

This deed made this 3rd day of April, 2025 by and between Christal G. Perry, appointee of the Honorable Mark A. Hunt, State Auditor, grantor and WVTA LLC, purchaser, grantee, witnesseth, that:

Whereas, in pursuance of the statutes in such case made and provided, Christal G. Perry, appointee of the Honorable Mark A. Hunt, State Auditor, did in the month of April, in the year 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 \$1,000.00, that being the amount of purchase money paid to the sheriff, did become the purchaser of the tax lien(s) on such real estate, which was returned delinquent in the name:

CERT NUMBER	TAXPAYER
2022-C-000072	EVE RICHARD A

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

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

Now, therefore, the grantor, for and in consideration of the premises and in pursuance of the statutes of Article 3, Chapter 11A of the West Virginia Code, doth grant unto 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 Upshur, bounded and described as follows:

CERT NUMBER	LEGAL DESCRIPTION	DISTRICT
2022-C-000072	SUR 1.028 AC LAUREL FORK	Meade District

The undersigned hereby declares that the consideration paid for the conveyance is \$1,000.00.

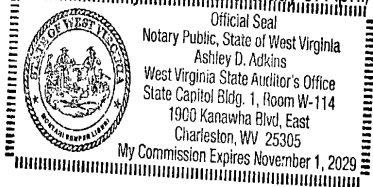
Witness the following signature:

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

State of West Virginia
County of Kanawha, to wit:

I, Ashley D. Adkins, a Notary Public in and for the County of Kanawha, and the State of West Virginia, do certify that Christal G. Perry, Appointee of the Honorable Mark A. Hunt, State Auditor, whose name is signed to the foregoing writing bearing the date of the 3rd day of April, 2025, has acknowledge they same before me in said County.

Given under my hand this 3rd day of April, 2025. My commission expires November 1, 2029,



Ashley D. Adkins
Notary Public

This instrument was prepared from a form by Christal G. Perry, Appointee of the Honorable Mark A. Hunt, State Auditor, as provided for in Chapter 11A, Article 3, Section 59 of the Code of West Virginia.

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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

THE RECORD DELTA
 POST OFFICE BOX 2000
 CLARKSBURG, WV 26302

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-000072** , located in MEADE District, SUR 1.028 AC LAUREL FORK which was returned delinquent or nonentered in the name of EVE RICHARD A , and was sold by the deputy commissioner of delinquent and nonentered lands of UPSHUR County at the sale for the delinquent taxes on April 26, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before February 28, 2025 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2021 - 15434 .	\$187.93
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 2022-15576 .	\$110.54
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$172.65
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$682.21
Additional Statutory Fees with Interest.	\$296.92
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$1,450.25

You may redeem at any time before February 28, 2025 by paying the above total less any unearned interest.

Given under my hand December 17, 2024

G. Russell Rollyson, Jr.

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

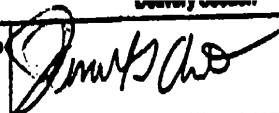
**Please return this letter and payment to the
 West Virginia State Auditor's Office, County Collections
 Division 1900 Kanawha Boulevard East
 Building 1, Room W-114
 Charleston, West Virginia 25305
 Questions, please call 1-888-509-6568**

Date Produced: 11/25/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 5531 34. Our records indicate that this item was delivered on 11/22/2024 at 02:52 p.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

signature	
initials	Jonathan Annett

Address of Recipient :

delivery address	18102 SENECA
------------------	--------------

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

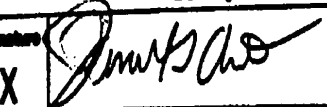
The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Date Produced: 11/25/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 5531 27. Our records indicate that this item was delivered on 11/22/2024 at 02:52 p.m. in MARLINTON, WV 24954. The scanned image of the recipient information is provided below.

Signature of Recipient :

signature	
X	
intd name	Jonathan Annett

Address of Recipient :

every dress	18102 SENECA
----------------	--------------

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.

Date Produced: 12/23/2024

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 5918 08. Our records indicate that this item was delivered on 12/19/2024 at 12:47 p.m. in CLARKSBURG, WV 26301. The scanned image of the recipient information is provided below.

