North Georgia News

Legal Notices for May 27, 2015

STATE OF GEORGIA UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Guinnetta M. Tatman,
All debtors and creditors of the estate of Guinnetta M. Tatman, 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

tate are required to make immedia to the Personal Representative(s). This 28th day of April, 2015. By: Rebecca Jane Tatman Klase 3908 Dogwood Dr. Greensboro, NC 27410 N(May6,13,20,27)B

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Yvonne C. Resler, All debtors and creditors of the estate of An deputies and creditions of the estate of Vinion 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 Demand Representative(s). to the Personal Representative(s). This 29th day of April, 2015. By: Peggy J. Davis 1900 Dixie Hwy. Madison, GA. 30650

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Shirley Williams Hunter,
All debtors and creditors of the estate of Shirley Williams Hunter, deceased, late of Union to williams runner, deceased, late of official 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

tate are required to make immedia to the Personal Representative(s). This 29th day of April, 2015. By: Sherry Moriarty 238 Ross Ridge Rd. Blairsville, GA. 30512 N(May6,13,20,27)B STATE OF GEORGIA

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Pamela Diann Huggins, All debtors and creditors of the estate of Pa-All debtors and creditors of the estate of Pa-mela Diann Huggins, 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 28th day of April, 2015. By: Phyllis S. Liner 10653 Dunmore Dr. Daphne, AL. 36526 N(May6,13,20,27)B STATE OF GEORGIA

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Ruby Shepard Brown, All debtors and creditors of the estate of

Ruby Shepard Brown, 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 Demand Representative(s). tate are required to make immedia to the Personal Representative(s). This 28th day of April, 2015. By: Deborah Brown Crowe 28 Susie Ln Blairsville, Ga. 30512

N(May6,13,20,27)B STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBIORS AND CREDITORS
RE: Estate of Betty J. Babinsky,
All debtors and creditors of the estate of
Betty J. Babinsky, 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) to the Personal Representative(s). This 29th day of April, 2015. By: Dan Kohr (Daniel Kenneth Kohr) 32528 Palmyra Rd. Warren, MO 63383

STATE OF GEORGIA

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Pauline B. Marsh, All debtors and creditors of the estate of

Pauline B. Marsh, 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 Demand Representative(s). tate are required to make immedit to the Personal Representative(s). This 11th day of May, 2015. By: Mary Elaine Marsh Gillette Wair 1073 Pineapple Way Kissimmee, FL. 34741 N(May20.27,Jun3,10)B h Gillette Wainright

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Gloria Elizabeth LaCombe, All debtors and creditors of the estate of Gloria

Elizabeth LaCombe, 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 Demand Representative(s). tate are required to flake immentation to the Personal Representative(s). This 11th day of May, 2015. By: Susan Elizabeth Nystrom fik/a Susan Elizabeth Wagner 28 Susie Lane Blairsville, GA. 30512

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RECESTATE OF JESSING M. Knight,
All debtors and creditors of the estate of
Jessilyn M. Knight,
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 indepted to said estate are required to make immediate payment to the Personal Representative(s). This 18th day of May, 2015.

By: Brian E. Rock
32 Last Resort Lane

Blairsville, GA. 30512 N(May27,Jun3,10,17)B IN THE PROBATE COURT

COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF HAROLD DEAN WIMPEY, II, DECEASED

HAROLD DEAN WIMPEY, II, DECEASED ESTATE NO. 15-53 NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT The Petition of Carissa Lynn Wimpey, for a year's support from the estate of Harold Dean Wimpey, II, 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 June 22, 2015, why said Petition should not be granted. granted. All objections to the Petition must be in writ-

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 preceding sentence. All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be If any objections are filed, a hearing will be

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

APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER A TRADE NAME The undersigned hereby certifies that it is conducting a business in the City of Blairsville, County of Union, State of Georgia, under the of: The Groutsmith and that the nature of the business is Tile & Grout repair and that said business is composed of the following LLC: Family Hustle, LLC, 262 Gumlog Circle, Blairsville, GA 30512.

IN THE PROBATE COURT

IN RE: ESTATE OF DOROTHY MARIE PATTERSON, DECEASED **ESTATE NO. 11-67** PETITION FOR LETTERS OF ADMINISTRATION

NOTICE
Rita Phyllis Shook has petitioned to be appointed Administrator(s) of the estate of Dorothy Marie Patterson, deceased, of said County.
(The Petitioner has also applied for waiver of bond and/or grant of certain powers contained in O.C.G.A. §53-12-261.) All interested parties 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 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 June 8, 2015. All pleadings/objections must be signed under oath before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number 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 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 Street, Ste. 8 Blairsville, GA 30512 Address (706) 439-6006 N(May13,20,27,Jun3)B

NOTICE OF FILING OF PETITION

Whereas on the 29th day of April, 2015, Bran-don Sean Lickey filed his Petition for Change of Name to William Brandon Berry in the Superior Court of Union County, Georgia. Any person who claims any interest or claims to be an af-fected party shall file with the Clerk of the Su-perior Court of Union County such objections in writing and appear to prove such claims. This 29th day of April, 2015. David E. Barrett

