LEGALS

Alcoholic Beverage Laws Enforcement Commission

Notice Of Intention To Apply For An Alcoholic Beverage License

In accordance with Title 37A, Oklahoma Statutes, Section 2-141, Maxim Golf, LLC 5757 E. Eagle Knoll Dr. Hartsburg, MO 65039, a/an Limited Liability Corportion, hereby publishes notice of their intention to apply within sixty days from this date to the Oklahoma Alcoholic Beverage Laws Enforcement Commission for a Mixed Beverages License under authority of and in compliance with the said Act: That they intend(s), if granted such license to operate as a Mixed Beverage establishment with business premises located at 10301 S 600 RD in Miami, Ottawa County, Oklahoma under the business name of Fire Ridge Golf Course.

Dated this 21 day of August, 2026.
/s/ Kailyn Smith
County of Douglas, State of Kansas

Before me, the undersigned notary public, personally appeared: Kailyn Smith to me known to be the person described in and who executed the foregoing application and acknowledged that she executed the same as her free act and deed.

/s/ Justin Wood, Notary Public
My Commission expires November 7, 2027.

(Published in the Miami News Record August 25 and September 1, 2026)
LPXLP

IN THE DISTRICT COURT
WITHIN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

PENNYMAC LOAN SERVICES, LLC
Plaintiff,

vs.

UNKNOWN SUCCESSORS OF ALLEN L. NUSSER, DECEASED, et al.
Defendant(s)

No: CJ-2025-89
JUDGE: MCAFFREY
NOTICE OF HEARING
MOTION TO CONFIRM SALE

THE STATE OF OKLAHOMA TO: Unknown Successors of Allen L. Nusser, Deceased and Unknown Successors of Leoda Laura Nusser, Deceased

TAKE NOTICE that the Plaintiff has filed herein its Motion to Confirm Sheriff`s Sale in the above action. That the Motion To Confirm Sale will be heard before a Judge of the District Court in a Court Room of the Ottawa County Courthouse, Oklahoma, at 10:00 am. on the 16th day of September, 2026. Unless you appear at said time and present any objections to the said sale proceedings, the Motion to Confirm Sale will be sustained and the sale confirmed.

Don Timberlake - #9021
Matt Hudspeth - #14613
Kim S. Jenkins - #32809
Gina D. Knight - #12996
Chynna Scruggs - #32663
Rachel P. O`Day - #36561
BAER & TIMBERLAKE, P.C.
5901 N. Western, Suite 300
Oklahoma City, OK 73118
Telephone: (405) 842-7722
Email:
mail@baertimberlake.com
BT #: 210706-02

(Published in the Miami News Record August 25, 2026)
LPXLP

IN THE DISTRICT COURT
WITHIN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

GITSIT SOLUTIONS, LLC, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE OF GV TRUST 2025-1
Plaintiff,

vs.

UNKNOWN SUCCESSORS OF JOSEPH H. SABO, DECEASED, et al.
Defendant(s)

No: CJ-2025-137
JUDGE: MCAFFREY
NOTICE OF HEARING
MOTION TO CONFIRM SALE

THE STATE OF OKLAHOMA TO: Unknown Successors of Joseph H. Sabo, Deceased, Unknown Successors of Marylynne Wagner Sabo, Deceased and Dennis James Malloy, if living, and his Unknown Successors if Deceased

TAKE NOTICE that the Plaintiff has filed herein its Motion to Confirm Sheriff's Sale in the above action. That the Motion To Confirm Sale will be heard before a Judge of the District Court in a Court Room of the Ottawa County Courthouse, Oklahoma, at 10:00 am. on the 16th day of September, 2026. Unless you appear at said time and present any objections to the said sale proceedings, the Motion to Confirm Sale will be sustained and the sale confirmed.