Signature of Recipient :



B Matthews

Address of Recipient :

2000

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

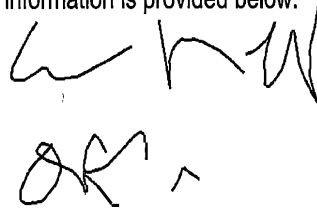
The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

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 2735 20. Our records indicate that this item was delivered on 07/19/2024 at 12:19 p.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

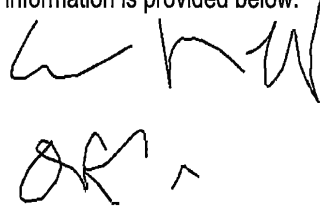
The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

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 2735 37. Our records indicate that this item was delivered on 07/19/2024 at 12:19 p.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.

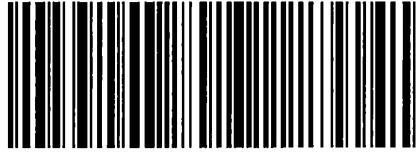
Sincerely,
United States Postal Service

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

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

BOOK 612 PAGE 129



9414 8091 0924 9001 0041 55



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE
PO BOX 2013
BUCKHANNON, WV 26201-7013

EA334702-5F18-47EA-A7042BD95D61FF92][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-000072-UPSHUR COUNTY-WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE
PO BOX 2013
BUCKHANNON, WV 26201-7013

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE
 PO BOX 2013
 BUCKHANNON, WV 26201-7013

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-000072** , located in MEADE District, SUR 1.028 AC LAUREL FORK which was returned delinquent or nonentered in the name of EVE RICHARD A , and was sold by the deputy commissioner of delinquent and nonentered lands of UPSHUR County at the sale for the delinquent taxes on April 26, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 23, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 22, 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 - 15434 .	\$171.78
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 2022-15576 .	\$100.88
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$166.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$617.25
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$1,056.51

You may redeem at any time before March 22, 2024 by paying the above total less any unearned interest.

Given under my hand October 24, 2023

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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: 11/06/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 0041 55. Our records indicate that this item was delivered on 10/31/2023 at 06:33 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Delivery Section	
Signature X	<i>[Handwritten Signature]</i>
Printed Name	<i>PHILIP CRIST</i>

Address of Recipient :

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

Sincerely,
United States Postal Service

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

CERTIFICATE OF CERTIFICATION NO: 2022-C- 000072

UPSHUR COUNTY

COUNTY 04 MEADE

DISTRICT, WEST VIRGINIA

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

DISTRICT MAP PARCEL 04 5N 0025 0004 0000 ACCOUNT # 00014562

YR TICKET	PERSON CHARGED WITH TAXES	DESCRIPTION
2021 0000015434	EVE RICHARD A	SUR 1.028 AC LAUREL FORK
	105 CRYSTAL DR BUCKHANNON	WV 262018819
	DELINQUENT TAXES	71.46
	INTEREST	5.36
	PUBLICATIONS & NOTICES	55.00
	CERT PUBLICATION	15.00
	SUBSEQUENT TAXES	AMOUNT
	2022 0000015576	86.86
	TOTAL	233.68

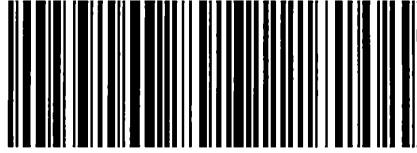
GIVEN UNDER MY HAND THIS DATE 10/31/2022.

 SHERIFF, COUNTY OF UPSHUR COUNTY

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

USPS CERTIFIED MAIL

BOOK 612 PAGE 133



9414 8091 0924 9001 0039 29



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201-8819

EA334702-5F18-47EA-A7042BD95D61FF92][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-000072-UPSHUR COUNTY-WVTA LLC)

RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201-8819

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

RICHARD EVE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201-8819

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-000072** , located in MEADE District, SUR 1.028 AC LAUREL FORK which was returned delinquent or nonentered in the name of EVE RICHARD A , and was sold by the deputy commissioner of delinquent and nonentered lands of UPSHUR County at the sale for the delinquent taxes on April 26, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 23, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 22, 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 - 15434 .	\$171.78
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 2022-15576 .	\$100.88
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$166.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$617.25
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$1,056.51

You may redeem at any time before March 22, 2024 by paying the above total less any unearned interest.

