

34 WVTB LLC
18102 SENECA TRAIL
MARLINTON, WV 24954--6840

This deed made this 9th day of February, 2026 by and between Christal G. Perry, appointee of the Honorable Mark A. Hunt, State Auditor, grantor and WVTB 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 2025, sell the tax lien(s) on real estate, hereinafter mentioned and described, for taxes delinquent thereon for the year(s) 2023 to 2024, and WVTB LLC for the sum of \$187.47, 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
2024-C-000218	HORROCKS PATRICK 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 WVTB 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 Fayette, bounded and described as follows:

CERT NUMBER	LEGAL DESCRIPTION	DISTRICT
2024-C-000218	SURF LOT .434 ANSTED PT MCCLUNG	Ansted Corp District

The undersigned hereby declares that the consideration paid for the conveyance is \$187.47.

Witness the following signature:

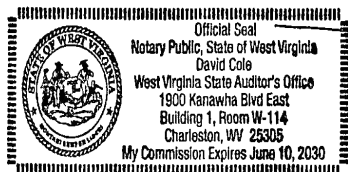
Christal G. Perry

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

State of West Virginia
County of Kanawha, to wit:

I, David Cole, a Notary Public in and for the County of Kanawha, and the State of West Virginia, do certify that Christal G. Perry, Appointee of the Honorable Mark A. Hunt, State Auditor, whose name is signed to the foregoing writing bearing the date of the 9th day of February, 2026, has acknowledge the same before me in said County.

Given under my hand this 9th day of February, 2026. My commission expires June 10, 2030,



David Cole
David Cole
Notary Public

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

Michelle L. Holly, Clerk
Instrument 20260001023
02/12/2026 @ 02:43:47 PM
TAX DEED
Book 259 @ Page 168
Pages Recorded 34
Recording Cost \$ 83.00
Transfer Tax \$ 2.75
Farm Land Tax \$ 1.10

CERTIFICATE OF CERTIFICATION NO: 2024-C- 000218

FAYETTE

COUNTY 04 ANSTED

DISTRICT, WEST VIRGINIA

MEMORANDUM OF TAXES CERTIFIED TO THE AUDITOR COUNTY OF FAYETTE
ON 10/31/2024 FOR THE NONPAYMENT OF TAXES CHARGED THEREON FOR THE FOLLOWING:

DISTRICT MAP PARCEL 04 12 0114 0000 0000 ACCOUNT # 08139515

YR TICKET	PERSON CHARGED WITH TAXES	DESCRIPTION
2023 0000030824	HORROCKS PATRICK A	SURF LOT .434 ANSTED
	PO BOX 851	PT MCCLUNG
	ANSTED	WV 258120851

DELINQUENT TAXES	9.18
INTEREST	.69
PUBLICATIONS & NOTICES	55.00
CERT PUBLICATION	15.00

SUBSEQUENT TAXES	AMOUNT
2024 0000030855	24.11

TOTAL	103.98
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GIVEN UNDER MY HAND THIS DATE 10/31/2024.

SHERIFF, COUNTY OF FAYETTE

SALE APPROVAL LETTER

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

Certificate of Sale Number: FAYETTE COUNTY 2024-C-000218

Memorandum of real estate sold in the county of FAYETTE on this 8th day of April, 2025 by the Honorable Mark A. Hunt,
Auditor of the State of West Virginia.

Property Description: SURF LOT .434 ANSTED PT MCCLUNG

District: ANSTED CORP

Map: 12

Parcel: 0114 0000 0000

Taxpayer:

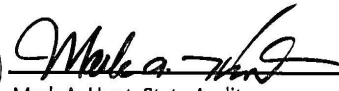
HORROCKS PATRICK A
PO BOX 851
ANSTED, WV 25812-0851

Delinquent Taxes: 2023 - 30824	\$79.87
Interest on Delinquent Taxes	\$4.79
Subsequent Taxes: 2024-30855	\$25.46
Back Taxes:	\$0.00
Certification Fee	\$25.25
Publication Fee	\$30.60
Auditor's Fee	\$11.50
Courthouse Facility Improvement Fund	\$10.00
Amount of Bid	\$187.47
Amount Due	\$187.47
Surplus	\$0.00

Purchaser:

WVTB LLC
18102 SENECA TRAIL
MARLINTON, WV 24954-6840




Mark A. Hunt, State Auditor

The purchase of the listed property has been approved pending clearance of your payment by your financial institution. The list of names, addresses and payment must be submitted to the West Virginia State Auditor's Office by August 6, 2025, as stated in the handout that you received when registering to obtain a bid number. Please remember failure to meet these requirements shall cause you to lose all benefits of your purchase.