Don Timberlake - #9021
Gina D. Knight - #12996
Chynna Scruggs - #32663
BAER & TIMBERLAKE, P.C.
5901 N. Western, Suite 300
Oklahoma City, OK 73118
Telephone: (405) 842-7722
Email:
mail@baertimberlake.com
BT #: 211829-01

(Published in the Miami News Record August 25, 2026)
LPXLP

IN THE DISTRICT COURT
WITHIN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

NEWREZ LLC, Plaintiff,

-vs-

AMBER R. MOSLEY; SPOUSE, IF ANY, OF AMBER R. MOSLEY; OCCUPANT(S) OF THE PREMISES, Defendants.

CASE NO. CJ-2026-00028
NOTICE OF SALE

Attention: Defendants and all parties with interest in the listed real property

The Ottawa County Sheriff will sell the below-described real property to satisfy a judgment for the indicated action.

SURFACE RIGHTS ONLY LOT 10, BLOCK 4 IN WEAADDITION, PLAT NO. 1 TO THE CITY OF MIAMI, OTTAWA COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.

Common Address: 420 E St Nw, Miami, OK 74354

The property will be sold to the highest cash bidder at the public auction:

Time: 10:00 a.m.
Date: 30th day of September, 2026
Place: Ottawa County Sheriff's Office Lobby, 28 B St. S.E., Miami, OK 74354
Appraised real value: $55,000.00

The sale adheres to the Special Writ of Execution and Order of Sale issued per the judgment in the District Court of Ottawa County, Oklahoma, in Case No. CJ-2026-00028, titled Plaintiff, v. AMBER R. MOSLEY; SPOUSE, IF ANY, OF AMBER R. MOSLEY; OCCUPANT(S) OF THE PREMISES; all those holding or claiming any interest in the property.

/s/ David A. Dean
Sheriff of Ottawa County

Sally E. Garrison, OBA #18709
Elizabeth A. Morehead, OBA #17673
Dalton Woodring, OBA #36492
The Mortgage Law Firm, PLLC
421 NW 13th Street, Suite 300
Oklahoma City, OK 73103
Telephone: (405) 246-0602
Facsimile: (405) 698-0007
Julie.Grooms@mtglawfirm.com
Contact.OK@mtglawfirm.com
Attorneys for Plaintiff

(Published in the Miami News Record August 25 and September 1, 2026)
LPXLP

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

JAMES A. CLEMENTE, Trustee of THE JANICE F. FIELDS FAMILY MANAGEMENT TRUST,
Plaintiff,

v.

PAUL NAHARI; EASTERN HOME SOLUTIONS, LLC, TRUSTEE OF THE 519 S. MAIN ST. TRUST, and OCCUPANTS OF THE PREMISES,
Defendants.

Case No. CJ-2026-56
NOTICE OF HEARING UPON MOTION TO CONFIRM SALE

STATE OF OKLAHOMA, TO: PAUL NAHARI; EASTERN HOME SOLUTIONS, LLC, TRUSTEE OF THE 519 S. MAIN ST. TRUST, and OCCUPANTS OF THE PREMISES,

NOTICE IS HEREBY GIVEN that the Plaintiff's Motion to Confirm the Sheriff's Sale herein will be heard before Judge Jennifer McAffrey, on the 16th day of September, 2026, at 10:00 o'clock a.m., at the Ottawa County Courthouse, Miami, Oklahoma.

Plaintiff's Motion seeks to confirm the sale of the following described real property situated in Ottawa County, State of Oklahoma, to-wit:

Lot 8, Block 2 in the hall addition to the Town of Fairland, Ottawa County, Oklahoma, according to the recorded Plat thereof.

Property Address: 519 S. Main St., Fairland, OK 74343

Said property was sold with appraisement on the 19h day of August, 2026, to JAMES A. CLEMENTE, Trustee of THE JANICE F. FIELDS FAMILY MANAGEMENT TRUST, for the sum of $135,231.33, the same being more than two-thirds of the appraised value thereof; and upon confirmation of said sale, all other parties and each and all of them and any and all persons claiming by, through or under them, or any of them, will be forever barred, foreclosed and precluded from having, or claiming to have any right, title, estate, equity or lien in or to the hereinbefore described real estate, or any part or portion thereof.

