## North Georgia News

## Legal Notices for January 15, 2020

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA
Civil Action No. 19-CV-435-RG
CHRISTOPHER LEE CONGER and
DIXIE JEAN CONGER,

V.
A TRACT OF LAND IN LAND LOTS 97 & 98, 16TH
DISTRICT, 1ST SECTION OF UNION COUNTY,
GEORGIA, BEING TRACT 1, CONTAINING 0.041
ACRE, AND TRACT 2, CONTAINING 0.064
ACRE, AND A TRACT OF LAND IN LAND LOT
97, 16TH DISTRICT, 1ST SECTION OF UNION
COUNTY, GEORGIA, CONTAINING 4.36 ACRES;
AND A TRACT OF LAND IN LAND LOT 97, 16TH
DISTRICT, 1ST SECTION OF UNION COUNTY,
GEORGIA, CONTAINING 22.004 ACRES; AND AS
THEIR RESPECTIVE INTERESTS MAY APPEAR THEIR RÉSPECTIVE INTERESTS MAY APPEAR: THEIR RESPECTIVE INTERESTS MAY APPEAR:
JAMES A. STEPHENS, ESTATE OF THOMAS J.
STEPHENS, JR., HEIRS KNOWN OR UNKNOWN,
ESTATE OF MARK STEPHENS, HEIRS KNOWN
OR UNKNOWN, ESTATE OF LORRAINE TWIGGS
STEPHENS, HEIRS KNOWN OR UNKNOWN, ES-STEPHENS, HEIRS KNOWN OR UNKNOWN, ESTATE OF HELEN C. TWIGGS, HEIRS KNOWN OR UNKNOWN, ESTATE OF J.W. TWIGGS, HEIRS KNOWN OR UNKNOWN, ALL THE WORLD AND ALL PERSONS KNOWN OR UNKNOWN WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, RESENDANCES

SPONDEN I PROPERTT,
RESPONDENTS.
NOTICE OF SUMMONS
TO: ALL PERSONS, KNOWN OR UNKNOWN AND
ALL THE WORLD who may claim adversely to
Petitioners' title of those tracts of land contained in Land Lots 97 & 98 of the 16th District, tallied in Call Union County, Georgia; being more fully described as follows:
All that tract or parcel of land lying ad being in Land Lot 97, 16th District, 1st Section, Union

County, Georgia, and being Tract 1, containing Countly, Georgia, and being rack 1, containing 4.36 acres, as shown on a plat of survey for Chris L. Conger and Dixie J. Conger by Blue Ridge Mountain Surveying, J. Jason Henson, G.R.L.S. # 3007, dated March 8, 2018 and filed of record on March 19, 2018 in Plat Book 70, Page 379 in the Office of the Clerk of Superior Count Union Country Country Country (Second Union Country) Court, Union County, Georgia. Said plat is in-corporated herein by reference hereto, for a full and complete description of the above described accounts. described property.

a full and complete description of the above described property.

AND
All that tract or parcel of land lying and being in Land Lot 97, 16th District, 1st Section,
Union County, Georgia, and being 22.004 acres,
as shown on a plat of survey for Chris Conger
and Dixie Conger by Cleveland & Cox Land Surveying, LLC, Roger L. Owenby, G.R.L.S. # 2763,
dated April 9, 2018 and filed of record on April
26, 2018 in Plat Book 70, Page 428 in the Office
of the Clerk of Superior Court, Union County,
Georgia Said nals is incorporated berein by

of the Clerk of Superior Court, Union County, Georgia. Said plat is incorporated herein by reference hereto, for a full and complete de-scription of the above described property. You are hereby notified that the above-styled action seeking a Petition to Establish Quiet Title was filed on November 20, 2019, and that by reason of an Order for Service by Publica-tion entered by the Court on December 11, 2019, you are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioners' attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Peti-9923, Blairsville, Georgia, an answer to the Peti-tion 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 Raymond E. George,
Judge of said Court.
This 17th day of December, 2019.

Judy L. Odom Clerk of Superior Court, Union County

IN THE PROBATE COURT

COUNTY OF UNION STATE OF GEORGIA

IN RE: ESTATE OF ERNEST VICTOR ROBERGE, DECEASED ESTATE NO. 19-160 PETITION FOR LETTERS OF ADMINISTRATION

PETITION FOR LETTERS OF ADMINISTRATION NOTICE
Stephen Roberge and Beth Ann Roberge has petitioned for to be appointed Administrator(s) of the estate of Ernest Victor Roberge, 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. §53-12-381.) All interested navies are hereby notified. certain powers contained in U.C.G.A. 953-12-261.) 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 conjections, and must be filed with the court on or before January 27, 2020. 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 enough of filing fees. required amount of filing fees. If any objec-

tions are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Dwain Brackett
PROBATE JUDGE
By: Kristin Stanley
PROBATE CLERK PROBATE ULERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 N(Jan1,8,15,22)

CITATION IN THE SUPERIOR COURT OF UNION COUNTY GEORGIA

DOCKET NO. 19-CV-454-PJ1 DEPARTMENT OF TRANSPORTATION

0.056 acres of land; and certain easement rights; and Danielle M. Hamborsky; William F. Hayston; Mortgage Electronic Registration Systems, Inc. (MERS); Bobbie Lovell; and Daryl Jones, individually

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

That the above stated case, being a condemnation in rem against the property hereinafter described, was filed in said Court on the day of \_\_\_\_\_\_; That, in accordance with provisions of the aforesaid Official Code, a Declaration of Taking, duly au-

omicial code, a Declaration of Taking, duly au-thorized and properly executed as provided by the Official Code, has been made and filed in said case, declaring the necessity for and ex-ercising the power of taking the said described lands for State-aid public road purposes, thereby vesting the title to same in the Department of Transportation; and, in pursuance of

