

WVTJ LLC
18102 SENECA TRAIL
MARLINGTON WV 24954-6840

West Virginia State Auditor's Office Notice to Redeem Form

Name / Organization: WVTJ LLC



Address: 18102 Seneca Trail

City: Marlinton

State: WV Zip: 24954

Phone: 3043894951 ext:

Certification / Certificate Number: 2021-S-0000000344 (One certification per page)

County: Preston

Legal Description: LOT HIGH ST (LESS 8852.4 SQ FT)

Name and address of those to be notified (Please Check All that Apply):

Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

POPCORN PROPERTIES LLC
PO BOX 354
WILLIAMSTOWN, WV, 26187

Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

POPCORN PROPERTIES LLC
PO BOX 346
WILLIAMSTOWN, WV 26187-0346

Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

POPCORN PROPERTIES LLC
PO BOX 100
23 MAPLE STREET
ELLENBORO, WV 26346

Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

POPCORN PROPERTIES LLC
112 COLLINS AVE
PENNSBORO, WV 26415-1007

22 SEP 6 AM 11:50

If you are an Attorney preparing a title exam, please submit your fee's, bar number and signature on your Firm's letterhead. Please check the box if you are attaching additional pages with this NTR

West Virginia State Auditor's Office Notice to Redeem Form

Name / Organization: WVTJ LLC



Address: 18102 Seneca Trail

City: Marlinton

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Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

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

Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

WV State Tax Department
Po Box 229
Charleston, WV 25321

Certified Mail Only Certified & Regular Mail Publication Personal Service Secretary of State Regular Mail Only to Occupant

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22 SEP 5 AM 11 50

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MICHAEL C. DOSS
ATTORNEY AT LAW

821 TENTH AVENUE
MARLINTON, WV 24954

TELEPHONE
(304) 799-7119
FACSIMILE
(304) 799-7118

March, 23rd 2022

WVTJ LLC
Attention: Oak Hall
18102 Seneca Trail
Martinton, WV 24954

RE: POPCORN PROPERTIES LLC

LOT HIGH ST (LESS 8852.4 SQ FT)
KINGWOOD CORP District
Preston County, West Virginia

Certificate No. 2021-S-000000344 CIN STI-39-2021-344

Dear Oak Hall,

Pursuant to your request I have examined the index records in the Office of the Clerk of the County Commission of Preston 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



D116549

22 SEP 6 AM 11:50

TITLE WORKSHEET

Preston County 2021-S-344

OWNER POPCORN PROPERTIES LLC Year 2020 Ticket 32771

Dist (11) Map 0005 Parcel 0269 Sub 0000

LEGALLOT HIGH ST (LESS 8852.4 SQ FT)

TITLE WORK CODE: STI-39-2021-344

PUT ON ALL ADDITIONAL PAGES

LANDBOOK 2021: POPCORN PROPERTIES LLC Book/Page: 803 / 408 Tax Class: 4

LANDBOOK 2020, 2019: POPCORN PROPERTIES LLC Book/Page: 803 / 408 Tax Class: 4

LANDBOOK 2018, 2017, 2016, 2015, 2014, 2013, 2012, 2011, 2010, 2009, 2008, 2007, 2006, 2005: FARMERS SUPPLY CO INC Book/Page : 335 / 120 Tax Class: 4

10/11/2017

Popcorn Properties LLC 803/408 G. Russell Kellym Jr
Dep. Comm Delinquent

10/11/2017

Farmers Supply Co Inc 335/120 James M Brown
Virginia M Brown

	OC	DT	Wes
Popcorn Properties LLC	X	X	X

Popcorn Properties LLC tax
PO Box 346
Williamstown WV 26187

Popcorn Properties LLC PR 806/23
PO Box 100 DB 806/195
23 Maple Street TD 574/535
Ellenboro WV 26346

Popcorn Properties LLC DB 806/304
PO Box 100 DB 806/170
Ellenboro WV 26346 DB 803/408

22 SEP 6 AM 11:50

STI 39-2071-344

Popcorn Properties LLC

DB 803/408

112 Collins Avenue

TD 570/126

Ellenboro WV 26015

DB 793/681

DB 793/355

DB 793/310

DB 787/550

~~Pop~~

Stop 3/23/2022 12:52pm

CERTIFICATE OF SALE

Preston County, West Virginia

District: KINGWOOD CORP

Certificate Number: 2021-S-344

West Virginia Code: §11A-3-14

CID Revised 09/1998

Memorandum of tax lien on real estate sold in the county of Preston County on this the 25th day of October, 2021 for the nonpayment of taxes charged thereon for the year 2020.