Attorney for Petitioner 108 Blue Ridge Highway, Ste. 6 Blairsville, GA 30512 N(May6,13,20,27)B NOTICE OF PETITION TO CHANGE NAME

COUNTY OF UNION

Notice is hereby given that Amanda Pass, the
undersigned, filed her petition to the Superior
Court of Union County, on the 21 day of May, 2015, praying for a change in the name of he

2016, praying for a change in the halle of her minor child from Kelsey Marie Pass to Kelsey Marie Wallace. Notice is hereby given pursu-ant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of This 21 day of May, 2015 Amanda K. Pass Cary D. Cox Attorney for Petitioner PO Box 748 Blairsville, GA 30512 706-745-7420

TRADE NAME REGISTRATION

Georgia, Union County
To whom it may concern:
Please be advised that, Spring Communications Holdings whose address is 625 Westport
Parkway, Grapevine, TX 76051, and, whose address is, is/are the owner(s) of the certain business may being carried an at 305 Murphy. business now being carried on at 305 Murphy Hwy., Suite 1, Blairsville, CA 30512 in the fol-lowing trade name, to-wit: AT&T Authorized Retailer # 842; and that the nature of said busi-ness is: Retail Sales of mobile devices, acces-sories and service. AT&T Authorized Retailer. This statement is made in conformity with 0.C.G.A. § 10-1-490 et. seq. requiring the filing of such statement with the Clerk of Superior Court of this county.
This the 16th day of April 2015

NOTICE OF MERGER

NOTICE OF MERGER
Notice is given that articles of merger which
will effect a merger by and between MoneyTree Corporation, a Tennessee corporation
with and into United Community Banks, Inc., a
Georgia corporation, has been delivered to the
Secretary of State for filling in accordance with
the Georgia Business Corporation Code. The
name of the surviving corporation in the merger is United Community Banks, Inc., a Georgia
corporation. The registered office of such corporation is located at 177 Highway 515 East,
Blairsville, Georgia 30512 and its registered Blairsville, Georgia 30512 and its registered

NOTICE OF SEIZURE OF PERSONAL PROPERTY VALUED AT LESS THAN \$25,000

VALUED AT LESS THAN \$2.000
Pursuant to O.C.G.A. \$40-6-391.2, any party claiming an interest in the following property is hereby notified that on the 4th day of March, 2015, said property was seized by the undersigned agency in Union County, Georgia.

Property Seized:

1999 Dodge Dakota Red in Color VIN #: 1B7FL26P9X52487501 G.A. Tag #: BKU5116 Model Type: Light Pick-up Truck

woder type: Light Pick-up Truck
Conduct giving rise to said seizure: On March 4,
2015, the above-referenced vehicle was used
in the occurrence of a single-car accident on
Gumlog Road in Union County, Georgia. Upon
investigation by officers of the Georgia State
Patrol and Union County Sheriff's Office, it was
determined that Joseph Dyer Ivester was the
operator of said motor vehicle. Thereafter it operator of said motor vehicle. Thereafter, it was further determined that the same Joseph byer Ivester was operating the subject vehicle while under the influence of alcohol to the extent that he was less safe to drive, in violation of 0.C.G.A. 40-6-391(a)(1). In addition, the same Joseph Dyer Ivester previously received notice that his license had been suspended and revoked and that he was subject to a Lifetime License Supsension after a Habitual Violator Declaration was issued on July 21, 2014, Pursuant to 0.C.G.A. 40-5-58, operation of the above-referenced vehicle on the date alleged by Ivester was a criminal violation of Georgia law as well. Joseph Dyer Ivester entered a plea of guilty to these offenses before the Superior Court of Union County on May 4th, 2015, in Union County Superior Court Case 2014.CB.152

The owner of said property is purported to be:

35 Pine Log Road Blairsville, GA 30512

2014-CR-152.

Balarsville, QA 2012 Any party claiming an interest in said property is hereby further notified that you must file any claim in accordance with §16-16-2(d) within 30 days of the second publication of this No-tice of Seizure by serving said agency and the District Attorney by certified mail, return receipt requested. receipt requested. This 7th day of May, 2015

District Attorney
Enotah Judicial Circuit
BY: Buck Levins Assistant District Attorney Office of the District Attorney 65 Courthouse Street Blairsville, Georgia 30512 (706) 439-6027 SEIZING AGENCY: SEIZING AGENCY: Investigator/Sgt. Daren Osborn Union County Sheriff's Office 378 Beasley Street Blairsville, Georgia 30512 (706) 439-6066

NOTICE OF BANK MERGER APPLICATION
Notice is hereby given that application has
been made by United Community Bank, 125
Highway 515 East, Blairsville, Union County,
Georgia to the Federal Deposit Insurance Corporation for approval of the merger of The Palmetto Bank, 306 East North Street, Greenville,
Greenville County, South Carolina into United
Community Bank. It is contemplated that all
offices of the above-named institutions will
continue to be operated.
Any person wishing to comment on this appli-

NOTICE OF BANK MERGER APPLICATION

Any person wishing to comment on this appliany person wishing to comment on this application may file his or her comments in writing with the regional director of the Federal Deposit Insurance Corporation at the FDIC office located at 10 Tenth Street, NE, Suite 800, Atlanta, Georgia 30309-3906 not later than June 12, 2015. The nonconfidential portions of the application are on file at the appropriate FDIC office and are available for public inspection during regular business hours. Photocopies of the nonconfidential portion of the application file will be made available upon request.

