023-C-001668	PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAND DR 216	South Charleston Corp District

The undersigned hereby declares that the consideration paid for the conveyance is \$5,000.00.

Witness the following signature:

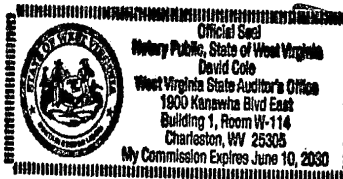
Christal G. Perry

Christal G. Perry
Appointee of the Honorable Mark A. Hunt, State Auditor

State of West Virginia
County of Kanawha, to wit:

I, David Cole, a Notary Public in and for the County of Kanawha, and the State of West Virginia, do certify that Christal G. Perry, Appointee of the Honorable Mark A. Hunt, State Auditor, whose name is signed to the foregoing writing bearing the date of the 6th day of August, 2025, has acknowledge they same before me in said County.

Given under my hand this 6th day of August, 2025. My commission expires June 10, 2030,



David Cole
David Cole
Notary Public

This instrument was prepared from a form by Christal G. Perry, Appointee of the Honorable Mark A. Hunt, State Auditor, as provided for Article 3, Section 59 of the Code of West Virginia.

Kanawha County
Vera J. McCormick, Clerk
Instrument 4132083
08/28/2025 @ 08:37:49 AM
DEED
Book 3348 Page 805
Pages Recorded 87
Recording Fee \$
Transfer Fee \$
141.00
27.50

CERTIFICATE OF CERTIFICATION NO: 2023-C- 001668

KANAWHA COUNTY 22 SO CHARLESTON DISTRICT, WEST VIRGINIA

MEMORANDUM OF TAXES CERTIFIED TO THE AUDITOR COUNTY OF KANAWHA
ON 10/31/2023 FOR THE NONPAYMENT OF TAXES CHARGED THEREON FOR THE FOLLOWING:

DISTRICT MAP PARCEL 22 31 0184 0000 0000 ACCOUNT # 06879309

YR TICKET	PERSON CHARGED WITH TAXES	DESCRIPTION
2022 0000094982	KEGLEY CHARLES	PT LT 13 SEC 1 SUB HILL LAND
	142 OAKVALE RD	LT B 50X125 SUTHERLAND DR 216
	CHARLESTON	WV 25314

DELINQUENT TAXES	626.46
INTEREST	46.98
PUBLICATIONS & NOTICES	75.00
CERT PUBLICATION	15.00
 SUBSEQUENT TAXES	 AMOUNT
2023 0000094868	635.98
 TOTAL	 1399.42

GIVEN UNDER MY HAND THIS DATE 10/31/2023.

SHERIFF, COUNTY OF KANAWHA

SALE APPROVAL LETTER

Office of the State Auditor
County Collections Division
State Capitol Building 1 Room W-114
1900 Kanawha Boulevard East
Charleston, WV 25305

Certificate of Sale Number: KANAWHA COUNTY 2023-C-001668

Memorandum of real estate sold in the county of KANAWHA on this 25th day of April, 2024 by the Honorable John B. McCuskey, Auditor of the State of West Virginia.

Property Description: PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAND DR 216

District: SOUTH CHARLESTON CORP **Map:** 31 **Parcel:** 0184 0000 0000

Taxpayer:

KEGLEY CHARLES
142 OAKVALE RD
CHARLESTON, WV 25314

Delinquent Taxes: 2022 - 94982	\$763.44
Interest on Delinquent Taxes	\$45.81
Subsequent Taxes: 2023-94868	\$666.77
Back Taxes:	\$0.00
Certification Fee	\$25.25
Publication Fee	\$30.30
Auditor's Fee	\$110.00
Courthouse Facility Improvement Fund	\$10.00
Amount of Bid	\$5,000.00
Amount Due	\$1,651.57
Surplus	\$3,348.43

Purchaser:

WVTK LLC
18102 SENECA TRAIL
MARLINTON, WV 24954



John B. McCuskey
John B. McCuskey, State Auditor

The purchase of the listed property has been approved pending clearance of your payment by your financial institution. The list of names, addresses and payment must be submitted to the West Virginia State Auditor's Office by August 23, 2024, as stated in the handout that you received when registering to obtain a bid number. Please remember failure to meet these requirements shall cause you to lose all benefits of your purchase.