Given under my hand October 24, 2023

G. Russell Rollyson, Jr.

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

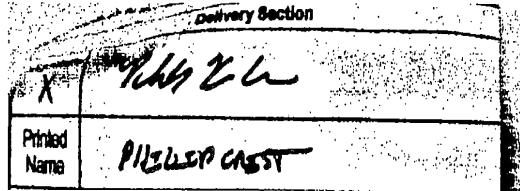
**Please return this letter and payment to the
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 Division 1900 Kanawha Boulevard East
 Building 1, Room W-114
 Charleston, West Virginia 25305
 Questions, please call 1-888-509-6568**

Date Produced: 11/06/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 0039 29. Our records indicate that this item was delivered on 11/02/2023 at 05:08 a.m. in CHARLESTON, WV 25301. 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.

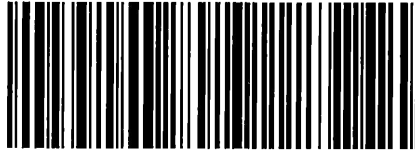
Sincerely,
United States Postal Service

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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

USPS CERTIFIED MAIL

BOOK b i 2 PAGE 137



9414 8091 0924 9001 0041 48



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE
105 RIVER VISTA DR
BUFFALO, WV 25033-9445

[EA334702-5F18-47EA-A7042BD95D61FF92][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-000072-UPSHUR COUNTY-WVTA LLC)

AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE
105 RIVER VISTA DR
BUFFALO, WV 25033-9445

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE
 105 RIVER VISTA DR
 BUFFALO, WV 25033-9445

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

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Subsequent of taxes paid on the property, with interest to for tax year 2022-15576 .	\$100.88
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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.	\$1,056.51

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Given under my hand October 24, 2023

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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: 10/30/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 0041 48. Our records indicate that this item was delivered on 10/26/2023 at 10:10 a.m. in BUFFALO, WV 25033. The scanned image of the recipient information is provided below.

Signature of Recipient :

A+O
A+O

Address of Recipient :

105 River Vista
Buffalo WV

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

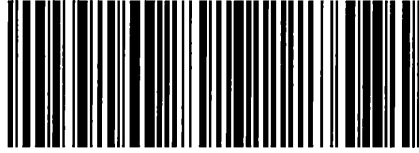
Sincerely,
United States Postal Service

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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

BOOK b 1 2 PAGE 1 u 1



9414 8091 0924 9001 0041 79



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

EA334702-5F18-47EA-A7042BD95D61FF92][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-000072-UPSHUR COUNTY-WVTA LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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

Notice to Redeem Form

Total Cost: \$62.25

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-000072
 County: UPSHUR COUNTY
 Legal Description: SUR 1.028 AC LAUREL FORK
 Map: 5N Parcel: 0025 0004 0000

Name and address of those to be notified

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

RICHARD EVE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201-8819
 USA

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

AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE
 105 RIVER VISTA DR
 BUFFALO, WV 25033-9445
 USA

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

UNKNOWN HEIRS OF RICHARD EVE
 PO BOX 2013
 BUCKHANNON, WV 26201-7013
 USA

JUL 27 '23 PM 12:07

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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

WV STATE TAX DEPARTMENT
 PO BOX 229
 CHARLESTON, WV 25321

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

You will take notice that WVTA LLC , the purchaser of the following real estate, **Cert No. 2022-C-000072** , located in MEADE District, SUR 1.028 AC LAUREL FORK which was returned delinquent or nonentered in the name of EVE RICHARD A , and was sold by the deputy commissioner of delinquent and nonentered lands of UPSHUR County at the sale for the delinquent taxes on April 26, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 23, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before March 22, 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 - 15434 .	\$171.78
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 2022-15576 .	\$100.88
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$166.60
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$617.25
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$1,056.51

You may redeem at any time before March 22, 2024 by paying the above total less any unearned interest.