NOTICE OF SEIZURE OF PERSONAL PROPERTY

VALUED AT LESS THAN \$25,000.00

Pursuant to O.C.G.A. \$16-13-49(n), any party claiming an interest in the following property is hereby notified that on the 24th day of March, 2015, said property was seized by the undersigned agency in Union County, Georgia. Property Seized: PROPERTY ONE: Four Hundred & Fifty Dollars & 00/100 (\$450.00) in United States Currency

Conduct giving rise to said seizure:
Said property was found in the possession
of Tamara Parham and Barry Morrison, and
was found in close proximity to a quantity of
MARIJUANA, a prohibited substance, and was,
directly or indirectly, used or intended for use
to facilitate the prospecsion with intent to die. to facilitate the possession with intent to dis-tribute, and/or distribution and sale of MARI-JUANA, or was the proceeds of said activity, in violation of the Georgia Controlled Substances Act. Further, the said property and the prohib-ited substance were seized from Tamara Parned substance were seized from famara Par-ham and Barry Morrison, while they were in possession of a quantity of MARIJUANA, at the time of their arrest in Union County, Georgia. The owner of said property is purported to be: Tamara Parham and Barry Morrison

92 Gibbs Road
Blairsville, Georgia 30512
Any party claiming an interest in said property is hereby further notified that you must file any claim in accordance with 0.C.G.A. §16-13-49(n)(4) within 30 days of the second publication of this Notice of Seizure in the North Georgia News the legal craps and a newspaper of gia News, the legal organ and a newspaper of general circulation in Union County, by serving said claim to the undersigned seizing agency and the District Attorney by certified mail, re-

turn receipt requested.
This _____ day of ___
District Attorney
Enotah Judicial Circuit SEIZING AGENCY: SEIZING AGENCY: Lt. Chad Deyton Union County Sheriff's Office 940 Beasley Street Blairsville, Georgia 30512 (706) 439-6066 (706) 439-6066
By: Cathy A. Cox-Brakefield
Chief Assistant District Attorney
65 Courthouse Street, Box 6
Blairsville, Georgia 30512
(706) 439-6027

INVITATION FOR BID

Part 1 of Bid Date Issued: May 15, 2015 Date Issued: May 15, 2015 Sealed bids from suppliers will be received by the Downtown Development Authority of Blairsville, at 62 Blue Ridge Street, Blairsville, Georgia 30512, until 2:00 p.m. legally prevailing time on Tuesday, June 16, 2015 for: SR 2 TO PAT HARALSON DRIVE CONNECTOR

The SR 2 to Pat Haralson Drive Connector The SR 2 to Pat Haralson Drive Connector project will consist of approximately 600 if of roadway improvements which will include demolition of the existing roadway/off-ramp, new roadway construction with paving, grading, curb & gutter, sanitary sewer & storm sewer construction (including an extension from an existing box culvert consisting of approximately 230 LF of 60" RCP) and utility relocations.

After the time and in a room and place as not-ed above, the bids for each commodity will be publicly opened and read. No extension of the

publicly opened and read. No extension of the bidding period will be made. Copies of bidding documents, specs and plans may be obtained at a cost of \$200 from Downtown Development Authority of Blairsville, 62 Blue Ridge Street, Blairsville, Georgia 30512 on or after Friday, May 22, 2015. Requests for documents should be requested from the Downtown Development Authority of Blairsville by calling (706) 347-3503 or by e-mail at manager@downtownblairsville.com at least (24) hours in advance to reserve your coov. The (24) hours in advance to reserve your copy. The Glga.org and North Georgia News will be the only official release sites for this invitation.
Bid bonds in the amount of not less than 5% of
the base bid must be submitted with each bid.
Failure to supply bond will force your bid to be declared nonresponsive.
The successful bidder shall provide a 100%

Payment and a 100% Performance Bond at the signing of the contract. Failure to supply bonds will result in default of contract. Successful bidders shall provide insurance in the amount of at least (\$1,000,000.00) one million dollars as required by Paragraph 18 of the "Terms and Conditions" of the contract documents

Conditions of the contract documents.