West Virginia State Auditor's Office
Notice to Redeem Form

Total Cost: \$184.96

Billing Name / Organization: WVTk LLC

Address: 18102 SENECA TRAIL

City / State / Zip : MARLINTON, WV 24954

Phone: 304-389-4951 Alt. Phone:

Certification / Certificate Number: 2023-C-001668

County: KANAWHA COUNTY

Legal Description: PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAND DR 216

Map: 31 Parcel: 0184 0000 0000

Name and address of those to be notified

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CHARLES KEGLEY
216 SUTHERLAND DR
CHARLESTON, WV 25303
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

OCCUPANT
216 SUTHERLAND DR
CHARLESTON, WV 25303
USA

JUL 18 '24 PM 1:18

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CITY OF SOUTH CHARLESTON
PO BOX 8597
S CHARLESTON, WV 25303-0597
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

STATE OF WEST VIRGINIA
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CHARLES KEGLEY
1514 NORTH DR
S CHARLESTON, WV 25303-2115
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CHARLES KEGLEY, POA
142 OAKVALE RD
CHARLESTON, WV 25314-2146
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146
USA

JUL 18 '24 11:16

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CHARLES KEGLEY
2729 DANIELS AVE
S CHARLESTON, WV 25303-2514
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

OCCUPANT
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE
STOP 2850F
FLORENCE, KY 41042
USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321
USA

If you are an Attorney preparing a title exam, please submit your fee's, bar number and signature on your Firm's letterhead.

JUL 16 '24 PM 1:18

Susan (Allie) Callison, Attorney at Law
PO Box 153
Hillsboro, WV 24946
sacallisonlaw@gmail.com 304-871-7225

WVTK LLC
Attention: Oak Hall
18102 Seneca Trail
Marlinton, WV 24954

RE: KEGLEY CHARLES

PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAND DR 216
SOUTH CHARLESTON CORP District
Kanawha County, West Virginia

Certificate No. 2023-C-001668 CIN CTS-20-2023-1668

Dear Oak Hall,

Pursuant to your request I have examined the index records in the Office of the Clerk of the County Commission of Kanawha County, West Virginia, for the purpose of identifying any and all persons or entities who may have the right to redeem the above reference certificate. Attached are the notes for the documents examined as a result of the county index.

I acknowledge receipt of the sum of \$500.00 for my examination.

/s/ Susan A Callison
Susan A Callison
WV State Bar #14541



JUL 18 '24 PM 1:18

TITLE WORKSHEET



County - 20

Name(s) KEGLEY CHARLES

SOUTH CHARLESTON CORP Dist (22) Map 0031 Parcel 0184 Sub 0000SPLIT0000

Description PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAND DR 216

TITLE WORK CODE: CTS-20-2023-1668

PUT ON ALL ADDITIONAL PAGES

LANDBOOK 2023, 2022, 2020, 2019, 2018, 2017, 2016, 2015: KEGLEY CHARLES Book/Page: 2841/0450 Tax Class: 2

LANDBOOK 2021: KEGLEY CHARLES Book/Page: 2841/0450 Tax Class: 2

LANDBOOK 2014: KEGLEY CHARLES Book/Page: 2841/0450 Tax Class: 4

LANDBOOK 2013, 2012, 2011, 2010, 2009, 2008, 2007, 2006: BRUMFIELD KATHERINE D & ZACHARY S Book/Page: 2608/440 Tax Class: 2

3/1/2013 Federal National
Mortgage Association

2841/450
SW 22500

Charles Kegley
142 Oakdale Rd
Chas WV 25314

	OC	DT	Liens
Charles Kegley			(12)

Charles Kegley +
phys. address
216 Sutherland Dr
Charleston WV 25303

DB 2841/400

J 345/689

① Ordinance violation (X16)
City of South Charleston
PO Box 8597
South Charleston WV 25303

② ~~Abstract of Judgment~~
~~142 Oakdale Rd~~
~~Charleston WV 25314~~

J 324/150

Mag Ct of Kanawha City

JUL 18 24 PM 118

CTS-20-2023-1668

Charles Kegley
142 Oakdale Rd
Charleston WV 25314

Charles Kegley
1514 North Drive
South Charleston WV 25353

TR sale 8/7/98

Charles Kegley II
(POA Charles Kegley)
142 Oakdale Drive
Charleston WV 25314

POA 92/255

Jacqueline Kegley
(POA Charles Kegley)
142 Oakdale Drive
Charleston WV 25314

Charles Kegley
2729 Daniels Avenue
South Charleston WV 25303

ST/lec 41/630

JUL 18/24 PM 1:13

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
CHARLESTON, WV 25303

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
CHARLESTON, WV 25303

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC, the purchaser of the following real estate, **Cert No. 2023-C-001668**, located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES, and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2022 - 94982 .	\$870.32
Back tax tickets, with interest, and charges due on the date of certification for ticket number	\$0.00
Subsequent of taxes paid on the property, with interest to for tax year 2023-94868 .	\$718.28
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$209.95
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$732.36
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,530.91

You may redeem at any time before December 31, 2024 by paying the above total less any unearned interest.

Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTk LLC)

OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

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Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
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Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 12



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

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G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568



Date Produced: 08/05/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2972 12. Our records indicate that this item was delivered on 08/03/2024 at 01:41 p.m. in CHARLESTON, WV 25314. The scanned image of the recipient information is provided below.

Signature of Recipient :
(Authorized Agent)

[Handwritten signature]
COV 19

Address of Recipient :

142 Oakdale

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

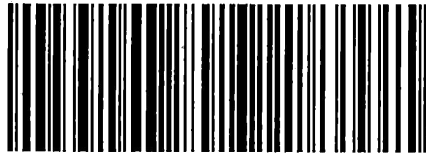
Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 50



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No.** 2023-C-001668 , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2022 - 94982 .	\$870.32
Back tax tickets, with interest, and charges due on the date of certification for ticket number	\$0.00
Subsequent of taxes paid on the property, with interest to for tax year 2023-94868 .	\$718.28
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$209.95
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$732.36
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,530.91

You may redeem at any time before December 31, 2024 by paying the above total less any unearned interest.

Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

**Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**

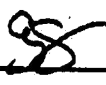


Date Produced: 08/05/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2972 50. Our records indicate that this item was delivered on 08/03/2024 at 09:53 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	
Printed Name	Elizabeth Ayers

Address of Recipient :

Delivery Address	WV TAX
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Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

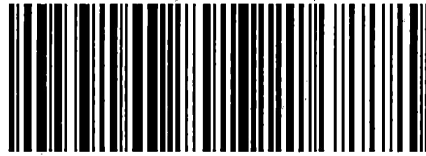
Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 07



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
216 SUTHERLAND DR
CHARLESTON, WV 25303

[A395D13E-B216-4910-A95745EE8E256B49][NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
216 SUTHERLAND DR
CHARLESTON, WV 25303

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CHARLES KEGLEY
216 SUTHERLAND DR
CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568



Date Produced: 08/19/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2970 07. Our records indicate that this item was delivered on 08/12/2024 at 06:38 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	<i>Philip Crist</i>
Printed Name	Philip Crist

Address of Recipient :

Delivery Address	1900 Kanawha Blvd
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Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

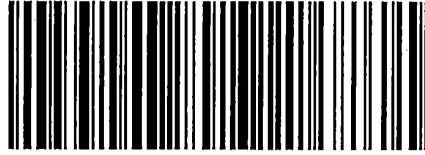
Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 38



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

STATE OF WEST VIRGINIA
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

STATE OF WEST VIRGINIA
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

STATE OF WEST VIRGINIA
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

**Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**



Date Produced: 08/12/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2970 38. Our records indicate that this item was delivered on 08/05/2024 at 11:52 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Handwritten signature and address: "Jm" followed by "0007" on the next line.

Address of Recipient :

Handwritten address: "111 Court St".

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

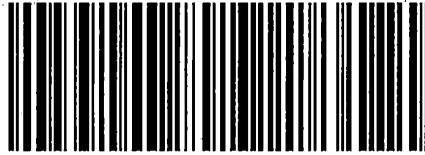
Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 43



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE
STOP 2850F
FLORENCE, KY 41042

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE
STOP 2850F
FLORENCE, KY 41042

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE
STOP 2850F
FLORENCE, KY 41042

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568



Date Produced: 08/12/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2972 43. Our records indicate that this item was delivered on 08/05/2024 at 12:36 p.m. in FLORENCE, KY 41042. The scanned image of the recipient information is provided below.