WITNESS MY HAND this 21st day of August, 2026.

Cassie Key, Court Clerk
Ottawa County, Oklahoma
By: /s/ Lauren Davis
Deputy

APPROVED:
/s/ Travis Hartley
Travis Hartley, OBA #20238
177 W. Delaware,
P.O. Box 553
Vinita, OK 74301-0553
918/256-2100
FAX 918/256-2121
Attorneys for Plaintiff

(Published in the Miami News Record August 25, 2026)
LPXLP

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

IN RE: The Application of 1965-1970 Fleetwood Mobile Home
To Issue Title

Case No. CV-26-89
ALIAS APPLICATION FOR COURT ORDER

COMES NOW the applicant, Gary L. Smith/Shirley B. Smith of Wyandotte, Oklahoma, and hereby makes Application to the District Court of OTTAWA COUNTY to issue an order directing Service Oklahoma to issue an Oklahoma Title bearing the VIN # _____ in the name of Gary and/or Shirley Smith 1965-1970 Fleetwood FL 12x50 662

In support of this application, the Applicant would state under oath that he is the Owner of said vehicle. That the above described property is not stolen. The he/she claims ownership to the above described property as follows:

Have closing of last purchased documents and tax payment receipts

That ownership of the above described property is not disputed or that an ownership interest may be claimed by _____, whom will have served with a copy of this application along with summons notifying them of the allegations of this application and date and time of the hearing.

Dated this 20 day of August, 2026.

/s/ Gary L. Smith/Shirley B. Smith
Applicant's signature

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

In the Matter of
Gary and/or Shirley Smith
1965-1970 Fleetwood FL Mobile Home
Property and VIN#

Case No. CV-26-89
ORDER OF SETTING

Now on this 20 day of August, 2026, the Court finds this matter should be set before me the 24 day of September, 2026, at 10:00 a.m.

/s/ Andrew Meloy
Judge

(Published in the Miami News Record August 25, 2026)
LPXLP

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

PAR H INVESTMENTS, LLC
Plaintiff,

vs.

DUSTIN D. EDEN and SPOUSE, if any, TRASHENA J. DEMERY and SPOUSE, if any, all if living and if any of them be deceased, the Unknown Successors of such Deceased Defendant or Defendants.
Defendants.

Case No. CV-2026-96
NOTICE BY PUBLICATION

STATE OF OKLAHOMA TO: DUSTIN D. EDEN and SPOUSE, if any, TRASHENA J. DEMERY and SPOUSE, if any; all if living and if any of them be deceased, the Unknown Successors of such Deceased Defendant or Defendants.

NOTICE IS HEREBY GIVEN that on the 13th day of August, 2026, Plaintiff, Par H Investments, LLC, filed a Petition in the above-entitled action wherein they seek the judgment of said Court quieting their title to all the following described real property:

Lot 10 in Block 3 in MIAMI HEIGHTS ADDITION, to the City of Miami, Ottawa County, Oklahoma, according to the recorded Plat thereof.

and for further judgment adjudging Plaintiff's title to said real property to be legal and valid and forever quieting said title in Plaintiffs as against the claims of the Defendants, or anyone claiming by, through or under them; for perpetual injunction against the Defendants named in Plaintiff's Petition and all persons claiming by, through or under them, from hereafter claiming or asserting any right, title or interest in and to said real property, and for equitable relief, and unless you, said Defendants, answer Plaintiffs' Petition herein on or before the 9th day of October, 2026, Plaintiff will take judgment against you in accordance with the prayer of its Petition as above set forth.

WITNESS my hand and the seal of said Court this 19th day of August, 2026.