Notice to Redeem Form

Total Cost: \$73.49

Billing Name / Organization: WVTB LLC

Address: 18102 SENECA TRAIL

City / State / Zip: MARLINTON, WV 24954-6840

Phone: 304-389-4951 Alt. Phone:

Certification / Certificate Number: 2024-C-000218

County: FAYETTE COUNTY

Legal Description: SURF LOT 434 ANSTED PT MCCLUNG

Map: 12 Parcel: 0114 0000 0000

Name and address of those to be notified

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
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☒	☐	☐	☐	☐	☐	☐
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PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS

PO BOX 26

ANSTED, WV 25812

USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
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☒	☐	☐	☐	☐	☐	☐
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PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF

PO BOX 851

ANSTED, WV 25812-0851

USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
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☐	☐	☐	☐	☐	☒	☐
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OCCUPANT

109 MASTER HILL RD

ANSTED, WV 25812

USA

Certified Mail Only	Certified & Regular Mail	Publication	Personal Service	Secretary of State	Regular Mail Only to Occupant	Foreign Mail
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West Virginia State Auditor's Office
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Legal Description: SURF LOT .434 ANSTED PT MCCLUNG

Map: 12 Parcel: 0114 0000 0000

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
109 MASTER HILL RD
ANSTED, WV 25812
USA

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

IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850A
FLORENCE, KY 41042-2915
USA

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

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.

JUN 23 '25 PM 2:09

Susan (Allie) Callison, Attorney at Law
PO Box 153
Hillsboro, WV 24946
sacallisonlaw@gmail.com 304-871-7223

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

RE: HORROCKS PATRICK A

SURF LOT .434 ANSTED PT MCCLUNG
ANSTED CORP District
Fayette County, West Virginia

Certificate No. 2024-C-000218 CIN CTS-10-2024-218

Dear Oak Hall,

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

WVTB LLC incurred a fee of \$500.00 for my examination.

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



JUN 23 '25 PM 2:09

TITLE WORKSHEET



FAYETTE County - 10

Name(s) HORROCKS PATRICK A

ANSTED CORP Dist (04) Map 0012 Parcel 0114 Sub 0000SPLIT0000

TITLE WORK CODE: CTS-10-2024-218

Description SURF LOT .434 ANSTED PT MCCLUNG

PUT ON ALL ADDITIONAL PAGES

LANDBOOK 2024, 2023, 2022: HORROCKS PATRICK A Book/Page: 787/ 696 Tax Class: 2

LANDBOOK 2021: HORROCKS PATRICK A Book/Page: 787 / 696 Tax Class: 2

LANDBOOK 2020, 2019, 2018: MCVEY E LYNN Book/Page: 453/ 124 Tax Class: 2

LANDBOOK 2017, 2016, 2015, 2014: MCVEY SAMUEL A & E LYNN Book/Page: 453/ 124 Tax Class: 2

LANDBOOK 2013, 2012, 2011, 2010, 2009, 2008, 2007, 2006, 2005, 2004: MCVEY SAMUEL A & E LYNN Book/Page: 453/ 124 Tax Class: 4

Assessment date: 7/1/2022 Delinquent Tax Year: 2023

TRANSFERS	GRANTOR	GRANTEE
Death Date 06/30/2022		
07/13/2022	HORROCKS PATRICK ALAN	DEATH 5/758
Description SURF LOT .434 ANSTED PT MCCLUNG ANSTED		
08/20/2019	MCVEY E LYNN	DEED 787/696
Death Date 12/16/2016		
01/23/2017	MCVEY SAMUEL AUGUSTUS	DEATH 2/724
Description .434 AC TOWN OF ANSTED NEW HAVEN DISTRICT		
07/29/1987	VANAUKEN MARK	DEED 453/124
		MCVEY SAMUEL A MCVEY E LYNN