Given under my hand October 24, 2023

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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: 10/30/2023

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 0041 79. Our records indicate that this item was delivered on 10/25/2023 at 05:58 a.m. in CHARLESTON, WV 25321. 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
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Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

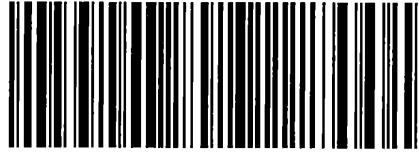
Sincerely,
United States Postal Service

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

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

BOOK 612 PAGE 145



9414 8091 0924 9001 0041 62



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE
STOP 2850F
FLORENCE, KY 41042

EA334702-5F18-47EA-A7042BD95D61FF92][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-000072-UPSHUR COUNTY-WVTA LLC)

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

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

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

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

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Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2021 - 15434 .	\$171.78
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 2022-15576 .	\$100.88
Additional taxes with interest.	\$0.00
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Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$1,056.51

You may redeem at any time before March 22, 2024 by paying the above total less any unearned interest.

Given under my hand October 24, 2023

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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: 10/30/2023

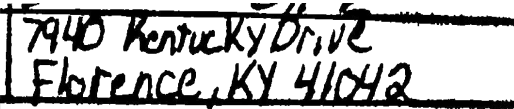
STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 0041 62. Our records indicate that this item was delivered on 10/26/2023 at 01:13 p.m. in FLORENCE, KY 41042. 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.

CERTIFIED MAIL™

CHARLESTON WV 25305

US POSTAGE PAID BY FITNEY BOWES

ZIP 25305 \$ 007.18⁰
02 4W
0000381984 OCT. 24, 2023



USPS CERTIFIED MAIL



9414 8091 0924 9001 0039 29

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

(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201-8819

released
NOV 2 '23 AM 10:56

NIXIE 250 FE 1 0010/31/23

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSEE
UNABLE TO FORWARD

BC: 25305002139 *0571-07430-24-38

WVS
2530520021
26201-881905

CERTIFIED MAIL™

CHARLESTON WV 25305
2:00 PM 11/23/23

US POSTAGE **\$007.18⁰**
ZIP 25305 02 4W
0000381984 OCT. 24. 2023.

USPS CERTIFIED MAIL



9414 8091 0924 9001 0041 55

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

(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
UNKNOWN HEIRS OF RICHARD EVE
PO BOX 2013
BUCKHANNON, WV 26201-7013

Handwritten: 20
OCT 31 '23 AM 11:09

NIXIE 250 DE 1 0010/28/23
RETURN TO SENDER
VACANT
UNABLE TO FORWARD

BC: 25305002139 *0671-07872-24-38
25305>0021
26201-7013

**(2022-C-000072-UPSHUR
COUNTY-WVTA LLC)**

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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.

JAN 27 '25 PM 2:58

**DISTRICT MEADE MAP 5N PAR-
CEL 0025 0004 0000**

You will take notice that WVTA LLC, the purchaser of the following real estate, Cert No. 2022-C-000072, located in MEADE District, SUR 1.028 AC LAUREL FORK which was returned delinquent or nonentered in the name of EVE RICHARD A , and was sold by the deputy commissioner of delinquent and nonentered lands of UPSHUR County at the sale for the delinquent taxes on April 26, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after March 1, 2025, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before February 28, 2025 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2021 - 15434.

\$187.93

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 2022-15576.

\$110.54

Additional taxes with interest.

\$0.00

Auditor's Certification, Publication, and Redemption fee plus interest.

\$172.65

Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.

\$682.21

Additional Statutory Fees with Inter

Additional statutory fees with interest.

\$296.92

Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.

\$1,450.25

You may redeem at any time before February 28, 2025 by paying the above total less any unearned interest.

JAN 27 '25 PM 2:58

Given under my hand December 17, 2024

G. Russell Rollyson Jr.
Deputy Commissioner of Delinquent and Nonentered Lands of UPFHUR 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

Ad#1456697

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

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

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

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

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

JUL 27 '23 PM 12:07

PUBLISHER'S CERTIFICATE

I, Tamra Lawson

Classified Manager of THE RECORD DELTA, a newspaper of general circulation published in the city of Buckhannon, Upshur County and state of West Virginia, do hereby certify that the annexed:

2022-C-000072-UPSHUR COUNTY-WVTA LLC

Ad# 1456697

JAN 27 '25 PM 2:53

was published in THE RECORD DELTA 3 time(s) commencing on 01/08/2025 and ending on 01/22/2025 at the request of

WV STATE AUDITOR - RECORD DELTA.

