North Georgia News

Legal Notices for July 15, 2015

NOTICE OF PETITION TO CHANGE NAME

Georgia, Union County

Notice is hereby given that Christopher Mi Notice is hereby given that Christopher Michael Peden, the undersigned, filed his petition to the Superior Court of Union County, Georgia, on the 18th day of June, 2015, praying for a change in the name of petitioner from Christopher Michael Peden to Christopher Michael Coleman. Notice is hereby given pursuant 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 said petition.

This 18th day of June, 2015
Christopher Michael Peden
Petitioner

Petitioner N(Jun24,Jul1,8,15)P

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

JOHNNY DAVID GUY, DECEASED

ESTATE NO. 15-67 PETITION FOR LETTERS OF ADMINISTRATION NOTICE

Sam Guy has petitioned (for Letters of Admin-istration) to be appointed Administrator of the istration) to be appointed Administrator of the estate of Johnny David Guy, deceased, of said County. (The petitioner has also applied for waiver of bond and/or grant of certain powers contained in 0.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 July 20, 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.

fore 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 be granted without a hearing. Dwain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE STANLEY RESEARCH R

65 Courthouse St., Ste. 8 Blairsville, GA 30512

STATE OF GEORGIA UNION COUNTY

UNION COUNTY
MOTICE TO DEBTORS AND CREDITORS
RE: Estate of Herbert Claude Smith,
All debtors and creditors of the estate of Herbert Claude Smith, deceased, late of Union
County, Georgia, are hereby notified to render 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 9th day of June, 2015.

By: Robert Newell Brown 450 Ed King Rd.
Blairsville, GA. 30512

N(Jun24,Jul1,8,15)8

STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Ezra Henry Colwell,
All debtors and creditors of the estate of
Ezra Henry Colwell, 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 17th day of June, 2015.

to the Personal nepresentanve(s).
This 17th day of June, 2015.
By: Janice Eiding Colwell a/k/a Janice M. Colwell
well
64 Ledford Ln.
Hayesville, NC. 28904

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Betty Jean Foster Smith,
All debtors and creditors of the estate of Betty All debutes and creditors or the estate of betty Jean Foster Smith, 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 es-tate are required to make immediate payment to the Personal Representative(s).

to the Personal Represental This 9th day of June, 2015. By: Robert Newell Brown 450 Ed King Rd. Blairsville, GA. 30512 N(Jun24,Jul1,8,15)8

STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Alfred Charles Stephens,
All debtors and creditors of the estate of Alfred Charles Stephens, 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 19th day of June, 2015.

This 19th day of June, 2015. By: Jere H. Akin 4826 Rosebury Ln. Acworth, GA. 30101

NOTICE OF TRADE NAME REGISTRATION

NOTICE OF TRADE NAME REGISTRATION STATE OF GEORGIA, COUNTY OF UNION Notice is hereby given that a trade name reg-istration statement verified by affidavit has been filed with the Towns County Superior Court which state that Google Payment Corp. is conducting a business at 1600 Amphitheatre Parkway, Mountain View, CA 94043 under the trade name "Android Pay", and the nature of said business is Internet Commerce. NOTICE OF UNCLAIMED PROPERTY

VALUE AT MORE THAN \$75.00
Pursuant to 0.C.G.A 17-5-54, any party claiming an interest in the following property is hereby notified that on July 9, 2015, said property was located in the evidence room of the Blairsville Police Department in Union County,

Item Owner
1. 7.62mm SKS Rifle w/ Simmons Scope (serial #130XXXX) Unknown 2. HS Model E8 .22 long rifle pistol (serial #2XXX) Unknown

Charter Arms .38 Special (serial #93XXX) Unknown
4. US Revolver Co. .38 pistol (serial #59XXX)

5. Taurus .357 Magnum (serial #PC38XXXX) 6. Interarms Star .380 pistol (serial #188XXXX)

7. Old Timer Knife Unknown 8. Sheffield Knife Unknown

9. Kissing Crane Knife Unknown 10. KA-Bar Knife Unknown 10. Na-Bal Killie Gilklowin 11. Olympus C-700 Digital Camera (serial #18355XXXX) Unknown 12. NRK 14-kt Gold Bracelet Unknown

