North Georgia News

Legal Notices for December 7, 2022

THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA IN RE: ESTATE OF EVELYN THOMAS HALL DECEASED ESTATE NO. 20-40

ESTATE NO. 20-40 NOTICE [For discharge from office and all liability] PROBATE COURT OF UNION COUNTY RE: PETITION OF PATRICIA H. RALEIGH FOR DISCHARGE AS EXECUTRIX OF THE ESTATE OF EVELYN THOMAS HALL, 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 19,

BE NOTIFIED FURTHER: All objections to the 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 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

THE PROBATE COURT OF UNION COUNTY THE PROBATE COURT OF OF STATE OF GEORGIA IN RE: ESTATE OF DAVID CHARLES MARTENS DECEASED ESTATE NO. 2019-8 NOTICE

NOTICE NOTICE
[For discharge from office and all liability]
PROBATE COURT OF UNION COUNTY
Re: PETITION OF KEITH DAVID MARTENS FOR
DISCHARGE AS EXECUTOR OF THE ESTATE OF
DAVID CHARLES MARTENS, DECEASED.

To Whom it may concern: 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 19, 2022
BE NOTIFIED FURTHER: All objections to the

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 fact probate court personnel for the réquired amount of filing fees. If any objections are filled, 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 Number

Telephone Number

THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA In re: Estate of

LUCK J. WATFORD JR. DECEASED ESTATE NO. 21-28 NOTICE

NOTICE
[For discharge from office and all liability]
PROBATE COURT OF UNION COUNTY
Re: PETITION OF DALE J. BLACKSON FOR DISCHARGE AS EXECUTRIX OF THE ESTATE OF
LUCK J. WATFORD JR., 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 19,
2022

2022
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. Dwain Brackett Judge of the Probate Court By: Kristin Stanley Clerk of the Probate Court 65 Courthouse St., Suite 8 should be sworn to before a notary public or

65 Courthouse St., Suite 8 Blairsville, GA 30512 Address (706) 439-6006 Telephone Number

ADVERTISEMENT FOR BIDS

ADVENTISEMENT FOR BIDS
BID Package One (1) through Three (3)
Project: Union County Middle School HVAC
Modifications Owner: Union County Schools Architect: Breaux & Associates Architects

um: charles Black Construction Company, Inc. Contractors are invited to submit lump sum bids for Bid Package One (1) through Three (3), Union County Middle School HVAC Modifications.

fications.
Sealed bids will be received by the Construc-tion Manager until 3:00 p.m., Tuesday, Decem-ber 13, 2022, at the Office of the Construction Manager, Charles Black Construction Company, Inc., 1955 Highway 129 South, Cleveland, Geor-gia 30528. Bids must be submitted in Duplicate on the Construction Manager's Proposal Form along with a 5% Bid Bond if required by the Bid Package. No Faxed or E-Mailed Bids Accepted. A thorough review of the bid package descrip-tion and bid documents are required prior to submitting bids. submitting bids.

submitting bids.
The form of agreement will be AIA Document
A401, 2017 Edition, between the Construction
Manager and the Successful Bidder.
Bidding Documents are available for the COST
OF REPRODUCTION from:

AGC Plan Room/Gainesville Whiteprint 312 Bradford Street, NW Gainesville, Georgia 3050

(770) 534-2086 Documents will be available for review at the

following locations. Charles Black Construction Company, Inc. 1955 Highway 129, South Cleveland, Georgia 30528 Dodge Data & Ana-lytics www.construction.com Construct Connect

www.constructconnect.com CM: Charles Black Construction Company, Inc.

