

WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

This deed made this 20th day of November, 2024 by and between G. Russell Rollyson, Jr., appointee of the Honorable John B. McCuskey, State Auditor, grantor and WVTA LLC, purchaser, grantee, witnesseth, that:

Whereas, in pursuance of the statutes in such case made and provided, G. Russell Rollyson, Jr., appointee of the Honorable John B. McCuskey, State Auditor, did in the month of May, in the year 2023, sell the tax lien(s) on real estate, hereinafter mentioned and described, for taxes delinquent thereon for the year(s) 2021 to 2022, and WVTA 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 of WALKER BRENDA L ; and

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 and in pursuance of the statutes, doth grant unto WVTA 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:

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

Certificate of Sale Number: 2022-C-001559
PT LTS 31-32-33 BK E 50X73 E ST 1015 , SOUTH CHARLESTON CORP DISTRICT

Witness the following signature:

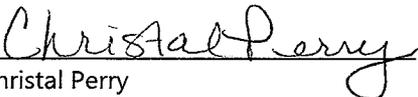
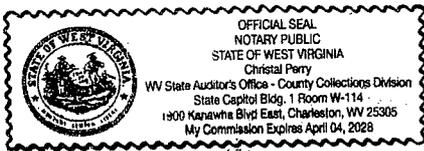


G. Russell Rollyson, Jr.
Appointee of the Honorable John B. McCuskey, State Auditor

State of West Virginia
County of Kanawha, to wit:

I, Christal Perry, a Notary Public in and for the County of Kanawha, and the State of West Virginia, do certify that G. Russell Rollyson, Jr., Appointee of the Honorable John B. McCuskey, State Auditor, whose name is signed to the foregoing writing bearing the date of the 20th day of November, 2024, has acknowledge they same before me in said County.

Given under my hand this 20th day of November, 2024. My commission expires April 4, 2028,



Christal Perry
Notary Public

This instrument was prepared from a form by G. Russell Rollyson, Jr., Appointee of the Honorable John B. McCuskey, State Auditor, as provided for in Chapter 11A, Article 3, Section 59 of the Code of West Virginia.

DEED 3219 87
Recorded In Above Book and Page
12/30/2024 08:41:24 AM
Vera J. McCormick
County Clerk
Kanawha County, WV
Deed Tax 27.50
Recording Fee 195.50
TOTAL 223.00

KANAWHA COUNTY 22 SO CHARLESTON DISTRICT, WEST VIRGINIA

MEMORANDUM OF TAXES CERTIFIED TO THE AUDITOR COUNTY OF KANAWHA ON 10/31/2022 FOR THE NONPAYMENT OF TAXES CHARGED THEREON FOR THE FOLLOWING:

DISTRICT MAP PARCEL 22 4 0038 0000 0000 ACCOUNT # 06889110

YR TICKET	PERSON CHARGED WITH TAXES	DESCRIPTION
2021 0000096993	WALKER BRENDA L	PT LTS 31-32-33 BK E 50X73 E ST 1015
	1015 E ST SOUTH CHARLESTON	WV 25303

DELINQUENT TAXES	1247.68
INTEREST	93.57
PUBLICATIONS & NOTICES	55.00
CERT PUBLICATION	15.00
 SUBSEQUENT TAXES	 AMOUNT
2022 0000096875	1299.51
 TOTAL	 2710.76

GIVEN UNDER MY HAND THIS DATE 10/31/2022.

SHERIFF, COUNTY OF KANAWHA

FILED
NOV 16
2022

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 2022-C-001559

Memorandum of real estate sold in the county of KANAWHA on this 18th day of May, 2023 by the Honorable John B. McCuskey, Auditor of the State of West Virginia.

Property Description: PT LTS 31-32-33 BK E 50X73 E ST 1015

District: SOUTH CHARLESTON CORP **Map:** 4 **Parcel:** 0038 0000 0000

Taxpayer:

WALKER BRENDA L
1015 E ST
SOUTH CHARLESTON, WV 25303

Delinquent Taxes: 2021 - 96993	\$1,411.25	
Interest on Delinquent Taxes	\$98.79	
Subsequent Taxes: 2022-96875 Taxpayer: WALKER BRENDA L	\$1,359.93	
Back Taxes:	\$0.00	
Certification Fee	\$25.50	
Publication Fee	\$30.60	
Auditor's Fee	\$110.00	
Courthouse Facility Improvement Fund	\$10.00	
	Amount of Bid	\$5,000.00
	Amount Due	\$3,046.07
	Surplus	\$1953.93

Purchaser:

WVTA LLC
18102 SENECA TRL
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 September 15, 2023, 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.