Parcel NO. 32 19.

such authority, the Department of Transportation has deposited with the Clerk of the Superior Court of said County \$1,400.00 as the just compensation for the said lands described; and all persons claiming such fund or any interest therein, are hereby required to make known their claims to the Court:

In accordance with the provisions of the Of-ficial Code of Georgia Annotated, the Plain-tiff-Condemnor has prayed the Court for Imun-Londemon' nas prayed the Court for immediate possession of said property, and all persons having any interest in or claim against such property, as above set forth, are required by the Order of the Judge of said Court to surrender possession of the property to the Department of Transportation no later than 30 days from filing of the Declaration of Taking. That in accordance with the Official Code of That in accordance with the Official Code of Georgia Annotated Section 32-3-13 through 32-3-19, if the owner, or any of the owners, or any person having a claim against or interest in said property, shall be dissatisfied with the compensation, as estimated in the Declaration of Taking and deposited in Court, such person of Taking and deposited in Court, such person or persons, or any of them, shall have the right, at any time subsequent to the filing of the Dec-laration and the deposit of the fund into Court but not later than 30 days following the date of service as provided for in the Official Code or service as provided for in the Unicial Code of Georgia Annotated Sections 32-3-8 through 32-3-10 to file with the Court a notice of appeal, the same to be in writing and made a part of the record in the proceedings.

The said property, as thus affected, is described to the code of the code

as follows: SEE PAGE 20-A; 20-B; and 20-C FOR DESCRIP-

This 19TH day of DECEMBER, 2019.

Judy L. Odom Clerk Superior Court UNION COUNTY

Parcel No. 3220. PROJECT NO.:APD00-0056-02(029)UNION P.I. NO.:122900

REQUIRED R/W:0.056 acres of land; and certain PROPERTY OWNERS: Danielle M. Hamborsky;

PROPERTY ÖWNERS: Danielle M. Hamborsky; William F. Hayston; Mortgage Electronic Registration Systems, Inc. (MERS); Bobbie Lovell; and Daryl Jones, individually RIGHT OF WAY — TRACT 1 ALL THAT TRACT or parcel of land lying and being in Land Lot 235, 9th District, 1st Section, Union County, Georgia, being shown described within on the attached plats marked Annex 1-A and being more particularly described as follows:

Beginning at a point 63.47 feet left of and op-posite station 170+28.86 on the construction centerline of SR 515/US 76 on Georgia High-way Project No. APD00-0056-02(029); running way roject Nr. Arbove-050-2(225), tulning thence N 70°57'40.0" W a distance of 13.49 feet to a point 76.78 feet left of and opposite station 170+26.69 on said construction centerline laid out for SR 515/US 76; thence N 63°08'36.0" W a distance of 17.79 feet to a point 94.57 feet left of and opposite station 170-28 24 on said construction extending laid 170+26.24 on said construction centerline laid out for SR 515/US 76; thence N 67°07'57.1" W a distance of 7.86 feet to a point 102.40 feet left of and opposite station 170+25.50 on said construction centerline laid out for SR 515/US 76; thence N 31°34'18.5" E a distance of 42.02 feet to a point 100.00 feet left of and opposite station 170+67.45 on said construction centerline laid out for SR 515/US 76; thence northeasterly 25.39 feet along the arc of a curve (said curve having a radius of 3900.00 feet and a chord distance of 25.39 feet on a bearing of N 28°29'09.9" E) to the point 100.00 feet left of and opposite station 170+92.19 on out for SR 515/US 76: thence N 67°07'57.1" W feet left of and opposite station 170+92.19 on said construction centerline laid out for SR 515/US 76; thence southwesterly 36.14 feet along the arc of a curve (said curve having a radius of 937.94 feet and a chord distance of 36.14 feet on a bearing of S 19°00'26.2" W) to the point 94.08 feet left of and opposite station 170+57.18 on said construction centerline laid out for SR 515/US 76; thence S 72°05'48.1" E a distance of 25.00 feet to a point 69.49 feet left of and opposite station 170+61.69 on said construction centerline laid out for SR 515/US 78. construction centerline laid out for SR 515/US

construction centerline laid out for SR 515/US 76; thence S 17°54'11.9" W a distance of 33.38 feet back to the point of beginning. Said tract containing 0.029 acres, more or less.

APPENDIX "A" – ANNEX 1
Parcel No. 32 20-A.

RIGHT OF WAY – TRACT 2

ALL THAT TRACT or parcel of land lying and being in Land Lot 235, 9th District, 1st Section, Union County, Georgia, being shown described within on the attached plats marked Annex 1-A and being more particularly described as follows:

Tollows:

Beginning at a point 106.84 feet left of and opposite Station 171+44.09 on the construction centerline of SR 515/US 76 on Georgia Highway Project No. APD00-0056-02(029); running thence N 60°31'46.9" W a distance of 8.16 feet to a point 115.00 feet left of and opposite station 1714-400 executive sectors. tion 171+44.09 on said construction centerline laid out for SR 515/US 76; thence N 29°39'33.0" right of and opposite station 50+53.45 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence northwesterly 58.62 feet along the arc of a curve (said curve having a radius of 385.00 feet and a chord distance o a radius of socion leet and a third distance of 58.56 feet on a bearing of N 26°11'23.6" W) to the point 35.00 feet right of and opposite sta-tion 50+00.16 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence N 21\*49\*40.5" W a distance of 5.16 feet to a point 35.00 feet right of and opposite station 49+95.00 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence N 68°10'19.5" E a distance of 15.42 feet to a said to 15.50 feet sink for the constitution of the construction of the constitution of the constit point 19.58 feet right of and opposite statio 49+95.00 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence S 21°43′56.4" E a distance of 8.27 feet to a point 19.60 feet right of and opposite station 50-03.10 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence S 25°14'29.0" E a distance of 50.03 feet to a point 20.43 feet right of and opposite station 50+50.46 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence southwesterly 42.25 feet along the arc of a curve (said curve having a radius of 93°794. curve (said curve having a radius of 937.94 feet and a chord distance of 42.25 feet on a bearing of S 24°41'06.8" W) back to the point of beginning. Said tract containing 0.027 acres,

more or less. Parcel No. 32 20-B.TEMPORARY DRIVEWAY EASEMENT

EASEMENT ALL THAT TRACT or parcel of land lying and being in Land Lot 235, 9th District, 1st Section, Union County, Georgia, being shown described within on the attached plats marked Annex 1-A and being more particularly described as

follows:
Beginning at a point 35.00 feet right of and opposite station 50+20.46 on the construction centerline of Watkins Road/Windy Hill Road on Georgia Highway Project No. APD-00-056-02(029); running thence \$672'244.6" W a distance of 10.33 feet to a point 45.32 feet right of and opposite station 50+20.06 on said construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence N 22'37'15.4" W a distance of 27.62 feet to a point 45.07 feet right of and opposite station 49+95.00 on said construction centerline laid out for Watkins construction centerline laid out for Watkins Rd./Windy Hill Rd.; thence N 68\*10\*19.5" E a distance of 10.07 feet to a point 35.00 feet right of and opposite station 49+95.00 on said construction centerline laid out for Watkins Rd./Winder Hill Rd.; thence S 21\*49\*40.5" E a distance of 16.5 feet to the country of the state of of Midstance of 5.16 feet to a point 35.00 feet right of and opposite station 50+00.16 on said construction centerline laid out for Watkins Rd./ Windy Hill Rd.; thence southeasterly 22.33 feet along the arc of a curve (said curve having a radius of 385.00 feet and a chord distance of 22.33 feet on a bearing of \$23°29'23.3" E) back to the noint of bearinging Sight tract con-

22.33 feet on a bearing of \$ 23°29'23.3" E) back to the point of beginning. Said tract containing 0.006 acres, more or less.
The title, estate or interest in the above described land required by Condemnor and now taken by Condemnor for public use is as follows: Fee simple title to the above described land being shown described within on the attached plats dated April 19, 2017; last revised: Sheet No. 19 on August 8, 2019; Sheet No. 20 on April 1, 2019, and attached hereto as Annex 1-A.

A temporary easement is condemned for the A temporary essentent is contentined for the right to construct a driveway to connect the newly constructed road and right of way to the Condemnees' remaining land for driveway purposes. Said easement will expire on December 1, 2024, and being shown described within on the attached plats marked Annex 1-A. Parcel No. 32 20-C.

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA
CIVIL ACTION FILE NO. SUCV2019000407
CAROL J. ROBERSON

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOTS 81 & 100, OF THE 9TH DISTRICT, 1ST SECTION, OF UNION COUN-TY, GEORGIA, BEING FURTHER DESCRIBED AS TRACT 2, BEING .435 ACRES AS DEPICTED ON A PLAT OF SURVEY FOR LAURA DERRICO, DATED 03/26/18, AND RECORDED IN PLAT BOOK 71, PAGE 318, UNION COUNTY, GEORGIA RECORDS. SAID PROPERTY BEING FURTHER DESCRIBED ON THE ATTACHED EXHIBIT "A".

ANNE TOPPING BOURNE, Individually, and as Trustee for ELIZABETH B. MORGAN, under Trust Agreement dated February 13, 1996, and as Co-Executor of the Estate of Elizabeth Bourne Anderson Morgan, MATTHEW CLARKE BOURNE, Individually and Inc. Trustee for ELIZABETH U. Individually, and as Trustee for ELIZABETH B. INDIVIDUALITY AND AS ITUSINE TOF ELIZABETH B. MORGAN, under Trust Agreement dated February 13, 1996, and as Co-Executor of the Estate of Elizabeth Bourne Anderson Morgan, HUBERT YOUNG WILLIAMS, III, his heirs and/or assigns, ROBERT DAVID ANDERSON, EMILY BATTLE BOURNE, and ELIZABETH BRIGHT BOURNE

ALL PERSONS UNKNOWN WHO CLAIM OR MIGHT CLAIM ADVERSELY TO PETITIONERS TITLE IN THE ABOVE REFERENCED PROPERTY,

NOTICE OF PUBLICATION

TO: ANNE TOPPING BOURNE, Individually, and as Trustee for ELIZABETH B. MORGAN, under Trust Agreement dated February 13, 1996, and as Co-Executor of the Estate of Elizabeth BOURNE Anderson Morgan, MATTHEW CLARKE BOURNE, Individually, and as Trustee for ELIZ-ABETH B. MORGAN, under Trust Agreement dated February 13, 1996, and as Co-Executor of the Estate of Elizabeth Bourne Anderson Morgan, HUBERT YOUNG WILLIAMS, III, his heirs and/or assigns, ROBERT DAVID ANDERSON, EMILY BATTLE BOURNE, and ELIZABETH BRIGHT BOURNE CARTER, AND ALL PERSONS UNKNOWN WHO CLAIM OR MIGHT CLAIM ADVERSELY TO PETITIONER'S TITLE