LOW: CHARLES BIACK CONSTRUCTION COMPANY, INC.
PROJECT: Union County Middle School HVAC
Modifications
ADVERTISEMENT FOR BIDS
INDEX TO BID PACKAGES
LOW CONTROL OF THE PACKAGES
AND CONTROL OF THE PACKAGES
AN

13, 2022
2. HVAC December 13, 2022
3. Electrical December 13, 2022
See Bid Package Description, General Package Notes & Construction Manager's Special Conditions Prior to Priores Conditions Prior to Pricing

Conditions From to Fricing
CJ McDonald, Project Manager
Charles Black Construction Company, Inc.
P.O. Box 960 * 1955 Highway 129 South, Cleveland, Georgia 30528
*The Construction Manager and Owner reserve

the right to reject any and all bids and to waive technicalities.* N(Nov23,30,Dec7)

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

NOTICE OF INTENT TO VOLUNTARILY

NOTICE OF INTENT TO VOLUNTARILY DISSOLVE A CORPORATION Notice is given that a Notice of Intent to Dissolve Preferred Builder Services, Inc., a Georgia corporation with its registered office at 24 Mile High Lane, Blairsville, GA 30512, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code. Preferred Builders Services, Inc. requests that persons with claims against it present the claims to Alison M. Waites, 317 Lakeview Terrace, Holly Springs, GA 30115, with a description of the particulars of the claim in writing. Notice is given that, except for claims that are contingent at the time of filing of, or that arise after, the filing of the Notice of Intent to Dissolve, a claim against the corporation not otherwise barred with be barred unless a proceeding to enforce the claim is commenced within two years after publication of this notice. of this notice.

Law Offices Sean G. Todd, P.C. 5064 Roswell C-300 Atlanta, GA 30342

NOTICE TO DEBTORS AND CREDITORS IN RE: ESTATE OF Tammy Strickland f/k/a Tammy Dunham All creditors of the estate of Tammy Strickland If I/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 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

NOTICE TO DEBTORS AND CREDITORS In RE: ESTATE OF Richard B. Coker All creditors of the estate of Richard B. Coker, An cleanors of the estate of inclinat to cover, 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 said estate are required to make immediate payment to the Personal Representative. 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
NNW2330 Best 144

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA

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

The petition of Yeona Chambers, for a year's support from the estate of Ethelene Teague Chambers, 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

before 10:00 a.m. on December 19, 2022, who 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 on or before the time stated in the proceeding sentence. 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. Dwain Brackett PROBATE JUNGE
By: Kristin Stanley

PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 ov23,30,Dec7,14)

IN THE PROBATE COURT **COUNTY OF UNION** STATE OF GEORGIA IN RE: ESTATE OF

ESTATE NO. 2022-151 NOTICE OF PETITION TO FILE FOR YEAR'S SUP-

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

an interested persons are nereby notined 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 objections, and must be filed on or before the time and must be filled on 0 before the filled feet and 1 objections should be sworn to before a notary public or before a probate court clerk, and filling 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.

Dwain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 IN THE JUVENILE COURT OF Union COUNTY

STATE OF GEORGIA
IN THE INTEREST OF:
MESSIAH MYERS DOB:11-22-2007 **SEX: MALE** SEX: MALE
case no. 144-21j-52A
ANGEL HUFFMAN
DOB:03-10-2013
SEX: FEMALE
case no. 144-21j-53A
HEAVEN HUFFMAN
DOB:04:72.0016 DOB:01-17-2016 SEX: FEMALE case no. 144-21j-54A GIAVONNA HUFFMAN DOB:03-07-2017 SEX: FEMALE

SEX: FEMALE
case no. 144-21j-55A
ADA HUFFMAN
DOB:09-18-2018
SEX: FEMALE
case no. 144-21j-56A
KAILAH CAMPBELL D0B:12-22-2020 SEX: feMALE

CASE NO. 144-21j-57A
CHILDREN UNDER THE AGE OF EIGHTEEN
NOTICE OF DEPENDENCY HEARING

OTILIDAEN OUDER HE AGE OF PIGHT EEN MOTICE OF DEPENDENCY HEARING
TO: The Putative father of the child Messiah Myers, John/William Johnson, and the putative 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 hereby notified 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 Clerk of Juvenile Court, and to serve upon Soe-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 presented by the second proceedings. If you want a lawyer you may be a second proceedings.

