North Georgia News

Legal Notices for December 14, 2022

NOTICE TO DEBTORS AND CREDITORS NOTICE TO DEBTORS AND CREDITORS IN RE: ESTATE OF Virgil L. Elliott All creditors of the estate of Virgil L. Elliott deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all per-sons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative. This 25th day of November, 2022 BY: Donnie L. Elliott 3511 Flowering Springs

3511 Flowering Springs Powder Springs, GA. 30127 N(Nov30,Dec7,14,21)

NOTICE OF INTENT TO VOLUNTARILY DISSOLVE A CORPORATION Notice is given that a notice of intent to dis-solve Mission To Serve, a Georgia nonprofit corporation with its registered office at 384 Sharp Top Circle, Blairsville, GA 30512, will be delivered to the Secretary of State for filling in accordance with the Georgia Nonprofit Corpo-ration Code ration Code. N(Dec14,21)

NOTICE OF INTENT TO INCORPORATE Notice is given that Articles of Incorporation for The Piper Project, Inc., will be delivered to the Secretary of State for filling in accordance with the Georgia Non-profit Corporation Code. The initial registered office of the Corporation will be located at 219 Horseshoe Lane, Blairs-ville, Georgia 30512, and its registered agent at such address is Meanan Kimsey such address is Megan Kimsey. Dec14,21)

NOTICE TO DEBTORS AND CREDITORS ESTATE OF Tammy Strickland f/k/a

Tammy Dunham All creditors of the estate of Tammy Strickland All creditors of the estate of Tammy Strickland //k/a Tammy Dunham, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative. This 18th day of November, 2022. BY: Joshua Combs 496 Keswick Dr. Chatsworth, GA 30705 ATTORNEY: Daniel J. Davenport PO Box 923 Blairsville, GA 30514 N(Mov23.0.pec7.14)

NOTICE TO DEBTORS AND CREDITORS IN THE TO DEBLOKE AND CREATIONS IN RE: ESTATE OF Richard B. Coker, All creditors of the estate of Richard B. Coker, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all per-sons indebted to law, and all persons indebted to acid active are reviewed to make immediate to said estate are required to make immediate to said estate are required to make immer payment to the Personal Representative. This 18th day of November, 2022. BY: Ronnie B. Coker a/k/a Ronnie Bonnell 285 Old Nichols Rd. Blairsville, GA 30512

Attorney: Kenya L. Patton 44 Blue Ridge St., Suite B Blairsville, GA 30512 N(Nov23.30,Dec7.14)

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA

IN RE: ESTATE OF ETHELENE TEAGUE CHAMBERS, DECEASED ESTATE NO. 2022-153 NOTICE OF PETITION TO FILE FOR YEAR'S SUP-

PORT

PORT The petition of Yeona Chambers, for a year's support from the estate of Ethelene Teague Chambers, deceased, for decedent(s) (surviv-ing spouse) (and) (minor children), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before 10:00 a.m. on December 19, 2022, why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objec-tions, and must be filed on or before the time stated in the proceeding sentence. All objec-

stated in the proceeding sentence. All objec-tions should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact probate court personnel for the required amount of filing fees the any objections are amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

e granted without a hearing wain Brackett
ROBATE JUDGE
sy: Kristin Stanley ROBATE CLERK
5 Courthouse St., Ste. 8
lairsville, GA 30512
706) 439-6006 (Nov23,30,Dec7,14)
(NOV23,30,Dec7,14)

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF J.W. PAYNE, DECEASED ESTATE NO. 2022-151 NOTICE OF PETITION TO FILE FOR YEAR'S SUP-

PORT PORT The petition of Bobbie Ann Weaver Payne, for a year's support from the estate of J.W. Payne, deceased, for decedent(s) (surviving spouse) (and) (minor children), having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before 10:00 a.m. on December 19, 2022, why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objecsetting forth the grounds of any such objec-tions, and must be filed on or before the time stated in the proceeding sentence. All objec-tions should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact probate court personnel for the required amount of filing fees. If any objections are Tact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett DWain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 WWc23 80 Jec7 10