You are hereby notified that the above styled action seeking to establish title to the below described property against ANNE TOPPING Bourne Anderson Morgan, MATTHEW CLARKE

described property against ANNE TOPPING BOURNE and All Persons unknown who claim or might claim adversely to Petitioner's Title, was filed in the Superior Court of Union County, Georgia, and that by reason of order for service by publication you are hereby commanded to by publication you are nereby commanded to be and appear at said court within thirty (30) days of the date of the order for service by publication to answer said petition and file pleadings before the Court. ALL THAT TRACT OR PARCEL OF LAND LYING AND REIMS IN THE OTHER TRACT CENTRAL

ALL HAI TRACT ON PARCEL OF LAND LYING AND BEING IN TH 9TH DISTRICT, 1ST SECTION, LAND LOT 100 OF UNION COUNTY, GEORGIA, CONTAINING 0.935 ACRE, MORE OR LESS, AND BEING LOTS 2 & 6 OF EL MAR ESTATES, AS SHOWN ON A PLAT OF SURVEY BY JACK STANLEY, UNION COUNTY SURVEYOR, DATED FEBRUARY 22, 1984 AND RECORDED IN UNION COUNTY SURVEYOR, DATED FEBRUARY 22, 1984 AND RECORDED IN UNION COUNTY BURYEYOR, DATED THE PROPERTY OF COUNTY RECORDS IN PLAT BOOK J, PAGE 299. SAID PLAT IS INCORPORATED HEREIN, BY REF-ERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED Judy L. Odom

Union County Clerk of Superior Court

(For Discharge from Office and all Liability)
PROBATE COURT OF UNION COUNTY
Re: PETITION OF CHARLES R. BRACKETT FOR
DISCHARGE AS EXECUTOR OF THE ESTATE OF LUCILLE BRACKETT, DECEASED.

To whom it may concern: This is to notify you to file objection, if there is any, to the above referenced petition, in this Court on or before January 27, 2020. BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. 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 is any, to the above referenced petition, in this tions are filed, a hearing will be scheduled at a later date. If no objections are filed, the petia later date. If no objections are filed, tion may be granted without a hearin Dwain Brackett Probate Judge By: Kristin Stanley\_Probate Court Clerk

65 Courthouse Street Blairsville, GA 30512 (706)439-6006

NUTICE
I haley nottage of 602 duckgap rd. Blairsville ga 30512 am claiming ownership of the 
1970 Volkswagen wagon karmen gia vin 
1412013056 on my property if not claimed in 
the next 90 days with proper documentation.

IN THE JUVENILE COURT OF UNION COUNTY

DOB: 08-18-2015 SEX: MALE

THE AGE OF FIGHTEEN Case no. 144-19J-110A

NOTICE OF DEPENDENCY HEARING

TO: MICHAEL JONES, father of the abovenamed child

By Order for Service by Publication dated the By Order for Service by Publication dated the 8th day of January, 2020, you are hereby noti-fied that on the 18th day of December, 2019, the Union County Department of Family and Children Services, Georgia Department of Hu-man 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 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 11th day of March, 2020, at 1:30 p.m., at the Union County Courthouse, Blairsville, Georgia.

The child and other parties involved may be rine 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 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 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 8th day of Janu-

ary, 2020.
Honorable Jeremy Clough
Judge, Juvenile Court Union County, Georgia Enotah Judicial Circuit N(Jan15,22,29,Feb5)

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DESIGNS AND CREDITORS
RE: Estate of Lawrence G. Henry,
All debtors and creditors of the estate of
Lawrence G. Henry, 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). tate are required to make immedia to the Personal Representative(s). This 10th day of January, 2020. By: Travis Eugene Henry PO Box 715 Blairsville, GA 30514

N(Jan15,22,29,Feb5) STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Andrew S. Jaslowski,
All debtors and creditors of the estate of An-

drew S. Jaslowski, deceased, late of Union orew S. Jasiowski, 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 nimerals to the Personal Representative(s). This 10th day of January, 2020. By: Cheryl Jaslowski 82 Stacy Ln. Blairsville, GA 30512 N(Jan15,22,29,Feb5)

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Ed Jordan, All debtors and creditors of the estate of Ed Jordan, 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 10th day of January, 2020. By: Sherry Smith 1697 E. Stonehurst Dr. Huntsville, AL 35801

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of James Edward Kersulov,
All debtors and creditors of the estate of

James Edward Kersulov, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, ac-cording to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s). This 10th day of January, 2020.

By: Robert Dale Kersulov

3201 Valmont St. Evans, CO 80620

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of James W.G. LeHeup,
All debtors and creditors of the estate of James W.G. LeHeup, 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 10th day of January, 2020. By: Alice J. Hull 6521 Lynn Rd. Orlando, FL 32810

CITATION IN THE SUPERIOR COURT OF UNION COUNTY

N(Jan15,22,29,Feb5)

DOCKET NO. 19-CV-455-PJ1 IN REM

DEPARTMENT OF TRANSPORTATION

VS. 0.768 acres of land; and Clyde Herman Smith; Betty Ruth Smith; Anita Vancil, Executor of the Estate of Farrell Smith; Gary Carl Helton; Clay-Estate of Farieri Sindiy, day Jean Helton; Clay-ton Clark Helton; The Heirs and the Estate of Ila Mae Helton Weaver; The Heirs and the Estate of India Estelle Helton King; Larry Helton, Ex-ecutor of the Estate of Claude C. Helton; Janey Dyer, as Heir of Clarence William Helton; Jerry Helton as Heir of Clarence William Helton; Tor. Helton, as Heir of Clarence William Helton; Ter ry Helton, as Heir of Clarence William Helton; and Trudy Baker, as Heir of Clarence William