13. Elgin Women's Wrist Watch Unknown 14. Accutime Women's Wrist Watch Unknown 15. Gold Necklace with Heart Pendant Un-

15. Gold Necklade With heart Pendant On-known
16. Movado Watch Unknown
Any party claiming an interest in said property is hereby further notified that you must file a claim in accordance with O.C.G.A. 17-5-54 within 30 days of the fourth publication of the Notice of Disposition of Unclaimed Property in the North Georgia News by serving said claim to the undersigned seizing agency by certi-fied mail, return receipt requested. The serial numbers to the above listed items have been numbers to the above listed items have been partially hidden, owner must be able to prove which case the items was seized from or have valid proof of purchase indicating the complete serial number. Johnny Carroll, Chief

Union County, Ga. 62 Blue Ridge Street Blairsville, Ga. 30512 (706) 835-1692

IN THE SUPERIOR COURT OF UNION COUNTY

SONJA ANN RASMUSSEN AND CLIFFORD HUNT-ER WATSON,

V.

WILLIAM LEE HOLT, JR., AS EXECUTOR OF THE
ESTATE OF WILLIAM LEE HOLT; SARAH J. DYER;
REID WATKINS DYER; LOGAN WESTMORELAND
DYER; THE UNKNOWN HEIRS OF RALPH W.
DYER; AND ALL OTHER PERSONS UNKNOWN
WHO CLAIM OR MIGHT CLAIM ADVERSELY
TO PETITIONER'S TITLE INTEREST IN 505 PAT
COLWELL DADS DE ADSVILLE LINING COUNTY. COLWELL ROAD, BLAIRSVILLE, UNION COUNTY,

Respondents, CIVIL ACTION NUMBER:15-CV-147-MM NOTICE OF PUBLICATION

NOTICE OF PUBLICATION
By order for service by publication dated
June 2, 2015, the Unknown Heirs of Ralph W.
Dyer and the all other persons unknown who
claim or might claim adversely to Petitioner's
title interest in 505 Pat Colwell Road, Blairsville, Union County, Georgia 30512 are hereby notified that SONJA ANN RASMUSSEN AND CLIFFORD HUNTER WATSON, filed suit against them, a Petition to Quiet Title Against All the World Pursuant to O.C.G.A. § 23-3-60, ET SEQ.

on April 3, 2015. The Unknown Heirs of Ralph W. Dyer and the all other persons unknown who claim or might claim adversely to Petitioner's title interest in 505 Pat Colwell Road, Blairsville, Union County, Georgia 30512 are required to file with the Clerk of the Superior Court, and serve upon Pe-titioner's Attorney, Jessica D. Rahm, an answer

in writing within sixty (60) days of the date of the order for publication.

Witness, the Honorable Murphy C. Miller, Judge of this Superior Court.

This 2nd day of June, 2015.

DEPUTY CLERK,

Superior Courts (Nation County Coorsis)

DEPUTY CLERK,
Superior Court of Union County, Georgia
FOR: Jessica D. Rahm
Georgia Bar No. 278224
Attorney for Plaintiff
FIDELITY NATIONAL LAW GROUP 4170 Ashford Dunwoody Road

Suite 460 Atlanta, Georgia 30319 Phone: (770) 325-4815 Jessica.Rahm@fnf.com N(Jul1,8,15,22)P

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Ruenelle Head Allen,
All debtors and creditors of the estate of Ru-

enelle Head Allen, 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 es-tate are required to make immediate payment to the Personal Representative(s).

This 30th day of June, 2015. By: Leyta Lance Jordan 7476 King Cove Rd. Young Harris, GA. 30582

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Bruce L. Karr, All debtors and creditors of the estate of Bruce L. Karr, 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 es-tate are required to make immediate payment to the Personal Representative(s).

This 25th day of June, 2015. By: Rosemarie Karr 1069 Stephens Rd. Blairsville, GA. 30512

NOTICE OF ARTICLES OF INCORPORATION Notice is hereby given that articles of in-corporation that will incorporate Butternut Enterprises, Inc. have been delivered to the Secretary of State in accordance with Georgia Business Corporation Code. The initial regis tered office of the corporation is located at 161 Lee Industrial Drive, Blairsville, GA 30512 and its initial registered agent at such address is Jenny Chandler.