	IN THE JUVENILE COURT OF Union CO
	STATE OF GEORGIA
t	IN THE INTEREST OF:
;	MESSIAH MYERS
)	D0B:11-22-2007
	SEX: MALE
1	case no. 144-21i-52A
,	ANGEL HUFFMAN
	D0B:03-10-2013
	SEX: FEMALE
	case no. 144-21i-53A
	HEAVEN HUFFMAN
	DOB:01-17-2016
	SEX: FEMALE
	case no. 144-21i-54A
	GIAVONNA HUFFMAN
	D0B:03-07-2017
	SEX: FEMALE
	case no. 144-21j-55A
Į.	ADA HUFFMAN
;	D0B:09-18-2018
1	SEX: FEMALE
-	case no. 144-21j-56A
	KAILAH CAMPBELL
	D0B:12-22-2020
	SEX: feMALE
	case no. 144-21i-57A

CASE no. 144-21j-57A CHILDREN UNDER THE AGE OF EIGHTEEN NOTICE OF DEPENDENCY HEARING TO: The Putative father of the child Messiah Myers, John/William Johnson, and the puta-tive father John Doe or the Biological Father of Angel Huffman By Order for Service by Publication dated the 18 day of November 2022 you are berefun noti-

By order for Service by Publication dated the 18 day of November 2022 you are hereby noti-fied that on June 24, 2021, the Union County Department of Family and Children Services, Georgia Department of Human Services, filed a Petition for Temporary Custody against you as to the above-named child alleging the child is dependent. You are required to file with the Clark of Iwania Court and to serve unon Sna Clerk of Juvenile Court, and to serve upon Spe-cial Assistant Attorney General William Mercer an answer in writing within sixty (60) days of the date of the Order for Service by Publica-

The Court will conduct a final hearing upon the allegations of the Petition and enter an order of disposition on the 25th day of January 2023 at 9:00 a.m., at the Union County Courthouse, Blairsville Georgia or virtual platform. The children and other parties involved may be

represented by a lawyer at all stages of these proceedings. If you want a lawyer, you may choose and hire your own lawyer. If you want to hire a lawyer, please contact your lawyer immediately. If you want a lawyer but are not able to hire a lawyer without undue financial bardebin you may ack for a lawyer to be anable to hiré a lawyer without undue financial hardship, you may ask for a lawyer to be ap-pointed to represent you. The Court would in-quire into your financial circumstances and if the Court finds you to be financially unable to hire a lawyer, then a lawyer will be appointed to represent you. If you want a lawyer appoint-ed to represent you, you must let the Court or the officer of this Court handling this case know that you want a lawyer immediately. WITNESS, the Honorable Jeremy Clough, Judge of said Court, this the 18 day of November 2022. Jeremy Clough

Jeremy Clough Honorable Jeremy Clough Judge, Juvenile Court Union County, Georgia Enotah Judicial Circuit N(Nov23.30.Dec7.14)

CITATION IN THE SUPERIOR COURT OF UNION COUNTY GEORGIA DOCKET NO. 22CV348JP

IN REM DEPARTMENT OF TRANSPORTATION

0.449 acres of land; and certain easement

NAME ACTES OF LATUR, and Certain Castement rights; and ROBERT KEITH DOWDLE; BRITTANY MICHELLE DOWDLE; MUTUAL OF OMAHA MORTGAGE, INC.; HONORABLE DWAIN BRACKETT, JUDGE, UNION COUNTY PROBATE COURT; AND LEE KNIGHT, UNION COUNTY TAX COMMISSIONER; and any and all others having or claiming and interest in the herein described lands, individually The said named nersons and any and all others