DEED 2023 00

West Virginia State Auditor's Office
Notice to Redeem Form

Total Cost: \$432.80

Billing Name / Organization: WVTA LLC
Address: 18102 SENECA TRL
City / State / Zip : MARLINTON, WV 24954
Phone: 304-389-4951 Alt. Phone:
Certification / Certificate Number: 2022-C-001559
County: KANAWHA COUNTY
Legal Description: PT LTS 31-32-33 BK E 50X73 E ST 1015
Map: 4 Parcel: 0038 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

BRENDA WALKER
1015 E ST
S CHARLESTON, WV 25303-1111
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 checked="" 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

KANAWHA COUNTY CIRCUIT COURT
PO BOX 2351
CHARLESTON, WV 25328-2351
USA

JUL 14 '23 AM 11:45

RECEIVED

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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

PROSECUTOR OF KANAWHA COUNTY
 301 VIRGINIA ST E
 CHARLESTON, WV 25301-2522
 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

BRENDA WALKER
 2601 MOUNTAIN VIEW DR
 SAINT ALBANS, WV 25177-3307
 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

BRENDA WALKER
 4364 MARION TER
 CHARLESTON, WV 25313-2414
 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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

OCCUPANT
 1015 E ST
 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 checked="" 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

JUL 14 '23 AM 11:45

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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

DEED 2019 01

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.

DEED 2019 02

JUL 14 '23 AM 11:45

MICHAEL C. DOSS
ATTORNEY AT LAW

821 TENTH AVENUE
MARLINTON, WV 24954

TELEPHONE
(304) 798-7118
FACSIMILE
(304) 798-7118

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

RE: WALKER BRENDA L

PT LTS 31-32-33 BK E 50X73 E ST 1015
SOUTH CHARLESTON CORP District
Kanawha County, West Virginia

Certificate No. 2022-C-001559 CIN CTS-20-2022-1559

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.



Michael C Doss
STATE BAR NO. 4642



DI25689

JUL 14 '23 11:45

DEED 2023 003

TITLE WORKSHEET



D125688

Kanawha County - 20

Name(s) WALKER BRENDA L Description PT LTS 31-32-33 BK E
50X73 E ST 1015 SOUTH CHARLESTON CORP Dist (22) Map
0004 Parcel 0038 Sub 0000

TITLE WORK CODE: CTS-20-2022-1559
PUT ON ALL ADDITIONAL PAGES

LANDBOOK 2015, 2016, 2017, 2018: WALKER BRENDA L Book/Page: 1995 / 0158 Tax Class: 2
LANDBOOK 2019, 2020, 2021: WALKER BRENDA L Book/Page: 1995 / 0158 Tax Class: 4

1/20/1982

Brenda L Walker 1995/158

Penny Elaine Joseph

5/19/1980

Brenda Lou Walker

~~199~~

intestate death

Ruby Rebecca Casto

Penny Elaine Joseph

6/22/1977

Ruby Rebecca Casto

1934/131

Y Mann m Casto

Y Mann m Casto

1645/364

Walter W Gamett

Ruby Casto

Elizabeth Gamett

Walker Brenda Lou

OC DT liens

X	X	①②
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① City lien 3/4/1660

Against: Brenda L Walker

tax

1015 E Street

South Charleston WV 25303

JUL 14 '23 AM 11:45

DEED 2023 94

CT5-20-2022-1559

① Court'd

For: City of South Charleston
PO Box 8597
South Charleston WV 25303

② Judgment Bond Encumbrance, 333/980

Against: Brenda L Walker
same addresses #1

for: Kanawha County Circuit Court
PO Box 2351
Charleston WV 25328

Kanawha County Prosecutor
301 Virginia St E
Charleston WV 25301

Brenda Walker
2601 Mountain View
St Albans WV 25707

2613/853

Brenda Walker
4364 marion Ter
Charleston WV 25313-2414

2031/404

JUL 14 '23 AM 11:46

~~Brenda Walker~~

Stop 6/01/2023 8:33am

DEED 2019 02

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

CHARLESTON GAZETTE/DAILY MAIL SHERYL THOMAS LEGALS
1001 VIRGINIA STREET EAST
CHARLESTON, WV 25301

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

REC'D 10/15/22

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



(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

CHARLESTON GAZETTE/DAILY MAIL SHERYL THOMAS LEGALS
1001 VIRGINIA STREET EAST
CHARLESTON, WV 25301

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-001559** , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
OCCUPANT - REGULAR MAIL
1015 E ST
SOUTH CHARLESTON, WV 25303

DEC 21 9 39

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

OCCUPANT - REGULAR MAIL
1015 E ST
SOUTH CHARLESTON, WV 25303

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2019 100

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



DEED 2019 101

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

OCCUPANT - REGULAR MAIL
1015 E ST
SOUTH CHARLESTON, WV 25303

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

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Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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**

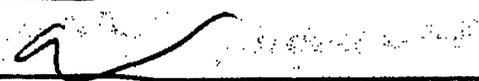


Date Produced: 07/22/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2671 16. Our records indicate that this item was delivered on 07/15/2024 at 03:03 p.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	
Printed Name	OAH

Address of Recipient :