STATE OF GEORGIA NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Tricia Spear Calise, All debtors and creditors of the estate of

Tricia Spear Calise, 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 es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of July, 2015. By: Darlene Calise PO Box 752

N(Jul15,22,29,Aug5)B

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF BUELL V. LONG, DECEASED

ESTATE NO. 15-81 PETITION FOR LETTERS OF ADMINISTRATION

NOTICE
Randy Long has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Buell V. Long, 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. 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 August 10, 2015. All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees or before a probate court clerk, and fining 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 be granted without a hearing tion may be granted without a hearing. Dwain Brackett

PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 N(Jul15,22,29,Aug5)B

IN THE PROBATE COURT **COUNTY OF UNION**

STATE OF GEORGIA
IN RE: ESTATE OF
EUGENE C. MCDOWELL, DECEASED
ESTATE NO. 15-79
NOTICE OF PETITION TO FILE
EOR YEAR DE SUPPORE

FOR YEAR'S SUPPORT
The Petition of Mary Catherine McDowell, for a year's support from the estate of Eugene C.
McDowell, Deceased, for Decedent's Surviving
Spouse, having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before August 10, 2015, why said Petition should not be granted.
All objections to the Petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and FOR YEAR'S SUPPORT

public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed a basin will be reduced to tions are filed, a hearing will be scheduled at a later date. If no objections are filed the Petition

later date. If no objections are filed may be granted without a hearing. Dwain Brackett Judge of the Probate Court 65 Courthouse St., Ste. 8 Blairsville, GA 30512

(706) 439-6006
Telephone Number
By: Kristin Stanley
Clerk of the Probate Court N(Jul15,22,29,Aug5)B

IN THE SUPERIOR COURT OF UNION COUNTY, STATE OF GEORGIA Civil Action No. 2014-CV-621-RG, Kristy Petrillo, Petitioner

VS.
All Persons Unknown and All The World Who Claim Or Might Claim Adversely To Plaintiff's Property An Easement Set Forth Lying and Being In Land Lot 814, 9th District, 1st Section, Union County, Georgia, 0.150 Acre As Per A Plat At Plat Book 67, Page 51, Union County Personsels Despondents Vou Are Hereby Notice. Plat At Plat Book 67, Page 51, Union County Records, Respondents, You Are Hereby Notified That The Above-Styled Action Seeking To Quiet Title To Certain Real Property Located In Union County Was Filed In Said Court On November 14, 2014, and That By Reason of An Order For Service Or Summons By Publication Entered By The Court On March 27,2015, You Are Hereby Commanded and Required To File With The Clerk of Said Court An Answer To The Petition Within Thirty (30) Days of The Date of The Order For Service By Publication.
Witness The Special Master, David E. Barrett. This 9th Day of July, 2015. Judy Odom Clerk of Superior Court Submitted By: Laura J.Ray A

Laura J.Ray A Ttorney For Petitioner, 506 West Main Street, Blue Ridge, Georgia, State Bar 596277.

IN THE SUPERIOR COURT COUNTY OF UNION STATE OF GEORGIA

IN RE: TESTAMENTARY TRUST OF MARI A. BLOOM

CAFM: 15-CV-128-SG NOTICE AND ORDER FOR SERVICE WAS GRANT-ED BY THIS COURT ON July 6, 2015 REQUIRING

THE FOLLOWING: TO: PIERCE GROMLEY This is to notify you that Paul Robert Curley and Barbara Jean Curley, Trustees for the Testamentary Trust of Mari A. Bloom have filed a Petition to Resign as Trustees of the Mari A. Bloom Trust and to appoint a new Trustee and between the file were

1. Defendant, Pierce Gromley Rived in Char-lotte, Mecklenberg County, NC. Service was attempted at 9032 University City Boulevard, 106 Building "A", Charlotte, NC 28213. 2. Defendant, Pierce Gromley has been evicted

from the address set out above in paragraph

The Sheriff informed Petitioners' counsel that he was living at 145- B104 Town Loop in Mooresville, Iredell County, NC, but he was not

present when service was attempted. 4. A deputy at the Iredell Sheriff's office told counsel that Pierce Gromley stated that he was to come up Friday, June 19, 2015 to pickup the papers. He did not come by or pick up the

5. The deputy gave the Defendant's cell phone 5. The deputy gave the Detendant's ceil phone number as 980-622-3590. Upon calling the number, the voice mail announces that it belongs to Pierce Gromley, but he can not receive voice mail due to being full.