In one neterin described lands, individually The said named persons and any and all other persons known and unknown claiming any right, title, power, interest, ownership, equity, claim or demand in and to the lands herein-after described, and all occupants, tenants, lessees, licensees and all holders, owners and users of ways and easements in across ower users of ways and easements in, across, over and under said land are hereby notified, under the provisions of the Official Code of Georgia Annotated Sections 32-3-4 through 32-3-19, providing for the exercise of the power of eminent domain by the State of Georgia, or any of its subdivisions, or by any county of such State as follows:

State, as follows: That the above stated case, being a condem-nation in rem against the property hereinafter described, was filed in said Court on the 18th day of November, 2022; That, in accordance with provisions of the aforesaid Official Code, Depleting of Tabling duth autheningd and with provisions of the aforesaid Official Code, a Declaration of Taking, duly authorized and properly executed as provided by the Official Code, has been made and filed in said case, declaring the necessity for and exercising the power of taking the said described lands for State-aid public road purposes, thereby vesting the title to same in the Department of Transportation; and, in pursuance of Parcel No. 1 19. such authority, the Department of Transporta-

such authority, the Department of Transporta-tion has deposited with the Clerk of the Supe-rior Court of said County \$27,700.00 as the just compensation for the said lands described: and an persons claiming such rund of any interest therein, are hereby required to make known their claims to the Court; In accordance with the provisions of the Of-ficial Code of Georgia Annotated, the Plainficial Code of Georgia Annotated, the Plain-tiff-Condemnor has prayed the Court for Im-mediate possession of said property, and all persons having any interest in or claim against such property, as above set forth, are required by the Order of the Judge of said Court to sur-render possession of the property to the Department of Transportation no late property to the be-partment of Transportation no later than 30 days from filing of the Declaration of Taking. That in accordance with the Official Code of Georgia Annotated Section 32-3-13 through 32-3-19, if the owner, or any of the owners, or 32-3-19, if the owner, or any of the owners, or any person having a claim against or interest in said property, shall be dissatisfied with the compensation, as estimated in the Declaration of Taking and deposited in Court, such person or persons, or any of them, shall have the right, at any time subsequent to the filing of the Dec-laration and the deposit of the fund into Court with the lotter than 20 deux following the does but not later than 30 days following the date of service as provided for in the Official Code of Georgia Annotated Sections 32-3-8 through 32-3-10 to file with the Court a notice of appeal, the same to be in writing and made a part of the record in the proceedings. The said property, as thus affected, is de-scribed as follows: SEE PAGES 20-A, 20-B, and 20-C FOR DESCRIP-TION. This 18th day of November, 2022. Judy L. Odom Clerk Superior Court UNION COUNTY Parcel No. 1 20. PROJECT: P. I. NO.: PARCEL NO .: COUNTY DATE OF R/W PLANS: LAST REVISED PLANS: REQUIRED R/W: SR 60 Bridge Replacement at Suches Creek 0015567 April 19, 2021 Drawings 60-002 and 60-003 revised on June 7, 2022; Drawing 60-005 revised on September 27.2022 0.449 acres of land: and certain easement 0.449 BUILD OF MALES, PROPERTY OWNERS: ROBERT KEITH DOWDLE; BRITTANY MICHELLE DOWDLE; MUTUAL OF OMAHA MORTGAGE, INC., HONORABLE DWAIN ONAHA MORTGAGE, INC., HONORABLE DWAIN COURT; AND LEE KNIGHT, UNION COUNTY PHOBATE COURT; AND LEE KNIGHT, UNION COUNTY TAX COMMISSIONER; and any and all others hav-ing or claiming and interest in the herein de-scribed lands, individually REQUIRED RIGHT OF WAY CONTAINING 19,543,48 SF or 0.449 ACRES: All that text or average of Lond bings and be All that tract or parcel of land lying and be-ing in Land Lot 227 of the 11th Land District, 1st Section, and/or 9 Georgia Militia District of

Union County, Georgia, being shown described within on the attached plats marked Annex 1-A and being more particularly described as follows:

Beginning at a point 43.98 feet right of and opposite Station 102+00.00 on the construction pussue station 102+00.00 on the construction centerline of SR 60 on Georgia Highway Project No. 0015567; running thence S 78'41'27.2" E a distance of 86.45 feet to a point 22.25 feet right of and opposite station 102+93.05 on said construction centerline laid out for SR 60; thence southeasterly 135.04 feet along the arc of a outroy (ceid ourno housing a coling of 150 or of a curve (said curve having a radius of 150.00 feet and a chord distance of 130.52 feet on a bearing of \$ 52°53′57.1" E) to the point 4.01 feet right of and opposite station 104+28.43 on said construction centerline laid out for SR 60; thence S 27°06'31.4" E a distance of 221.06 there is 27'00'31.4" E a distance of 221.00 feet to a point 16.11 feet right of and opposite station 106+49.46 on said construction cen-terline laid out for SR 60; thence S 27'21'39.0" E a distance of 4.40 feet to a point 16.32 feet right of and opposite station 106+53.85 on said construction centerline laid out for SR 60; thence S 38*47'21.1" W a distance of 36.11 feet to a point 50.00 feet right of and opposite station 106+66.87 on said construction cen-terline laid out for SR 60; thence N 30*04'49.1" M a distance of 78.87 for the a pair of 50.00 feet station 108-60.87 on said construction cen-terline laid out for SR 60; thence N 30°04'49.1" W a distance of 76.87 feet to a point 50.00 feet right of and opposite station 105+90.00 on said construction centerline laid out for SR 60; thence S 59°55'10.9" W a distance of 15.00 feet to a point 65.00 feet right of and opposite station 105+90.00 on said construction cen-terline laid out for SR 60; thence N 30°05'02.6" W a distance of 193.31 feet to a point 60.00 feet right of and opposite station 103+85.00 on said construction centerline laid out for SR 60; thence northwesterly 102.94 feet along the arc of a curve (said curve having a radius of 280.00 feet and a chord distance of 102.36 feet on a bearing of N 51°28'13.6" W) to the point 60.00 ne said construction centerline laid out for SR 60; thence N 49°36'12.8" W a distance of 53.21 feet back to the point of beginning. Containing 0.449 acres more or less.

0.449 acres more or less. The title, estate or interest in the above de-The title, estate or interest in the above de-scribed land, required by condemnor and now taken by condemnor for public use is as fol-lows: Fee simple title to the above described land as described within on the attached plats dated April 19, 2021; Drawing 60-002 and Drawing 60-003 last revised on June 7, 2022; Drawing 60-005, last revised on September 22, 2022 and attached hereto as Annex 1-A. Appendix "A" - Annex 1 Parcel No. 1 Page 20A. PERMANENT EASEMENT CONTAINING 1,196.49 SF or 0.027 ACRES:

SF or 0.027 ACRES:

All that tract or parcel of land lying and be-ing in Land Lot 227 of the 11th Land District, 1st Section, and/or 9 Georgia Militia District of Union County, Georgia, being shown described within on the attached plats marked Annex 1-A and being more particularly described as follows:

follows: Beginning at a point 50.00 feet right of and op-posite Station 105-90.00 on the construction centerline of SR 60 on Georgia Highway Project No. 0015567; running thence S 30°04'49.1" E a distance of 76.87 feet to a point 50.00 feet right of and opposite station 106+66.87 on said construction centerline laid out for SR 60; thence S 38°47'21.1" W a distance of 16.08 feet to a point 55.00 feet right of and opposite station 106+72.66 on said construction cen-terline laid out for SR 60; thence N 30°04'49.1" W a distance of 82.66 feet to a point 65.00 feet W a distance of 82.66 feet to a point 65.00 feet right of and opposite station 105+90.00 on said construction centerline laid out for SR 60; thence N 59°55'10.9" E a distance of 15.00 feet back to the point of beginning. Containing 0.027 acres more or less.