Given under my hand this 01/22/2025.

The publisher's fee for said publication is: \$10.00.

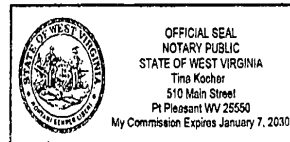
119.87

Tamra Lawson
Classified Manager of
THE RECORD DELTA

Subscribed to and sworn to before me this
01/22/2025

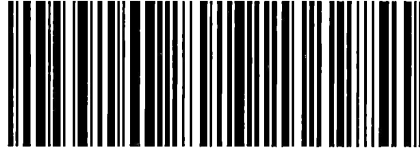
Ima Kocher
Notary Public in and for Upshur County, WV

My commission expires on
The 7th day of Jan 2030



BOOK 6 PAGE 154
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 5531 27



(2022-C-000072 - UPSHUR COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

EA334702-5F18-47EA-A7042BD95D61FF92][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

11/18/2024

WVTA LLC
 18102 SENECA TRL
 MARLINTON, WV 24954

RE: UPSHUR COUNTY 2022-C-000072
UNKNOWN HEIRS OF RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201

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 **\$195.16**. This represents the funds required to prepare and serve the notice to redeem by personal service. Please note if the new address provided is a different state than the one previously submitted, you will need to use our online calculator at <https://www.wvsao.gov/CountyCollections/Default#NTRCalculator> to calculate a new amount. **We cannot serve a post office box.**

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

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

Sincerely,

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 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****

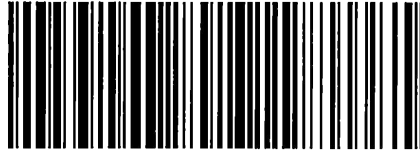
Personal Service

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

BOOK 612 PAGE 157



9414 8091 0924 9001 2735 37



(2022-C-000072 - UPSHUR COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

EA334702-5F18-47EA-A7042BD95D61FF92}[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

07/17/2024

WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

RE: UPSHUR COUNTY 2022-C-000072
UNKNOWN HEIRS OF RICHARD EVE
PO BOX 2013
BUCKHANNON, WV 26201-7013

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

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 Number:

County:

Legal Description:

Name and address of those to be notified

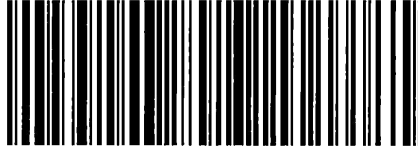
****Please be advised you cannot change the name of the individual being served nor can you serve a PO Box by Personal Service****

Personal Service

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

BOOK 512 PAGE 160
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 5531 34



(2022-C-000072 - UPSHUR COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

EA334702-5F18-47EA-A7042BD95D61FF92][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

11/18/2024

WVTA LLC
 18102 SENECA TRL
 MARLINTON, WV 24954

RE: UPSHUR COUNTY 2022-C-000072

RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201

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 **\$195.16**. This represents the funds required to prepare and serve the notice to redeem by personal service. Please note if the new address provided is a different state than the one previously submitted, you will need to use our online calculator at <https://www.wvsao.gov/CountyCollections/Default#NTRCalculator> to calculate a new amount. **We cannot serve a post office box.**

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

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

Sincerely,

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 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.

MICHAEL C. DOSS

ATTORNEY AT LAW

821 TENTH AVENUE
MARLINTON, WV 24954

TELEPHONE
(304) 789-7119
FACSIMILE
(304) 789-7118

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

RE: EVE RICHARD A

SUR 1.028 AC LAUREL FORK
MEADE District
Upshur County, West Virginia

Certificate No. 2022-C-000072 CIN CTS-49-2022-72

Dear Oak Hall,

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



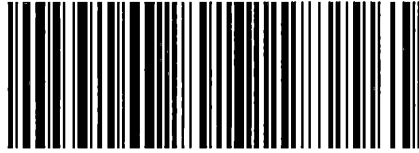
DI23574

JUL 27 '23 PM12:07

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

BOOK 612 PAGE 163



9414 8091 0924 9001 2735 20



(2022-C-000072 - UPSHUR COUNTY)
WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