A Mandatory pre-bid conference will be conducted on Tuesday, June 2, 2015. The conference will begin at 2:00 PM. Meeting site is located at 62 Blue Ridge Street, Bairsville, Georgia 30512. Directions can be obtained from the Downtown Development Authority
of Blairsville at (706) 347-3503. Only bidders
in attendance for the entire meeting will be
allowed to bid on the project. All prospective
bidders should visit the project site prior to the pre-bid conference.

rotact, if awarded, will be on a lump sum basis or individual item basis, whichever is in the best interest of the Owner. No bid may be withdrawn for a period of (30) thirty days after time has been called on the date of opening. The Owner reserves the right to include any combination, in whole or partially, of the work represented by the Bid Schedules in the Bid. Fallure to sign your bid in the proper space provided on Part II of Bid will force your bid to be declared as "Non-Responsive" and not considered for award. The Owner reserves the right to reject any or all bids and to waive the right to reject any or all bids and to waive

recrinicalities and informatities.

For technical questions or questions as to the correct way to submit your proposal contact Wayne Fowler, H & H Resources Phone: (706) IN THE PROBATE COURT

COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF

MARY LOU SMITH WHITT LOGAN, DECEASED PETITION FOR LETTERS OF ADMINISTRATION

Troy Lamar Whitt has petitioned (for Letters of

Troy Lamar Whitt has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Mary Lou Smith Whitt Logan, deceased, of said County. (The petitioner has also applied for waiver of bond and/or grant of certain powers contained in O.C.G.A. §53-12-261.) All interested parties 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 June 15, 2015. All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number 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, uled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett By: Kristin Stanley PROBATE CLERK

65 Courthouse St., Ste. 8 Blairsville, GA 30512 ay20,27,Jun3,10)B STATE OF GEORGIA

COUNTY OF UNION NOTICE OF SALE UNDER POWER

Because of a default in the payment of the indebtedness secured by a Security Deed executed by Anne Laura Stancil to Wachovia Bank, National Association dated March 24, Bank, National Association dated March 24, 2006, and recorded in Deed Book 642, Page 682, Union County Records, securing a Note in the original principal amount of \$81,446.35, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, June 2, 2015, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:
ALL THAT CERTAIN PROPERTY SITUATED IN THE CITY OF BLAIRSVILLE, IN THE COUNTY OF UNION AND STATE OF GEORGIA AND BEING DESCRIBED IN A DEED DATED 04/19/2005 AND RECORDED 04/20/2005 IN BOOK 576 PAGE 452 AMONG THE LAND RECORDES OF THE COUNTY AND STATE SET FORTH ABOVE AND REFERENCED AS FOLLOWS: SECTION 1, LAND LOT 274, DISTRICT 9, AS METES AND BOUNDS.
Said property is known as 201 Blue Ridge Street, Blairsville, GA 30514, together with all fixtures and personal property attached to and constituting a part of said property, if any. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property will be assessments. liens. en-

closed 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. ure Security Ueed first set out above. The proceeds of said sale will be applied to the payment of said indebtedness and all expenses of said sale as provided in said Deed, and the balance, if any, will be distributed as provided by law.

provided by law.

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 secured creditor.

The property is or may be in the possession of W. Russell Conger, successor in interest or Wells Fargo Bank, NA successor by merger to Wachovia Bank, National Association as Attor-ney-in-Fact for Anne Laura Stancil File no. 14-047320 SHAPIRO, SWERTFEGER & HASTY, LLP*

Attorneys and Counselors at Law 2872 Woodcock Blvd., Suite 100 28/2 WOOGCOCK BIVG., SUITE 100
Atlanta, 6A 30341-3941
(770) 220-2535/KMM
www.swertfeger.net
**THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE

USED FOR THAT PURPOSE.

COUNTY OF UNION NOTICE OF SALE UNDER POWER

Because of a default in the payment of the indebtedness secured by a Security Deed executed by Kenneth Kluth and Garland C. Griffin ecuted by kenneth Kluth and darland C. Arthin to Mortgage Electronic Registration Systems, Inc. as nominee for United Community Bank, d/b/a United Community Mortgage Services, Inc. and its successors and assigns dated May 29, 2008, and recorded in Deed Book 763, Page 29, 2006, after terroreur in December No. 7 Age 103, Union County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Selene Finance LP by Assign-ment, securing a Note in the original principal amount of \$76,531,00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, June 2, 2015, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest

bidder for cash, the property described in said

Deed, to-wit:
All that tract or parcel of land lying and being in Land Lot 17, 8th District, 1st Section, Union County, Georgia, containing 1.59 acres, more or less, as shown on a plat of survey by Tim Cable Surveying, dated August 15, 1997 and recorded in Plat Book 38, Page 230, Union County Records. Said plat is incorporated herein, by reference hereto, for a full and complete describtion of the above described property. scription of the above described property. Said property is known as 2563 Tate Rd FKA 7495 E. Culberson Road, Blairsville, GA 30512, together with all fixtures and personal property attached to and constituting a part of said

erly attached to and constituting a part of said property, if any. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, 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.