6. On June 22, 2015, counsel for the Plaintiff

was informed on the non-est that he was supposed to be at the address from which he was evicted.

It is clear that under O.C.G.A §9-11-4(f)(1) (A) Defendant resides out of the state and after due diligence can not be found in Georgia and that Pierce Gromley has and is moving to conceal himself to avoid services of the summons after repeated attempts to serve Defendant by

8. That the other two Defendants have been 9. The complaint, attached hereto as Exhibit

"A" shows that a claim exists against this Defendant as he is a beneficiary of the Trust and Defendant, Pierce Gromley is a necessary

party.

10. The above address set out in paragraph 1 is the last known date of his residence 11. That he no longer lives at such address and notice has been attempted at the other residences, but such have not been successful.

12. Affiant does not know his current residence or where he can be found.

13. Affiant has no reason to believe Pierce Gromley resides in Georgia and has never resided in this state.

David E. Barrett David E. Barrett, LLC 108 Blue Ridge Highway, Suite 6 Blairsville, GA 30512

(706) 745-0234

COUNTY OF UNION
NOTICE OF SALE UNDER POWER
Under and by virtue of the power of sale contained in a Security Deed from JEROME MAR-

Under and by virtue or the power or sale contained in a Security Deed from JEROME MAR-TIN to Bank of Blairsville, dated October 1, 2007, recorded October 2, 2007, in Deed Book 729, Page 439, Union County, Georgia records, as modified by Modification of Security Deed dated December 5, 2008, recorded in Deed Book 784, Page 441, Union County, Georgia records, as transferred to CADC/RADC VENTURE 2011-1, LLC by Assignment recorded in Deed Book 890, Page 774, Union County, Georgia records, said Security Deed being given to secure a Note from JEROME MARTIN dated December 5, 2008 in the original principal amount of Thirty One Thousand One Hundred Sixteen and 50/100 (\$31,116.50) Dollars, with interest from date at a rate per cent per annum on the unpaid balance until paid; there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal

highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first Tuesday in August, 2015, the following described property:
All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 95, of Union County, Georgia, containing 0.774 acre, more or less, and being further identified as Lot 4 of Rabbit Knob Subdivision, as shown on a plat or survey by Owenby Land Surveying, Inc., dated October 19, 2004, and recorded in Union County, Georgia records in Plat Book 56, Page 241. Said plat is incorporated into this instrument by reference hereto for a complete and accurate description of the above conveyed property.

and accurate description of the about every deproperty.

Also conveyed is a non-exclusive perpetual easement for the use of subdivision roads for ingress and egress to the above described

property.
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 is the because of the said Security of the said Security Security

to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property 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, easements, encumbrances, zoning ordinances, restrictions, erty, any assessments, liens, easements, en-cumbrances, 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 under-signed, the party in possession of the property is JEROME MARTIN or a tenant or tenants. CADC/RADC VENTURE 2011-1, LLC,

CADC/RADC VENTURE 2011-1, LLC, as attorney in Fact for JEROME MARTIN L. Lou Allen Stites & Harbison, PLLC 520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 File No. CA399-0CA14 Nuls 1572 2098

NOTICE OF SALE UNDER POWER, UNION COUNTY Pursuant to the Power of Sale contained in a Pursuant to the Power of Sale contained in a Security Deed given by Barbara Harkins to JP-Morgan Chase Bank, N.A. dated 5/25/2011 and recorded in Deed Book 872 Page 652, Union County, Georgia records; as last transfer or acquired by Jymorgan Chase Balin, National Association, conveying the after-described property to secure a Note in the original principal amount of \$ 206,396.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Union County, Georgia, within the legal hours of sale on August 04, 2015 (being the first Tuesday of said month unless said date falls on a Federal Holiday), the following described

property.
All that tract or parcel of land lying and being in the 11th District, 1st Section, Land 225 of Union County, Georgia, containing 0.88 acre, more or less, and being more fully described and delineated according to a plat of survey prepared in May 1982 for Barbara Harkins by North Georgia Land Surveyors, said plat being secondal librar Court Poerate in Plat Poer recorded in Union County Records in Plat Book

recorded in Union County Records in Plat Book W, Page 90.
Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described property.
Tax/Parcel ID: 047-014