EA334702-5F18-47EA-A7042BD95D61FF92][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

07/17/2024

WVTA LLC
18102 SENECA TRL
MARLINTON, WV 24954

RE: UPSHUR COUNTY 2022-C-000072
RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201-8819

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 **\$50.16** This represents the funds required to prepare and serve the notice to redeem by personal service. Please note if the new address provided is a different state than the one previously submitted, you will need to use our online calculator at <https://www.wvsao.gov/CountyCollections/Default#NTRCalculator> to calculate a new amount. **We cannot serve a post office box.**

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

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 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

Supplemental Notice to Redeem Form

Total Cost: \$92.32

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-000072
 County: UPSHUR
 Legal Description: SUR 1.028 AC LAUREL FORK
 Map: 5N Parcel: 0025 0004 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"/>

RICHARD EVE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201
 USA

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"/>

UNKNOWN HEIRS OF RICHARD EVE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201
 USA

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

JUL 22 '24 AM 11:13

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

BOOK 612 PAGE 167



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
UNKNOWN HEIRS OF RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

EA334702-5F18-47EA-A7042BD95D61FF92}[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-000072-UPSHUR COUNTY-WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE - PERSONAL SERVICE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

You will take notice that WVTA LLC, the purchaser of the following real estate, **Cert No. 2022-C-000072**, located in MEADE District, SUR 1.028 AC LAUREL FORK which was returned delinquent or nonentered in the name of EVE RICHARD A, and was sold by the deputy commissioner of delinquent and nonentered lands of UPSHUR County at the sale for the delinquent taxes on April 26, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after November 1, 2024, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before October 31, 2024 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2021 - 15434 .	\$182.06
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 2022-15576 .	\$107.02
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$170.45
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$659.72
Additional Statutory Fees with Interest.	\$94.17
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$1,213.42

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

Given under my hand August 22, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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**

Return

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



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
UNKNOWN HEIRS OF RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

State of West Virginia
County of Upshur - To Wit:
The within named

Unknown Heirs of Richard Eve is not found in bailiwick

this 4 day of September 20 24

Mike Coffman
Sheriff of Upshur County

By Mark Lunn
His Deputy

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



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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.

SEP 6 '24 PM 12:13

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



(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

UNKNOWN HEIRS OF RICHARD EVE - PERSONAL SERVICE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201

DISTRICT MEADE MAP 5N PARCEL 0025 0004 0000

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G. Russell Rollyson, Jr.

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

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 Charleston, West Virginia 25305
 Questions, please call 1-888-509-6568



D123573

TITLE WORKSHEET

Upshur County - 49

Name(s) EVE RICHARD A Description SUR 1.028 AC LAUREL
FORK MEADE Dist (04) Map 005N Parcel 0025 Sub 0004

TITLE WORK CODE: CTS-49-2022-72
PUT ON ALL ADDITIONAL PAGES

LANDBOOK 2022, 2020, 2019, 2018: EVE RICHARD A Book/Page: LT12/0168 Tax Class: 3

LANDBOOK 2021: EVE RICHARD A Book/Page: LT12/0168 Tax Class: 3

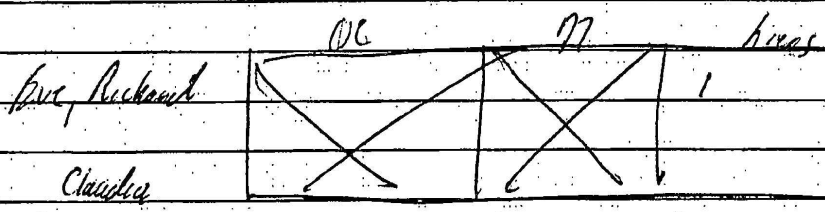
LANDBOOK 2017, 2016, 2015, 2014, 2013, 2012, 2011, 2010, 2009, 2008, 2007, 2006: EVE RICHARD A & CLAUDIA J Book/Page: / Tax Class: 3

no estate record

Decided
BK 14 PG 157

9/30/1976

Richard A Eve 259/371 Lewis-Upshur Enterprises Inc
Claudia J Eve ROS
2000
12/19/1994