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 hardship, you may ask for a lawyer to be appointed to represent you. The Court would inquire 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 appointed to represent you, you must let the Court to represent you. If you want a lawyer appointed 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 Honorable Jeremy Clough Judge, Juvenile Court Union County, Georgia Enotah Judicial Circuit

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

DEPARTMENT OF TRANSPORTATION 0.449 acres of land; and certain easement

rights; and RÖBERT KEITH DOWDLE; BRITTANY MICHELLE DOWDLE; MUTUAL OF OMAHA MORTGAGE, INC.; HONORABLE DWAIN BRACKETT, JUDGE, UNION BRACKETT, JUDGE, UNION DESCRIPTION OF THE RIGHT.

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 in the herein 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 verse of ways and acceptants in acceptants. users of ways and easements in, across, over users of ways and easements in, across, wer 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 condemnation 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, 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 Transportation has deposited with the Clerk of the Superior Court of said County \$27,700.00 as the just compensation for the said lands described;

compensation for the said lands described:

and all persons claiming such fund or 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 Plainiff-Condemor has prayed the Court for Immediate 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 surrender possession of the property to the Department of Teacoparthies and Teacoparthies.

render possession of the property to the De-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 Declaration and the deposit of the fund into Court but not letter than 20 days following the date.

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 deas follows: SEE PAGES 20-A, 20-B, and 20-C FOR DESCRIP-

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:

SR 60 Bridge Replacement at Suches Creek 0015567

Drawings 60-002 and 60-003 revised on June 7, 2022; Drawing 60-005 revised on September 0.449 acres of land; and certain easement

rights
PROPERTY OWNERS: ROBERT KEITH DOWDLE;
BRITTANY MICHELLE DOWDLE; MUTUAL OF
OMAHA MORTGAGE, INC.; HONORABLE DWAIN

BRACKETT, JUDGE, UNION COUNTY PROBATE 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 REQUIRED RIGHT OF WAY CONTAINING 19,543.48 SF or 0.449 ACRES:
All that tract or parcel of land lying and being 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

1-A and being more particularly described as follows:
Beginning at a point 43.98 feet right of and opposite Station 102-40.00 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 curve (said curve having a radius of 150.00 feet and a chord distance of 130.52 feet on a bearing of S 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 feet to a point 16.11 feet right of and opposite station 106+49.46 on said construction centerline 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+68.87 on said construction centerline 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+40.00 on 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 \$ 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 censtation 105+90.00 on said construction centerline 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 feet right of and opposite station 102+60.00 on 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 feet back to the point of beginning. Containing

1 det to the point of beginning. Containing 0.449 acres more or less.

The title, estate or interest in the above described land, required by condemnor and now taken by condemnor for public use is as follows: Fee simple title to the above described land as described within on the attached plats 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.

Parcel No. 1 Page 20A.
PERMANENT EASEMENT CONTAINING 1,196.49
SF or 0.027 ACRES:
All that tract or parcel of land lying and being 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 50.00 feet right of and op-Beginning at a point 50.00 feet right of and opposite 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 65.00 feet right of and opposite station 106+72.66 on said construction centerline laid out for SR 60; thence N 30°04'49.1" 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 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 the right to construct and maintain slopes and utilities to connect the newly constructed road and right of way to the condemnees remaining land 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.

PERMANENT EASEMENT CONTAINING 660.00

PERMANENT EASEMENT CONTAINING 600.00 SF or 0.015 ACRES:
All that tract or parcel of land lying and being 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

within on the attached plats marked Annex 1-A and being more particularly described as follows:

Beginning at a point 65.00 feet right of and opposite 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" W a distance of 12.00 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 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.

O.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 land 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.

