

PUBLIC NOTICES

First published in The Wabaunsee County Signal-Enterprise,  
Thursday, May 8, 2025; subsequently published on  
Thursday, May 15, 2025; and Thursday, May 22, 2025.

IN THE DISTRICT COURT OF  
WABAUNSEE COUNTY, KANSAS  
PROBATE DIVISION

Case #WB-2025-PR-000016

In the Matter of the Estate of Brian Todd Roberts, deceased.  
  
NOTICE TO CREDITORS

The State of Kansas To All Persons Concerned:

You are hereby notified that on April 30, 2025, a Petition For Appointment of Administrators Under the Kansas Simplified Estates Act was filed in this Court by Steven Roberts and Christopher J. Roberts.  
All creditors of the Decedent are notified to exhibit their demands against the Estate within the latter of four (4) months from the date of first publication of notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, thirty (30) days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

Steven Roberts, Petitioner  
Christopher J. Roberts, Petitioner

Richard H. Mohler  
Supreme Court #8976  
148 W. Oak St., P.O. Box 124, Harveyville, KS 66431  
(785) 589-2304 FAX: (785) 589-2227  
Attorney for Petitioner

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Thursday, May 29, 2025; and Thursday, June 5, 2025.

IN THE DISTRICT COURT  
OF WABAUNSEE COUNTY, KANSAS  
CIVIL DEPARTMENT

Case No. WB-2024-CV-000023  
Court Number:  
Pursuant to K.S.A. Chapter 60

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC, Plaintiff,  
vs.  
Kayci Osburn; Unknown Spouse, if any, of Kayci Osburn;  
John Doe (Tenant/Occupant); Mary Doe (Tenant/Occupant),  
Defendants.

NOTICE OF SALE

Under and by virtue of an Order of Sale issued to me by the Clerk of the District Court of Wabaunsee County, Kansas, the undersigned Sheriff of Wabaunsee County, Kansas, will offer for sale at public auction and sell to the highest bidder for cash in hand, at the Front Door of the Courthouse at Alma Wabaunsee County, Kansas, on June 13, 2025, at 10:00 AM, the following real estate:

All of Block 45, City of Eskridge, County of Wabaunsee, State of Kansas, commonly known as 501 E 3rd Ave, Eskridge, KS 66423 (the “Property”).

to satisfy the judgment in the above-entitled case. The sale is to be made without appraisalment and subject to the redemption period as provided by law, and further subject to the approval of the Court. For more information, visit [www.Southlaw.com](http://www.Southlaw.com)

Rob Hoskins, Sheriff  
Wabaunsee County, Kansas

Prepared By:  
SouthLaw, P.C.  
Blair T. Gisi (KS #24096)  
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(913) 663-7600 • (913) 663-7899 (Fax)  
Attorneys for Plaintiff (249018)

Moving?

Send your change of address to:  
  
The Wabaunsee County  
Signal-Enterprise,  
P.O. Box 158, Alma, KS 66401  
  
email:  
[wab.co.signal@gmail.com](mailto:wab.co.signal@gmail.com)

Published in The Wabaunsee  
County Signal-Enterprise,  
Thursday, May 22, 2025.

ORDINANCE NO. 2025-01

An Ordinance, granting to Every Kansas Central, Inc., a Kansas corporation, its successors and assigns, an electric franchise, prescribing the terms thereof and relating thereto, and repealing all ordinances or parts of ordinances inconsistent with or in conflict with the terms hereof.

BE IT ORDAINED BY THE  
GOVERNING BODY OF:  
Maple Hill, Kansas

SECTION 1.

That in consideration of the benefits to be derived by the City of Maple Hill, Kansas (the “City”), and its inhabitants, there is hereby granted to Every Kansas Central, Inc., a Kansas corporation, hereinafter sometimes designated as “Company,” said Company being a corporation engaged in the business of selling and furnishing electric power throughout the state of Kansas and to the inhabitants of the City, the right, privilege, and authority for a period of twenty (20) years from the effective date of this ordinance, to occupy and use the several streets, avenues, alleys, bridges, parks, parkings, and public places of said City, for the placing and maintaining of equipment and property necessary to carry on the business of selling and distributing electricity for all purposes to the City, and its inhabitants, and through said City and beyond the limits thereof; to obtain said electricity from any source available; and to do all things necessary or proper to carry on said business in the City.

SECTION 2.