CASSIE KEY, Court Clerk
By: /s/ A Severs
Deputy

John W. Thomas, OBA #22445
DAVIS AND THOMPSON, PLLC
207 East Central
Miami, Oklahoma 74354
(918)542-5524

(Published in the Miami News Record August 25, September 1 and 8, 2026)
LPXLP

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

IN RE: The Application of
1970 Dodge D300
D31BB05165980
D. Shane King
To Issue Title

Case No. CV-26-97
APPLICATION FOR COURT ORDER

COMES NOW the applicant, Dennis S. King of Peoria, Oklahoma, and hereby makes Application to the District Court of OTTAWA COUNTY to issue an order directing Service Oklahoma to issue an Oklahoma Title bearing the VIN #D31BB05165980 in the name of Dennis S. King
1970 Dodge D300

In support of this application, the Applicant would state under oath that he is the Owner of said vehicle. That the above described property is not stolen. The he/she claims ownership to the above described property as follows:

I purchased the 1970 Dodge D300 (D31BB05165980) from Randy Debenham through a vehicle trade.

That ownership of the above described property is not disputed or that an ownership interest may be claimed by Randy Debenham, whom will have served with a copy of this application along with summons notifying them of the allegations of this application and date and time of the hearing.

Dated this 8 day of August, 2026.

/s/ D. Shane King
Applicant's signature

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

In the Matter of
1970 Dodge D300
D31BB05165980
Property and VIN#

Case No. CV-26-97
ORDER OF SETTING

Now on this 18 day of August, 2026, the Court finds this matter should be set before me the 10th day of September, 2026, at 10:00 a.m.

/s/ Andrew Meloy
Judge

(Published in the Miami News Record August 25, 2026)
LPXLP

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

In the Matter of the Application of TERI LEN HARRIS, To Change Her Name

Case No. CV-2026-98
NOTICE OF FILING PETITION FOR CHANGE OF NAME

To Whom it May Concern:

TAKE NOTICE that Teri Len Harris, has filed in the above Court a Petition to have her name and birth certificate changed as follows, to-wit:

From TERI LEN HARRIS
to TORI LEN HARRIS

and that the same will be heard by the District Court of Ottawa County, Oklahoma, in the County Courthouse located in Miami, Oklahoma on the 10th day of September, 2026 at 9:30 a.m.; and that any person may file a written protest in the case, prior to the date set for the hearing.

/s/ R. Matt Whalen
Judge of the District Court

John W. Thomas, OBA #22445
DAVIS and THOMPSON, PLLC
Attorneys at Law
207 East Central
Miami, Oklahoma 74354
(918) 542-5524

(Published in the Miami News Record August 25, 2026)
LPXLP

IN THE DISTRICT COURT
OF OTTAWA COUNTY
STATE OF OKLAHOMA

In the Matter of the Estate of: PHYLLIS MARLENE HALLETT, deceased.

Case No. PB-2025-30
NOTICE OF HEARING FINAL ACCOUNT, PETITION FOR DETERMINATION OF HEIRS, DISTRIBUTION AND DISCHARGE

NOTICE IS HEREBY GIVEN that Brenda Hughes the duly appointed and qualified Personal Representative of the above captioned estate, has filed in this Court a Final Account, Petition for Determination of Heirs, Distribution and Discharge; said hearing of the same has been fixed by the Judge of the Court for the 10th day of September 2026, at 10:30 o'clock a.m. at the courtroom of and before the Honorable R. Matt Whalen, Judge of the District Court in the County Courthouse at Miami, in the County and State aforesaid, and all persons interested in said estate are notified then and there to appear and show cause, if any they have, why said estate should not be distributed and the Personal Representative discharged.

Dated this 13th day of August, 2026.

/s/ R. Matt Whalen
HONORABLE R. MATT WHALEN
JUDGE OF THE DISTRICT COURT

Andrew T. Doney,
OBA #31366
DONEY LAW PLLC
2 N. Main, Ste. 404
Miami, OK 74354
918-540-2199
fax 918-540-1999
andrew@doney.law
Attorney for Personal Representative

(Published in the Miami News Record August 18 and 25, 2026)
LPXLP

IN THE DISTRICT COURT
IN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

In the Matter of the Estate of LISA RENEE LUTHER, deceased.