Adverse Item Table	OC/FT	DT	liens
HORROCKS PATRICK A	DEATH-5-758		
MCVEY SAMUEL A	DEATH-2-724		
MCVEY E LYNN			
VANAUKEN MARK			

REFERENCE ITEMS

JUN 28 '25 P:2:09

address: no address
deed type: GW
ownership: fee
back ref: 453/124
consideration: \$100.00

10-DEED-787-696

DB-553-98,DT-554-349,APPRAISMENT-124-379,WILL-87-714,DB-645-22,DB-641-381,DB-641-379,DB-641-377,DB-641-375,DB-641-373,DB-493-680,DB-432-86,DB-409-376,EASEMENT NO FEE-666-310,POA-34-246,AGREEMNT DEED BOOK-702-568,PROBATE-170-332,FIDUCIARY-28-7055,SETTLEMENT-171-596,DB-613-269,DB-528-560,DB-438-54,CORRECTION DEED-424-165

JUN 28 '25 PM 2:09

Melinda Wickline

From: Oak Hall <oak@livewv.com>
Sent: Monday, July 21, 2025 12:25 PM
To: Melinda Wickline
Cc: Susan Callison
Subject: Entities

Follow Up Flag: Follow up
Flag Status: Flagged

External Email: Please use caution when clicking embedded hyperlinks or opening attachments. If you suspect this email of containing malicious links or attachments immediately report this email with the report phishing button.

I have reviewed the names that did not meet your criteria. The active certificates I found with the names in error follow. I can send any additional funds as needed.

FAYETTE 2024-C-000218

Please change: PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
TO:
PATRICK HORROCKS
PATRICK HORROCKS Estate Unknown heirs

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

OCCUPANT - REGULAR MAIL

109 MASTER HILL RD

ANSTED, WV 25812

{A921D9A4-63CD-41DE-9F392DA5AA3DB8F5}[NTR LETTER]

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

OCCUPANT - REGULAR MAIL
109 MASTER HILL RD
ANSTED, WV 25812

To: PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, OCCUPANT, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, 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



(2024-C-000218-FAYETTE COUNTY- WVTB LLC)

OCCUPANT - REGULAR MAIL
109 MASTER HILL RD
ANSTED, WV 25812

DISTRICT ANSTED CORP MAP 12 PARCEL 0114 0000 0000

You will take notice that WVTB LLC , the purchaser of the following real estate, **Cert No. 2024-C-000218** , located in ANSTED CORP District, SURF LOT .434 ANSTED PT MCCLUNG which was returned delinquent or nonentered in the name of HORROCKS PATRICK A , and was sold by the deputy commissioner of delinquent and nonentered lands of FAYETTE County at the sale for the delinquent taxes on April 8, 2025. WVTB LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2026, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2025 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2023 - 30824 .	\$91.05
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 2024-30855 .	\$27.39
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$104.31
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$617.16
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$839.91

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

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

Given under my hand July 10, 2025

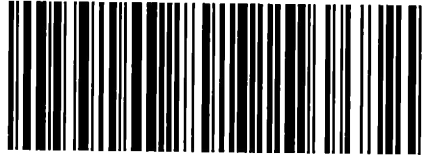
Christal G. Perry

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

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

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

USPS CERTIFIED MAIL



9414 8091 0924 9001 7773 70



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

{A921D9A4-63CD-41DE-9F392DA5AA3DB8F5}[NTR LETTER]

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

To: PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, OCCUPANT, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, 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



(2024-C-000218-FAYETTE COUNTY- WVTB LLC)

WV STATE TAX DEPARTMENT
PO BOX 229
CHARLESTON, WV 25321

DISTRICT ANSTED CORP MAP 12 PARCEL 0114 0000 0000

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Given under my hand July 10, 2025

Christal G. Perry

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

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



Date Produced: 07/21/2025

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 7773 70. Our records indicate that this item was delivered on 07/14/2025 at 06:37 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

TAX action	
Signature	X 
Printed Name	Elizabeth Ayers

Address of Recipient :

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

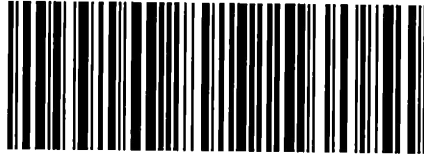
Sincerely,
United States Postal Service

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

Customer Reference Number: 2024-C-000218 FAYETTE

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 7773 56



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850A
FLORENCE, KY 41042-2915