Tax Type: Real Estate

District: 11-KINGWOOD CORP

Tax Year: 2020

Map: 5

Tax Ticket: 32771

Parcel: 02690000

Tax Name:

Property Description:

POPCORN PROPERTIES LLC

LOT HIGH ST

PO BOX 100

(LESS 8852.4 SQ FT)

ELLENBORO WV 26346-0100

Taxes and additional Cost:

Tax	156.50
Interest	11.80
May Publication 11A-2-13	20.00
Certified Letters 11A-3-2	20.00
September Publication 11A-3-2	25.00
Sale Publication 11A-3-13	15.00
Certificate of Sale 11A-3-14	10.00
Receipt Fee 59-1-14	1.00
Delinquent Due: 259.30	

Subsequent Taxes: Tax Year 2021 Ticket 32946

Tax	157.82
Discount	-1.97
Interest	0.59

Subsequent Due: 156.44

Total Bid: 415.74

The above tax lien was purchased by WVTJ LLC, known as purchaser, at Preston County on the 25th day of October, 2021 and as such is entitled interest on taxes and interest paid at a rate of 1% per month from the date of sale to the date this property is redeemed.

Bidder Information: ID 12

WVTJ LLC

OAK HALL

18102 SENECA TRAIL

MARLINGTON WV 24954

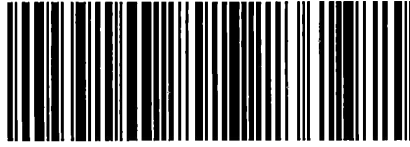


Given under my hand the 25th day of October, 2021.

Paul A Pritt, Preston County Sheriff

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 6164 89



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
112 COLLINS AVE
PENNSBORO, WV 26415-1007

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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
112 COLLINS AVE
PENNSBORO, WV 26415-1007

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
112 COLLINS AVE
PENNSBORO, WV 26415-1007

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

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Cost of Certification of Redemption - cashier check, money order or certified check must be made payable to the The Honorable John B. McCuskey, State Auditor.	\$35.00

You may redeem at any time before March 31, 2023, by paying the above total less any unearned interest.

**Return this letter and both certified funds to the
WV State Auditor's Office,
County Collections Division
1900 Kanawha Blvd East, Building 1, Room W-114
Charleston, West Virginia, 25305.
Questions please call 1-888-509-6568 option 2**

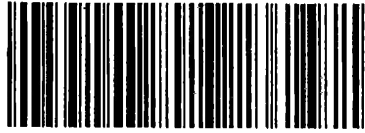
CERTIFIED MAIL™



PAGE 0213
US POSTAGE MITNEY BOWES
ZIP 25305 \$006.85⁰
02 4W
0000381984 JAN. 30, 2023

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 6164 89

(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
112 COLLINS AVE
PENNSBORO, WV 26415-1007

21
23 FEB 2023 11:35
216

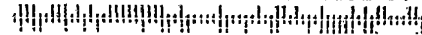
NIXIE 250 FE 1 0002/06/23

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 25305000999 *2271-00131-30-40

ANK

25305000999



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



(2021-S-00000344 - Preston County - WVTJ LLC)
WV STATE TAX DEPARTMENT - REGULAR MAIL
PO BOX 229
CHARLESTON, WV 25321

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



(2021-S-00000344 - Preston County - WVTJ LLC)
WV STATE TAX DEPARTMENT - REGULAR MAIL
PO BOX 229
CHARLESTON, WV 25321

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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



(2021-S-00000344 - Preston County - WVTJ LLC)
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CHARLESTON, WV 25321