Pauli
① Against Richard A. Eve. No address Pauli 06/27/2001

From American Express Bank, FSD
Address & Call your Office
105 River City Drive
Duffalo WV 25033-9445

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

BOOK 612 PAGE 173



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

EA334702-5F18-47EA-A7042BD95D61FF92][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-000072-UPSHUR COUNTY-WVTA LLC)

RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

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West Virginia State Auditor's Office
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(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

RICHARD EVE - PERSONAL SERVICE
 105 CRYSTAL DR
 BUCKHANNON, WV 26201

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Given under my hand August 22, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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**

2022-C-72

Upshur

State of West Virginia
County of Upshur - To Wit

The within named

Richard EVE is not found in bailiwick

this 4 day of September 20 24

Mike Coffman

Sheriff of Upshur County

By Mark Cunningham

His Deputy

SEP 6 '24 PM 12:13

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

(2022-C-000072-UPSHUR COUNTY- WVTA LLC)

RICHARD EVE - PERSONAL SERVICE
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SEP 6 '24 PM 12:14

Given under my hand August 22, 2024

G. Russell Rollyson, Jr.

G. Russell Rollyson, Jr.
 Deputy Commissioner of Delinquent and
 Nonentered Lands of UPSHUR 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

Return

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



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)
RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

{EA334702-5F18-47EA-A7042BD95D61FF92}[NTR LETTER]

SEP 6 '24 12:13

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



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

RICHARD EVE - PERSONAL SERVICE
105 CRYSTAL DR
BUCKHANNON, WV 26201

To: RICHARD EVE, AMERICAN EXPRESS BANK FSB C/O ATKINS & OGLE LAW OFFICE, UNKNOWN HEIRS OF RICHARD EVE, 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.

SEP 6 '24 PM 12:14



18102 Seneca Trail
Marlinton, WV 24954

Local 3047994440
Toll Free
Fax 8155502328
URL

11/28/24

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

Dear WWSAO,

Enclosed please find the following affidavit:
UPSHUR COUNTY 2022-C-72 / UNKNOWN HEIRS OF RICHARD EVE
Notice by publications as been requested

Thanks,

DEC 13 24 10:55

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:

IN RESPONSE TO RE: UNKNOWN HEIRS OF RICHARD EVE (shown on auditors site, row)

WHEREAS WVTA LLC purchased the certificate of sale for UPSHUR COUNTY 2022-C-72, delinquent in the name of EVE RICHARD A. Described as SUR: 1.028 AC LAUREL FORK

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: AMERICAN EXPRESS BANK FSB, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, RICHARD EVE, UNKNOWN HEIRS OF RICHARD EVE, WV STATE TAX DEPARTMENT

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

RICHARD EVE
105 CRYSTAL DR
BUCKHANNON, WV 26201-8819
by Certified mail

AMERICAN EXPRESS BANK FSB
[CO] ATKINS & OGLE LAW OFFICE
105 RIVER VISTA DR
BUFFALO, WV 25033-9445
by Certified mail

UNKNOWN HEIRS OF RICHARD EVE
PO BOX 2013
BUCKHANNON, WV 26201-7013
by Certified mail

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

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

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: RICHARD EVE (shown on auditors site, NTR ID 3002/1

Upon receipt of the aforementioned request WVTA LLC made efforts to determine the best address to perfect service upon RICHARD EVE . 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 RICHARD EVE be served at 105 CRYSTAL DR , BUCKHANNON, WV 26201 by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

RE: UNKNOWN HEIRS OF RICHARD EVE (shown on auditors site, NTR ID 3002/3

Upon receipt of the aforementioned request WVTA LLC made efforts to determine the best address to perfect service upon UNKNOWN HEIRS OF RICHARD EVE . 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 UNKNOWN HEIRS OF RICHARD EVE be served at 105 CRYSTAL DR , BUCKHANNON, WV 26201 , by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

RE: (shown on auditors site, NTR ID 3002/1

Upon receipt of the aforementioned request WVTA LLC made efforts to determine the best address to perfect service upon . 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 be served at by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