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

nation in rem against the property hereinafter described, was filed in said Court on the

described, was filed in said Court on the day of , 20 ; That, in accordance with provisions of the aforesaid Official Code, a Declaration of Taking, duly authorized and properly executed as provided by the Official Code, has been made and filed in said case, declaring the necessity for and exercising the power of taking the said described lands for State-aid public road purposes, thereby vesting the title to same in the Department of Transportation; and, in pursuance of

suance of Parcel No. 101 19. such authority, the Department of Transporta-tion has deposited with the Clerk of the Supe-rior Court of said County \$26,700.00 as the just compensation for the said lands described; and all persons claiming such fund or any interest therein, are hereby required to make known their claims to the Court;
In accordance with the provisions of the Official Code of Georgia Annotated, the Plaintiff Court of the C

initial code of deorgia Annotated, the Plantiff-Condemnor has prayed the Court for Immediate possession of said property, and all persons having any interest in or claim against such property, as above set forth, are required by the Order of the Judge of said Court to surrender possession of the property to the Department of Transportation no later than 30 days from filting of the Declaration of Taking days from filing of the Declaration of Taking.

That in accordance with the Official Code of Georgia Annotated Section 32-3-13 through 32-3-19, if the owner, or any of the owners, or any person having a claim against or interest in said property, shall be dissatisfied with the in salu property, shain be utilized in the Declaration of Taking and deposited in Court, such person or persons, or any of them, shall have the right, at any time subsequent to the filing of the Declaration and the deposit of the fund into Court but not later than 30 days following the date of service as provided for in the Official Code of Georgia Annotated Sections 32-3-8 through 32-3-10 to file with the Court a notice of appeal, the same to be in writing and made a part of the record in the proceedings.

The said property, as thus affected, is described

scribed

as follows: SEE PAGE 20-A; 20-B; FOR DESCRIPTION This 19th day of DECEMBER, 2019. Judy L. Odom Clerk Superior Court UNION COUNTY

PROJECT NO.:APD00-0056-02(029)UNION P.I. NO.:122900 REQUIRED R/W:0.786 acres of land

REQUIRED R/W:0.786 acres of land PROPERTY OWNERS: Clyde Herman Smith; Betty Ruth Smith; Anita Vancil, Executor of the Estate of Farrell Smith; Gary Carl Helton; Clayton Clark Helton; The Heirs and the Estate of Ilad Mae Helton Weaver; The Heirs and the Estate of India Estelle Helton King; Larry Helton, Executor of the Estate of Claude C. Helton; Janey Dyer, as Heir of Clarence William Helton; Terry Helton, as Heir of Clarence William Helton; Terry Helton, as Heir of Clarence William Helton; Terry Helton, las Heir of Clarence William Helton; Tender Milliam Helton; Individually Helton, Individually RIGHT OF WAY

ALL THAT TRACT or parcel of land lying and be-ing in Land Lot 213, 17th District, 1st Section, Union County, Georgia, being shown described within on the attached plats marked Annex 1-A and being more particularly described as

Tollows:
BEGINNING at a point 78.34 feet left of and opposite station 298+39.65 on the construction centerline of SR 515/US76; running thence N 1\*42'31.4" E a distance of 72.73 feet to a point 148.47 feet left of and opposite station 298+57.92 or said construction centerline laid out for SR 515/US 76; thence N 69°57'11.0" E a distance of 171.80 feet to a point 175.00 feet left of and opposite station 300+15.00 on said construction centerline laid out for SR 515/ US 76; thence N 8°55'09.6" W a distance of 17.92 feet to a point 192.92 feet left of and opposite station 300+15.00 on said construction centerline laid out for SR 515/US 76; thence N 86°04'51.1" E a distance of 169.21 feet to a point 183.05 feet left of and opposite station 3004-76-76 one soid construction posities station 3004-76-76 one soid construction point 183.05 feet left of and opposite station 301+76.59 on said construction centerline laid out for SR 515/US 76; thence S 0°41'15.9" E a distance of 28.05 feet to a point 155.15 feet left of and opposite station 301+73.65 on said construction centerline laid out for SR 515/US 76; thence S 0°41'15.9" E a distance of 78.12 feet to a point 77.47 feet left of and opposite station 301+56.45 on said construction centerline laid out for SR 515/US 76; thence S 0°41'15.9" E a distance of 78.12 feet left of and opposite station 301+56.45 on said construction centerline laid out for SR 515 on SR station 301+65.45 on said construction cen-terline laid out for SR 515/US 76; thence S 80°36'46.6" W a distance of 335.36 feet back to the point of beginning. Said tract containing 0.768 acres, more or less. Parcel No. 101 20-A.

Last Revised: Sheet No. 49 on April 3, 2018; and Sheet No. 50 on April 3, 2018 and attached hereto as Annex 1-A. Parcel No. 101 20-B.

STATE OF NORTH CAROLINA

COUNTY OF CLAY
IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION FILE NOS. 17 JT 8 IN THE MATTERS OF:

C.R.H. n n.B. 11/29/2015.

A Juvenile.
NOTICE OF SERVICE OF PROCESS BY PUBLICATION
TO: JOHN DARBY, whose last known where-

abouts were believed to be in Blairsville, Union County, Georgia,
Take notice that a pleading seeking relief
against you has been filed in the above entitled
actions. The nature of the relief being sought

is as follows: Petition for Termination of Parental Rights ini-

Pettion for Termination of Parental Highs Ini-tiated in Clay County, North Carolina.