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

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**Return this letter and both certified funds to the
WV State Auditor's Office,
County Collections Division
1900 Kanawha Blvd East, Building 1, Room W-114
Charleston, West Virginia, 25305.
Questions please call 1-888-509-6568 option 2**

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



(2021-S-00000344 - Preston County - WVTJ LLC)

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

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



(2021-S-00000344 - Preston County - WVTJ LLC)

IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS - REGULAR MAIL
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FLORENCE, KY 41042

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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



(2021-S-00000344 - Preston County - WVTJ LLC)

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 WV State Auditor's Office,
 County Collections Division
 1900 Kanawha Blvd East, Building 1, Room W-114
 Charleston, West Virginia, 25305.
 Questions please call 1-888-509-6568 option 2**

USPS CERTIFIED MAIL

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



9414 8091 0924 9000 8547 51



(2021-S-0000000344 - PRESTON COUNTY)
WVTJ LLC
18102 SENECA TRAIL
MARLINGTON, WV 24954-

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



State of West Virginia

John B. McCuskey
 State Auditor and
 Commissioner of Delinquent
 and Nonentered Lands
 03/17/2023

WVTJ LLC
 18102 SENECA TRAIL
 MARLINGTON, WV 24954-

RE: PRESTON COUNTY 2021-S-0000000344
 POPCORN PROPERTIES LLC
 112 COLLINS AVE
 PENNSBORO, WV 26415-1007

Dear Purchaser:

As a purchaser of a tax lien at the Sheriff'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 or refused, 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 or refused, you will be required 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 will have **fourteen (14) days** 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, or refused.

Please provide the West Virginia State Auditor's Office, within **fourteen (14) days** from the date of this letter the additional address and an additional estimated cost of **\$43.57** Which represents the funds required to prepare and serve the notice to redeem by personal process service. **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 option 2.

Sincerely,

G. Russell Rollyson Jr.

G. Russell Rollyson Jr.

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



Purchaser(s) Name & Address

Telephone Number:

Certificate of Sale:

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

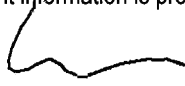

You must return this form along with your letter and remittance. This form is to be used for supplemental personal process only.

Date Produced: 03/27/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9000 8547 51. Our records indicate that this item was delivered on 03/21/2023 at 11:15 a.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

Address of Recipient :



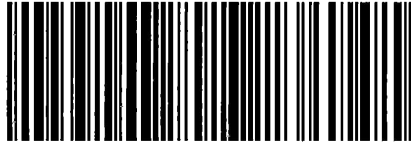
Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

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.

USPS CERTIFIED MAIL

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



9414 8091 0924 9000 6165 26



(2021-S-00000344 - Preston County - WVTJ LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

West Virginia State Auditor's Office
County Collections Division
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PO BOX 229
CHARLESTON, WV 25321

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WV State Auditor's Office,
County Collections Division
1900 Kanawha Blvd East, Building 1, Room W-114
Charleston, West Virginia, 25305.
Questions please call 1-888-509-6568 option 2**



September 22, 2023

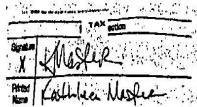

Dear Preston 21 S 344:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8091 0924 9000 6165 26.

Item Details

Status:	Delivered, Individual Picked Up at Postal Facility
Status Date / Time:	February 1, 2023, 6:07 am
Location:	CHARLESTON, WV 25321
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

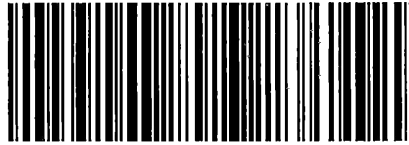
Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

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

USPS CERTIFIED MAIL

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



9414 8091 0924 9000 6165 19



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
PO BOX 354
WILLIAMSTOWN, WV 26187

West Virginia State Auditor's Office
County Collections Division
1900 Kanawha Boulevard East
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(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
PO BOX 354
WILLIAMSTOWN, WV 26187

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
 PO BOX 354
 WILLIAMSTOWN, WV 26187