Said permanent easement is condemned for the right to construct and maintain slopes and utilities to connect the newly constructed road and right of your to the condemnee comparing and right of way to the condemnees remaining land and is shown described within on the at-tached plats dated April 19, 2021; Drawings 60-002 and 60-003, last revised on June 7, 2022; Drawing 60-005, last revised on September 27, 2022 and attached hereto as Annex 1-A. PERMANENT EASEMENT CONTAINING 660.00

SF or 0.015 ACRES: All that tract or parcel of land lying and be-ing in Land Lot 227 of the 11th Land District, 1st Section, and/or 9 Georgia Militia District of Union County, Georgia, being shown described within on the attached plats marked Annex 1-0 and being more particularly described as 1-A and being more particularly described as follows:

Beginning at a point 65.00 feet right of and op-posite Station 105-35.00 on the construction centerline of SR 60 on Georgia Highway Project No. 0015567; running thence S 30°04'49.1" E a distance of 55.00 feet to a point 65.00 feet right of and opposite station 105+90.00 on said construction centerline laid out for SR 60; thence S 59°55'10.9" K adistance of 12.00 feet to a point 77.00 feet right of and opposite station 105+90.00 on said construction cen-terline laid out for SR 60; thence N 30°04'49.1" W a distance of 55.00 feet to a point 77.00 feet right of and opposite station 105+35.00 on said construction centerline laid out for SR 60; thence N 59°55'10.9" E a distance of 12.00 feet back to the point of beginning. Containing 0.015 acres more or less.

0.015 acres more or less. Said permanent easement is condemned for the right to construct and maintain slopes and utilities to connect the newly constructed road and right of way to the condemnees remaining and right of way to the condemnees remaining land and is shown described within on the at-tached plats dated April 19, 2021, Drawings 60-002 and 60-003, last revised on June 7, 2022; last revised on S 2022 and attached hereto as Annex 1-A. Appendix "A" - Annex 1 Parcel No. 1 Page 20B. TEMPORARY DRIVEWAY EASEMENT

THE PROBATE COURT OF UNION COUNTY STATE OF GEORG RICHARD W. DAVIS DECEASED

STATE	NO.	22-52		
INTICE				

IFOR discharge from office and all liability] PROBATE COURT OF UNION COUNTY Re: PETITION OF WENDY CARLIN FOR DIS-CHARGE AS EXECUTRIX OF THE ESTATE OF

RICHARD W. DAVIS, DECEASED. To Whom it may concern: This is to notify you to file an objection, if there is any, to the above-referenced petition, in this Court on or before 10:00 a.m. on December 27,

2022 BE NOTIFIED FURTHER: All objections to the BE NOTHED FURTHER: An objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

Dwain Brackett Judge of the Probate Court By: Kristin Stanley Clerk of the Probate Court 65 Courthouse St., Suite 8 Blairsville, GA 30512 Address (706) 439-6006 Telephone Numb N(Dec14)

NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS IN RE: ESTATE OF Gary Kenneth Bower All creditors of the estate of Gary Kenneth Bower, deceased, late of Union County, Geor-gia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Reoresentative. to make immediate payment to Representative. This 9th day of December, 2022. BY: Georgia Carroll Bower 430 Oakwood Way Blairsville, GA 30512 ATTORNEY: Eddy Corn 253 Big Sky Drive Hiawassee, GA 30546 706-896-3451 N(Dec14,21,28,Jan4)

NOTICE TO DEBTORS AND CREDITORS

All creditors of the estate of Grover Wade Rogers All creditors of the estate of Grover Wade Rog-ers, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons in-debted to said estate are required to make immediate payment to the Personal Representative. This 9th day of December, 2022.