Tax/Parcel ID: 047-014
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 calculated by the part of the purpose of paying the

rity Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as 643 Harkins Road, Suches, 6A 30572 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Barbara Harkins or tenant or tenants.

vidual designated who shall have full authority to negotiate, amend and modify all terms of

the mortgage. JPMorgan Chase Bank, NA Homeowner's Assistance Department

3415 Vision Drive
Columbus, Ohio 43219
1-866-550-5705
Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.
Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zonany assessments, liens, encumbrances, zon ordinances, restrictions, covenants, and rs of record superior to the Security Deed

first set out above.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under nrmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreteorgia, me beed under rower and other tore-closure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. JPMorgan Chase Bank, National Association as agent and Attorney in Fact for Barbara

Harkins Aldridge Pite, LLP (formerly known as Aldridge Connors, LLP), 15 Piedmont Center, 3575 Pied-mont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7400. 1031-74833A THIS LAW FIRM MAY BE ACTING AS A DEBT

COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1031-74833A

STATE OF GEORGIA

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER
Under and by virtue of the power of sale contained in a Security Deed from CELITA S. HUDSPETH and ALONZO W. HUDSPETH to UNITED
COMMUNITY BANK, dated August 12, 2011,
recorded August 26, 2011, in Deed Book 876,
Page 642, Union County, Georgia records, said
Security Deed being given to secure a Note
from CELITA S. HUDSPETH and ALONZO W.
HUDSPETH dated August 12, 2011, in the original principal amount of Twenty Six Thousand
Three Hundred Twenty and 00/100 (\$26,320.00)
Dollars, with interest due thereon per annum
on the unpaid balance until paid; there will be
sold by the undersigned at public outcry to the sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse

highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first Tuesday in August, 2015, the following described property:
All that tract or parcel of land lying and being in Land Lots 277 & 278, 9th District, 1st Section, Union County, Georgia, and being Lot Forty-Six (46) of Tallulah Landing, Phase II, containing 0.850 acres, as shown on a plat of survey by Blue Ridge Mountain Surveying, Inc., dated July 5, 2011, revised July 25, 2011 and being recorded in Plat Book 64, Page 72, ("Plat") Union County, Georgia records, which ("Plat") Union County, Georgia records, which description is incorporated herein by reference and made a part hereof.

The property is subject to the road easements as shown on said Plat.

as shown on said Plat.
The property is subject to the Amended and
Restated Declaration of Covenants, Restrictions, Property Owners Association and Limitations Running with the Land for Tallulah
Landing Subdivision as recorded in Deed Book
873, Pages 253-269, Union County, Georgia

The property is subject to the transmission easement as recorded in Deed Book 352, Page 104, Union County, Georgia records. The property is conveyed with and subject to the Easement and Agreement as recorded in Deed Book 695, Pages 17-23, Union County, Georgia records and agreement as recorded in Deed Book 695, Pages 17-23, Union County, Georgia records and any addendures begins

Georgia records, and any addendums hereto as recorded in the Union County, Georgia reas recorded in the cords.

The property is conveyed with and subject to the Easement Agreement as recorded in Deed Book 876, Pages 163-165, Union County, George

Book 876, Pages 103-105, Union County, Georgia records.