{A921D9A4-63CD-41DE-9F392DA5AA3DB8F5}[NTR LETTER]

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

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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



(2024-C-000218-FAYETTE COUNTY- WVTB LLC)

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DISTRICT ANSTED CORP MAP 12 PARCEL 0114 0000 0000

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Given under my hand July 10, 2025

Christal G. Perry

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

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



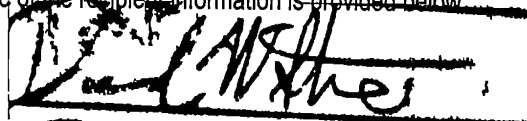
UNITED STATES
POSTAL SERVICE

Date Produced: 07/21/2025

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 7773 56. Our records indicate that this item was delivered on 07/16/2025 at 12:00 p.m. in FLORENCE, KY 41042. The scanned image of the recipient information is provided below.

Signature of Recipient :


DAVID W STONE
JULY 16, 2025

Address of Recipient :

1940 Kentucky Drive
Florence, KY 41042

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

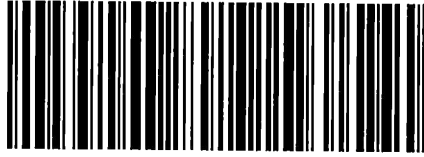
Sincerely,
United States Postal Service

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Customer Reference Number: 2024-C-000218 FAYETTE

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 7773 49



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)
PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
109 MASTER HILL RD
ANSTED, WV 25812

{A921D9A4-63CD-41DE-9F392DA5AA3DB8F5}[NTR LETTER]

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
109 MASTER HILL RD
ANSTED, WV 25812

To: PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, OCCUPANT, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, 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.

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(2024-C-000218-FAYETTE COUNTY- WVTB LLC)

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
109 MASTER HILL RD
ANSTED, WV 25812

DISTRICT ANSTED CORP MAP 12 PARCEL 0114 0000 0000

You will take notice that WVTB LLC , the purchaser of the following real estate, **Cert No. 2024-C-000218** , located in ANSTED CORP District, SURF LOT .434 ANSTED PT MCCLUNG which was returned delinquent or nonentered in the name of HORROCKS PATRICK A , and was sold by the deputy commissioner of delinquent and nonentered lands of FAYETTE County at the sale for the delinquent taxes on April 8, 2025. WVTB LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2026, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2025 will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2023 - 30824 .	\$91.05
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 2024-30855 .	\$27.39
Additional taxes with interest.	\$0.00
Auditor's Certification, Publication, and Redemption fee plus interest.	\$104.31
Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest.	\$617.16
Additional Statutory Fees with Interest.	\$0.00
Total Amount Due and Payable to WV State Auditor - cashier check, money order, certified or personal check.	\$839.91

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

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

Given under my hand July 10, 2025

Christal G. Perry

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

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



Date Produced: 07/21/2025

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 7773 49. Our records indicate that this item was delivered on 07/17/2025 at 02:54 p.m. in ANSTED, WV 25812. The scanned image of the recipient information is provided below.

Signature of Recipient :

A handwritten signature in black ink that appears to read "Henry A. Jeffers".

HENRY A JEFFERS

Address of Recipient :

109 MASTER HILL RD
ANSTED, WV 25812-1130

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

Sincerely,
United States Postal Service

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

Customer Reference Number: 2024-C-000218 FAYETTE

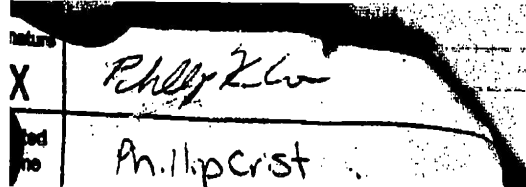


Date Produced: 08/11/2025

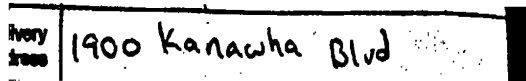
STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 7773 25. Our records indicate that this item was delivered on 08/04/2025 at 07:24 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

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

Customer Reference Number: 2024-C-000218 FAYETTE

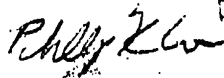


Date Produced: 08/11/2025

STATE OF WEST VIRGINIA AUDITORS OFFICE:

The following is the delivery information for Certified Mail™/RRE item number 9414 8091 0924 9001 7773 32. Our records indicate that this item was delivered on 08/06/2025 at 05:59 a.m. in CHARLESTON, WV 25301. The scanned image of the recipient information is provided below.