Delivery Address	18102 SSMOCA PK
------------------	-----------------

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: 2022-C-001559 KANAWHA COUNTY

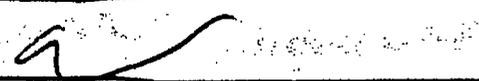
DEED 2019 102

Date Produced: 07/22/2024

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The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2680 90. Our records indicate that this item was delivered on 07/15/2024 at 03:03 p.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

Delivery Address	
Signature	
Printed Name	DAW

Address of Recipient :

Delivery Address	18102 SSMOCA PK
------------------	-----------------

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

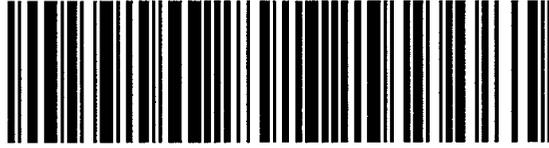
The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 2022-C-001559 KANAWHA COUNTY

DEED 3219 103

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 9000 9751 42



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER
1015 E ST
S CHARLESTON, WV 25303-1111

0630 3219 104

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER
1015 E ST
S CHARLESTON, WV 25303-1111

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2022 100

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



DEED 3219 106

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

BRENDA WALKER
1015 E ST
S CHARLESTON, WV 25303-1111

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 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

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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**

2022-C-1559
KANAWHA COUNTY

Tracking Number:

Remove X

9414809109249000975142

Copy Add to Informed Delivery (<https://informedelivery.usps.com/>)

DEED 3219 107

Latest Update

Your package will arrive later than expected, but is still on its way. It is currently in transit to the next facility.

Feedback

Get More Out of USPS Tracking:

USPS Tracking Plus®

Delivered

Out for Delivery

Preparing for Delivery

Moving Through Network

In Transit to Next Facility, Arriving Late

October 14, 2023

Arrived at USPS Regional Facility

CHARLESTON WV PROCESSING CENTER

October 6, 2023, 7:12 pm

See All Tracking History

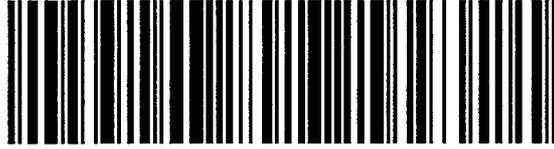
What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

Text & Email Updates



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 9000 9751 73



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
PROSECUTOR OF KANAWHA COUNTY
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

DEED 3219 108

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

PROSECUTOR OF KANAWHA COUNTY
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2022 109

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



DEED REC 110

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

PROSECUTOR OF KANAWHA COUNTY
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-001559** , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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**

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2022-C-1559

KANAWHA COUNTY

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9414 8091 0924 9000 9753 57



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER
2601 MOUNTAIN VIEW DR
SAINT ALBANS, WV 25177-3307

DEC 21 9 11Z

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER
2601 MOUNTAIN VIEW DR
SAINT ALBANS, WV 25177-3307

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 3219 113

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



DEED 2019 114

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

BRENDA WALKER
2601 MOUNTAIN VIEW DR
SAINT ALBANS, WV 25177-3307

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

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Given under my hand October 5, 2023

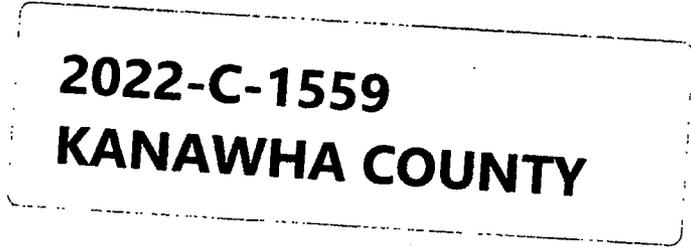
G. Russell Rollyson, Jr.

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
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Questions, please call 1-888-509-6568**

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DEED 2023 11 15

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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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

OCCUPANT
1015 E ST
SOUTH CHARLESTON, WV 25303

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2019 117

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



DEED 2023 118

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

OCCUPANT
1015 E ST
SOUTH CHARLESTON, WV 25303

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

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

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Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**

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**2022-C-1559
KANAWHA COUNTY**

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Date Produced: 07/22/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 2671 09. Our records indicate that this item was delivered on 07/15/2024 at 03:03 p.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

Delivery Address	
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Printed Name	DAW

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Delivery Address	18102 SSWOCA PK
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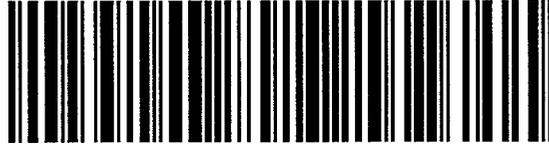
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Sincerely,
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1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305

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9414 8091 0924 9000 9753 64



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER
4364 MARION TER
CHARLESTON, WV 25313-2414

DEC 21 9 11 AM

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER
4364 MARION TER
CHARLESTON, WV 25313-2414