You are required to make defense to such pleading no later than February 17, 2020, and upon your failure to do so the party seeking service against you will apply to the court for the relief sought

This 8th day of January, 2020. David D. Moore Attorney for Clay County Health and Human Services Agency P.O. Box 690 Sylva, NC 28779

(828) 339-3900 Telephone (828) 484-2336 Facsimile david@ddmoorelaw.com

N(Jan8,15,22)

NOTICE OF SALE UNDER POWER

By virtue of the power of sale contained in the certain Security Deed ("Security Deed") from Harold W. Woody ("Grantor") to United Community Bank dated and recorded November 15, 2006, in Deed Book 678, Page 40, of the records of the Clerk of Superior Court of Union County, Georgia; then assigned to Ciras, L.L.C. ("Grantee") by instrument recorded at Deed Book 1103, Page 647, aforesaid records, originally having been given to secure a Note in the amount of \$72,080.00, the undersigned will sell 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 FEBRUARY 2020 (Febru-ary 4. 2020). the following property described ber 15, 2006, in Deed Book 678, Page 40, of ary 4, 2020), the following property described

ary 4, 2020), the following property described in the Security Deed:
All that tract or parcel of land lying and being in Land Lot 243, 9th District, 1st Section, Union County, Georgia being Tract Two (2) containing 1.00 acre, as shown on a plat of survey by Owenby Land Surveying, Inc. RLS #2763, dated 11/10/04 and recorded in Plat Book 55, Page 58, Union County records, which description on said plat is hereby incorporated by reference and made a part hereof. Said property is subject to the ingress and egress easements subject to the ingress and egress easements as shown on said plat. The property is subject to a 40' easement to Blue Ridge Mountain

The debt secured by said Security Deed has been and is hereby declared due and payable in full by reason of default under the terms and provisions of said Security Deed and the terms of the Note and agreements secured thereby. The debt remaining in default, this sale will be made for the purpose of paying the indebtedness and interest thereon, together with any other indebtedness due and owing by Grantor to Grantee Ciras, L.L.C., all expenses of this to drainter cliras, L.L.C., an expenses of this sale, including attorney's fees, notice of intent to collect attorney's fees having been given. The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Ciras, L.L.C., 3000 Smoot Road, Suite A, Smoot, WW 24977, 304-392-6902. Please understand that the secured creditor is not required to negotiate, amend, or modify the terms of the mortgage instrument. Said property will be sold subject to any out-standing ad valorem taxes including taxes

which are a lien, but not yet due and paywhich are a lien, but not yet due and payable; any matters which might be disclosed by an accurate survey and inspection of the property; and any assessments, liens, deeds to secure debt, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed de-

To the best of the knowledge of Grantee Ciras, L.L.C., title to said property is vested in the name of Adam Woody. Ciras, L.L.C., as Attorney-in-fact for Harold W. By: JONES & WALDEN, LLC Tyler Henderson, Esq., attorney for Ciras, L.L.C.

21 Eighth Street, NE Atlanta, Georgia 30309 (404) 564-9300

(404) 504-5500 Attn: Lauren R. Brown This Law firm is attempting to collect a Debt; any information obtained will be USED FOR THAT PURPOSE

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

**NOTICE OF SALE UNDER POWER** 

THAT PURPOSE.
Under and by virtue of the Power of Sale contained in a Security Deed given by Ann D. Rich to BAHS, a Division of Bank America, FSB, dated March 26, 1996, recorded in Deed Book 245, Page 633, Union County, Georgia Records, as last transferred to Towd Point Mortgage Trust 2018-2, U.S. Bank National Association, as Indenture Trustee by escipriment mortgager Hust, 2010-2, U.S. Dails Natural Association, as Indenture Trustee by assignment recorded in Deed Book 1173, Page 290, Union County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of FIFTY-FOUR THOUSAND SEVEN HUNDRED SEVENTY-NINE AND 4(200 POLLARS (SELTATOO). O/100 DOLLARS (\$54,779.00), 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, or at such place as may be lawfully designated as an alternative, within the legal hours of sele on the first Tuesday in Edyptical. designated as an attentative, within the legal hours of sale on the first Tuesday in February, 2020, the following described property: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF The debt secured by said Se-curity Deed has been and is hereby declared due because of, among other possible events uue because oi, among omer 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 leav including attorneys free (resting to the same and all expenses).