As further consideration for the granting of this franchise, and in lieu of any city occupation, license, or revenue taxes, the Company shall pay to the City during the term of this franchise four percent (4%) of its gross cash receipts from the sale of electric energy for use within the corporate limits of said City, such

payment to be made monthly for the preceding monthly period. Gross cash receipts shall not include other operating revenues received by the Company, which are not related to the “sale of electric energy”. Other operating revenues include, but are not limited to, delayed payment charges, connection fees, disconnection and reconnection fees, collection fees and return check charges. Company will use commercially reasonable efforts to ensure the accuracy of its records and of the determination of the amount of gross cash receipts subject to the fee provided for in this Section 2. At the option of either the City or the Company and upon written notice given by one to the other sent at least (90) days before the fifth, tenth, or fifteenth anniversary of this franchise, the rate of compensation hereunder may be renegotiated. Any new rate of compensation that results from such renegotiation shall be effective on and after the fifth, tenth, or fifteenth anniversary of this franchise. Notwithstanding anything to the contrary in this Franchise, the fee provided for in this Section 2 shall not become effective within any area annexed by the City until 30 days after the City provides the Company with a certified copy of the annexation ordinance, proof of publication as required by law and a map of the city detailing the annexed area.

SECTION 3.

That Company, its successors and assigns, in the construction, maintenance, and operation of its electric transmission, distribution and street lighting system, shall use all reasonable and proper precaution to avoid damage or injury to persons and property, and shall hold and save harmless the City, from any and all damage, injury and expense caused by the negligence of said Company, its successors and assigns, or its or their agents or servants.

SECTION 4.

After the approval of this ordinance by the City, Company shall file with the City Clerk, the Company’s unconditional written

acceptance of this ordinance. Said ordinance shall become effective and be in force and shall be and become a binding contract between the parties hereto, their successors and assigns, from and after the first day of the first month after such acceptance is provided by said Company to the City after its final passage, approval and publication as required by law, and acceptance by said Company.

SECTION 5.

That this ordinance, when accepted as above provided, shall constitute the entire agreement between the City and Company relating to this franchise and the same shall supersede and cancel any prior understandings, agreements, or representations regarding the subject matter hereof, or involved in negotiations pertaining thereto, whether oral or written.

SECTION 6.

This franchise is granted pursuant to the provisions of K.S.A. 12-2001.

SECTION 7.

That any and all ordinances or parts of ordinances in conflict with the terms hereof are hereby repealed.

SECTION 8.

The Company will file this ordinance with the State Corporation Commission of Kansas. Should the State Corporation Commission take any action with respect to this franchise ordinance, which would or may preclude Every Kansas Central, Inc., a Kansas corporation, from recovering from its customers any cost provided for hereunder, the parties hereto shall renegotiate this ordinance in accordance with the State Corporation Commission’s ruling.

SECTION 9.

A franchise shall be assignable only in accordance with the laws of the State of Kansas, as the same may exist at the time when any assignment is made. In the event of such assignment to a successor, Company shall be released from all obligations which are assumed in writing by its assignee upon the signing by such assignee of an assumption of the franchise being assigned.

**PASSED and APPROVED  
this 15th day of May, 2025.**

Casey Cain, Mayor

Attest:  
Lynn Hoobler, City Clerk

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Thursday, May 15, 2025; and Thursday, May 22, 2025.

IN THE DISTRICT COURT OF WABAUNSEE COUNTY, KANSAS  
Case No: WB-2024-PR-000030

In the Matter of the Estate of ROBERT L. WARREN, Deceased.

NOTICE OF HEARING

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that a petition has been filed in this Court by Donna J. Warren, duly appointed, qualified and acting Executrix of the Estate of Robert L. Warren, deceased, requesting that Petitioner’s acts be approved; the heirs be determined; the Will be construed and the Estate be assigned to the persons entitled thereto; the Court find the allowances requested for attorney fees and expenses are reasonable and should be allowed; the costs be determined and ordered paid; the administration of the Estate be closed; upon the filing of receipts the Petitioner be finally discharged as the Executrix of the Estate of Robert L. Warren, deceased, and the Petitioner be released from further liability.

You are required to file your written defenses to the petition on or before June 2, 2025, at 11:00 A.M., in the District Court, Alma, Wabaunsee County, Kansas, at which time and place the cause will be heard. Should you fail to file your written defenses, judgment and decree will be entered in due course upon the petition.

/s/ Donna J. Warren. Executrix

John S. Waugh #18465  
P.O. Box 278, Eskridge, KS 66423  
Telephone (785) 449-2452  
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Attorney for Executrix

Have something  
to sell?

Looking for  
something?

See page 21 for  
the classified  
section.

Use the  
classifieds,  
they will  
work for you!