North Georgia News

Legal Notices for February 14, 2018

NOTICE OF DUI CONVICTION UNION COUNTY SUPERIOR COURT Convicted Person: Brandon Condetti Case Number: 17CR170 Offense Date: 11-15-2015 Offense Location; Gaddistown Road Case Disposition: 12 Months Probation. 20

IN THE JUVENILE COURT OF UNION COUNTY

IN THE JUVENILE COURT OF UNION COUNTY
STATE OF GEORGIA
IN THE INTEREST OF:
A.M.
DOB: 02-24-2003
SEX: FEMALE
CHILD UNDER THE AGE OF EIGHTEEN
case no. 144-17J-51A
NOTICE OF DEPENDENCY HEARING
TO: CARL MERRITT
By Order for Service by Publication dated the
31st day of January, 2018, you are hereby notified that on the 20th day of November, 2017,
the Union County Department of Family and
Children Services, Georgia Department of Human Services, filed a Petition for Temporary
Custody (Dependency) against you as to the
above-named child alleging the child is dependent. You are required to file with the Clerk above-named child alleging the child is de-pendent. You are required to file with the Clerk of Juvenile Court, and to serve upon Special Assistant Attorney General Stephany L. Zaic an answer in writing within sixty (60) days of the date of the Order for Service by Publication. This Court will conduct a final hearing upon the allegations of the Petition and enter an order of disposition on the 18th day of April, 2018, at 9:00 a.m., at the Union County Court-house, Blairsville, Georgia. The child and other parties involved may be represented by a lawyer at all stages of these

The child 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 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. In 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 31st day of January,

2018. Honorable Jeremy Clough Judge, Juvenile Court Union County, Georgia Enotah Judicial Circuit

STATE OF GEORGIA

UNION COUNTY UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS

RE: Estate of William Brent Southard,
All debtors and creditors of the estate of William Brent Southard, deceased, late of Union
County, Georgia, are hereby notified to render
their demands and payments to the Personal
Representative(s) of the estate, according to
the law, and all persons indebted to said estate are required to make immediate payment
to the Personal Representative(s).
This 22nd day of January. 2018.

This 22nd day of January, 2018. By: Carolyn J. Southard 39 Southard Ln. Blairsville, GA 30512 N(Jan31,Feb7,14,21)B STATE OF GEORGIA

UNION COUNTY
MOTICE TO DEBTORS AND CREDITORS
RE: Estate of Rechilda M. Anastassiou,
All debtors and creditors of the estate of Rechilda M. Anastassiou, deceased, late of Union
County Countries on heady actification and childa M. Anastassiou, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s). This 22nd day of January, 2018.

By: Jordan Michael Anastassiou 6403 Elliot Dr. Tanna El 3215

UNION COUNTY

N(Jan31,Feb7,14,21)B STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of John Benny Allen Jr.,
All debtors and creditors of the estate of
John Benny Allen Jr., deceased, late of Union
County, Georgia, are hereby notified to render
their demands and payments to the Personal
Representative(s) of the estate, according to
the law, and all persons indebted to said estate are required to make immediate payment
to the Personal Representative(s).
This 2nd day of February, 2018. This 2nd day of February, 2018. By: Leyta Lance Jordan 7476 King Cove Rd. Young Harris, GA 30582 N(Feb7,14,21,28)B

STATE OF GEORGIA UNION COUNTY UNION COUNTY
MOTICE TO DEBTORS AND CREDITORS
RE: Estate of Lorraine B. Hill,
All debtors and creditors of the estate of Lor-raine B. Hill, deceased, late of Union County,
Georgia, are hereby notified to render their

demands and payments to the Personal Representative(s) of the estate according to Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).

This 29th day of January, 2018.

inis zym day or January By: Cameron S. Hill 3 Woodhill Dr. Lookout Mtn., TN 37350 Cooper J. Hill 3233 Scarlet Oaks Dr. Cleveland, TN 37312 N(Feb7,14,21,28)B STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

MOTICE TO DEBTORS AND CREDITORS
RE: Estate of Richard Allen Howard,
All debtors and creditors of the estate of Richard Allen Howard, deceased, late of Union
County, Georgia, are hereby notified to render
their demands and payments to the Personal
Representative(s) of the estate, according to
the law, and all persons indebted to said estate are required to make immediate payment
to the Personal Representative(s).
This 31st day of January, 2018.
By: Terry Lynn Hagen
56 Cantera Circle
Greenville, SC 29615 Greenville, SC 29615

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Lewis Thomas Murphy Jr., All debtors and creditors of the estate of Lewis

Thomas Murphy Jr., deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said esthe law, and an persons inducted to said estate are required to make immediate payment to the Personal Representative(s).
This 31st day of January, 2018.
By: Sonia J. Murphy
191 Gail Boulevard
Blairsville, GA 30512

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA

RECESTATE OF MARIAMENT AND LEADINGS.
All debtors and creditors of the estate of Marianne R. Shaputis, All debtors and creditors of the estate of Marianne R. Shaputis, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate narment. the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).
This 1st day of February, 2018.
By: Brian H. Shaputis
90 Loftis Mtn. Way
Blairsville, GA 30512

NOTICE OF ELECTION OF BLUE RIDGE Mountain Soil and Water Conservation District Supervisor

February 5, 2018 To all qualified voters in Union

County:
Notice is hereby given that on November 6,
2018, a non-partisan election will be held to
elect 3 supervisor(s) for Union County in the
Blue Ridge Mountain Soil and Water Conservation District. District Supervisors serve as unpaid state officials who represent their coun-ties in support of soil and water conservation

ties in support of soil and water conservation activities.