The proceeds of said sale will be applied to the payment of said indebtedness and all expenses of said sale as provided in said Deed, and the balance, if any, will be distributed as

and the balance, if any, will be distributed as provided by law. 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 con-firmation and audit of the status of the loan with the secured creditor.

with the secured creditor.

The property is or may be in the possession of Kenneth Kluth and Garland C. Griffin, alk/a Garland Charles Griffin, successor in interest or tenant(s).

Selene Finance LP as Attorney-in-Fact for Kenneth Kluth and Garland C. Griffin File no 15-050871

SHAPIRO, SWERTFEGER & HASTY, LLP* Attorneys and Counselors at Law 2872 Woodcock Blvd., Suite 100 Atlanta, GA 30341-3941 (770) 220-2535/CH www.swertfeger.net *THE LAW FIRM IS ACTING AS A DEBT COLLEC-TOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

GEORGIA. UNION COUNTY

NOTICE

On June 3, 2009, The Honorable Raymond E. George, Judge of the Superior Court of Union County, entered an Order to Sell Land pursuant to O.C.G.A. § 44-6-140; 44-6-166.1; and 44-6-167, and appointed the undersigned as Com-missioners to sell the Property as described more fully below:
Said tract of land is described as follows, to wit: All that tract or parcel of land situate lying and

han that tract of parcer of land studiet ying and being in the 9th District, 1st Section, Land Lots 273, 274 and 305 of Union County, Georgia con-taining 3.503 acres, more or less beginning at the intersection of the southern right of way Nelson Street and Tanyard Branch and running thence along the southern, southwestern and western line of Nelson Street as follows: North western line of Nelson Street as follows: North 84 degrees 30 minutes east 65 feet; North 83° 15 min. east 40.0 feet; South 89° 00 min. east 45.83 feet; South 61° 15 min. east 93.0 feet; South 56° 00 min. east 84.0 feet; South 51° 30 min. east 84.0 feet; South 41° 15 min. east 84.0 feet; South 36° 30 min. east 72.0 feet; South 31° 30 min. east 10.0 feet; South 31° 30 min. east 100.0 feet; South 31° 30 min. east 100.0 feet; South 36° 30 min. east 44.0 feet; South 67° 30 min. east 20.0 feet to an iron pin set; thence leaving the Western line of Nelson Street and running thence South 60° 00 min. west 80.0 feet; running thence South 61° 30 min. west 88.0 feet; running thence South 61° 30 min. west 88.0 feet; running thence South 55° 30 min. west 100.0 feet; running thence South 55° 15 min. west 86.0 feet to an iron pin found; running thence along the centerline of Tanyard Branch, North 24° 30 min. west 16.0 feet to an iron pin found; running thence along the centerline of Tanyard Branch North 24° 30 min. west 78.0 feet; running thence North 23° 30 min. west 62.0 feet; running thence North 26° 00 min. west 65.0 feet to an iron pin found; running thence North 17° 30 min. west 110.0 feet, western the North 17° 30 min. west 110.0 feet, western the North 18° 30 min. west 110.0 running thence North 17° 30 min. West 110.0 feet; running thence North 20° 30 min. west 32.0 feet; running thence North 40° 30 min. west 34.0 feet to an iron pin found; running thence North 6° 00 min. west 28.0 feet; running thence North 45° 00 min. west 31.0 feet; running thence North 45° 00 min. west 31.0 feet; running thence North 27° 45 min. west 43.0 feet; running thence North 27° 45 min. west 43.0 feet; running thence North 28° 30 min. west 109.0 feet to the original point of beginning.
Said property as shown on a plat of survey by
Bruce Hunt dated June 1983 as recorded in Plat Book Y, page 77; said plat being incorporated by reference herein.
Said property being Map & Parcel number B02222A, Tax Bill#22894.

The property is located off of Cook Street,

The property is located off of Cook Street, Blairsville, Georgia. THEREFORE, according to the provisions of O.C.G.A. § 44-6-140; 44-6-166.1; and 44-6-167, and all other applicable laws, and the Order to Sell Land, the undersigned will, after proper advertisement, sell the Property to the highest bidder, for cash, on the first Tuesday in June, 2015, between the legal hours of sale, before the Courthouse door in Union County, Georgia. This Property will be sold as the property of Sidney C. Mahan, Jr. as Executor of the Estate of Sidney C. Mahan, Jr. as Executor of the Estate of Sidney C. Mahan, Sr. and Brittany Pack and the sale will be subject to: All bidders must have proof of certified funds; After winning the bid, all funds must be sent by wire transfer to the sale will be subject to: All bluders must have proof of certified funds; After winning the bid, all funds must be sent by wire transfer to Woodside & Boemanns Escrow Account, pending the selection of attorney to handle closing documents; any state of facts as would be disclosed by a current and accurate survey of the property; all taxes for the year 2012 and subsequent years; unrecorded easements and other matters not of record which would be disclosed by a visual inspection of the property; easements to any and all utility companies for the erection and placing of poles and string of wire, together with incidental rights of clearing and inspection; right of way deeds and easements in governmental authorities for the purpose of construction of roads and easements for water flowage and non-disturbance; and subject to any other matters which would affect, defeat, or impair title which do not appear on the record.

anest, beleat, or impair the which to not appear on the record.