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

You will take notice that WVTJ LLC, the purchaser of the tax lien(s) on the following real estate, Certificate of Sale: 2021-S-00000344, LOT HIGH ST (LESS 8852.4 SQ FT), located in KINGWOOD CORP, which was returned delinquent in the name of POPCORN PROPERTIES LLC, and for which the tax lien(s) thereon was sold by the sheriff of Preston County at the sale for the delinquent taxes made on the 25th day of October, 2021, has requested that you be notified that a deed for such real estate will be made to him or her on or after April 1, 2023, as provided by law, unless before that day you redeem such real estate. The amount you will have to pay on the last day, March 31, 2023 will be as follows:

Amount equal to the taxes and charges due on the date of the sale, with interest, to March 31, 2023.	\$303.38
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Amount paid for the Title Examination and preparation of the list to be served and for preparation and service of notice with interest from January 1, 2022 following the sheriff's sale to March 31, 2023.	\$669.78
Amount paid for other statutory costs with interest from following the sheriff's sale to March 31, 2023.	\$354.99
Total Amount Payable to Sheriff - cashier check, money order or certified check must be made payable to the The Honorable Paul A. Pritt, Sheriff and Treasurer of Preston County.	\$1,511.18
Cost of Certification of Redemption - cashier check, money order or certified check must be made payable to the The Honorable John B. McCuskey, State Auditor.	\$35.00

You may redeem at any time before March 31, 2023, by paying the above total less any unearned interest.

**Return this letter and both certified funds to the
 WV State Auditor's Office,
 County Collections Division
 1900 Kanawha Blvd East, Building 1, Room W-114
 Charleston, West Virginia, 25305.
 Questions please call 1-888-509-6568 option 2**



September 22, 2023

Dear Preston 21 S 344:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8091 0924 9000 6165 19.

Item Details

Status:	Delivered, Individual Picked Up at Post Office
Status Date / Time:	February 4, 2023, 10:59 am
Location:	WILLIAMSTOWN, WV 26187
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

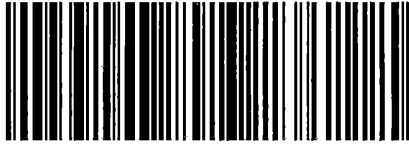
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475 L'Enfant Plaza SW
Washington, D.C. 20260-0004

USPS CERTIFIED MAIL

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



9414 8091 0924 9000 6165 02



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
PO BOX 346
WILLIAMSTOWN, WV 26187-0346

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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
PO BOX 346
WILLIAMSTOWN, WV 26187-0346

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
 PO BOX 346
 WILLIAMSTOWN, WV 26187-0346

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

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 County Collections Division
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 Charleston, West Virginia, 25305.
 Questions please call 1-888-509-6568 option 2**



September 22, 2023


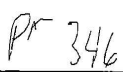
Dear Preston 21 S 344:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8091 0924 9000 6165 02.

Item Details

Status:	Delivered, Individual Picked Up at Post Office
Status Date / Time:	February 4, 2023, 10:59 am
Location:	WILLIAMSTOWN, WV 26187
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

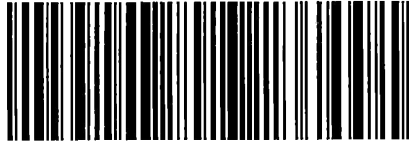
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Building 1 Room W-114
Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9000 6164 96



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
PO BOX 100
ELLENBORO, WV 26346

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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
PO BOX 100
ELLENBORO, WV 26346

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
 PO BOX 100
 ELLENBORO, WV 26346

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

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September 22, 2023


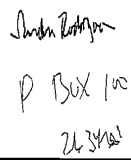
Dear Preston 21 S 344:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8091 0924 9000 6164 96.

Item Details

Status:	Delivered, Individual Picked Up at Post Office
Status Date / Time:	February 3, 2023, 3:01 pm
Location:	ELLENBORO, WV 26346
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

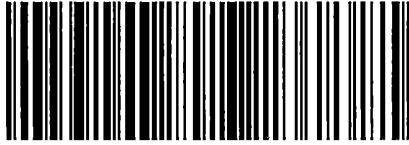
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County Collections Division
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Building 1 Room W-114
Charleston, West Virginia 25305



9414 8091 0924 9000 6164 72



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
23 MAPLE STREET
ELLENBORO, WV 26346

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



(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
23 MAPLE STREET
ELLENBORO, WV 26346

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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.