March 9, 2018, is the last day on which nominations for candidates for the election will be accepted. The signatures of at least 25 qualified electors of the county are required to nominate a candidate. Candidates must also be qualified electors of the county. Nominating petitions must be received in the office of the Union County Election Superintendent at 76 that Martin Street Suite 107, Blairsville, Georgia, between 9:00 a.m. March 5, 2018, and Georgia, between 9:00 a.m. March 5, 2018, and 12:00 noon on March 9, 2018. Petitions may be obtained from the Conservation Commission at the address below, from the Commission's website at www.gaswcc.org or from the Election Superintendent of Union

GEORGIA SOIL AND WATER CONSERVATION COMMISSION
Mitch Attaway, Executive Director 4310 Lexington Road
Athens, GA 30605

NOTICE Now taking bids for a 1998 Ford Expedition, Vin# 1FMRU18WXWLB51747 at 2081 John Smith Road E, Blairsville, GA on February 17,

2018 from 9am-Noon. 706-400-8944.

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA
UNDERWOOD INVESTMENT PROPERTIES, LLC, a
Georgia Limited Liability Company,

A TRACT OF LAND IN LAND LOT 8, 10TH DIS-A HACT OF LAND IN LAND LOT 8, 101H DIST TRICT, 1ST SECTION OF UNION COUNTY, GEOR-GIA, AND BEING A PORTION OF LOT 3 AND LOT 4 OF TALL OAKS SUBDIVISION; AND AS THEIR 4 OF TALL OAKS SUBDIVISION; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: GARY GLENN WILKINS, SHIRLEY WILKINS, APPALA-CHIAN COMMUNITY BANK, ITS SUCCESSORS AND ASSIGNS, COMMUNITY & SOUTHERN BANK, ITS SUCCESSORS AND ASSIGNS; BANK OF THE OZARKS, GEORGIA DEPARTMENT OF REVENUE, AND OTHER PARTIES, KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY

Respondents.
Civil Action No. 17-CV-92-MM
NOTICE OF SUMMONS TO: SHIRLEY WILKINS

10: SHIRLEY WILLIANS
LAST KNOWN ADDRESS UNKNOWN
PRESENT WHEREABOUTS UNKNOWN
A Petition to Establish Quiet Title pursuant to
O.C.G.A. § 23-3-60 has been filed in the Superior Court of Union County, Georgia on March 8, 2017, by Petitioner UNDERWOOD INVESTMENT PROPERTIES, LLC.

You are therefore given notice of said suit and are directed to file any response within thirty (30) days of the Order for Publication entered (30) days of the order for Prolitication einered by the Court on January 24, 2018. You are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition.

Witness the hand of the Monorable Murphy C. Willer Surgice Court Hudon County this Miller, Superior Court Judge, Union County, this 1st day of February, 2018. Honorable Judy Odom Clerk of Union County Superior Court

TRADE NAME REGISTRATION TRADE NAME REGISTRATION
Georgia, Union County
To whom it may concern:
Please be advised that Corey Audirsch, whose
address is 11 Choestoe Station Circle, Blairsville, GA 30512, and, Cynthia T. Audirsch, whose

Superior Court of this county.

This the 31st day of January, 2018

address is 11 Choestoe Station Cir, Blairsville, GA, is/are the owner(s) of the certain business now being carried on at 11 Choestoe Station Circle, Blairsville, GA 30512 in the following trade name, to-wit: Choestoe Advanced Services, and that the natures of said business is: General Repairs/Maintenance, Bookkeeping Services, Pet/House Sitting and Other Services Requested. This statement is made in conformity with 0.C.G.A. § 10-1-490 et seq. requiring the filling of such statement with the Clerk of Superior Court of this county. address is 11 Choestoe Station Cir. Blairsville

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA IN RE: The name change of

Debra D. Arnett, Petitioner Civil Action Case Number: 18-CV-26-SG NOTICE OF PETITION TO CHANGE NAME OF

Debra D. Arnett filed a petition in the Union County Superior Court on January 30, 2018 to change the name from Arnett, Debra Dee to Spaulding, Debra Dee. Any interested party has the right to sppear in this case and file objections within 30 days after the Petition Date 1-30-18

Debra D. Spaulding, AKA Arnett N(Feb7,14,21,28)P IN THE SUPERIOR COURT OF UNION COUNTY

STATE OF GEORGIA
YOUNGSTOWN GROUP, LLC,
a Georgia Limited Liability Company,

V.
A TRACT OF LAND IN LAND LOT 155, 9TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA, BEING A TRACT OF 1.261 ACRES; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: ESTATE OF ROBERT LYDIGSEN, HEIRS OF ROBERT LYDIGSEN (KNOWN OR UNKNOWN), PHYLES CHAMPA LYDICSEN ARROWS DISCE HE CHAMPA LYDICSEN ARROWS DISCENTING LIS SWAHN LYDIGSEN, BARON'S RIDGE HO-MEOWNER'S ASSOCIATION, INC., AND OTHER PARTIES, KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORYRIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY,

RESPONDENTS.