DEC 18 2024 10:55

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, forthwith

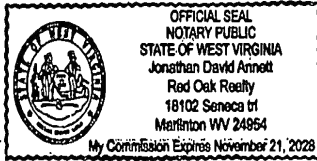
Susan Callison
Susan (Allie) Callison
West Virginia State Bar No: 14541

State of West Virginia
County of Pocahontas

Taken, sworn to, and ascribed to this the 29 day of 11, 2024

Jonathan D. Arnett
Notary Public

My commission expires: 11/21/28



DEC 13 '24 10:55

CTS-49-2022-72

William Keys of
 Richard A. Keys
 P.O. Box 2013
 Swickham, WV 26001

Fed Prison #111 - 6/26/2
 Fed 157/584
 Fed 76/265
 Fed ~~157/75~~
 Fed 157/75
 Fed 77/496
 Fed Prison 4/11
 Fed 81/724
 Fed 76/104
 Fed 81 - 6/115
 Fed 81 - 8/254

At 5/9/23 - 11:00 Noon

JUL 27 '23 PM 12:07



18102 Seneca Trail
Marlinton, WV 24954

Local 3047994440
Toll Free
Fax 8155502328
URL

11/28/24

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

Dear WWSAO,

Enclosed please find the following affidavit:
UPSHUR COUNTY 2022-C-72 / RICHARD EVE
Please publish, funds enclosed (220.16)

Thanks,

DEC 19 '24 @ 10:55

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:

IN RESPONSE TO RE: RICHARD EVE (shown on auditors site, row)

WHEREAS WVTA LLC purchased the certificate of sale for UPSHUR COUNTY 2022-C-72, delinquent in the name of EVE RICHARD A. Described as SUR 1.028 AC LAUREL FORK

WHEREAS WVTA LLC properly prepared and submitted a list of names to be service by the auditors office, along with sufficent deposit of funds. The names to be served included the following: AMERICAN EXPRESS BANK FSB, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, RICHARD EVE, UNKNOWN HEIRS OF RICHARD EVE, WV STATE TAX DEPARTMENT

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

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105 CRYSTAL DR
BUCKHANNON, WV 26201-8819
by Certified mail

AMERICAN EXPRESS BANK FSB
[CO] ATKINS & OGLE LAW OFFICE
105 RIVER VISTA DR
BUFFALO, WV 25033-9445
by Certified mail

UNKNOWN HEIRS OF RICHARD EVE
PO BOX 2013
BUCKHANNON, WV 26201-7013
by Certified mail

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

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

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Having completed diligent research, WVTA LLC requested UNKNOWN HEIRS OF RICHARD EVE be served at 105 CRYSTAL DR , BUCKHANNON, WV 26201 , by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

RE: (shown on auditors site, NTR ID 3002/3)
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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 be served at by returning the request to the state auditors office with the sum sufficient to cover the cost of the notice.

DEC 13 24 AM 10:35

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 requests notice by publication and hereby deposits funds sufficient for publication simultaneously herewith. WVTA LLC hereby requests the deed be issued for to WVTA LLC, upon the expiration of redemption period afforded by publication issuance of the deed if proper.

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

State of West Virginia
County of Pocahontas

Taken, sworn to, and ascribed to this the 29 day of 11, 2024

Jonathan David Arnett
Notary Public
My commission expires: 11/21/28



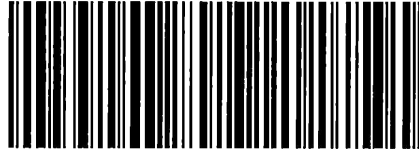
DEC 19 '24 @ 10:55

Upshur County
Carol J Smith, Clerk
Instrument 20250002289
04/09/2025 @ 01:14:00 PM
TAX DEED
Book 612 @ Page 114
Pages Recorded 72
Recording Cost \$ 125.00
Transfer Tax \$ 5.50
Farm Land Tax \$ 2.20

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

BOOK 612 PAGE 121



9414 8091 0924 9001 5918 08



(2022-C-000072-UPSHUR COUNTY-WVTA LLC)

THE RECORD DELTA
POST OFFICE BOX 2000
CLARKSBURG, WV 26302

EA334702-5F18-47EA-A7042BD95D61FF92}[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-000072-UPSHUR COUNTY-WVTA LLC)

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