Signature of Recipient :

David W. Stone
DAVID W. STONE

Address of Recipient :

7940 Kentucky Drive
Florence, KY 41042

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA



**UNITED STATES
POSTAL SERVICE.**

Date Produced: 02/03/2025

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 6300 19. Our records indicate that this item was delivered on 01/30/2025 at 11:54 a.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

Jonathan Annett
Jonathan Annett

Address of Recipient :

1812
Selma

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

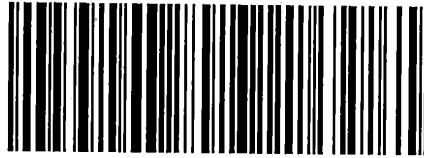
Sincerely,
United States Postal Service

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Customer Reference Number: 2023-C-001668 KANAWHA COUNTY

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 21



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CITY OF SOUTH CHARLESTON

PO BOX 8597

S CHARLESTON, WV 25303-0597

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CITY OF SOUTH CHARLESTON
PO-BOX 8597
S CHARLESTON, WV 25303-0597

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CITY OF SOUTH CHARLESTON
PO BOX 8597
S CHARLESTON, WV 25303-0597

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
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West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**



January 27, 2025

Dear 2023 C 1668 KANAWHA COUNTY:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8091 0924 9001 2970 21.

Item Details

Status:	We regret to inform you that we were unable to locate any delivery information in our records for your item.
Status Date / Time:	N/A
Location:	N/A
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic
Recipient Name:	CITY OF SOUTH CHARLESTON

Shipment Details

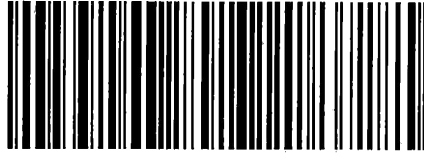
Weight:	1.0oz
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Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

Sincerely,
United States Postal Service®
475 L'Enfant Plaza SW
Washington, D.C. 20260-0004

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 05



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY, POA
142 OAKVALE RD
CHARLESTON, WV 25314-2146

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY, POA
142 OAKVALE RD
CHARLESTON, WV 25314-2146

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CHARLES KEGLEY, POA
142 OAKVALE RD
CHARLESTON, WV 25314-2146

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

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G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

**Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**



Date Produced: 08/05/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2972 05. Our records indicate that this item was delivered on 08/03/2024 at 01:41 p.m. in CHARLESTON, WV 25314. The scanned image of the recipient information is provided below.

Signature of Recipient :
(Authorized Agent)

[Handwritten signature]
COV 19

Address of Recipient :

142 Oakdale

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

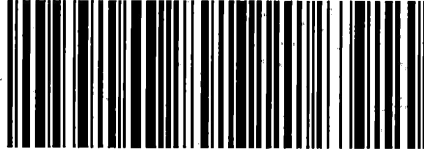
Sincerely,
United States Postal Service

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Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2969 94



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CHARLES KEGLEY
142 OAKVALE RD
CHARLESTON, WV 25314-2146

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC, the purchaser of the following real estate, **Cert No. 2023-C-001668**, located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES, and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2022 - 94982.	\$870.32
Back tax tickets, with interest, and charges due on the date of certification for ticket number	\$0.00
Subsequent of taxes paid on the property, with interest to for tax year 2023-94868.	\$718.28
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$209.95
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$732.36
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,530.91

You may redeem at any time before December 31, 2024 by paying the above total less any unearned interest.

Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568



Date Produced: 08/05/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2969 94. Our records indicate that this item was delivered on 08/03/2024 at 01:41 p.m. in CHARLESTON, WV 25314. The scanned image of the recipient information is provided below.

Signature of Recipient :
(Authorized Agent)

[Handwritten signature]
COV 19

Address of Recipient :

142 Oaklawn

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

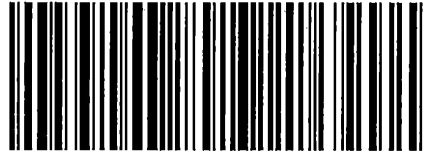
Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 45



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
1514 NORTH DR
S CHARLESTON, WV 25303-2115

[A395D13E-B216-4910-A95745EE8E256B49][NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
1514 NORTH DR
S CHARLESTON, WV 25303-2115

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CHARLES KEGLEY
1514 NORTH DR
S CHARLESTON, WV 25303-2115

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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Additional taxes with interest.	\$0.00
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Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,530.91

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

**Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**



UNITED STATES
POSTAL SERVICE

Date Produced: 08/19/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2970 45. Our records indicate that this item was delivered on 08/12/2024 at 06:38 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	<i>Philip Crist</i>
X	
Printed Name	Philip Crist