Civil Action No. 17-CV-267-SG

NOTICE OF SUMMONS

TO: All persons or parties, known or unknown, who may claim adversely to Petitioner's title to all that tract or parcel of land lying and being in Land Lot 155 of the 9th District, 1st Section, Nison Courte Acceptive holes more particulative. Union County, Georgia, being more particularly described as follows: All that tract or parcel of land lying and being in Land Lot 155, 9th District, 1st Section, Union

Tourty, Georgia, containing 1.261 acres, more or less and being shown as Lot Twenty Two (22), of Baron's Ridge Subdivision, on a plat of survey recorded in Plat Book 58, Page 45, Union County Records, which description on said plat is hereby incorporated by reference and made a part beref and made a part hereof. The property is subject to the road easement

as shown on said plat.
The property is subject to the power line easement to Blue Ridge Mountain EMC recorded in Deed Book 345, Page 341, Deed Book 526, Page 703 and in Deed Book 526, Page 704, Union

County Records.
The property is subject to the reservation of
4 mineral rights as recorded in Deed Book JJ,
Page 473, Union County Records.
Grantor grants to grantee a non-exclusive
easement for ingress and egress to the above

easement for ingress and egress to the above property along the existing easement as shown on said plat. As described in Deed Book 636, page 88, Union County, Georgia. Further described as Map & Parcel 068065A22. You are hereby notified that the above-styled action seeking a Petition to Establish Quiet Title was filled on August 10, 2017, and that by reason of an Amended Order for Service by Publication entered by the Court on January 8, 2018, you are hereby commanded and by Publication entered by the Court on January 8, 2018, you are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition within thirty (30) days of the date of the Amended Order for Service by Publication pursuant to O.C.G.A. 23-3-65(b).

Witness the Honorable N. Stanley Gunter, Judge of said Court.
This 18th day of January, 2018.

Judy L. Odom Judy L. Odom
Clerk of Superior Court, Union County

IN THE SUPERIOR COURT OF UNION COUNTY

STATE OF GEORGIA
YOUNGSTOWN GROUP, LLC,
a Georgia Limited Liability Company,

V. A TRACT OF LAND IN LAND LOT 85, 8TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA, BEING A TRACT OF 1.139 ACRES; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: JEFFREY COOREMAN, ESTATE OF JEFFREY COOREMAN, HEIRS KNOWN OR UNKNOWN, JUDITH COOREMAN N/K/A JUDITH PISCOYA, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, ITILE OR INTEREST IN THE RESPONDENT PROPERTY, RESPONDENT PROPERTY,

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a full and complete description of the above described property.
Subject to restrictions as recorded in Union
County Records, in Deed Book 554, Pages
530-531.

Subject to an easement to Blue Ridge Mountain EMC as recorded in Union County Records, in Deed Book 546, Pages 750-751.
Subject to right of way easement as shown There is also granted a non-exclusive per-petual easement for the use of the subdivision

petual easement for the use of the subdivision roads for ingress and egress to the above described property. As described in Deed Book 556, page 750. Further described as Map & Parcel 006008A06. You are hereby notified that the above-styled action seeking a Petition to Establish Quiet Title was filed on August 10, 2017, and that by reason of an Amended Order for Service by Publication entered by the Court on January 8, 2018, you are hereby commanded and

by Publication entered by the Court on January 8, 2018, you are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition within thirty (30) days of the date of the Amended Order for Service by Publication pursuant to 0.C.G.A. 23--65(b). Witness the Honorable N. Stanley Gunter, Judge of said Court. This 18th day of January, 2018. Judy L. Odom Judy L. Odom Clerk of Superior Court, Union County

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA
YOUNGSTOWN GROUP, LLC,
a Georgia Limited Liability Company,

A TRACT OF LAND IN LAND LOT 101 10th DIS-A TRICT, 1st SECTION OF UNION COUNTY, GEOR-GIA, BEING 1.14 ACRES; AND AS THEIR RESPEC-TIVE INTERESTS MAY APPEAR: JO M. BAGWELL, HEIRS KNOWN OR UNKNOWN, SUSAN JO BLA-

LOCK, AND ALL OTHER PARTIES, KNOWN OR UNKOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, Respondents. Civil Action No. 17-CV-266-SG

NOTICE OF SUMMONS TO:All persons or parties, known or unknown, who may claim adversely to Petitioner's title to all that tract or parcel of land lying and being in Land Lot 85 of the 8th District, 1st Section,

in Land Lot 85 of the 8th District, 1st Section, Union County, Georgia, being more particularly described as follows:
All that tract or parcel of land lying and being in the 10th District, 1st Section, Land Lot 101, of Union County, Georgia, containing 1.14 acres, more or less, as shown on a plat of survey by Jack Stanley, Union County Surveyor,

dated August 26, 1982 and recorded in Union County Records in Plat Book M, Page 174. Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described property
Subject to the right of ingress and egress.
As described in Deed Book 163, page 569,
Union County, Georgia Records. Further described as Map & Parcel 057094.
You are hereby notified that the above-styled action seeking a Petition to Establish Quiet
Title was filed on August 10 2017 and that by

action seeking a Petition to Establish Quiet Title was filed on August 10, 2017, and that by reason of an Order for Service by Publication entered by the Court on January 8, 2018, you are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 223 Blissyillo Geografia an account to the Petitioner's programment of the Petitioner's an account to the Petitioner's and petitioner's an account to the Petitioner's account of the Petitioner's and petitioner's account of the Petitioner's account of whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition within thirty (30) days of the date of the Order for Service by Publication pursuant to O.C.G.A. 23-3-65(b).

Witness the Honorable N. Stanley Gunter, Judge of said Court.
This 18th day of January, 2018.