Signature of Recipient :

Signature	
Printed Name	Phillip Crist

Address of Recipient :

Delivery Address	1900 Kanawha Blvd
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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.

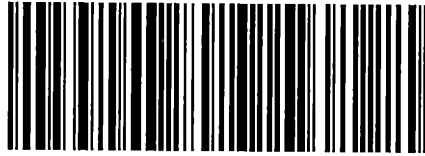
Sincerely,
United States Postal Service

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Customer Reference Number: 2024-C-000218 FAYETTE

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 7773 32



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)
PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
PO BOX 851
ANSTED, WV 25812-0851

{A921D9A4-63CD-41DE-9F392DA5AA3DB8F5}[NTR LETTER]

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
PO BOX 851
ANSTED, WV 25812-0851

To: PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, OCCUPANT, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, 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



(2024-C-000218-FAYETTE COUNTY- WVTB LLC)

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
PO BOX 851
ANSTED, WV 25812-0851

DISTRICT ANSTED CORP MAP 12 PARCEL 0114 0000 0000

You will take notice that WVTB LLC , the purchaser of the following real estate, **Cert No. 2024-C-000218** , located in ANSTED CORP District, SURF LOT .434 ANSTED PT MCCLUNG which was returned delinquent or nonentered in the name of HORROCKS PATRICK A , and was sold by the deputy commissioner of delinquent and nonentered lands of FAYETTE County at the sale for the delinquent taxes on April 8, 2025. WVTB LLC requests that you be notified a deed for such real estate will be made on or after January 1, 2026, as provided by law, unless before that day you redeem such real estate. The amount needed to redeem on or before December 31, 2025 will be as follows:

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Auditor's Certification, Publication, and Redemption fee plus interest.	\$104.31
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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.	\$839.91

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

Given under my hand July 10, 2025

Christal G. Perry

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

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CERTIFIED MAIL™

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

USPS CERTIFIED MAIL



9414 8091 0924 9001 7773 32

(2024-C-000218-FAYETTE COUNTY-WVTB LLC)
PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF
PO BOX 851
ANSTED, WV 25812-0851

NIXIE 171 FE 1 0007/24/25
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RETURN TO SENDER
UNABLE TO FORWARD

BC: 25301251000 *2271-05965-11-20



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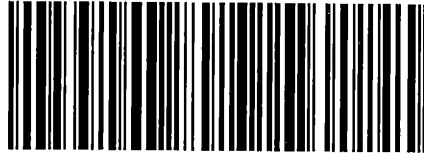
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NOT DELIVERABLE AS ADDRESSED
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UNABLE TO FORWARD

BC: 25305002139 *2271-05965-11-20

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



9414 8091 0924 9001 7773 25



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)
PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS
PO BOX 26
ANSTED, WV 25812

{A921D9A4-63CD-41DE-9F392DA5AA3DB8F5}[NTR LETTER]

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



(2024-C-000218-FAYETTE COUNTY-WVTB LLC)

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS
PO BOX 26
ANSTED, WV 25812

To: PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, OCCUPANT, PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS OF, 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.

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County Collections Division
1900 Kanawha Boulevard East
Building 1 Room W-114
Charleston, West Virginia 25305



(2024-C-000218-FAYETTE COUNTY- WVTB LLC)

PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS
PO BOX 26
ANSTED, WV 25812

DISTRICT ANSTED CORP MAP 12 PARCEL 0114 0000 0000

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Office County Collections Division
1900 Kanawha Boulevard East
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Charleston, West Virginia 25305

USPS CERTIFIED MAIL



9414 8091 0924 9001 7773 25

(2024-C-000218-FAYETTE COUNTY-WVTB LLC)
PATRICK HORROCKS OR ESTATE OR UNKNOWN HEIRS
PO BOX 26
ANSTED, WV 25812

25812-0555-0021



US POSTAGE
ZIP 25305 \$ 008.16
02 4W
0000381984 JUL 10 2025

AUG 4 '25 PM 3:23

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RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
BC: 25305002139 *2271-05966-11-20