Case No. PB-26-14
NOTICE OF HEARING FINAL ACCOUNT AND PETITION FOR DETERMINATION OF HEIRSHIP AND FOR DISTRIBUTION OF ESTATE

Notice is hereby given that IRIS PERRY, the duly appointed and qualified Personal Representative of the above captioned estate, has filed in this Court a Final Account and Report of the administration of said estate and a Petition for determination of heirship, distribution of said estate, and discharge; said hearing of the same has been fixed by the Judge of the Court for the 16th day of September, 2026, at 9:30 a.m., at the courtroom of said Court in the Ottawa County Courthouse at Miami, in the County and State aforesaid, and all persons interested in said estate are notified then and there to appear and show cause, if any they have, why said account should not be settled and allowed, and said estate distributed and the Personal Representative discharged.

Dated this 21 day of August, 2026.

/s/ R. Matt Whalen
Judge of the District Court

Travis Hartley, OBA #20238
THE HARTLEY LAW FIRM PLLC
177 W. Delaware, P. O. Box 553
Vinita, Oklahoma 74301
918/256-2100 FAX 918/256-2121
Attorneys for Personal Representative

(Published in the Miami News Record August 25 and September 1, 2026)
LPXLP

IN THE DISTRICT COURT
WITHIN AND FOR
OTTAWA COUNTY
STATE OF OKLAHOMA

IN THE MATTER OF THE ESTATE OF BEVERLY ANN MOSS, Deceased

CASE NO. PB-2026-30

NOTICE TO CREDITORS

All creditors having claims against BEVERLY ANN MOSS, Deceased, are required to present the same with a description of all security interests and other collateral (if any) held by each creditor with respect to such claim, to the Administrator, CYNTHIA LYNN BLUEJACKET, c/o her attorney, Susan A. Muscari, Muscari Law, PLLC, P. O. Box 452409, Grove, OK 74345, on or before the following presentment date: the 22 day of October, 2026, or the same will be forever barred.

/s/ Cynthia Lynn Bluejacket
CYNTHIA LYNN BLUEJACKET, Administrator

Susan A. Muscari
MUSCARI LAW, PLLC
P. O. Box 452409
Grove, OK 74345
PH: (918)791-3150
s.muscari@muscarilaw.com
Attorney for Administrator

(Published in the Miami News Record August 25 and September 1, 2026)
LPXLP

IN THE DISTRICT COURT
OF OTTAWA COUNTY
STATE OF OKLAHOMA

In the Matter of the Estate of Carolyn Sue Muckey, deceased.

Case No. PB-2026-32
Notice to Creditors

All creditors having claims against Carolyn Sue Muckey, deceased, are required to present the same, with a description of all security interests and other collateral (if any) held by each creditor with respect to such claim, to the named Administrator of the estate, c/o Cassandra L. Coats at Coats Law Firm, 120 S. Wilson, Ste. A, Vinita, Oklahoma 74301, on or before the following presentment date: October 16, 2026, or the same will be forever barred.

DATED this 13th day of August, 2026.

/s/ Ralph Padley
Ralph F. Padley, Jr.
Administrator of the Estate of Carolyn Sue Muckey, deceased

/s/ Cassandra L. Coats
Cassandra L. Coats, OBA #22106
Coats Law Firm
120 S. Wilson, Ste. A
Vinita, Oklahoma 74301
tel: 918.256.7234
Attorney for Administrator

(Published in the Miami News Record August 18 and 25, 2026)
LPXLP

PUBLIC NOTICE

Per §62-310.4 All persons having an indebtedness or claim against the City of Miami are hereby notified that all invoices and documentation pertaining to said purchase order or contract must be recorded in the office of Encumbering Clerk/Officer on or before September 30, 2026, covering all debts now unpaid and incurred during the period beginning on July 1, 2025, and ending on June 30, 2026, or said account shall be void and forever barred.

Jennifer Watts
Encumbering Officer

(Published in the Miami News Record August 11 and 25, 2026)
LPXLP