Judy L. Odom
Clerk of Superior Court, Union County

N(Jan24,31,Feb7,14)B

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA
YOUNGSTOWN GROUP, LLC,
a Georgia Limited Liability Company,

A TRACT OF LAND IN LAND LOTS 119 AND 120, 10TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA, BEING A TRACT OF 1.115 ACRES; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: DAVID SMITH AND LESLIE SMITH, ESTATE OF DAVID SMITH, HEIRS KNOWN OR UNKNOWN, ESTATE OF LESLIE SMITH, HEIRS KNOWN OR UNKNOWN, INC MORTGAGE COMPANY, CITIFINANCIAL MORTGAGE COMPANY, INC., AND OTHER PARTIES, KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, RESPONDENTS. Respondents. Civil Action No. 17-CV-268-SG

Civil Action No. 17-CV-268-SG
NOTICE OF SUMMONS
TO:All persons or parties, known or unknown, who may claim adversely to Petitioner's title to all that tract or parcel of land lying and being in Land Lots 119 and 120 of the 10th District, 1st Section, Union County, Georgia, being more particularly described as follows:
All that tract or parcel of land lying and being in the 10th District, 1st Section, Land Lots 119 & 120, of Union County, Georgia, containing 1.115 acres. more or less and being 0.115 acres. more or less and being 0.120.

ing 1.115 acres, more or less and being Lot 2, as shown on a plat of survey by Rochester & Associates, Inc., dated October 19, 1994 and recorded in Union County Records in Plat Book 32, Page 144. Said plat is incorporated herein. by reference nereto, for a full and complete de-scription of the above described property. As described in Deed Book 285, page 182 & Deed Book 224, Page 501, Union County, Geor-gia Records. Further described as Map & Par-cel 074008A. by reference hereto, for a full and complete de-You are hereby notified that the above-styled

action seeking a Petition to Establish Quiet Title was filed on August 10, 2017, and that by reason of an Amended Order for Service by Publication entered by the Court on January 8, 2018, you are hereby commanded and required to file with the clerk of said Court and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition within thirty (30) days of the date of the Amended Order for Service by Publication pursuant to 0.C.6.A. 23-3-65(b). Witness the Honorable N. Stanley Gunter, Judge of said Court.
This 18th day of January, 2018. Judy L. Odom Judy L. Odom
Clerk of Superior Court, Union County

N(Jan24,31,Feb7,14)B NOTICE OF FORECLOSURE

NOTICE OF FORECLOSURE
OF EQUITY OF REDEMPTION
TO: ESTATE OF ADEL HENSON A/K/A ADEL B.
HENSON, BY AND THROUGH ITS TEMPORARY
ADMINISTRATOR, STEPHEN ALLISON, HEIRS
OF ADEL HENSON, KNOWN OR UNKNOWN, ESTATE OE SAMMY JERSON BY AND THROUGH TATE OF SAMMY HENSON, BY AND THROUGH ITS ADMINISTRATOR STEVE HENSON, HEIRS OF SAMMY HENSON, KNOWN OR UNKNOWN, ESTATE OF WILLIAM HENSON, JR., HEIRS KNOWN OR UNKNOWN, ESTATE OF AUDIE HENSON, HEIRS KNOWN OR UNKNOWN, JOYCE HENSON, PEGGY HENSON, JANEY WALLS, DEBORAH ANN RICE, JEANNIE HENSON, STEVEN HENSON, CODY HENSON, CLARISSA HENSON, AND OTHER PARTIES, KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSONY RIGHT, TITLE OR INTEREST IN THE PROPERTY BELOW. TITLE OR INTEREST IN THE PROPERTY BELOW. RE: FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et seq.). TAKE NOTICE THAT:

This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax The right to redeem the following described

property, to wit: All that tract or parcel of land lying and being in Land Lot 98, of the 9th District, 1st Sec-All that tract or parcel of land lying and being in Land Lot 98, of the 9th District, 1st Section, Union County, Georgia, containing 9.104 acres, more or less, as shown as Tract 1 on a plat of survey for Adel Henson, recorded in Plat Book 68, Page 37, made by Cleveland & Cox Land Surveying LLC, dated March 4, 2015, Union County, Georgia Surveyor, as recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, reference is hereby made to said plat of survey for a full and complete description herein.

Same being a portion of the property to the said Grady Henson by William H. Henson and being part of that land as described in a Deed from F.E. Conley to William H. Henson, dated 3/2/1901 & recorded in Deed Book H, Page 126-127, in the Office of the Clerk of Union County, Superior Court.

Same being a portion of the property conveyed to Adel Henson by the heirs at law of William H. Henson in Deed Book 78, 168, Union County, Georgia Records. Being Union County Tax Parcel 068001A.

will expire and be forever foreclosed and barred on and after March 15, 2018.

will expire and be forever foreclosed and barred on and after March 15, 2018.

barred on and after March 15, 2018. The tax deed to which this notice relates is dated the 2nd day of June, 2015, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1010 at Pages 420-421. The property may be redeemed at any time before March 15, 2018, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:

dress: Akins & Davenport, PC

P.O. Box 923
Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.
Daniel J. Davenport
Akins & Davenport, PC
Attorney for James Milton Bradley
Georgia Bar No. 821237 80 Town Square P.O. Box 923 Blairsville, GA 30514 (706) 745-0032

STATE OF GEORGIA, COUNTY OF UNION.
On March 21, 2011, PEARLIE RAY BRYANT and
JANE G. BRYANT executed a Promissory Note
in the original principal amount of One Hundred Forty-Two Thousand Five Hundred Dollars (\$142,500.00) payable to Cadence Bank, N.A., which Note was payable in monthly installments. On March 13, 2015, said note was subsequently assigned to SOUTHERN BANK & TRUST. The note contained provisions for the payment of attorney's fees, if collected by law or through an attorney at law. In order to secure the payment of the note, PEARLIE RAY BRYANT and JANE G. BRYANT executed and delivered to Cadence Bank, N.A., a Security Deed dated March 21, 2011, recorded in Deed Book

