

IN THE COURT OF COMMON PLEAS
ASHTABULA COUNTY, OHIO

ANGIE MAKI-CLIFF, ASHTABULA
COUNTY TREASURER, ASHTABULA
COUNTY, OHIO

Plaintiff,

-vs-

MICHAEL SCHAAB, et al.

Defendant(s).

) CASE NO.: 2024-CV-725

) JUDGE: THOMAS E. HARRIS

) PRAECIPE

APRIL DAVIES
CLERK OF COURTS
COMMON PLEAS COURT
ASHTABULA CO OH

2024 NOV 25 AM 8:48

FILED

TO THE CLERK:

Please cause a Notice of Foreclosure in the form of the notice attached as Exhibit 1 to be published one week in The Gazette, a newspaper of general circulation in Ashtabula County, Ohio and beginning one week thereafter, on the following website selected by the Clerk of Court:

<https://ashtabulacountyprosecutoroh.gov/notice-of-foreclosure/>.

COPY

RESPECTFULLY SUBMITTED,

COLLEEN M. O'TOOLE
PROSECUTING ATTORNEY

By, Gene Barrett
GENE C. BARRETT, (#0078602)
Assistant Prosecutor
Attorney for Plaintiff

EXHIBIT "1"

FORM NOTICE OF FORECLOSURE

COMMON PLEAS COURT, ASHTABULA COUNTY, OHIO

Notice of foreclosure of liens for delinquent land taxes, by action in rem by County Treasurer of Ashtabula County, Ohio.

Public notice is hereby given that on the 30th day of September, 2024, the County Treasurer of Ashtabula County, Ohio filed a complaint in the Common Pleas Court of Ashtabula County, Ohio, for the foreclosure of liens for delinquent taxes, assessments, charges, penalties and interest against certain real property situated in such county, as described in the complaint.

The object of the action is to obtain from the Court a Judgment foreclosing the tax lien against such real estate and ordering the sale of such real estate for the satisfaction of the tax liens on it.

Such action is brought against the real property only and no personal judgment shall be entered in it. However, if pursuant to the action, the property is sold for an amount that is less than the amount of delinquent taxes, assessments, charges, penalties, and interest against it, the Court, in a separate order, may enter a deficiency judgment against the owner of record of a parcel for the amount of the difference; if that

owner of record is a corporation, the Court may enter the deficiency judgment against the stockholder holding a majority of the corporation's stock.

The permanent parcel number of each parcel included in such action; the full street address of the parcel, if available; a description of the parcel as set forth in the associated delinquent land tax certificate or master list of delinquent tracts; a statement of the amount of the taxes, assessments, charges, penalties, and interest due and unpaid on the parcel; the name and address of the last known owner of the parcel as they appear on the general tax list; and the names and addresses of each lien holder and other person with an interest in the parcel identified in a statutorily required title search relating to the parcel; all as more fully set forth in the complaint are as follows:

a. Permanent Parcel Number(s):

#1 26-021-00-180-00

b. Last known record owner(s) of the parcel(s):

#1 MICHAEL SCHAAB

c. Address(es) of the parcel(s):

**#1 82 E WALNUT STREET
JEFFERSON, OH**

d. Persons or entities with a potential interest in the parcel(s):

**MICHAEL SCHAAB
ADDRESS UNKNOWN**

**JANE DOE, UNKNOWN SPOUSE
OF MICHAEL SCHAAB
ADDRESS UNKNOWN**

**DISCOVER BANK
C/O DISCOVER PRODUCTS INC.
6500 NEW ALBANY ROAD EAST
NEW ALBANY, OH 43054**

e. Taxes, interest, penalties, and assessments due: **\$6,454.72.**

"The complete legal description of parcel(s) so described herein can be obtained in the office of the Ashtabula County Clerk of Courts Ashtabula County Courthouse, 25 W. Jefferson Street, Jefferson, Ohio 44047 listed under case number **2024-CV-725.**

Any person owning or claiming any right, title or interest in or lien upon, any parcel of real property above listed may file an answer in such action setting forth the nature and amount of interest owned or claimed and any defense or objection to the foreclosure. Such answer shall be filed in the office of the undersigned Clerk of the Court, and a copy of the answer shall be served on the Prosecuting Attorney, on or before the _____ day of _____ 202___. (This date must be 28 days after the date of final publication of this notice).