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2019 122

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

DEED 2023 1003



(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

BRENDA WALKER
4364 MARION TER
CHARLESTON, WV 25313-2414

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-001559** , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 2024 will be as follows:

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Given under my hand October 5, 2023

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**

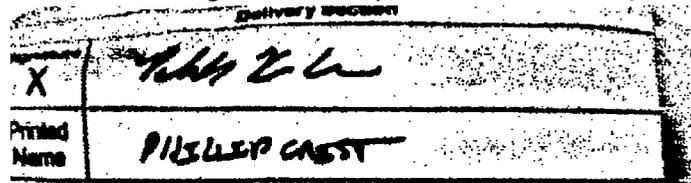


Date Produced: 11/13/2023

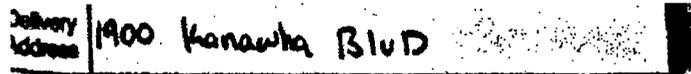
STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9000 9753 64. Our records indicate that this item was delivered on 11/08/2023 at 05:17 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

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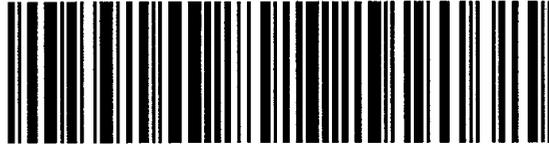
Sincerely,
United States Postal Service

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Office County Collections Division
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Building 1 Room W-114
Charleston, West Virginia 25305

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9414 8091 0924 9000 9751 59



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

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

DEED 2022 1235

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

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

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

REC-2022-001559-0001

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



(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

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

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No.** 2022-C-001559 , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 2024 will be as follows:

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Given under my hand October 5, 2023

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: 10/16/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9000 9751 59. Our records indicate that this item was delivered on 10/10/2023 at 08:32 a.m. in SOUTH CHARLESTON, WV 25303. The scanned image of the recipient information is provided below.

Signature of Recipient :

Delivery Section	
Signature X	<i>M. Ashburn</i>
Printed Name	M. Ashburn

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Delivery Address	Box 8597
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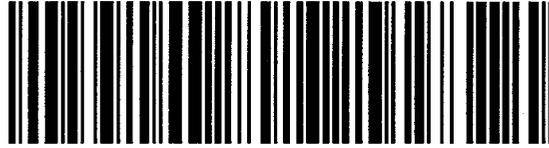
Sincerely,
United States Postal Service

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Office County Collections Division
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Charleston, West Virginia 25305

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9414 8091 0924 9000 9751 66



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
KANAWHA COUNTY CIRCUIT COURT
PO BOX 2351
CHARLESTON, WV 25328-2351

SEP 21 9 10

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

KANAWHA COUNTY CIRCUIT COURT
PO BOX 2351
CHARLESTON, WV 25328-2351

DEED 0219 130

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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



REC'D 2023 10 05

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

KANAWHA COUNTY CIRCUIT COURT
PO BOX 2351
CHARLESTON, WV 25328-2351

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

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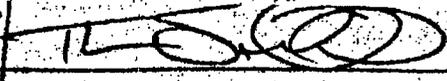
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West Virginia State Auditor's Office, County Collections
Division 1900 Kanawha Boulevard East
Building 1, Room W-114
Charleston, West Virginia 25305
Questions, please call 1-888-509-6568**

Date Produced: 10/16/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9000 9751 66. Our records indicate that this item was delivered on 10/10/2023 at 12:37 a.m. in CHARLESTON, WV 25328. The scanned image of the recipient information is provided below.

Signature of Recipient :

KANAWHA COUNTY COMMISSION	
Signature	X 
Printed Name	Thomas Sullivan

Address of Recipient :

Delivery Address	PO Box 3627 2351
------------------	------------------

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.

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 9000 9753 95



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

DEED 3/21/20 133

[2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311][NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED
NO 15
13
4

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



DEED
2023
10
10

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No.** 2022-C-001559 , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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: 10/16/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9000 9753 95. Our records indicate that this item was delivered on 10/10/2023 at 06:24 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

TAX action	
Signature	<i>Katherine Masler</i>
Printed Name	Katherine Masler

Address of Recipient :

Delivery Address	Tax
------------------	-----

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.

DEED 2019 133

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 9000 9753 88



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE
STOP 2850F
FLORENCE, KY 41042

DEED 2019 137

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

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

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2019 1300

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



DEED 2019 139

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

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

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No.** 2022-C-001559 , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 2024 will be as follows:

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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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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: 10/16/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9000 9753 88. Our records indicate that this item was delivered on 10/10/2023 at 01:40 p.m. in FLORENCE, KY 41042. The scanned image of the recipient information is provided below.

Signature of Recipient :



DAVID W STONE

10/10/2023 1:40 PM

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.