BY: Robin Rogers Sharrow 168 Leisure Acres Blairsville, GA 30512 ATTORNEY: Jack Lance Jr. 57 Sears Way Blairsville, GA 30512 N(Dec14,21,28,Jan4)

NOTICE TO DEBTORS AND CREDITORS IN RE: ESTATE OF Linda Lou Giles All creditors of the estate of Linda Lou Giles, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all per-sons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative. This 9th day of December, 2022 BY: Kenny Giles BY: Kenny Giles 1356 Scales Creek Rd. Homer, GA 30547 Tamara Giles Stephenson 41 Martin Dr. Cleveland, GA 30528 Susan Giles Karnes 177 Watts Place S Blairsville, GA 30512 N(Dec14,21,28,Jan4)

IN THE PROBATE COURT **COUNTY OF UNION** STATE OF GEORGIA IN RE: ESTATE OF LARRY RAYMOND GARRETT DECEASED ESTATE NO. 2022-166 PETITION FOR LETTERS OF ADMINISTRATION

NOTICE Janet B. Garrett has petitioned for (Let-ters of Administration) to be appointed administrator(s) of the estate of Larry Ray-mond Garrett, deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in 0.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m. on January 9, 2023. NOTICE

January 9, 2023. BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett PROBATE JUDGE PROBALE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 N(Dec14,21,28,Jan4)

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF SONNY DARIUS DYER DECEASED

ESTATE NO. 2022-155 PETITION FOR LETTERS OF ADMINISTRATION NOTICE Emmalyn Dyer has petitioned for (Letters of Ad-Emmalyn Dy'er nas peritoned for (Letters of Ad-ministration) to be appointed administrator(s) of the estate of Sonny Darius Dyer, deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain pow-ers contained in 0.C.G.A. § 53-12-261.) All intersected because on the back weiting it is the interested persons are hereby notified to show

All objections to the petition should not be granted. All objections to the petition must be in writ-ing, setting forth the grounds of any such ob-jections, and must be filed with the Court on or before 10:00 a.m. on January 3, 2023. BE NOTIFIED FURTHER: All objections to the abilitien write the in writing orthing for th

be not inter or interview of the analysis of the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Conyou qualify to the as an indugent party. Con-tact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett PROBATE JUDGE PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006

, ec7,14,21,28) IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF ANTHONY RAY LOGAN DECEASED DECEASED ESTATE NO. 2022-156 Petition for letters of administration

NOTICE Ottis Ray Logan has petitioned for (Let-ters of Administration) to be appointed administrator(s) of the estate of Anthony Ray Logan, deceased, of said county. (The petition-er has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in 0.C.G.A. § 53-12-261.) All interested persons are hereby no-tified to show cause why said petition should not be granted. All objections to the petition of any such objections, and must be filed with the Court on or before 10:00 a.m. on January 3, 2023. 3. 2023.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. be granted without a hearing. Dwain Brackett

Dwain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 N(Dec7,14,21,28)

IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA IN RE: ESTATE OF EVAN W. SELLERS DECEASED ESTATE NO. 2021-97 NOTICE IN RE: Petition to Probate Will in Solemn Form

and for Letters of Administration with Will An nexed

nexed TO: Kendi Sellers, Kim Sellers, [List here all interested parties having un-known addresses to be served by publication] This is to notify you to file objection, if there is any, to the above-referenced petition, in this Court by 10: 00 a.m. on or before January 3, 2023.

2023. BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact probate court personnel for the required amount of filing fees. If any objections are filed a beging will be acheduled to be amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett Judge of the Probate Court By:Kristin Stanley Clerk of the Probate Court 65 Courthouse St., Suite 8 Blairsville, GA 30512 Ardress

Address (706) 439-6006 Telephone Number

(706) 439-6006

STATE OF GEORGIA

STATE OF GEORGIA COUNTY OF UNION NOTICE OF SALE UNDER POWER Pursuant to the power of sale contained in the Security Deed executed by Ayodele A. Okpodu to Bob Milner in the original principal amount of \$40,500.00, dated June 28, 2021 and record-ed in Deed Book 1266 pages 106-107 The land referred to is situated in the STATE OF GEOR-GIA, COUNTY OF UNION, CITY OF BLAIRSVILLE. Said property being known as Lot 375 of 1300 Subdivision.