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(2021-S-00000344 - Preston County - WVTJ LLC)

POPCORN PROPERTIES LLC
 23 MAPLE STREET
 ELLENBORO, WV 26346

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

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September 22, 2023


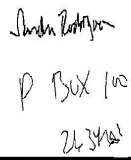
Dear Preston 21 S 344:

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9414 8091 0924 9000 6164 72.

Item Details

Status:	Delivered, Individual Picked Up at Post Office
Status Date / Time:	February 3, 2023, 3:01 pm
Location:	ELLENBORO, WV 26346
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

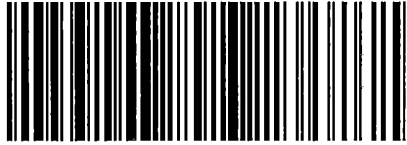
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Washington, D.C. 20260-0004

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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



9414 8091 0924 9000 6165 33



(2021-S-00000344 - Preston County - WVTJ LLC)

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

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



(2021-S-00000344 - Preston County - WVTJ LLC)

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

To: IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, POPCORN PROPERTIES LLC, 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



(2021-S-00000344 - Preston County - WVTJ LLC)

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

DISTRICT KINGWOOD CORP MAP 5 PARCEL 0269 0000

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September 22, 2023

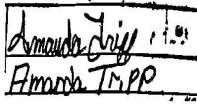
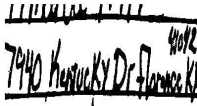
Dear Preston 21 S 344:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8091 0924 9000 6165 33.

Item Details

Status:	Delivered, Left with Individual
Status Date / Time:	February 2, 2023, 2:00 pm
Location:	FLORENCE, KY 41042
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic

Recipient Signature

Signature of Recipient:	
Address of Recipient:	

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

WVTJ LLC
18102 SENECA TRAIL
MARLINGTON, WV 24954-

This deed made this 1st day of April, 2023, by and between G. Russell Rollyson Jr., appointee of the Honorable John B. McCuskey, State Auditor, grantor and WVTJ LLC, purchaser, grantee, witnesseth, that:

Whereas, In pursuance of the statutes in such case made and provided, Paul A. Pritt, Sheriff of Preston County, did in the month of October, in the year 2021, sell the tax lien(s) on real estate, hereinafter mentioned and described, for taxes delinquent thereon for the year 2020, and WVTJ LLC for the sum of \$259.30, 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 POPCORN PROPERTIES LLC; 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 in pursuance of the statutes, doth grant unto WVTJ 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 Preston, bounded and described as follows:

The undersigned hereby declares that the consideration paid for the conveyance is \$259.30.

Certificate of Sale Number: 2021-S-0000000344
LOT HIGH ST (LESS 8852.4 SQ FT), KINGWOOD CORP DISTRICT

Witness the following signature:

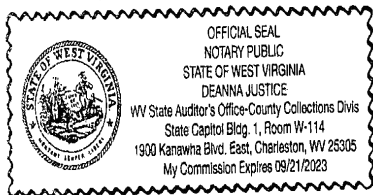


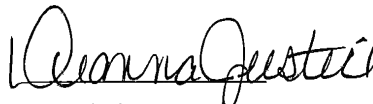
G. Russell Rollyson Jr.
Appointee of the Honorable John B. McCuskey, State Auditor

State of West Virginia
County of Kanawha, to wit:

I, Deanna Justice, 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 1st day of April, 2023, has acknowledge the same before me in said County.

Given under my hand this 1st day of April, 2023. My commission expires September 21, 2023.




Deanna Justice
Notary Public

Preston County
Linda Higgins, Clerk
Instrument 21639155
09/26/2023 @ 08:38:35 AM
TAX DEED
Book 864 @ Page 204
Pages Recorded 45
Recording Cost \$
Transfer Tax \$ 2.75
Form Land Tax \$ 1.10
95.00