Address of Recipient :

Delivery Address	1900 Kanawha Blvd
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Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

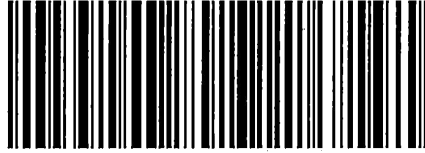
Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 14



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
CHARLESTON, WV 25303

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
CHARLESTON, WV 25303

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568



UNITED STATES
POSTAL SERVICE

Date Produced: 08/19/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2970 14. Our records indicate that this item was delivered on 08/12/2024 at 06:38 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	<i>Phillip Crist</i>
X	
Printed Name	Phillip Crist

Address of Recipient :

Delivery Address	1900 Kanawha Blvd
------------------	-------------------

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

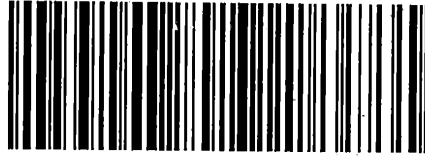
Sincerely,
United States Postal Service

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Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 36



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

A395D13E-B216-4910-A95745EE8E256B49][NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

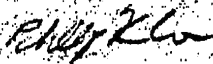
Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568

Date Produced: 08/19/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2972 36. Our records indicate that this item was delivered on 08/12/2024 at 06:38 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	
Printed Name	Phillip Crist

Address of Recipient :

Delivery Address	1900 Kanawha Blvd
------------------	-------------------

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

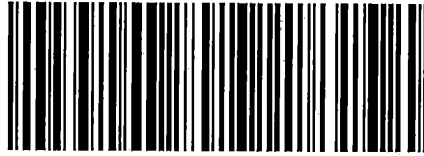
Sincerely,
United States Postal Service

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Customer Reference Number: 2023-C-001668 KANAWHA

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 29



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
2729 DANIELS AVE
S CHARLESTON, WV 25303-2514

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CHARLES KEGLEY
2729 DANIELS AVE
S CHARLESTON, WV 25303-2514

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CHARLES KEGLEY
2729 DANIELS AVE
S CHARLESTON, WV 25303-2514

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No. 2023-C-001668** , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

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Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

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West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568



Date Produced: 08/19/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2972 29. Our records indicate that this item was delivered on 08/13/2024 at 05:32 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

X	
Printed Name	Phillip Crist

Address of Recipient :

Delivery address	1900 Kanawha Blvd
------------------	-------------------

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2023-C-001668 KANAWHA

CERTIFIED MAIL™

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room WV-114
Charleston, West Virginia 25305

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
CHARLES KEGLEY
1514 NORTH DR
S CHARLESTON, WV 25303-21

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 45

-R-T-S- 25303

RETUF
UNABL
RETUF

NIXIE

430 DC 1

2024/07/24

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 25305000999 *0171-08663-01-43



US POSTAGE MARTINEY BOWES
ZIP 25305 \$ **008.16**⁰
02 4W
0000381984 AUG. 01. 2024.

AUG 12 '24 6:11:15

UTF



State of West Virginia
Office of the Auditor
County Collections Division
State Capitol, Building 1, Suite W-118
1900 Kanawha Boulevard, East
Charleston, West Virginia 25305

RETURN SERVICE
REQUESTED

PRESORTED
FIRST CLASS



US POSTAGE PERMIT NO. 1000
ZIP 25311 \$ 000.59
02 4W
0000377395 AUG. 01, 2024

AUG 12 '24 11:12

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

NIXIE

430 DE 1

0008/07/24

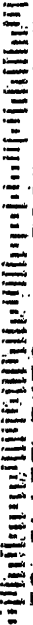
ANCK1: 9333510943

2530500099 VAC
2530500009

BC:

25305000999

0171-11442-01-38



RETURN TO SENDER
UNABLE TO FORWARD

CERTIFIED MAIL™

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 29

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
CHARLES KEGLEY
2729 DANIELS AVE
S CHARLESTON, WV 25303-2514

-R-T-S-

AT

NIXIE,

430 DE 1

0008/09/24

RETURN TO SENDER
UNABLE TO FORWARD

BC: 25305092339

*0171-08846-01-43



NOV 19 24 PM 11.05

US POSTAGE
ZIP 25305 \$008.16⁰
02.4M
0000381984 AUG. 01, 2024

CERTIFIED MAIL™

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 14

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
CHARLESTON, WV 25303

-R-T-S- 25303-RFS-1N

RET NO
UN A
RET NIXIE

*94 08/03/24

0006/07/24

RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD

BC: 25305002139

*0171-08946-01-43



US POSTAGE **\$ 008.16°**
RTNRY BOWES
ZIP 25305
02 4W
0000381984 AUG 01, 2024

AUG 12 '24 AM 11:07

CERTIFIED MAIL™

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
CHARLES KEGLEY
216 SUTHERLAND DR
CHARLESTON, WV 25303

USPS CERTIFIED MAIL



9414 8091 0924 9001 2970 07

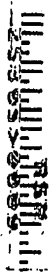


US POSTAGE
RTNRY BOWES
ZIP 25305 \$ 008.16°
02 4W
0000381984 AUG. 01, 2024.

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-R-T-S- 25303
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UNABL
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BC: 25305000999

*0171-08947-01-43

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RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD



State of West Virginia
Office of the State Auditor
County Collections Division
State Capitol, Building 1, Suite W-118
1900 Kanawha Boulevard, East
Charleston, West Virginia 25305

RETURN SERVICE
REQUESTED

PRESORTED
FIRST CLASS



US POSTAGE
ZIP 25311 \$ 000.59
02 4W
0000377395 AUG 01 2024

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
OCCUPANT - REGULAR MAIL
216 SUTHERLAND DR
CHARLESTON, WV 25303

NIXIE 430 DE 1 0008/07/24

RETURN TO SENDER
UNABLE TO FORWARD

BC: 25305000999 *0171-11441-01-3.8

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CERTIFIED MAIL™

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 2972 36

(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

OCCUPANT
216 SUTHERLAND DR
SOUTH CHARLESTON, WV 25303

-R-T-S- 2530R-DFS-1N

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UNA
RET

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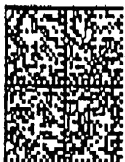
430 DE 1

0008/07/24

RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD

BC: 25305000999

*0171-08645-01-43



US POSTAGE
ZIP 25305 \$ 008.16⁰
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516 12 24 01:07

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
STATE OF WEST VIRGINIA - SECRETARY OF STATE
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

STATE OF WEST VIRGINIA - SECRETARY OF STATE
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

STATE OF WEST VIRGINIA - SECRETARY OF STATE
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No.** 2023-C-001668 , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2022 - 94982 .	\$870.32
Back tax tickets, with interest, and charges due on the date of certification for ticket number	\$0.00
Subsequent of taxes paid on the property, with interest to for tax year 2023-94868 .	\$718.28
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$209.95
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$732.36
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,530.91

You may redeem at any time before December 31, 2024 by paying the above total less any unearned interest.

Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

**Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
STATE OF WEST VIRGINIA - SECRETARY OF STATE
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

ACCEPTED FOR
SERVICE PROCESS
2024 SEP - 9 A.M. 50
SECRETARY OF STATE
STATE OF WEST VIRGINIA

A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

STATE OF WEST VIRGINIA - SECRETARY OF STATE
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

STATE OF WEST VIRGINIA - SECRETARY OF STATE
KANAWHA COUNTY MAGISTRATE COURT
111 COURT ST
CHARLESTON, WV 25301-2165

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC, the purchaser of the following real estate, **Cert No. 2023-C-001668**, located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES, and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2024 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2022 - 94982 .	\$870.3
Back tax tickets, with interest, and charges due on the date of certification for ticket number	\$0.0
Subsequent of taxes paid on the property; with interest to for tax year 2023-94868 .	\$718.2
Additional taxes with interest.	\$0.0
Auditor's Certification, Publication, and Redemption fee plus interest.	\$209.9
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$732.3
Additional Statutory Fees with Interest.	\$0.0
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,530.9

You may redeem at any time before December 31, 2024 by paying the above total less any unearned interest.