0000 0000 0000 0000

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 2671 09



(2022-C-001559 - KANAWHA COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

SEP 20 14 2

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[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

07/11/2024

WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

RE: KANAWHA COUNTY 2022-C-001559
BRENDA WALKER
1015 E ST
S CHARLESTON, WV 25303-1111

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 **\$134.36**. 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,

G. Russell Rollyson Jr.

G. Russell Rollyson, Jr.

07/11/2024 14:59

**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.

DEED 2019 144

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 2671 16



(2022-C-001559 - KANAWHA COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

SEP 21 9 14 5

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[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

07/11/2024

WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

RE: KANAWHA COUNTY 2022-C-001559
BRENDA WALKER
2601 MOUNTAIN VIEW DR
SAINT ALBANS, WV 25177-3307

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.

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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 **\$134.36**. 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,

G. Russell Rollyson Jr.

G. Russell Rollyson, Jr.

DEED 2019 146

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



DEED 2019 147

Purchaser(s) Name & Address

Telephone Number:

Certificate Number:

County:

Legal Description:

Name and address of those to be notified

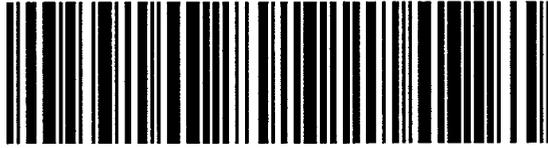
****Please be advised you cannot change the name of the individual being served nor can you serve a PO Box by Personal Service****

Personal Service

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

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 2680 90



(2022-C-001559 - KANAWHA COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

SEP 23 10 40

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}{[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

07/11/2024

WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

RE: KANAWHA COUNTY 2022-C-001559
BRENDA WALKER
4364 MARION TER
CHARLESTON, WV 25313-2414

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 **\$134.36**. 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,

G. Russell Rollyson Jr.

G. Russell Rollyson, Jr.

DEED 2024 149

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



DEED 2019 150

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.

Ad Number 161805

Kanawha

2022-C-1559

Affidavit of Legal Publication and Posting

STATE OF WEST VIRGINIA

COUNTY OF Kanawha, TO-WIT

I Kirsten Steffen, Classified Advertising

Representative of the The Charleston Gazette-Mail, a newspaper

published in the county of Kanawha, West Virginia, hereby

certify that the annexed publication was inserted in said

newspaper The Charleston Gazette-Mail.

The cost of publishing said annexed advertisement

as aforesaid was \$ 245.12

Commencing On: 10/19/2023

Ending On: 11/02/2023

Given under my hand this day 11/02/2023

Sworn to and subscribed before me 11/02/2023
at Charleston, Kanawha County, West Virginia

Samantha A. Smith

Notary Public of, in and for Kanawha County, West Virginia

MY COMMISSION EXPIRES: 2/14/2027

Kirsten Steffen



20 NOV 15 PM 12:01

DEED 2019 151

NOTICE TO REDEEM

**CERT NO.
2022-C-001559
KANAWHA COUNTY
WVTA LLC**

To: BRENDA WALKER,
CITY OF SOUTH CHAR-
LESTON, KANAWHA
COUNTY CIRCUIT
COURT, PROSECUTOR
OF KANAWHA COUNTY,
BRENDA WALKER,
BRENDA WALKER, OC-
CUPANT, IRS, ATTN:
ADVISORY CONSOLIDA-
TED RECEIPTS, WV
STATE TAX DEPART-
MENT, or heirs at law,
devisees, creditors, rep-
resentatives, succes-
sors, assigns, all known
heirs, guardians, con-
servators, fiduciaries,
administrators, lienhold-
ers, co-owners, other
parties having an undiv-
ided interest in the delin-
quent property, and oth-
er parties that may have
any interest in the sub-
ject property.

**DISTRICT
KYLE**

MAP 40

**PARCEL
SOUTH CHARLESTON
CORP
4 0038 0000 0000**

You will take notice that
WVTA LLC, the purchas-
er of the following real
estate, Certification
C E R T N O .
2022-C-001559, loca-
ted in SOUTH CHARLES-
TON CORP DISTRICT,
PT LTS 31-32-33 BK E
50X73 E ST 1015 which
was returned delinquent
or nonentered in the
name of WALKER BREN-
DA L, and was sold by
the deputy commission-
er of delinquent and
nonentered lands of Ka-
nawha County at the
sale for the delinquent
taxes on MAY 18, 2023.
WVTA LLC request that
you be notified a deed
for such real estate will
be made on or after
March 4, 2024, as
provided by law, unless
before that day you
redeem such real es-
tate. The amount need-
ed to redeem on or
before March 3, 2024
will be as follows:

Amount equal to the
taxes and charges due
o the date of the
certification, with inter-
est, for tax year ticket
number 2021- 96993.
\$1651.16

Back tax tickets, with
interest, and charges
due on the date of the
certification for ticket
number \$0.00

Subsequent of taxes
paid on the property,
with interest to for tax
year 2022-96875