NOTICE UNDER POWER OF SALE

864, page 369, as assigned to Southern Bank & Trust by virtue of an Assignment of Deeds to Secure Debt and Security Agreements, dated March 13, 2015, recorded in Deed Book 1001, page 158 of the Union County, Georgia Deed Records, conveying the following described property: property:
All that tract or parcel of land, together with all fixtures and other personal property as conveyed by the above-referenced Security Deed, lying and being in Land Lots 60 and 62 of the 10th Land District and 1st Section of Union

County, Georgia, being designated as Tract 1, containing 1.175 acres, more or less, and Tract 2, containing 0.489 acre, more or less, of the Wayne Colwell Subdivision, as shown on plat of survey prepared by Rochester & Associates, Inc., James L. Alexander, G.R.L.S. #2653, dated January 12, 1999, and recorded in Plat Book 43, page 88, of the Union County, Georgia Plat Records, said plat is incorporated herein by reference for a more complete description. TOGETHER WITH and SUBJECT TO the right of ingress and egress, all covenant, easements, restrictions, rights-of-way, zoning, local ordinances, and subdivision regulations as set forth on the above-referenced plat.

SUBJECT TO an Electric Line Right of Way Easement to Blue Ridge Mountain EMC, dated August 1, 1983, and recorded in Deed Rock

August 1, 1963, and recorded in Deed Book 127, page 475. SUBJECT TO an Easement to Blue Ridge Moun-tain EMC, dated October 16, 1986, and record-ed in Deed Book 147, page 262. SUBJECT TO a certain Rural Post Roads Right of Way Deed, dated July 22, 1971, and recorded

August 1, 1983, and recorded in Deed Book

of Way Deed, dated July 22, 1971, and recorded in Deed Book 65, page 337. SUBJECT TO a certain Rural Post Roads Right of Way Deed, dated July 22, 1971, and recorded in Deed Book 65, page 338. This is the same property conveyed to Ray Bryant and Jane Bryant by virtue of a Warranty Deed from Marie Matusko and Stanley Matusko, dated May 25, 2005, recorded in Deed Book 583, page 101. Because PEARLIE RAY BRYANT and JANE G. BRYANT defaulted in fulfilling the terms of said Note and Security Deed, SOUTHERN BANK & TRUST pursuant to the terms of said Note

sain note and security Deed, SUUTHERN BANK & TRUST pursuant to the terms of said Note and Security Deed securing the same, has exercised its option and declared the entire balance due and collectible. Notice fixing the liability for attorney's fees has been given as required by law. required by law.

The property will be sold as the property of PEARLIE RAY BRYANT and JANE G. BRYANT to the best of the undersigned's knowledge and belief, the party in possession of this property is PEARLIE RAY BRYANT and JANE G. BRYANT.

IS PEARLIE RAY BHYANI and JANE 6. BHYANI. The Security Deed contain a power of sale authorizing SOUTHERN BANK & TRUST, as attorney in fact for PEARLIE RAY BRYANT and JANE G. BRYANT to sell the aforesaid property in order to satisfy this debt after advertising the same once a week for four (4) weeks in accordance with said power of sale and by virtue thereof, SOUTHERN BANK & TRUST will contain the power of virtue thereof, SOUTHERN BANK & TRUST will sell such property at public outcry to the highest and best bidder for cash, on the first Tuesday in March 2018, at the place of public sale before the courthouse door in Union County, Georgia, and within the legal hours of sale. The sale will be held subject to any unpaid taxes, assessments, rights-of-way, easements, protective covenants or restrictions, liens, and other superior matters of record which may affect said property. fect said property. The sale will be conducted subject (1) to con-

firmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final con-firmation and audit of the status of the loan with the holder of the above-referenced Secu-Notice has been given of intention to collect

attorneys' fees in accordance with the terms of the note secured by said deed.

The proceeds of this sale will be used (1) to pay the expenses of said sale; (2) to pay the sums secured by said Security Deed; (3) to pay any accrued taxes; and, (4) the balance will be distributed as provided by law and as provided. distributed as provided by law and as provided in the above-referenced Security Deed.

The undersigned will execute a deed to the purchaser as provided in the above-referenced Security Deed. SOUTHERN BANK & TRUST, as attorney in fact

PEARLIE RAY BRYANT and JANE G. BRYANT OLIVER & WEIDNER, LLC
Attorneys at Law
854 Washington Street, Suite 300
Clarkesville, GA 30523

706-754-9000

This Law Firm is acting as a debt collector and is attempting to collect a debt. Any information obtained will be used for that purpose. NOTICE OF FORECLOSURE SALE

UNIOR COUNTY, GEORGIA
THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY
INFORMATION OBTAINED WILL BE USED FOR
THAT PURPOSE.

THAT PURPUSE.
Under and by virtue of the Power of Sale contained in a Security Deed given by Cynthia J.
Libert and Peter Michael Libert to Mortgage
Electronic Registration Systems, Inc., as nominee for SunTrust Mortgage, Inc., dated November 27, 2012, and recorded in Deed Book 927, ber 27, 2012, and recorded in Deed Book 927, Page 271, Union County, Georgia Records, as last transferred to SunTrust Mortgage, Inc. by assignment to be recorded in the Office of the Clerk of Superior Court of Union County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of Three Hundred Thirty-Seven Thousand Seven Hundred and 0/100 dollars (\$337,700.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest before the courthouse door of Union County, Georgia, within to the inglice blader house door of Union County, Georgia, within the legal hours of sale on March 6, 2018, the following described property:

the legal nours or sale on March 6, 2018, the following described property:
All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 231 of Union County, Georgia, and being Lot 5 of Grand Oaks Subdivision, containing 1.00 acres, or union County, Georgia, and Deing Lot 5 of Grand Oaks Subdivision, containing 1.00 acres, more or less, as shown on a plat of survey by Rochester and Associates, Inc., dated January 27, 1992, late revised October 23,1992, and recorded in Union County Records in Plat Book 27, Page 154. Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described property. Subject to restrictions as recorded in Union County records in Deed Book 192, Page 418. Subject to Right of Way easement to Union County, Georgia as recorded in Union county recorded in Deed Book 231, Page 696. Subject to an easement to Blue Ridge Mountain EMC as recorded in Union County Records in Deed Book 190, Page 220. Subject to matters appearing on Plat at recorded in Union County records in Plat Book 27, Page 154.