The proceeds of the sale will be used first would be payable for all taxes and the costs of the sale, and the balance, if any, will be delivered to the owners. To the best knowledge and being of the processing t

ered to the owners. To the best knowledge and belief of the undersigned, the Property is now in the possession of the owners.

Information on the property may be obtained by contacting undersigned commissioners prior to the scheduled sale, as well as, owner Brittany Pack at (706) 897-1725 and owner Sidney Mahan, Jr. as Executor of the Estate of Sidney C. Mahan, Sr. at Sonny.Mahan@brmemc.com or at (706) 781-7727.
This [insert date].

Jon Spiva, Commissioner
Tim Helton, Commissioner
Martin Delatte, Commissioner Martin Delatte, Commissioner

N(May6,13,20,27)B

NOTICE OF SALE UNDER POWER

GEORGIA, UNION COUNTY
Under and by virtue of the Power of Sale contained in that certain Security Deed and Agreement from Kenneth Scott Deyton and Angela tained in that certain Security beed and Agreement from Kenneth Scott Deyton and Angela Marie Deyton ("Grantors") to Community & Southern Bank, as successor in interest to Appalachian Community Bank, by virtue of Assignment from the FDIC, as Receiver for Appalachian Community Bank ("Grantee"), dated May 5, 2008, filed and recorded May 9, 2008, in Deed Book 760, Page 22, Union County, Georgia Records, as modified by that certain Modification Agreement from Grantors to Grantee dated March 30, 2012, filed and recorded April 16, 2012, in Deed Book 900, Page 193, aforesaid records (the "Security Deed"), conveying the after-described property to secure that certain Modification of Promissory Note dated March 30, 2012, from Grantors payable to Grantee in the original principal amount of Two Hundred Eighty One Thousand Eight Hundred Thirty One and 79/100 Dollars (\$281,831.79), with interest thereon as set forth therein (as renewed and 197100 Dollars (\$221,631.79), with interest thereon as set forth therein (as renewed and amended, the "Note"), 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 June, 2015, the following described property:

PARCEL ONE: All that tract or parcel of land lying and being in Land Lot 235, 9th District, 1st Section, Union County, Georgia, containing 2.00 acres on a plat of survey for Kenneth S. 2.00 acres on a plat of survey for Kenneth S. Deyton by Southern Geosystems, LTD, W. Gary Kendall, G.R.L.S. #2788, dated April 23, 2008, and filed of record on May 1, 2008, in Plat Book 61, Page 7, in the Office of the Clerk of Supe-rior Court, Union County, Georgia. Said plat is incorporated herein by reference hereto, for a full and complete description of the above described property. described property.

Also conveyed is a non-exclusive perpetual

Also conveyed is a non-exclusive perpetual twelve (12) foot wide easement for ingress and egress running from Robert Lovell Drive to the above described property as shown on that plat of survey for Kenneth S. Deyton, dated April 23, 2008 and filed of record May 1, 2008, in Plat Book 61, Page 7, in the Office of the Clerk of Superior Court, Union County, Georgia

PARCEL TWO: All that tract or parcel of land lying and being in Land Lots 234 and 235, 9th District, 1st Section, Union County, Georgia, containing 1.060 acres, more or less, as shown on that plat of survey for Kenneth S. Deyton by Rochester & Associates, Inc., James L. Alexander, GRLS No. 2653, dated July 6, 2001, and filed of record on October 12, 2007 in Plat Book 60, Page 134, in the Office of the Clerk of St... 60, Page 134, in the Office of the Clerk of Su-perior Court, Union County, Georgia. Said plat is incorporated herein by reference hereto, for a full and complete description of the above a full and complete description of the above described property. Said property being the same property conveyed to Grantors by Scott Deyton by virtue of that certain Warranty Deed dated October 24, 2005, and recorded in Deed Book 612, Page 205, in the Office of the Clerk of Superior Court, Union County, Georgia.

The indebtedness secured by said Security Real keep beauty declared the

Deed has been and is hereby declared due and payable 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. The debt remaining in default, this sale will be made for the purpose

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 as provided by law).