DEED 3219 152

20 NOV 16 PM 12:01

number \$0.00

Subsequent of taxes
paid on the property,
with interest to for tax
year 2022-96875
\$1489.94

Additional taxes with
interest \$0.00

Auditor's Certification,
Publication, and Re-
demption fees plus inter-
est \$211.60

Amount paid for Title
Examination, notice to
redeem, publication,
personal service, Secre-
tary of State with inter-
est \$1004.44

Additional Statutory
Fees with interest \$0.00

Total amount due and
payable to WV State
Auditor- cashier check,
money order, certified
or personal check
\$4357.14

You may redeem at any
time before March 3,
2024 by paying the
above total less any
unearned interest.
Given under my hand
October 5, 2023
G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
Deputy Commissioner
of Delinquent and Non-
entered Lands of KANA-
WHA County, State of
West Virginia

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

LC-161805
10-19-26/11-02-2023

23 NOV 15 PM 12:01

DEED 2023 103

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
KANAWHA COUNTY CIRCUIT COURT - SECRETARY OF STATE
PO BOX 2351
CHARLESTON, WV 25328-2351

DEED 2019 100

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

KANAWHA COUNTY CIRCUIT COURT - SECRETARY OF STATE
PO BOX 2351
CHARLESTON, WV 25328-2351

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2023 156

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



DEED 2023 107

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

KANAWHA COUNTY CIRCUIT COURT - SECRETARY OF STATE
PO BOX 2351
CHARLESTON, WV 25328-2351

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-001559** , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
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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.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
PROSECUTOR OF KANAWHA COUNTY - SECRETARY OF STATE
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

REQ 3219 158

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

PROSECUTOR OF KANAWHA COUNTY - SECRETARY OF STATE
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

DEED 2022 10 18

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



DEED 2019 160

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

PROSECUTOR OF KANAWHA COUNTY - SECRETARY OF STATE
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No.** 2022-C-001559 , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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



July 9, 2024

Dear 2022 C 1559 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 8572 91.

Item Details

Status:	Delivered, Left with Individual
Status Date / Time:	October 27, 2023, 10:58 am
Location:	CHARLESTON, WV 25301
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	<i>Kenn Lundberg</i> <i>Dan Gunderson</i>
Address of Recipient:	<i>301 VA ST</i>

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

0000 0019 101



July 9, 2024

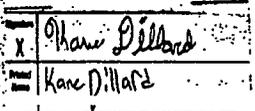
Dear 2022 C 1559 KANAWHA COUNTY:

The following is in response to your request for proof of delivery on your item with the tracking number: **9214 8901 1251 3410 0003 8550 82.**

Item Details

Status: Delivered
Status Date / Time: October 20, 2023, 3:30 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

DE03219 102

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
PROSECUTOR OF KANAWHA COUNTY - SECRETARY OF STATE
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

DEED 3219 153

ACCEPTED FOR
SERVICE OF PROCESS
2023 OCT 23 A 11: 03
SECRETARY OF STATE
STATE OF WEST VIRGINIA

23 OCT 26 10:54

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

PROSECUTOR OF KANAWHA COUNTY - SECRETARY OF STATE
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

FILED
2023
OCT 26
10 54

23 OCT 26 AM 10:54

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



FILED
2023
10
26

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

PROSECUTOR OF KANAWHA COUNTY - SECRETARY OF STATE
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC, the purchaser of the following real estate, **Cert No. 2022-C-001559**, located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L, and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

23 OCT 26 AM 10:54

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
886-767-8683
Visit us online:
www.wvsos.com

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

DEED 2023 105

Control Number: 314536

Defendant: PROSECUTOR OF KANAWHA
COUNTY
301 VIRGINIA ST E
CHARLESTON, WV 25301 US

County: State of West Virginia

Civil Action: NTR183723 2022-C-001559

Certified Number: 92148901125134100003857291

Service Date: 10/23/2023

I am enclosing:

1 notice to redeem

23 OCT 26 AM 10:54

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,

Mac Warner

Mac Warner
Secretary of State

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
KANAWHA COUNTY CIRCUIT COURT - SECRETARY OF STATE
PO BOX 2351
CHARLESTON, WV 25328-2351

DEED 2019 167

ACCEPTED FOR
SERVICE OF PROCESS
2022 OCT 17 P 11:54
OFFICE SECRETARY OF STATE
STATE OF WEST VIRGINIA

23 OCT 20 11:11

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



DEED 2023 100

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

KANAWHA COUNTY CIRCUIT COURT - SECRETARY OF STATE
PO BOX 2351
CHARLESTON, WV 25328-2351

DISTRICT KYLE MAP 40 PARCEL SOUTH CHARLESTON CORP 4 0038 0000 0000

You will take notice that WVTA LLC, the purchaser of the following real estate, **Cert No. 2022-C-001559**, located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L, and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 4, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 3, 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 2021 - 96993 .	\$1,651.16
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 2022-96875 .	\$1,489.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$211.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,004.44
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,357.14

You may redeem at any time before March 3, 2024 by paying the above total less any unearned interest.