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 acceptable). payable), any matters which might be dispayable), any natters within hight to dis-closed by an accurate survey and inspection of the property, any assessments, liens, en-cumbrances, zonling ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. Towd Point Mortgage Trust 2018-2, U.S. Bank Na-tional Association as indeptive Truste is the accordance with OCGA § 44-14-162.2. The en-tity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Select Portfolio Servicing, 3217 S. beeker Lake Dr., Salt Lake City, UT 84119, 888-818-6032. To the best knowledge and belief of the undersigned, the party in possession of the property is Ann D. Rich and Estate Of Ann D. Rich or a tenant or tenants and said property is more commonly known as 5199 Town Cree School, Blairsville, Georgia 30512. 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 tion and audit of the status of the loan with the holder of the security deed. Towd Point Mortgage Trust 2018-2, U.S. Bank National Association, as Indenture Trustee as Attorney in Fact for Ann D. Rich McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076 www.foreclosurehotline.net EXHIBIT "A" All of that tract or parcel of land lying or being in Land Lot 150, of the 16th District, 1st Section, Union County, Georgia and being more particularly described as follows: Commencing at the Northwest corner of Land Lot 150, said corner being the common corner of Land Lots 127, 128, 150 & 151; thence proceeding southerly along the west line of Land Lot 150. Lots 127, 128, 130 & 151; mence proceeding southerly along the west line of Land Lot 150, South 01 degrees 05 minutes 00 seconds West for a distance of 563.45 feet to THE POINT OF BEGINNING, thence departing said west line of Land Lot 150 and proceeding easterly South 88 degrees 55 minutes 00 seconds East for a of degrees 35 minutes to seconds East for a distance of 208.71 feet to a point; thence South 01 degrees 05 minutes 00 seconds West for a distance of 208.71 feet to a point; thence South 00 degrees 27 minutes 58 seconds West for a distance of 32.61 feet to a point; thence South 27 degrees 01 minutes 36 seconds East for a distance of 18.75 feat to a point; thence South 27 degrees 01 minutes 36 seconds East for a distance of 18.75 feat to a point these South 18.75 feat to a point the second 18.75 feat to a point the se 27 degrees of minutes 30 seconds East for a distance of 18.35 feet to a point; thence South 26 degrees 29 minutes 54 seconds East for a distance of 55.79 feet to a point; thence South 21 degrees 06 minutes 29 seconds East for a distance of 133.15 feet to a point on the north-easterly r/w of Town Creek Road (r/w varies); the preserved first protections are the protection of 133.15 feet to a point on the north-easterly r/w of Town Creek Road (r/w varies);

asterly r/w of Town Creek Road (r/w varies); thence proceeding northwesterly along the northeasterly r/w of Town Creek Road (r/w varies); the following calls: 1) North 43 degrees 11 minutes 12 seconds West for a distance of 43.29 feet to a point; 2) North 47 degrees 04 minutes 43 seconds West for a distance of 63.12 feet to a point; 3) North 50 degrees 12 minutes 55 seconds West for a distance of 61.06 feet to a point; 4) North 53 degrees 33 minutes 16 seconds West for a distance of 73.10 feet to a point; 5) North 57 degrees 16 minutes 11 seconds West for a distance of 78.26 feet to a point; 6) North 57 degrees 17 minutes 46 seconds West for a distance of 32.61 feet to a point; 7) North 61 degrees 37 minutes 30 seconds West for a distance of 93.61 feet to a point; 7) North 61 degrees 37 minutes 30 seconds West for a distance of 9.50 feet to a point at the intersection of the north-easterly r/w of Town Creek Road (r/w varies)

reet to a point at the intersection of the north-easterly r/w of Town Creek Road (r/w varies) and the west line of Land Lot 150; thence de-parting said northeasterly r/w of Town Creek Road (r/w varies) and proceeding northerly along said west line of Land Lot 150, North 01 degrees 05 minutes 00 seconds East for a distance of 208.71 feet to THE POINT OF BEGIN-NING. Said preparty certains 1 42550 excess or NING. Said property contains 1.43259 acres or 62,404 square feet more or less MR/hq1 2/4/20

Our file no. 5428119 - FT1

NOTICE OF SALE UNDER POWER.

NOTICE OF SALE ONDER TOWER.

STATE OF GEORGIA, COUNTY OF UNION.

Under and by virtue of the Power of Sale
contained in a Deed to Secure Debt given by
DENNIS MANUEL LOPEZ AND LINDA J LOPEZ to MORTGAGE ELECTRONIC REGISTRATION SYS-WORT AND ELECTRONIC HEADSTRAILON 313-TEMS, INC. ("MERS") AS NOMINEE FOR HOME-STAR FINANCIAL CORP., ITS SUCCESSORS AND ASSIGNS, dated 07/06/2016, and Recorded on 07/07/2016 as Book No. 1042 and Page No. 487, UNION County, Georgia records, as last assigned to PENNYMAC LOAN SERVICES, LLC (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$113,423.00, with 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 County Courthouse within the legal hours of sale on the first Tuesday in February, 2020, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 136, 16TH DISTRICT. 1ST SECTION UNION COUNTY, GEORGIA AND BEING LOT 10-A OF NOTTLEY BEND SUBDIVISION, CONTAINING 0.525 ACRES, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER & ASSOCIATES INC DATED FEBRUARY 4, 1999 AND RECORDED IN PLAT BOOK 43, PAGE 105, UNION COUNTY, GEORGIA RECORDS. at public outcry to the highest bidder for cash PAGE 105, UNION COUNTY, GEORGIA RECORDS, WHICH PLAT IS BY REFERENCE INCORPORATED

WHICH PLAT IS BY REFERENCE INCORPORATED HEREIN AND MADE A PART HEREOF. THE PROPERTY IS SUBJECT TO THE MATTERS AS SHOWN ON THE AFORESAID PLAT. THE PROPERTY IS CONVEYED WITH THE WATER RIGHTS TO THE WELL ON LOT 10B AS RECORDED IN DEED BOOK 171, PAGE 660, UNION COUNTY, GEORGIA RECORDS.

TILE PROPERTY IS SUBJECT TO THE WATER RIGHTS TO THE WELL SERVICING LOT 10A AS RECORDED IN DEED BOOK 386, PAGE 444, SINION COUNTY. GEORGIA RECORDS.

AS RECORDED IN DEED BOUN 306, FAGE 444, UNION COUNTY, GEORGIA RECORDS.
THE PROPERTY IS SUBJECT TO THE RIGHT OF WAY EASEMENT IN FAVOR OF BLUE RIDGE MOUNTAIN EMC AS RECORDED IN DEED BOOK 122, PAGE 357, UNION COUNTY, GEORGIA RECORDS THE PROPERTY IS SUBJECT TO THE RESTRIC-

THE PROPERTY IS SUBJECT TO THE RESTRICTIONS AS RECORDED IN DEED BOOK 125, PAGE 381 UNION COUNTY, GEORGIA RECORDS.