27, Page 154.
Being that parcel of land conveyed to Cynthia
J. Libert and Peter Michael Libert, as joint
tenants with right of survivorship and not as
tenants in common from Cynthia Libert by that
deed dated 7/6/2007 and recorded 7/26/2007
in deed book 719, at page 479 of the Union
County CA public registry. 27, Page 154.

in deed book 719, at page 4/5 or the union County, 6A public registry.

Being that parcel of land conveyed to Cynthia Libert from William P. Lanier and Garrien Lanier by that deed dated 7/6/2007 and recorded 7/11/2007 in deed book 716, at page 717 of the

7/11/2007 in deed book 716, at page 717 of the Union County, GA public registry. 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 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 Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). ney's tees (notice of intent to collect attorney's fees having been given).

The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Sun-Trust Mortgage, Inc. they can be contacted at (800) 443-1032 for Loss Mitigation Dept, or by writing to PO Box 27767, Richmond, Virginia 23261, to discuss possible alternatives to avoid foreclosure.

ginia 23261, to discuss possible alternatives to avoid foreclosure. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

To the best knowledge and belief of the undersigned, the party in possession of the property

To the best knowledge and belief of the undersigned, the party in possession of the property is Cynthia Libert and Peter Michael Libert or tenant(s); and said property is more commonly known as 329 Crystal Drive, Blairsville, GA 30512.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) final confirmation and audit of the status of the loan with the holder of the security deed and (3) any right of redemption or other lien not extinguished by foreclosure.

foreclosure. SunTrust Mortgage, Inc. as Attorney in Fact for Cynthia J. Libert and Peter Michael Libert.
Brock & Scott, PLLC
4360 Chambles Dunwoody Road
Suite 310
Atlanta, GA 30341

404-789-2661 B&S file no.: 17-16935 NOTICE OF SALE UNDER POWER.

NOTICE OF SALE UNDER POWER.
STATE OF GEORGIA, COUNTY OF UNION.
Under and by virtue of the Power of Sale
contained in a Deed to Secure Debt given by
MATTHEW WILLIAM MASHBURN to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., ("MERS") AS NOMINEE FOR HOMESTAR
FINANCIAL CORP., ITS SUCCESSORS AND ASSIGNS, dated 10/13/2015, and Recorded on
10/21/2015 as Book No. 1020 and Page No.
476-487, UNION County, Georgia records, as
last assigned to JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the Secured Creditor),
by assignment, conveying the after-described
property to secure a Note of even date in the
original principal amount of \$108,380.00, with
interest at the rate specified therein, there will interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the UNION Coun-ty Courthouse within the legal hours of sale on the first Tuesday in March, 2018, the following described property: ALL THAT TRACT OR PAR-CEL OF LAND LYING AND BEING IN THE 10TH DISTRICT ACT SECTION. CEL OF LAND LYING AND BEING IN THE TOTH DISTRICT, 1ST SECTION, LAND LOT 8 OF UNION COUNTY, GEORGIA, CONTAINING 0.72 ACRE, MORE OR LESS, AND BEING LOT EIGHT, SECTION C, OF TALL OAKS SUBDIVISION, AS SHOWN ON A PLAT OF SURVEY BY M.E. RICHARDS, REGISTERED LAND SURVEYOR, RECORDED MAY 12, ISTERED LAND SURVEYOR, RECORDED MAY 12, 1988 AND RECORDED IN PLAT BOOK TAY 12, 1988 AND RECORDED IN PLAT BOOK TAY 12, 11, WHICH PLAT IS BY REFERENCE INCORPORATED HEREIN AND MADE A PART HEREOF. THE PROPERTY IS SUBJECT TO THE ROADS AS SHOWN ON SAID PLAT. THE PROPERTY IS SUBJECT TO THE RESTRICTIONS RECORDED IN DEED BOOK 126, PAGES 189-190, UNION COUNTY, GEORGIA RECORDS. THE PROPERTY IS SUBJECT TO THE RIGHT OF WAY IN FAVOR OF UNION COUNTY GEORGIA AS RECORDED IN DEED BOOK 326, PAGE 247, UNION COUNTY, GEORGIA RECORDS. THE PROPERTY IS CONTROL TO THE RIGHT OF WAY IN FAVOR OF UNION COUNTY GEORGIA RECORDS. THE GEORDS T

briton County, Rebondar Accords. The debt secured by said Deed to Secure Debt 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 manner provided in the Note and Deed to Secure Debt. Because the debt remains in default this lead to the provided with the said for the provided with the fault, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Deed to Secure Debt and by law, including attorney's fees (notice of intent to collect the purpose of the parties). to collect attorney's fees having been given). JPMORGAN CHASE BANK, NATIONAL ASSOCIA-THION HOLD SEED BAIN, NATIONAL ASSOCIATION HOLD SEED BAIN, NATIONAL ASSOCIATION, acting on behalf of and, as necessary, in consultation with JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the current behalf of the consultation with JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the current behalf of the consultation with JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the current behalf or the consultation with the large BANK, NATIONAL ASSOCIATION (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. § 44-14-162.2, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION may be contacted at: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION TO ASSOCI CIATION, 3415 VISION DRIVE, COLUMBUS, OH 43219, 866-550-5705. Please note that, pursuant to O.C.G.A. § 44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan. To the best knowledge and terms of the Idan. To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 82 RED DAK LN, BLAIRSVILLE, GEORGIA 30512 is/are: MATTHEW WILLIAM MASHBURN or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not ten the said passable) (b) any matter which yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, cov-enants, etc.