Given under my hand August 1, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568

Office of the Secretary of State
Building 1 Suite 157-K
1900 Kanawha Blvd E.
Charleston, WV 25305



Mac Warner
Secretary of State
State of West Virginia
Phone: 304-558-6000
888-767-8683
Visit us online:
www.wvsos.com

WV Auditor County Collections
Building 1, Room W-118
1900 Kanawha Blvd., East
Charleston, WV 25305

Control Number: 328340

Defendant: STATE OF WEST VIRGINIA
111 COURT ST
CHARLESTON, WV 25301 US

Agent: KANAWHA COUNTY MAGISTRATE
COURT

County: State of West Virginia

Civil Action: NTR189240 2023-C-001668
KANAWHA

Certified Number: 92148901125134100003996440

Service Date: 9/9/2024

SEP 10 '24 AM 10:45

I am enclosing:

1 notice to redeem

which was served on the Secretary at the State Capitol as your statutory attorney-in-fact. According to law, I have accepted service of process in your name and on your behalf.

Please note that this office has no connection whatsoever with the enclosed documents other than to accept service of process in your name and on your behalf as your attorney-in-fact. Please address any questions about this document directly to the court or the plaintiff's attorney, shown in the enclosed paper, not to the Secretary of State's office.

Sincerely,

A handwritten signature in cursive script that reads "Mac Warner".

Mac Warner
Secretary of State



January 27, 2025


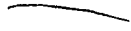
Dear 2023 C 1668 KANAWHA COUNTY:

The following is in response to your request for proof of delivery on your item with the tracking number:
9214 8901 1251 3410 0003 9964 40.

Item Details

Status:	Delivered, Front Desk/Reception/Mail Room
Status Date / Time:	September 13, 2024, 11:29 am
Location:	CHARLESTON, WV 25301
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™
	Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

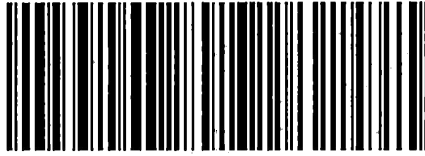
Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

Sincerely,
United States Postal Service®
475 L'Enfant Plaza SW
Washington, D.C. 20260-0004

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 6300 19



(2023-C-001668 - KANAWHA COUNTY)
WVTK LLC
18102 SENECA TRAIL
MARLINTON, WV 24954

A395D13E-B216-4910-A95745EE8E256B49}[RETURN MAIL LETTER]

Office of the State Auditor
County Collections Division
State Capitol, Building 1, Suite W-114
1900 Kanawha Boulevard, East
Charleston, West Virginia 25305



State of West Virginia

State Auditor and
Commissioner of Delinquent
and Nonentered Lands
01/28/2025

WVTK LLC
18102 SENECA TRAIL
MARLINTON, WV 24954

RE: KANAWHA COUNTY 2023-C-001668
CITY OF SOUTH CHARLESTON
PO BOX 8597
S CHARLESTON, WV 25303-0597

Dear Purchaser:

As a purchaser of a tax lien at the Auditor's Tax Sale, the West Virginia State Auditor's Office wishes to advise you that if any notices to redeem are returned as unclaimed, undeliverable, refused, or non-served, personal service of the notices will be necessary to satisfy the notice requirement. This additional step is necessary to address claims raised in recent Federal court proceedings challenging the sufficiency of the notice.

Accordingly, if a notice to redeem is returned as unclaimed, undeliverable, refused, or non-served, you will be requested to provide the West Virginia State Auditor's Office with sufficient information to execute personal service as well as a sum sufficient to cover the costs of preparing and servicing the notice requirement. In the event that step is required to secure a deed, upon notification of the additional requirement, you are requested to provide the address and necessary estimated funds.

The above listed notice to redeem was mailed, at your instruction and which was return as undeliverable, unclaimed, refused, or non-served.

Please provide the West Virginia State Auditor's Office, within the reasonable period of time of **seventeen (17) days** from the receipt of this letter the additional address and an additional estimated cost of **\$135.16**. This represents the funds required to prepare and serve the notice to redeem by personal service. Please note if the new address provided is a different state than the one previously submitted, you will need to use our online calculator at <https://www.wvsao.gov/CountyCollections/Default#NTRCalculator> to calculate a new amount. **We cannot serve a post office box.**

If the total amount paid is found to be insufficient, you will be contacted for the additional amount.

If you have any questions, please contact our office at 1-888-509-6568.