Subdivision. Said sale will be held 11:00 AM on Jan. 3, 2023 at the Union County Courthouse door. Bob Milner, 11 Stephen Way, Rydal GA 30171 678-719-8720, has full authority to negotiate, owned or working the terms and could like and amend, or modify all terms and conditions. N(Dec7,14,21,28)

NOTICE OF SALE UNDER POWER,

NOTICE OF SALE UNDER POWER, UNION COUNTY Pursuant to the Power of Sale contained in a Security Deed given by Nancy Mcmartin to Navy Federal Credit Union dated 4/24/2009 and recorded in Deed Book 797 Page 748 Union County, Georgia records; as last transferred to or acquired by Navy Federal Credit Union, conveying the after-described property to se-cure a Note in the original principal amount of \$121,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Union County), Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on January 3, 2023 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 31, 9TH DISTRICT.

month), the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 31, 9TH DISTRICT, IST SECTION, UNION COUNTY, GEORGIA RE-CORDS AND SHOWN AS TRACT ONE BEING 1.417 ACRES (1.152 USEABLE), MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY LAND TECH SERVICES, INC. PLAT DATE 91/5/04 AND RECORDED IN PLAT BOOK 55 PAGE 131, UNION COUNTY, GEORGIA RECORDS. SUBJECT TO JOINT USE WATER AGREEMENT AS RECORDED IN DEED BOOK 603 PAGES 129-131 AND AS RECORDED IN DEED BOOK 647, PAGE 755-757. UNION COUNTY, GEORGIA RECORDS. SUBJECT TO BOINDARY LINE AGREEMENT AS RECORDED IN DEED BOOK 643 PAGES 621-623, UNION COUNTY, GEORGIA RECORDS. SUBJECT TO EASEMENT TO BLUE RIDGE MOUN-TAIN ELECTRIC MEMBERSHIP CORPORATION AS RECORDED IN DEED BOOK 569 PAGE 214 UNION COUNTY, GEORGIA RECORDS. SUBJECT TO COVENANTS AND RESTRICTIONS AS ATTACHED TO DEED RECORDED IN DEED BOOK 647, PAGE 752-754, UNION COUNTY RE-CORDS. GRANTORS ALSO GRANT TO GRANTEE A NON-

CORDS. CORDS. GRANTORS ALSO GRANT TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASEMENT FOR THE USE OF THE SUBDIVISION ROADS FOR INGRESS AND EGRESS TO THE ABOVE DESCRIBED PROP-ERTY.

SUBJECT TO ALL VALID EASEMENTS AND RE-

SUBJECT TO ALL VALID EASEMENTS AND RE-STRICTIONS OF RECORD, IF ANY. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the

to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as pro-vided in the Security Deed and by law, includ-ing attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as 4980 Wilmar Cir, Blairsville, GA 30512 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the un-dersigned, the party (or parties) in possession of the subject property is (are): Estate/Heirs of Nancy Mcmartin or tenants. Navy Federal Credit Union is the entity or indi-vidual designated who shall have full author-ity to negotiate, amend and modify all terms of the mortgage. Navy Federal Credit Union Navy Federal Credit Union 820 Folin Lane Vienna, VA 22180-4907 (888) 503-7102 Note, however, that such entity or individual is not required by law to negotiate, amend or

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Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that consti-tute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of re-demption of any taxing authority, (d) any mat-ters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zon-

survey and inspection of the property, and (e) any assessments, liens, encumbrances, zon-ing ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) con-firmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confir-mation and audit of the status of the loan with the holder of the Security Deed. Pursuant to 0.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia. the Deed Under Power and other fore-Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. Navy Federal Credit Union as agent and Attor-ney in Fact for Nancy Mcmartin Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Geor-gia 30305, (404) 994-7637. 2049-104A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 2049-104A FOR THAT PURPOSE, 2049-104A N(Dec7,14,21,28)