The property will be sold for cash or certified funds and subject to any and all matters of record superior to said Security Deed, outstanding ad valorem taxes, any matters which might be disclosed by an accurate survey and inspection of the property, zoning ordinances, restrictions, covenants, easements against restrictions, covenants, easements against resulcious, coverlaints, essentients against the property, if any, and subject to any unpaid water and waste bills that constitute liens against the property, whether due and payable or not yet due and payable. The sale will be conducted as set forth herein subject to (1) confliction side of the best between the conducted as set forth herein subject to (1) confirmation prior to the sale that the sale is not prohibited under the U.S. Bankruptcy Code and (2) final confirmation and audit prior to the sale of the status of the loan with the holder of the Security Deed.
Grantee reserves the right to sell the property

in one parcel or as an entirety, or in such par cels as Grantee may elect, as permitted in the

cels as Grantee may elect, as permitted in the Security Deed.
The following information is being provided in accordance with 0.C.G.A. § 44-14-162.2. Community & Southern Bank is the secured creditor under the Security Deed and loan being foreclosed. The following entity shall have full authority to negotiate, amend, and modify all terms of the above-described Security Deed and associated Note on behalf of the secured creditor: Community & Southern Bank, Attn: Foreclosures, 4800 Ashford-Dunwoody, Road, Suite 200, Dunwoody, Georgia 30338, (678) Foreclosures, 4800 Ashford-Dunwoody Road, Suite 200, Dunwoody, Georgia 30338, (678) 293-1231. O.C.G.A. § 44-14-16.2 states in pertinent part that, "nothing in this subsection shall be construed to require a secured creditor to negotiate, amend, or modify the terms of a mortgage instrument."

To the best of the undersigned's knowledge and belief, the property is known as 99 Robert Lovell Drive, Blairsville, Union County, Georgia 30512, and 2.00 acres off Robert Lovell Drive, Blairsville, Union County, Georgia 30512; and the parties in possession of the property are Kenneth Scott Deyton and Angela Marie Deyton and Angela Mar

Kenneth Scott Deyton and Angela Marie Deyton, or their tenant or tenants.
Community & Southern Bank, as successor in interest to Appalachian Community Bank, by virtue of Assignment from the FDIC, as Receiver for Appalachian Community Bank, as Attorney-in-Fact for Kenneth Scott Deyton and Angela Marie Deyton
Thompson, O'Brien, Kemp & Nasuti, P.C.
40 Technology Parkway South, Suite 300
Norcross, Georgia 30092
(770) 925-0111
This is notice that we are attempting to col-

This is notice that we are attempting to collect a debt and any information obtained will be used for that purpose. This communication is from a debt collector.

STATE OF GEORGIA COUNTY OF UNION
NOTICE OF SALE UNDER POWER
IN DEED TO SECURE DEBT

IN DEED TO SECORE DEBT
Under and by virtue of the power of sale contained in that certain Deed to Secure Debt
from Amy Gray and Eric Gray to Mortgage
Electronic Registration Systems, Inc. as nominee for Republic State Mortgage Co., A Texas
Corporation, its successors and assigns, in the
original principal amount of \$272,547.00 dated original principal amount of 12/27/2010, and recorded in Deed Book 856, page 83, Union County records, said Security Deed being last transferred and assigned to Wilmington Savings Fund Society, FSB, doing business as Christiana tust, not in its individual security is the second of the second security of the second s vidual capacity but soley as trustee to BCAT vidual capacity but soley as trustee to BCAT 2014-4TT, the undersigned will sell at public outcry to the highest bidder for cash before the Courthouse door in said County, during the legal hours of sale, on the first Tuesday of June, 2015 by Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity but solely as trustee for BCAT 2014-4TT, as Attorney-in-Fact for Amy Gray and Eric Gray the following described property:

described property: All that tract or parcel of land lying and being in the 7th District, 1st Section, Land Lot 22 of In the 7th DISTRICT, 1St Section, Land Lot 22 or Union County, Georgia, containing 5.41 acres, more or less, as shown on a plat of survey by Cherrylog Survey Co., Inc., dated March 25, 2002 and recorded in Union County Records, in Plat Book 50, page 84. Said plat is incorporated herein by reference hereto, for a full and complete description of the above described property. Property known as: 2049 Jones Creek Road, Blairsville, GA 30512 The indebtedness secured by said Deed to Se-

cure Debt having been declared due and pay-able because of default in the payment of the indebtedness secured thereby, this sale will be made for the purposes of paying the same and all expenses of sale, including attorney's fees, (notice having been given as provided by law). The property will be sold as the property of Amy Gray and Eric Gray subject to the follow-

(1) all prior restrictive covenants, easements, rights-of-way or encumbrances; (2) all valid zoning ordinances; (3) matters which would zoning ordinances; (3) matters which would be disclosed by an accurate survey of the property; (4) the outstanding ad valorem taxes and assessments, if any; (5) unpaid water and sewage bills, that constitute liens against the property, whether due and payable or not yet due and payable; and (6) matters of record sudue and payable; and (6) matters of record su-perior to the security deed first set out above. Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its indi-vidual capacity but solely as trustee for BCAT 2014-4TT is the assignee and holder of the Security Deed. Pursuant to O.C.G.A. Section Security Deed: "Fusuant to U.C.S.A. Security
44-14-162.2 the name of the person or entity
who has the full authority to negotiate, amend,
or modify the terms of the aforementioned indebtedness is:
Rushmore Loan Management Services
15400 Legan Carrier Bond

15480 Laguna Canyon Road Suite 100 Suite 100
Irvine, CA 92618
PH: 949-341-5603
Please note that, pursuant to O.C.G.A. Section
44-14-162.2, you are not entitled by law to an
amendment or modification of the terms of

your loan.