Sincerely,

Christal G. Perry

Christal G. Perry

State Auditor's Office
Supplemental Personal Process
For Returned Certified Mail



Purchaser(s) Name & Address

Telephone Number:

Certificate Number:

County:

Legal Description:

Name and address of those to be notified

****Please be advised you cannot change the name of the individual being served nor can you serve a
PO Box by Personal Service****

Personal Service ☐

**You must return this form along with your letter and remittance. This form is to be
used for supplemental personal process only.**

Supplemental Notice to Redeem Form

Total Cost: \$135.16

Billing Name / Organization: WVTK LLC

Address: 18102 SENECA TRAIL

City / State / Zip : MARLINTON, WV 24954

Phone: 304-389-4951 Alt. Phone:

Certification / Certificate Number: 2023-C-001668

County: KANAWHA

Legal Description: PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAND DR 216

Map: 31 Parcel: 0184 0000 0000

Name and address of those to be notified

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CITY OF SOUTH CHARLESTON
401 D ST
CHARLESTON, WV 25303
USA

You must return this form along with your letter and remittance. This form is to be used for supplemental personal process only.

FEB 6 '25 11:04

West Virginia State Auditor's
Office County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)
CITY OF SOUTH CHARLESTON - PERSONAL SERVICE
401 D ST
CHARLESTON, WV 25303

{A395D13E-B216-4910-A95745EE8E256B49}[NTR LETTER]

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY-WVTK LLC)

CITY OF SOUTH CHARLESTON - PERSONAL SERVICE
401 D ST
CHARLESTON, WV 25303

To: CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, CITY OF SOUTH CHARLESTON, STATE OF WEST VIRGINIA, CHARLES KEGLEY, CHARLES KEGLEY, POA, JACQUELINE KEGLEY, POA FOR CHARLES KEGLEY, CHARLES KEGLEY, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property, and other parties that may have any interest in the subject property.

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2023-C-001668-KANAWHA COUNTY- WVTK LLC)

CITY OF SOUTH CHARLESTON - PERSONAL SERVICE
401 D ST
CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 31 PARCEL 0184 0000 0000

You will take notice that WVTK LLC , the purchaser of the following real estate, **Cert No.** 2023-C-001668 , located in SOUTH CHARLESTON CORP District, PT LT 13 SEC 1 SUB HILL LAND LT B 50X125 SUTHERLAN which was returned delinquent or nonentered in the name of KEGLEY CHARLES , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on April 25, 2024. WVTK LLC requests that you be notified a deed for such real estate will be made on or after June 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before May 31, 2025 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2022 - 94982 .	\$908.49
Back tax tickets, with interest, and charges due on the date of certification for ticket number	\$0.00
Subsequent of taxes paid on the property, with interest to for tax year 2023-94868 .	\$750.47
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$212.70
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$766.61
Additional Statutory Fees with Interest.	\$137.86
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$2,776.13

You may redeem at any time before May 31, 2025 by paying the above total less any unearned interest.

If the above real estate is your primary residence, you may petition the Auditor to redeem the real estate in not more than three incremental payments that equal the total amount required to redeem the real estate prior to the issuance of the deed described above.

Given under my hand March 3, 2025

Christal G. Perry

Christal G. Perry
Deputy Commissioner of Delinquent and
Nonentered Lands of KANAWHA County, State of West Virginia

**Please return this letter and payment to the
West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**

AFFIDAVIT OF SERVICE

State of West Virginia

County of Kanawha

Case Number: 2023-C-1668

WVTK LLC

Received by FALCON EXPRESS SERVICES, LLC to be served on **City of South Charleston, 401 D St, Charleston, WV 25303.**

I, Samantha Bailey, being duly sworn, depose and say that on the **28th day of March, 2025 at 9:12 am, I:**

served a **GOVERNMENT AGENCY** by delivering a true copy of the **CERTIFICATE OF SALE NOTICE** to: **Angela Grubb as Receptionist for City of South Charleston**, and informed said person of the contents therein, in compliance with State Statutes.

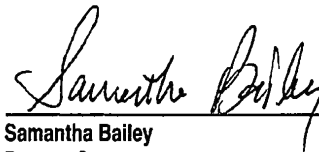
Any and all physical description details are approximations.

I certify that I have no interest in the above action, am of legal age and have proper authority in the jurisdiction in which this service was made.

Subscribed and Sworn to before me on the 10 day
of Apr, 25 by the affiant who is
personally known to me

NOTARY PUBLIC

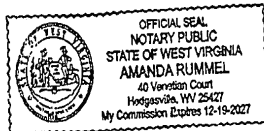
My Commission Expires: 12/19/27



Samantha Bailey
Process Server

FALCON EXPRESS SERVICES, LLC
(843) 577-9696

Our Job Serial Number: FES-2025002670



06:07AM 03/27/25