The property is subject to the easement to Blue Ridge Mountain EMC as recorded in Deed Book 171, Page 409, Union County, Georgia records. The property is subject to the flowage easement as recorded in Deed Book EE, Page 407,

ment as recorded in Deed Book EE, Page 407, Union County, Georgia records. Grantor grants to Grantee, their successors, heirs and assigns a non-exclusive, perpetual, ingress/egress and access easement along and thru the subdivision roads to and from Meeks Road along the Area inside the ease

and thru the subdivision roads to and from Meeks Road along the Area inside the easement as depicted on the survey recorded in Plat Book 64, Page 44, Union County, Georgia records and the above-referenced Plat. 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 the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). 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, easements, 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 is CFLITA S. HIJDSPETH and AL IONZO W. HIID-

signed, the party in possession of the property is CELITA S. HUDSPETH and ALONZO W. HUDSPETH or a tenant or tenants. UNITED COMMUNITY BANK, as attorney in Fact for CELITA S. HUDSPETH and ALONZO W. HUDSPETH

520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 File No. 7484A-03739 File No. 7484A-U3739 This law firm is attempting to collect a Debt. Any information obtained will be

USED FOR THAT PURPOSE.

L. Lou Allen Stites & Harbison, PLLC

NOTICE OF SALE UNDER POWER

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY
INFORMATION OBTAINED WILL BE USED FOR
THAT PURPOSE.
Under and by virtue of the Power of Sale contained in a Security Deed given by BONNIE
L. NETHERLAND to MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC., AS NOMINEE
FOR HOMECOMINGS FINANCIAL, LLC (F/K/A)
HOMECOMINGS FINANCIAL, LLC (F/K/A)
HOMECOMINGS FINANCIAL, LLC (F/K/A)
402/09/2007, recorded in Deed Book
691, Page 325, Union County, Georgia records,
as last transferred to Deutsche Bank Trust
Company Americas, as Trustee for Residential
Accredit Loans, Inc., Mortgage Asset-Backed
Pass-Through Certificates, Series 2007-0S7
by assignment recorded or to be recorded in
the Union County, Georgia records conveying
the after-described property to secure a Note the after-described property to secure a Note in the original principal amount of One Hunthe after-described property to secure a Note in the original principal amount of One Hundred Fifty-Three Thousand and 00/100 DOL-LARS (\$153,000.00), with interest thereon as set forth 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 August 2015, the following described property:

property: ALL THAT TRACT OR PARCEL OF LAND LY ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 1ST SECTION, 11TH
DISTRICT, LAND LOT 307, UNION COUNTY,
GEORGIA, AND BEING TRACT 1 CONTAINING
1.555 ACRES, MORE OR LESS, AND TRACT 2,
CONTAINING 1.556 ACRES, MORE OR LESS, AS
SHOWN ON PLAT OF SURVEY FOR JACK HARDMAN BY JAMES L. ALEXANDER, G.R.L.S. #2653
OF ROCHESTER & ASSOCIATES, INC., DATED
OCTOBER 27, 1999, REVISED DECEMBER 15,
2006, BY JAMES C. JONES, G.R.L.S. #2298
OF SOUTHERN GEOSYSTEMS, LTD., AND RECORDED IN PLAT BOOK 59, PAGE 167, UNION
COUNTY, GEORGIA RECORDS. SAID PLAT IS INCORPORATED HEREIN. BY REFERENCE HERETO. CORPORATED HEREIN, BY REFERENCE HERETO

FOR A COMPLETE DESCRIPTION TO THE ABOVE DESCRIBED PROPERTY.
The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure among other possible events of default, radule 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. in Security Deed and by law, including attor-ney's fees (notice of intent to collect attorney's

ney's fees (notice of intent to collect attorney's fees having been given).
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. Deed first set out above.

The entity that has full authority to negotiate,

amend, and modify all terms of the mortgage with the debtor is: Ocwen Loan Servicing, LLC 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409, 561-682-8000. Please understand that the secured creditor is not required by law to negotiate, amend, or modify the

by law to neglocate, amend, or mounty the terms of the mortgage instrument.

To the best knowledge and belief of the undersigned, the parties in possession of the property are Bonnie L. Netherland or a tenant or tenants and said property is more commonly known as 3599 Shelton Road, Suches, 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 security deed. Deutsche Bank Trust Company Americas, as Trustee for Residential Accredit Loans, Inc.. Mortgage Asset-Backed Pass-Through Certifi-cates, Series 2007-QS7 as Attorney in Fact for Bonnie L. Netherland

Weissman, Nowack, Curry, & Wilco P.C. Attn: Lender Services One Alliance Center, 4th Floor 3500 Lenox Road Atlanta, GA 30326 Our File# 017237-004703 N(Jul8,15,22,29)B

