North Georgia News

Legal Notices for April 10, 2019

IN THE SUPERIOR COURT OF FULTON COUNTY

IN THE SUPERIOR COURT OF FOLION COURTS
STATE OF GEORGIA
IN RE: SUBJECT TO THE DISPOSITION OF UNCLAIMED PROPERTY ACT
LYNNETTE T. RILEY, COMMISSIONER OF REVENUE, STATE OF GEORGIA, Petitioner.

ENUE, STATE OF GEORGIA, Petitioner.
CIVIL ACTION FILE
NO. 2018CV310020
NOTICE OF SERVICE BY PUBLICATION
PETITIONER: LYNNETTE T. RILEY, COMMISSIONER OF REVENUE, STATE OF GEORGIA
MATTER: IN RE: SUBJECT TO THE DISPOSITION
OF UNCLAIMED PROPERTY ACT
DATE ACTION WAS FILED: September 5, 2018
DATE OF ORDER FOR SERVICE BY PUBLICATION:
March 7, 2019

March 7, 2019 CHARACTER OF ACTION: To all persons (here-

CHARACTER OF ACTION: To all persons (here-inafter, "Respondents") claiming property rights of, title in, and ownership of matured, unredeemed United States savings bonds with purchasers or owners with last known ad-dresses in the State of Georgia ("Georgia Un-claimed U.S. Savings Bonds"): take notice that, pursuant to O.C.G.A. § 44-12-237, Petitioner has caused to be filed in the Superior Court of Fulton County a Petition for Declaratory Judg-ment seeking a judgment declaring property rights to, title in, ownership of, and proceeds from Georgia Unclaimed U.S. Savings Bonds, which are unclaimed property and subject to

from Georgia Unclaimed U.S. Savings Bonds, which are unclaimed property and subject to the provisions of Georgia's Disposition of Unclaimed Property Act, are subject to escheat to the State of Georgia with property rights to, title in, ownership of, and proceeds from said bonds vesting in the State of Georgia. Respondents are hereby noticed and commanded to be and appear at the court in which this action is pending within sixty (60) days of the Date of the Order for Service by Publication. Respondents are to file any response or answer with the Clerk of the Superior Court of Fulton County in accordance with the Fulton County Super Court's Standing Order Regarding Electronic Filing for Civil Cases entered October 12, 2018 (available at: http://ga-fulloncountysuperiorcourt.civicplus.com/ entered October 12, 2018 (available at: http:// ga-fultoncountysuperiorcourt.civicplus.com/ DocumentCenter/View/551), with a copy of such response or answer to be sent to the At-torney for Petitioner, whose name and address is: James B. Manley, Jr., Special Assistant At-torney General, Troutman Sanders LLP, Bank of America Plaza, 600 Peachtree Street, N.E., Suite 3000, Atlanta, Georgia 30308-2216. Witness, The Honorable Emily K. Richardson, Fulton County Superior Court Judge. CLERK, FULTON COUNTY SUPERIOR COURT

STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of James Billy Thornton,
All debtors and creditors of the estate of
James Billy Thornton, deceased, late of Union James Billy Thornton, 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 15th day of March, 2019.

By: Robert Eddie Thornton 5180 St. Hwy 325 Blairsville, GA 30512 N(Mar20,27,Apr3,10)8

STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Jules R. Grenier,
All debtors and creditors of the estate of
Jules R. Grenier, 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 15th day of March, 2019.
By: Diane Colette Grenier
207 Grand View Ridge
Young Harris, GA 30582
N(Mar20,27,Apr3,10)B

STATE OF GEORGIA

UNION COUNTY
MOTICE TO DEBTORS AND CREDITORS
RE: Estate of Deborah Lee Stephens,
All debtors and creditors of the estate of
Deborah Lee Stephens, deceased, late of Union
County Deborah Lee 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 15th day of March, 2019.

By: Faron Andretti Stephens
22 Bebber Dr.
Blairsville, GA 30512

NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS
STATE OF GEORGIA,
COUNTY OF UNION.
NOTICE is hereby given to all debtors and
creditors of the Estate of Robert Thompson
Atkinson Jr. late of said county, deceased, to
render in an account of their demands to the
undersigned within the time prescribed by law.
All persons indebted to the estate are hereby
requested to make immediate payment to the
undersigned. undersigned. This the 19th day of March, 2019.

Lisa Atkinson, Executor of the Estate of Robert

Thompson Atkinson Jr. 314 Residence Ave Albany, GA 31701 N(Mar27,Apr3,10,17)B

STATE OF GEORGIA

ONION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Robert Thompson Atkinson, All debtors and creditors of the estate of Robert

Thompson Atkinson, deceased, late of Union Inompson Atkinson, 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

tate are required to make immedia to the Personal Representative(s). This 22nd day of March, 2019. By: Lisa Barlow Atkinson 116 Mountain Valley Ln. Blairsville, GA 30512 N(Mar27,Apr3,10,17)B

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Virginia K. Davis,
All debtors and creditors of the estate of Vir-

All debtors and creditors of the estate of Vir-ginia K.Davis, 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 Representative This 22nd day of March, 2019. By: Jay Christopher Carlton 20 Lock Court Ball Ground, GA 30107 N(Mar27,Apr3,10,17)B

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Parker Dale Burgess,
All debtors and creditors of the estate of

Parker Dale Burgess, 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

tate are required to flake initiation to the Personal Representative(s). This 22nd day of March, 2019. By: Glenda Ruth Burgess PO Box 45 Marble, NC 28905

IN THE PROBATE COURT OF UNION COUNTY

IN RE: THOMAS HUGH MOWELL, DECEASED NOTICE OF PETITION TO FILE FOR YEAR'S SUP-

The Petition of Barbara Ann Mowell for a year's support from the estate of Thomas Hugh Mowell 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 April 23, 2019, 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 filling fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections party. Contact Provate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed the Petition may be granted without a hearing.