Appendix "A" - Annex 1 Parcel No. 1 Page 20B. TEMPORARY DRIVEWAY FASEMENT

All that tract or parcel of land lying and being 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 to follows: described as follows:

Gescribed as follows:
Beginning at a point 77.00 feet right of and opposite Station 105+64.00 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 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 30°04'49.1" E a distance of 82.66 feet to a point 65.00 feet right of and opposite station 106+72.66 on said construction centerline laid out for SR 60; thence S 38°47'21.1" W a distance of 20.37 feet to a point 44.00 feet right of and opposite station 106+80.01 on said construction centerline laid out for SR 60; thence S 38°47'21.1" W a distance of 20.37 feet to a point 44.00 feet right of and opposite station 106+80.01 on said construction centerline laid out for SR station 106+80.01 on said construction centerline laid out for SR 60; thence S 4°34'02.0" 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 centerline laid out for SR 60; thence S 82°48'11.5" W a distance of 66°6 feet to a serie 166°0. terline laid out for SR 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 38.95 feet to a point 134.00 feet right of and opposite station 105+89.00 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 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 beginning. Containing 0.211 acres more or less.
Said Temporary Driveway Easement is condemned 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 Sataphys 27. 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

use by the owner. Appendix "A" - Annex 1 Parcel No. 1 Page 20C.

IN THE PROBATE COURT

SONNY DARIUS DYER DECEASED

ESTATE NO. 2022-155
PETITION FOR LETTERS OF ADMINISTRATION NOTICE Emmalyn Dyer has petitioned for (Letters of Ad-

riministration) 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 powers contained in O.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 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. Contest whether the court court is such as the court of t you qualify to me as an integent 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. Dwain Brackett

PROBATE JUDGE PROBALE 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 ESTATE NO. 2022-156
PETITION FOR LETTERS OF ADMINISTRATION

Ottis Ray Logan has petitioned for (Let-Ottis Ray Logan has petitioned for (Letters of Administration) to be appointed administrator(s) of the estate of Anthony Ray Logan, 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 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

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 Annexed

nexed
TO: Kendi Sellers, Kim Sellers,
[List here all interested parties having unknown 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,

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 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

Address (706) 439-6006 (706) 439-6006

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 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

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 recorded in Deed Book 1266 pages 106-107 The land
referred to is situated in the STATE OF GEORGIA, COUNTY OF UNION, CITY OF BLAIRSVILLE.
Said property being known as Lot 375 of 1300
Subdivision.
Said sale will be held 11:00 AM on Jan. 3, 2023

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, amend, or modify all terms and conditions.

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 secure 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, 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 MONTH), the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING
AND BEING IN LAND LOT 31, 9TH DISTRICT,
1ST SECTION, UNION COUNTY, GEORGIA RECORDS 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 9/15/04 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 BOUNDARY LINE AGREEMENT AS
RECORDED IN DEED BOOK 643 PAGES 621-623,
UNION COUNTY, GEORGIA RECORDS.
SUBJECT TO EASEMENT TO BLUE RIDGE MOUNTAIN ELECTRIC MEMBERSHIP CORPORATION
AS RECORDED IN DEED BOOK 569 PAGE 214
UNION COUNTY, GEORGIA RECORDS.
THE PROPERTY IS SUBJECT TO THE ROAD
EASEMENT AS SHOWN ON SAID PLAT.
SUBJECT TO COVENANTS AND RESTRICTIONS
AS ATTACHED TO DEED RECORDED IN DEED
BOOK 647, PAGE 752-754, UNION COUNTY RECORDS.
GRANTORS ALSO GRANT TO GRANTEE A NON-

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

SUBJECT TO ALL VALID EASEMENTS AND RE-SUBJECT TO ALL VALID EASIMENTS 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 provided in the Security Deed and by law, including 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 undersigned, the party (or parties) in possession of the subject property is (are): Estate/Heirs of Nancy Mcmartin or tenant or tenants. Navy Federal Credit Union is the entity or individual designated who shall have full authority 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

Note, however, that such entity or individual

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 constitute 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 redemption of any taxing authority, (d) any matters 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, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.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 fore-closure documents may not be provided until

closure 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 Attorney in Fact for Nancy Mcmartin

Aldridge Pite, LLP, 15 Piedmont Center, 3575

Piedmont Road, N.E., Suite 500, Atlanta, Georgia 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