THE GRANTOR GRANTS TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASEMENT OF INGRESS AND EGRESS TO THE SUBJECT PROP FRTY OVER THE SURDIVISION ROADS. 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 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 callect attracts fees beauting beauting of intent to collect attorney's fees having been given). PENNYMAC LOAN SERVICES, LLC holds given), PENNYMAL LUAN SERVICES, LLC INDIAS the duly endorsed Note and is the current as-signee of the Security Deed to the property. PENNYMAC LOAN SERVICES, LLC, acting on behalf of and, as necessary, in consultation with PENNYMAC LOAN SERVICES, LLC (the with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to 0.C.G.A. § 44-14-162.2, PENNYMAC LOAN SERVICES, LLC and SERVICES, LLC GOAN SERVICES GOAN SERVICE SUITE 200, WESTLAKE VILLAGE, CA 91361, 866-549-3583. Please note that, pursuant to 0.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 belief of the undersigned, the party/parties in possession of the subject property known as 331
HORNADAY RD, BLAIRSVILLE, GEORGIA 30512
is/are: DENNIS MANUEL LOPEZ AND LINDA J
LOPEZ or tenant/tenants. 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) 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 orassessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants,
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 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 pro-

STATE OF GEORGIA

COUNTY OF UNION
NOTICE OF SALE UNDER POWER NOTICE OF SALE UNDER POWER
Because of a default in the payment of the
indebtedness secured by a Security Deed
executed by Linda G. Alberts to Talbot State
Bank dated May 3, 2010, and recorded in
Deed Book 832, Page 209-216, Union County
Records, securing a Note dated May 3, 2010
in the original principal amount of \$52,000.00,

other foreclosure documents may not be pro-vided until final confirmation and audit of the

vided until final commitment and adult of the status of the loan as provided in the preceding paragraph. PENNYMAC LOAN SERVICES, LLC as attorney in Fact for DENNIS MANUEL LOPEZ AND LINDA J LOPEZ. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT.

the holder thereof pursuant to said Deed and amount of said indebtedness due and payable and pursual to the power of sale contained in said Deed, will on the first Tuesday, February 4, 2020, 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 the 10th District, 1st Section, Land Lot 91 of

Union County, Georgia, containing 1.15 acres, more or less, as shown on a plat of survey prepared for Glenda Ruse by Tim Cable and Associates, GRLS 2582 and being described as follows: TO FIND THE TRUE PLACE OR POINT OF BEGIN-

NING, begin at the centerline of the right of way of Owl Town Road (100 foot R/W) where it intersects with the right of way of Weaver Circle (30 Foot apparent R/W); run thence North 32 degrees 11 minutes 16 seconds West a distance of 51.02 feet and the TRUE PLACE OF POINT OF BECININI OF POINT OF BEGINNING.

FROM THE TRUE PLACE OR POINT OF BEGIN-FROM THE TRUE PLACE OR POINT OF BEGIN-NING as thus established, run thence South 46 degrees 21 minutes 00 seconds West a distance of 13.45 feet; run thence South 46 de-grees 21 minutes 00 seconds West a distance of 41.79 feet; run thence South 54 degrees 21 minutes 36 seconds West a distance of 41.29 feet; run thence South 63 degrees 13 minutes 58 seconds West a distance of 47.31 feet; run thence South 77 degrees 04 minutes 23 seconds West a distance of 64.29 feet; run thence Noth 77 degrees 64 minutes 23 seconds West a distance of 64.29 feet; run thence North 88 degrees 37 minutes 08 seconds West a distance of 39.93 feet; run thence North 76 a distance of 39.93 feet; fun thence North 76 degrees 49 minutes 02 seconds West a distance of 85.57 feet; run thence North 71 degrees 17 minutes 08 seconds West a distance of 39.42 feet; run thence North 15 degrees 16 minutes 15 seconds East a distance of 0.15 feet; run thence North 15 degrees 16 minutes 15 seconds East a distance of 141.63 feet to a point; run thence North 72 degrees 15 minutes 59 seconds East a distance of 173.84 feet; run thence South 47 degrees 26 minutes 20 seconds East a distance of 183.34 feet; run thence South 47 degrees 60 minutes 20 seconds East a distance of 183.34 feet; run thence South 47 degrees 60 minutes 20 seconds East a distance of 183.34 feet; run thence

South 47 degrees 26 minutes 20 seconds East a distance of 1.42 feet to a point and THE TRUE a distance of 1.42 feet to a point and THE TRUE POINT OF BEGINNING. 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. cumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above 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. with the holder of the security deed.

Notice has been given of intention to collect
attorney's fees in accordance with the terms
of the Note secured by said Deed.

Said property will be sold as the property of
Linda G. Alberts, the property, to the best information, knowledge and belief of the un-

dersigned, being presently in the possession of Linda G. Alberts or a tenant or tenants, and the proceeds of said sale will be applied to the payment of said indebtedness and all expenses of said sale, including attorney's fees, all as provided in said Deed, and the balance, if any, will be distributed expendited by the control of the will be distributed as provided by law. Talbot State Bank as Attorney-in-Fact for

MANN & WOOLDRIDGE, P.C. Attorneys at Law 28 Jackson Street Newnan, GA 30263

Newman, dr 30203 (770) 253-2222 \*THIS LAW FIRM IS ACTING AS A DEBT COL-LECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.