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 mation 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 nonjudicial sales in the State of 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 in the preceding paragraph. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION as Attorney in Fact for MATof the loan as provided in the preceding para-graph. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION AS Attorney in Fact for MAT-THEW WILLIAM MASHBURN. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPT-ING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000007251903 BARBETT DAFFIN FRAPPIER TURNER & ENGEL, LLP 4004 Belt Line Road, Suite 100 Addison, Texas 75001 Telephone: (972) 341-5398. (972) 341-5398. N(Feb7,14,21,28)B

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
By virtue of a Power of Sale contained in that certain Security Deed from WILLIAM H. WAL-LACE AND ELIZABETH JOYCE WALLACE to UNITY MORTGAGE CORP. dated June 20, 2008, recorded in Deed Book 765, Pages 760-771, UNION County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of TWO HUNDRED SIXTY-FIVE THOUSAND FIVE HUNDRED AND 00/100 (U.S. \$265.500.00) with or IW HUNDRED SIXTY-FIVE THOUSAND FIVE HUNDRED AND 00/100 (U.S. \$265,500.00) with interest thereon as provided for therein, said Security Deed having been last sold, assigned, transferred, and conveyed to James B. Nutter & Company, recorded in Deed Book \$57, Page 456, Union County, Georgia Records, there will be sold at public outcry to the highest bidder for cash before the courthouse door of UNION County, Georgia, within the legal hours of sale on the first Tuesday in MARCH, 2018, the fol-

OUILIN, GEOVISIA, WILIIII HE JEGAT HOUS OF SAIGN
on the first Tuesday in MARCH, 2018, the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING
AND BEING IN THE 10TH DISTRICT, 1ST SECTION, LAND LOT 47 OF UNION COUNTY, GEORGIA, AND BEING LOT 12 OF CRAWFORD PLACE
SUBDIVISION, CONTAINING 0.849 ACRES, MORE
OR LESS, AS SHOWN ON A PLAT OF SURVEY BY
ROCHESTER & ASSOCIATES, INC., DATED JUNE
23, 1987, AND RECORDED IN UNION COUNTY
RECORDS IN PLAT BOOK S, PAGE 253 AND AS
REFERENCED IN PLAT BOOK 41, PAGE 233.
SAID PLATS ARE INCORPORATED HEREIN, BY
REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED
PROPERTY, ALSO CONVEYED IS A NON-EXCLUSIVE PERPETUAL EASEMENT FOR THE USE OF
THE SUBDIVISION ROADS FOR INGRESS AND
EGRESS TO THE ABOVE DESCRIBED PROPERTY.
The indebtedness secured by said Security The indebtedness secured by said Security
Deed has been and is hereby declared due
because of default under the terms of said Security Deed and Note, including but not limited
to the nonpayment of the indebtedness as and
when due. The indebtedness remaining in default, this sale will be made for the purpose of fault, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorney's fees and all other payments provided for under the terms of the Security Deed and Note. Said property will be sold subject to the following items which may affect the title to said property: all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; any outstanding taxes, including but not limited to ad valorem taxes, which constitute liens upon said property; special assessments; all outstanding

lorem taxes, which constitute liens upon said property; special assessments; all outstanding bills for public utilities which constitute liens upon said property; all restrictive covenants, easements, rights-of-way and any other matters of record superior to said Security Deed. James B. Nutter & Company, 4153 Broadway, Kansas City, Missouri 64111, telephone number (816)531-5642 as the secured creditor is the entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor. Please understand that the secured creditor is not required by law to negotiate, amend or

rease understand that the secured creation is not required by law to negotiate, amend or modify the terms of the mortgage instrument. Notice has been given of intention to collect attorneys fees in accordance with the terms of the note secured by said Deed.

To the best knowledge and belief of the understand, the nath in passes in a control of the property in the signed, the party in possession of the property is WILLIAM H. WALLACE and ELIZABETH JOYCE

is WILLIAM H. WALLACE and ELIZABETH JOYCE WALLACE or a tenant or tenants, and said property is more commonly known as: 119 Crawford Road, Blairsville, Georgia 30512. (formerly known as 2370 Crawford Road) The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

JAMES B. NUTTER & COMPANY as Attorney in Fact for as Attorney in Fact for WILLIAM H. WALLACE AND **ELIZABETH JOYCE WALLACE**

Contact: Bonny Powell
Perrie & Associates, LLC
100 Galleria Pkwy., N.W.