STATE OF GEORGIA

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER
Under and by virtue of the power of sale
contained in a Security Deed from BARBARA
FREE to BANK OF HIAWASSEE D/B/A BANK OF FREE TO BANK UP HIAWASSEE U/BIA BANK UP BLAIRSVILLE, dated August 15, 2005, recorded September 8, 2005, in Deed Book 602, Page 78, Union County, Georgia records, as modified by Modification dated September 27, 2006, recorded in Deed Book 672, Page 768, Union County, Georgia records, as transferred to CADC/RADC VENTURE 2011-1, LLC by Assignment recorded in Deed Book 890, Page 750, Union County, Georgia records, said Security Deed being given to secure a Note from TIMO-THY E. STOVER and JENNIFER LEANNE STO-VER details Contember 27, 2006 in the extinction. THY E. STOVER and JENNIFER LEANNE STO-VER dated September 27, 2006 in the original principal amount of Fifty Three Thousand Five Hundred Seven and 19/100 (\$53,507.19) Dol-lars, with interest from date at a rate per cent per annum on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first Tues-day in August, 2015, the following described property:

property:
All that tract or parcel of land lying and be-All that tract or parcel of land lying and being in Union County, Georgia, and being part of Land Lot 116, District 10, Section 1, of said County and State, containing 1.28 acres, described as follows:

Beginning at an axle marking a corner common to Land Lots 116, 117, 137 and 136, thence N 49 degrees 00 minutes W 169 feet to an iron pin in the north edge of Old Mulky Gap Road, said pin marking a corner between the property of Barbara Free and Bobble Lee Everett. This iron pin is the True Point of Beginning. Thence S 19 degrees 41 minutes 01 seconds E 10 feet to the center of Old Mulky Gap Road,

There's 19 degrees 41 minutes of seconds E 10 feet to the center of Old Mulky Gap Road; thence with said centerline, three courses and distances: S 85 degrees 33 minutes 29 seconds W 23.66 feet; S 76 degrees 28 minutes 24 seconds W 46.96 feet; and S 69 degrees 01 minute 08 seconds W 78.49 feet along a learned of the seconds W 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of the second w 10.55 three N 8.49 feet along a learned of three N 8.49 feet al of minute 08 seconds W 78.49 feet along a boundary with the USFS; thence N 33 degrees 12 minutes 37 seconds W 10 feet to an iron pin in the north edge of said road marking a corner with the property of Diane Cunningham; thence with the Diane Cunningham; thence with the Diane Cunningham line N 33 degrees 12 minutes 37 seconds W 346.02 feet to the center of Mulky Gap Branch; thence down the center of said branch two courses and distances: N 55 degrees 45 minutes 17 seconds E 93.85 feet; and N 16 degrees 13 minutes 56 seconds E 41.78 feet to the mouth of a branch; thence up said branch three courses and distances along a boundary line with Barbara Free; S 49 degrees 36 minutes 03 seconds E 51.95 feet; S 28 degrees 39 minutes 14 seconds E 85.91 feet; and S 36 degrees 34 minutes 52 seconds E 67.53 feet; thence with the Barbara Free line S 50 degrees 22 minutes the Barbara Free line S 50 degrees 22 minutes 37 seconds E 108.09 feet to an iron pin; thence with the Free line three courses and distances: S 31 degrees 58 minutes 19 seconds E 52.30 feet to an iron pin in a fence corner; S 45 degrees 10 minutes 13 seconds W 10.30 feet to an iron pin at a fence corner, and S 19 degrees 41 minutes 14 seconds E 60.13 feet along a fence to the point of beginning. 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. 37 seconds E 108.09 feet to an iron pin; thence

to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property 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 prop-

any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, easements, 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 is BARBARA FREE or a tenant or tenants.

CADC/RADC VENTURE 2011-1, LLC, as attorney in Fact for BARBARA FREE L. Lou Allen

Stites & Harbison, PLLC

520 West Main Street

Blue Ridge, Georgia 30513 Blue Ridge, Georgia 30513 (706) 632-7923

(100) 032-192. Thie No. Ca399-0CA11 This law firm is attempting to collect a Debt. Any information obtained will be USED for that purpose.