Given under my hand October 5, 2023

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

2023 OCT 05 11:11

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
886-767-8683
Visit us online:
www.wvsos.com

DEED 3219 170

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

Control Number: 314261

Defendant: KANAWHA COUNTY CIRCUIT
COURT
PO BOX 2351
CHARLESTON, WV 25328 US

County: State of West Virginia

Civil Action: NTR183567 2022-C-001559

Certified Number: 92148901125134100003855082

Service Date: 10/17/2023

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

23 OCT 20 AM 11:11

West Virginia State Auditor's Office
Supplemental Notice to Redeem Form

Total Cost: \$135.16

Billing Name / Organization: WVTA LLC

Address: 18102 SENECA TRL

City / State / Zip : MARLINTON, WV 24954

Phone: 304-389-4951 Alt. Phone:

Certification / Certificate Number: 2022-C-001559

County: KANAWHA

Legal Description: PT LTS 31-32-33 BK E 50X73 E ST 1015

Map: 4 Parcel: 0038 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"/>

BRENDA WALKER
1015 E ST
S 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.

DEED 3219 171

JUL 18 '24 11:00

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)
BRENDA WALKER - PERSONAL SERVICE
1015 E ST
S CHARLESTON, WV 25303

DEED 2019 172

2DAF5AD0-CEF3-4107-B6AC9E78EDA0D311}[NTR LETTER]

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



(2022-C-001559-KANAWHA COUNTY-WVTA LLC)

BRENDA WALKER - PERSONAL SERVICE
1015 E ST
S CHARLESTON, WV 25303

To: BRENDA WALKER, CITY OF SOUTH CHARLESTON, KANAWHA COUNTY CIRCUIT COURT, PROSECUTOR OF KANAWHA COUNTY, BRENDA WALKER, BRENDA WALKER, 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.

REC'D 3/19 173

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



REC-2023-174

(2022-C-001559-KANAWHA COUNTY- WVTA LLC)

BRENDA WALKER - PERSONAL SERVICE
1015 E ST
S CHARLESTON, WV 25303

DISTRICT SOUTH CHARLESTON CORP MAP 4 PARCEL 0038 0000 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-001559** , located in SOUTH CHARLESTON CORP District, PT LTS 31-32-33 BK E 50X73 E ST 1015 which was returned delinquent or nonentered in the name of WALKER BRENDA L , and was sold by the deputy commissioner of delinquent and nonentered lands of KANAWHA County at the sale for the delinquent taxes on May 18, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after October 1, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before September 30, 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 2021 - 96993 .	\$1,735.84
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 2022-96875 .	\$1,567.94
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$214.90
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$1,060.41
Additional Statutory Fees with Interest.	\$137.86
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$4,716.95

You may redeem at any time before September 30, 2024 by paying the above total less any unearned interest.

Given under my hand July 24, 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**

AFFIDAVIT OF NON-SERVICE

State of West Virginia

County of Kanawha

Case Number: 2022-C-1559

WVTA LLC

Received by FALCON EXPRESS SERVICES, LLC to be served on **Brenda Walker, 1015 E St, S Charleston, WV 25303.**

I, Samantha Bailey, being duly sworn, depose and say that on the **22nd day of August, 2024 at 8:20 am, I:**

NON-SERVED the **CERTIFICATE OF SALE NOTICE** for the reason that I failed to find **Brenda Walker** or any information to allow further search. Read the comments below for further details.

Additional Information pertaining to this Service:
8/22/2024 8:20 am Subject deceased per current resident.

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.

Samantha Bailey

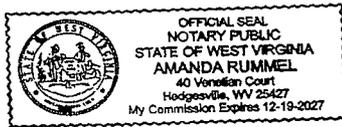
Samantha Bailey
Process Server

FALCON EXPRESS SERVICES, LLC
(843) 577-9696

Our Job Serial Number: FES-2024007223

Subscribed and Sworn to before me on the 2
day of sep 24 by the affiant
who is personally known to me.

Amanda Rummel
NOTARY PUBLIC
My Commission Expires: 12/19/27



SEP 23 '24 AM 11:15



DEED 2019 179



18102 Seneca Trail
Marlinton, WV 24954

Local 3047994440
Toll Free
Fax 8155502328
URL

10/03/24

ATTN: Melinda Wickline
OFFICE OF THE STATE AUDITOR
1900 Kanawha BLVD, EAST
State Capitol Complex, Building 1, Room W-114
Charleston, WV 25305

OCT 4 '24 AM 11:18

Dear WVSAO,

Enclosed please find the following affidavit:
KANAWHA COUNTY 2022-C-1559
Notice by publications as been requested

Thanks,

DEED 3219 176

AFFIDAVIT

I, the undersigned, Susan (Allie) Callison attorney at law, hereby affirm under penalty of perjury, that:

WVTA LLC has avared to me that, to the best of it's knowledge and records, it has preformed the following steps:

WHEREAS WVTA LLC purchased the certifiacate of sale for KANAWHA COUNTY 2022-C-1559, delinquent in the name of WALKER BRENDA L. Described as PT LTS 31-32-33 BK E 50X73 E ST 1015

WHEREAS WVTA LLC properly prepared and submitted a list of names to be service by the auditors office, along with sufficient deposit of funds. The names to be served included the following: BRENDA WALKER, CITY OF SOUTH CHARLESTON, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, KANAWHA COUNTY CIRCUIT COURT, OCCUPANT, PROSECUTOR OF KANAWHA COUNTY, WV STATE TAX DEPARTMENT

WHEREAS WVTA LLC requested the entities be served in the following manner:

BRENDA WALKER
1015 E ST
S CHARLESTON, WV 25303-1111
by Certified mail, by publication

OCT 4 '24 AM 11:18

CITY OF SOUTH CHARLESTON
PO BOX 8597
S CHARLESTON, WV 25303-0597
by Certified mail, by publication

KANAWHA COUNTY CIRCUIT COURT
PO BOX 2351
CHARLESTON, WV 25328-2351
by Certified mail, by publication, by secretary of state

Prosecutor of Kanawha County
301 VIRGINIA ST E
CHARLESTON, WV 25301-2522
by Certified mail, by publication, by secretary of state

BRENDA WALKER
2601 MOUNTAIN VIEW DR
SAINT ALBANS, WV 25177-3307
by Certified mail, by publication

BRENDA WALKER
4364 MARION TER
CHARLESTON, WV 25313-2414
by Certified mail, by publication

Occupant
1015 E ST
South Charleston, WV 25303
by Certified mail, by publication, as occupant

IRS, Attn: Advisory Consolidated Receipts
7940 Kentucky Drive
Stop 2850F
Florence, KY 41042
by Certified mail, by publication

WV State Tax Department
Po Box 229
Charleston, WV 25321
by Certified mail, by publication

WHEREAS Some of the initial notices failed to meet the auditors standards of notice. Based on recent federal court rulings the Auditor requested additional steps in the following return mail letters:

RE: BRENDA WALKER (shown on auditors site, NTR ID 1797/1)
Upon receipt of the aforementioned request WVTA LLC made efforts to determine the best address to perfect service upon BRENDA WALKER . These efforts included but not limited to:
Full review of the results of the notices available in the scans on the auditors website
Review of available public records
Review of online resources such as address finding sites, google, etc.
Having completed diligent research, WVTA LLC requested BRENDA WALKER be served at 1015 E ST , S CHARLESTON WV 25303-1111 , by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

RE: BRENDA WALKER (shown on auditors site, NTR ID 1797/5)
Upon receipt of the aforementioned request WVTA LLC made efforts to determine the best address to perfect service upon BRENDA WALKER . These efforts included but not limited to:
Full review of the results of the notices available in the scans on the auditors website

DEED 2019 179 4

Review of available public records

Review of online resources such as address finding sites, google, etc.

Having completed diligent research, WVTA LLC requested BRENDA WALKER be served at 2601 MOUNTAIN VIEW DR , SAINT ALBANS WV 25177-3307 , by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

RE: BRENDA WALKER (shown on auditors site, NTR ID 1797/6

Upon receipt of the aforementioned request WVTA LLC made efforts to determine the best address to perfect service upon BRENDA WALKER . These efforts included but not limited to:

Full review of the results of the notices available in the scans on the auditors website

Review of available public records

Review of online resources such as address finding sites, google, etc.

Having completed diligent research, WVTA LLC requested BRENDA WALKER be served at 4364 MARION TER , CHARLESTON WV 25313-2414 , by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

WHEREAS the certificate remaining unredeemed.

WHEREAS having been unable to perfect service in a manner that satisfies the state auditors office review, publication is called for by West Virginia code. WVTA LLC having requested, paid for and causing notice by publication, hereby requests the deed be issued for to WVTA LLC, forethwith

Susan (Allie) Callison

Susan (Allie) Callison
West Virginia State Bar No: 14541

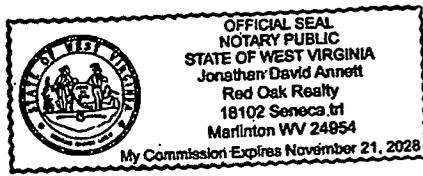
OCT 4 '24 #11:18

Sate of West Virginia
County of Pocahontas

Taken, sworn to, and ascribed to this the 3 day of 10, 2024

Jonathan David Annett
Notary Public

My commission expires: 11/21/28



This instrument was presented to the Clerk of the County Commission of Kanawha County, West Virginia on DEC 30 2024 and the same is admitted to record.

Teste: David J. McCormick Clerk
Kanawha County Commission

DEED 2024 176 B