Suite 1170

Atlanta, GA 30339 ATIAINTA, GA 30339
(678) 501-5777
File No.: 2018-0002
THIS LAW FIRM IS ATTEMPTING TO COLLECT A
DEBT OR TO ENFORCE THE TERMS AND CONDITIONS OF THE SECURITY DEED. ANY INFOR-MATION OBTAINED WILL BE USED FOR THAT

STATE OF GEORGIA COUNTY OF UNION
NOTICE OF SALE UNDER POWER IN

SECURITY DEED By virtue of a Power of Sale contained in that

by vitue of a rower of sale contained in that certain Security Deed dated 24th of June, 2013, from David Albee to James Paul Breece, Trustee of James Paul Breece Revocable Trust dated February 28, 2013, recorded in Deed Book 945, Page 406, Union County, Georgia records, said Security Deed having been given to secure a Note of even date in the original principal amount of Sixty Eight Thousand and No/100 (\$68,000.00) Dollars with interest thereon as provided for therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Union

for cash before the courthouse door of Union County, Georgia, within the legal hours of sale on the first Tuesday in March, 2018, the following described property:
All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 169 of Union County, Georgia, and being Lot 46, of Chimmey Ridge Subdivision, containing 0.13 acre, more or less, as shown on a plat of survey by Blue Ridge Mountain Surveying, Inc., dated January 8, 2007, and recorded in Union County, Georgia records in Plat Book 60, Page 60. Said plat is incorporated herein, by reference hereto, for a full and complete descripob. Sau plat is incorporated interin, by relet-ence hereto, for a full and complete descrip-tion of the above described property. Also conveyed is a non-exclusive perpetual easement for the use of the subdivision roads for ingress and egress to the above described

property.
Said property is commonly known as: 180
Chimney Ridge, Blairsville, Union County, Georgia.

The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Se-

because of default under the terms of said Se-curity Deed and Note, including, but not limited to, the nonpayment of the indebtedness as and when due. The indebtedness remaining in de-fault, this sale will be made for the purpose of paying the same, all expenses of the sale, in-cluding attorney's fees and all other payments provided for under the terms of the Security Deed and Note. Deed and Note.
Said property will be sold subject to the fol-lowing terms which may affect the title to said property: all zoning ordinances, matters which would be disclosed by an accurate survey or would be disclosed by an accurate survey or by an inspection of the property; any outstand-ing taxes, including but not limited to ad va-lorem taxes, which constitute liens upon said property; special assessments; all outstanding bills for public unities which constitute liens upon said property; all restrictive covenants,

upon said property; all restrictive covenants, easements, rights-of-way and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the party in possession of the property is DAVID ALBEE, tenant(s).

JAMES PAUL BREECE, TRUSTEE OF JAMES PAUL BREECE REVOCABLE TRUST DATED FEBRUARY 28, 2013 as Attorney in Fact for DAVID ALBEE Contact: Cary D. Cox CARY D. COX, P.C. P. O. Box 748 CARY D. COX, P.C.
P. O. Box 748
Blairsville, GA 30514
(706) 745-7420
THIS LAW FIRM IS ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE.

02/13/2018; 02/20/2018;

STATE OF GEORGIA COUNTY OF UNION NOTICE OF SALE UNDER POWER IN SECURITY DEED

02/06/2018; 02/27/2018 N(Feb7,14,21,28)B

By virtue of a Power of Sale contained in that certain Security Deed from Leyta Lance Jor-dan, Administrator of the Estate of Runelle Head Allen to Robert L. Head and Carol Head nead Ailer to Novert E. nead and Carol nead dated May 27th 2016, recorded in Deed Book 1097, Page 487 Union County, Georgia, records, said Security Deed having been given to se-cure a Note of even date in the original prin-cipal amount of Fifty Thousand (\$50,000.00) cipal amount of riny inousand (500,000.00) dollars with interest thereon as provided for therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Union County, Georgia, within the legal hours of sale on the first Tuesday in March 2018, the following describe property: All that tract or parcel of land lying and bejoin the 18th Dictrict 1st Section Land Lot All that tract or parcel of land lying and being in the 16th District, 1st Section, Land Lot
116 of Union County Georgia, and being Tract
III of Town Creek Subdivision, containing 1.90
acres, more or less, as shown on a plat of survey by Blairsville, Surveying Co., dated May 11,
2001, and recorded un Union County Records
in Plat Book 50, Page 89. Said plat is incorporated herein, by reference hereto, for a full and
complete description of the above described
property.

property.
Also conveyed is a non-exclusive perpetual easement of ingress and egress for the use of Subdivision road to the above described property, and along the existing road easement running for Maple Lane as shown on said plat. Also conveyed is the right of access and uses of the pond, creek and common area at Town Creek Cartanes or the pond, creek and common area at rown Creek Cottages.

Also conveyed is a non-exclusive perpetual easement for ingress and egress running from Seabolt Road to Subdivision, shown as Private Easement, Collins Nursery Lane, on above de-ception 1947.

Subject to road easement s as shown on plat. Said property is commonly known as: 16th District, 1st section, Land Lot 116 of Union County, Georgia, and being Tract III of Towns Creek Cabins Subdivision, containing 1.90

Creek Cabins Subdivision, containing 1.90 acres, more or less.
The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed and Note, including but not limited to the nonpayment of the indebtedness as and when due. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorney's fees and all other payments provided for under the terms of Security Deed and Note.

and Note.

Said property will be sold subject to the following items which may affect the title to said property: all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; any outstanding taxes, including but not limited to advalorem taxes, which constitute liens upon said property; special assessments; all outstanding bills for public utilities which constitute lines upon said property; all restrictive covenants, easements, rights-of way and any other mat-ters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the party in possession of the property is LEYTA LANCE JORDAN, Administrator of the Estate of Ruenelle Head Allen or

tenants.
LEYTA LANCE JORDAN, Administrator of the
Estate of Ruenelle Head Allen
Contact: William K. Mercer Jr. William K. Mercer, Jr. P.C. WINIAM K. Mercer, Jr. P.C.
P.O. Box 70
Blairsville, GA 30514
(706) 400 0709
THIS LAW FIRM IS ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE.

02/07/2018 02/14/2018 02/21/2018 02/28/2018