To the best of the undersigned's knowledge and belief, the party in possession is Amy Gray and Eric Gray.

Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity but solely as trustee for BCAT 2014-4TT, as Attorney-in-fact for Amy Gray and Fric Gray.

and Eric Gray.
Pendergast & Associates, P.C.
211 Perimeter Center Parkway Suite 300 Suite 300 Atlanta, GA 30346 Phone – 770-392-0398 Toll Free – 866-999-7088 www.penderlaw.com Our File No. 14-03970-4

STATE OF GEORGIA, COUNTY OF UNION NOTICE OF JUDICIAL SALE "CAVEAT EMPTOR" STATE OF GEORGIA, COUNTY OF UNION NOTICE OF JUDICIAL SALE "CAVEAT EMPTOR" in the City of Blairsville, Georgia on the 2nd day of June, 2015 between the hours of 10:00 a.m. and 4:00 p.m., there will be sold on the steps of the Union County Courthouse, at 65 Courthouse Street, Blairsville, Georgia 30512, at public cryout, to the highest bidder for cash,

the following property: scription: LT 40 & Tract 41C of LOT 41 LD 9

Description: LT 40 & Tract 41C of LOT 41 LD 9
GARRETT S/D
Location: 382 GARRETT CIRCLE
ALL THAT TRACT OR PARCEL OF LAND LYING
AND BEING IN THE 9TH DISTRICT, 1ST SECTION,
LAND LOT 136 OF UNION COUNTY, GEORGIA,
AND BEING LOT 40 OF FRANK GARRETT FARM
SUBDIVISION, CONTAINING 1.845 ACRES, MORE
OR LESS, AS SHOWN ON A PLAT OF SURVEY BY
TAMROK ASSOCIATES, INC., DATED APRIL 23,
1996, RECORDED IN UNION COUNTY RECORDS
IN PLAT RODOK 36 PAGE 66 SAID PLAT IS IN. IN PLAT BOOK 36, PAGE 66. SAID PLAT IS IN-CORPORATED HEREIN, BY REFERENCE INHERE-TO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY.

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 136 OF UNION COUNTY, GEORGIA, AND BEING TRACT 41-C OF LOT 41 OF FRANK GARRETT FARM SUBDIVISION, CONTAINING 0.159 ACRES, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY TAMROK ASSOCIATES, INC., DATED DECEMBER 18, 1995, AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 36, PAGE 76. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY.
GRANTORS ALSO GRANT TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASMENT FOR THE USE GRANTORS ALSO GRANT TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASMENT FOR THE USE OF THE ROADS FOR INGRESS AND EGRESS TO THE ABOVE DESCRIBED PROPERTY. (IT 40 & Tract 41C of LOT 41 LD 9 Garrett, S/D, known as 382 Garrett Circle will hereinafter be

(LT 40 & Tract 41C of LOT 41 LD 9 Garrett, S/D, known as 382 Garrett Circle will hereinafter be collectively referred to as the "Property"). The Property will be sold subject to all prior easements, covenants, restrictions, and encumbrances of record. The Property is being levied on to satisfy the Fi.Fa. and the lien in favor of Citizens South Bank, as the same has been transferred to Park Sterling Bank, as successor by merger to Citizens South Bank, as successor by merger to Citizens South Bank, as successor in interest to Bank of Hiawassee d/b/a Bank of Blairsville (collectively hereinafter referred to as "Plaintiff in Fi.Fa.") against the Property of Mandy Gayle Davenport a/ka Mandy McClure Davenport (collectively hereinafter referred to as "Defendant in Fi.Fa."). The Fi.Fa. was issued in the Superior Court of Union County, Georgia, Civil Action No. 2011-SU-CV-521-MM levied on as the Property of Defendant in Fi.Fa., notice of levy and sale having been given to the Defendant in Fi.Fa. as required by law. Plaintiff in Fi.Fa. is foreclosing on its secured statutory lien pursuant to 0.G.G.A. Section 44-3-232. Note: The judgment holder makes no declaration or warranty of the correctness or completeness of the above information. Said Property will be sold subject to all state and county delinquent taxes, and no warranty of title as to defects of title or survey or liens an encumbrances or other title defects will be made in conjunction with the sale. The Union County Sheriff makes no warranties whatsoever as to the above described Property. The Sheriff specifically makes no warranties whatsoever as to the above described Proper-ty. The Sheriff specifically makes no warranty of title as to defects of title or survey or liens and encumbrances or other title defects in conjunction with the sale. The Sheriff reserves the right to reject any and all bids made, regardless of the amount, for the purchase of the above-described Property. Purchaser shall pay all costs in connection with the sale.

Govern yourself accordingly. This the 1st day of May, 2015. Mack Mason, Sheriff of Union County Georgia.

County, Georgia.

N(May6,13,20,27)B