TEMPORARY DRIVEWAY EASEMENT All that tract or parcel of land lying and be-ing in Land Lot 227 of the 11th Land District, 1st Section, and/or 9 Georgia Militia District of Union County, Georgia, being more particularly described as follows: Beginning at a point 77.00 feet right of and op-posite Station 105-64.00 on the construction posite Station 103-104.00 on the construction centerline of SR 60 on Georgia Highway Project No. 0015567; running thence S 30°04'49.1" E a distance of 26.00 feet to a point 77.00 feet right of and opposite station 105+90.00 on said construction centerline laid out for SR 60; thence N 59°55'10.9" E a distance of 12.00 b), the life is the second se right of and opposite station 106+72.66 on said construction centerline laid out for SR said construction centerline laid out for SR 60; thence S 38°47'21.1" W a distance of 20.37 feet to a point 84.00 feet right of and opposite station 106+80.01 on said construction cen-terline laid out for SR 60; thence S 4°34'02.0" E a distance of 20.30 feet to a point 92.74 feet right of and opposite station 106+98.32 on said construction centerline laid out for SR 60; thence N 73°30'10.4" W a distance of 16.97 feet to a point 104.40 feet right of and opposite station 106+86.00 on said construction censtation 106+86.00 on said construction cen-terline laid out for SR 60; thence S 82°48'11.5" terine laid out for SN 60; thence S 82'48'11.5" W a distance of 66.86 feet to a point 166.00 feet right of and opposite station 106+60.00 on said construction centerline laid out for SR 60; thence N 26°15'58.4" W a distance of 45.10 feet to a point 163.00 feet right of and opposite station 106+15.00 on said construction cen-terline laid out for SR 60; thence N 18°02'30.6" E a distance of 29 05 foot to a point 124.00 feet termine fails out for SN by, mence N 18'02'30.0' E a distance of 38.95 feet to a point 134.00 feet right of and opposite station 105-489.00 on said construction centerline laid out for SR 60; thence N 31'41'16.0" E a distance of 33.82 feet to a point 104.20 feet right of and opposite sta-tion 106'.2' 00 on exist construction controling tion 105+73.00 on said construction centerline laid out for SR 60; thence N 41°36'40.4'' E a distance of 28.65 feet back to the point of be-ginning. Containing 0.211 acres more or less. Said Temporary Driveway Easement is con-demned for the right to construct a driveway and is shown described within on the attached plats dated April 19, 2021; Drawings 60-002; and 60-003, last revised on June 7, 2022; Drawing 60-005, last revised on September 27, 2022 and attached hereto as Annex 1-A. Said Temporary Driveway Easement shall expire on December 1, 2027, and upon expiration of the easement the Driveway will remain in place for Appendix "A" - Annex 1 Parcel No. 1 Page 20C. N(Dec7,14)

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF KEITH MICHAEL STEWART DECEASED ESTATE NO 2022-162 PETITION FOR LETTERS OF ADMINISTRATION NOTICE Suzanne Clements has petitioned for (Let-

Suzanne Clements has petitioned for (Let-ters of Administration) to be appointed administrator(s) of the estate of Keith Michael Stewart, deceased, of said county. (The peti-tioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in 0.C.G.A. § 53-12-261.) All interested persons are barebu notified to show cause who said 0.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m. on January 9, 2023. BE NOTIFIED FURTHER: All objections to the

petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be consider without a beneficient be granted without a hearing. Dwain Brackett PROBATE JUDGE By: Kristin Stanle 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 c14,21,28,Jan4

N(Dec7,14,21,28)

NOTICE TO DEBTORS AND CREDITORS

IN RE: ESTATE OF Bruce Fortenberry All creditors of the estate of Bruce Fortenberry, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the understand decording to law and all acc the undersigned according to law, and all per sons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative. This 2nd day of December, 2022. BY: Nicholas Fortenberrry 4697 Adairsville Rd. Adairsville, GA 30103 ATTORNEY: Rebecca Kendrick PO Box 1286 Blairsville, GA 30514 N(Dec7,14,21,28)