Namin Reachest

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

NOTICE OF INTENT TO VOLUNTARILY DISSOLVE A CORPORATION
Notice is given that a notice of intent to dis-Notice is given that a finite of fine in the observed solve Hydrofracturing Services, Inc., a Georgia corporation with its registered office at P.O. Box 580, Blairsville, Georgia 30514, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corposition Code.

Any person with claims against the corpora-tion must present them in accordance with subsection (b) of O.C.G.A. §14-2-1407.

NOTICE OF INTENT TO VOLUNTARILY

NOTICE OF INTENT TO VOLUNIARILY

DISSOLVE A CORPORATION

Notice is given that a notice of intent to dissolve Lontrac Solar, Inc., a Georgia corporation with its registered office at P.O. Box 2683, Blairsville, Georgia 30514, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code.

Any person with claims against the corpora tion must present them in accordance with subsection (b) of O.C.G.A. §14-2-1407.

IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA
IN RE:ESTATE OF
MALORIE ELIZABETH RAMOS, MINOR

ESTATE NO.19-43

Courson and Glenda Marie Dobson has filed a Petition seeking to be appointed temporary guardian(s) of the above-named Minor. All objections to the Petition to the appointment of a temporary guardian or the appointment of the Petitioner(s) as temporary guardian(s), must be in writing, setting forth the grounds of any such objections, and be filed with this Court no later than fourteen (14) days after this notice is mailed, or ten (10) days after this notice is personally served upon you, or ten (10) days after the second publication of this notice if you are served by publication. All objections you are served by publication. All objections should be sworn to before a notary public or Georgia 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.

tact Probate Court personnel for the required amount of filing fees.

NOTE: If a natural guardian files a timely objection to the creation of the temporary guardianship, the Petition will be dismissed. If a natural guardian files an objection to the appointment of the Petitioner(s) as guardian(s), or if a parent who is not a natural guardian files an objection to the Petition, a hearing on the matter shall be scheduled at a later date. If no objection is filed the Petition may be greated objection is filed, the Petition may be grai without a hearing. Dwain Brackett

Judge of the Probate Court By: Kristin Stanley Clerk of the Probate Court 65 Courthouse St., Suite 8 Blairsville, GA 30512 Address (706) 439-6006

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

REI Estate of Sophie Doeler,
All debtors and creditors of the estate of Sophie Doeler, 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 5th day of April, 2019. By: Carliss Joy DeGoyler 62 Cedarwood Ln. Blairsville, GA 30512

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Renea A. Greiner,
All debtors and creditors of the estate of
Renea A. Greiner, 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 5th day of April, 2019.
By: Richard Lee Greiner
1329 Jones Cr. Rd. 1329 Jones Cr. Rd. Blairsville, GA 30512

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Steven Gregory Martin, All debtors and creditors of the estate of Steven Gregory Martin, 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 nepresentatives; 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 5th day of April, 2019. By: Sandra Jones Martin 9812 St. Hwy 60

P0 Box 189 Suches, GA 30572

NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Dennis Moorhead,
All debtors and creditors of the estate of
Dennis Moorhead, 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 5th day of April, 2019.
By: Michael M. Moorhead
7477 Commons Blvd., Apt. 136 7477 Commons Blvd., Apt. 136

STATE OF GEORGIA

N(Apr10,17,24,May1)B

Chattanooga, TN 37421

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Rosemary Surles,
All debtors and creditors of the estate of
Rosemary Surles, 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 5th day of April, 2019.
By: Stephen Surles By: Stephen Surles 514 Honey Farm Rd. Blairsville, GA 30512 3551 Buck Island Rd. Charlottesville, VA 22902

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Floid Schneide

HE: Estate of Floid Scinicider, All debtors and creditors of the estate of Floid Schneider, deceased, late of Union County, Georgia, are hereby notified to render their 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 5th day of April, 2019. By: Doris Jean Schneider Durbin 333 Ray Lewis Rd. Blairsville, GA 30512 N(April0,17,24,Mayr)B

IN THE PROBATE COURT

IN THE PROBATE COURT
COUNTY OF UNION
STATE OF GEORGIA
IN RE: ESTATE OF
WILLIAM RAY FISHER, DECEASED
ESTATE NO. 19-50
PETITION FOR LETTERS OF ADMINISTRATION
NOTICE

MULICE
Michael Christian Fisher has petitioned (for
Letters of Administration) to be appointed Administrator of the estate of William Ray Fisher,
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. §53or certain powers contained in U.G.A. §55-12-261.) All interested parties are hereby noti-fied 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 May 6, 2019. All pleadings/objections must be signed before a no-tary public or before a probate court clerk and filing fees must be tendered with your plead-ings/objections, unless you qualify to file as an indigent party. Contact probate court person-

nel 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.

PROBATE JUDGE PROBATE SUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006

NOTICE

N(Apr10,17,24,May1)B

(For Discharge from Office and all Liability)
PROBATE COURT OF UNION COUNTY
RE: PETITION OF CRAIG ROBERT SPELLERBERG
FOR DISCHARGE AS EXECUTOR OF THE ESTATE

OF HERMAN SPELLERBERG, DECEASED. OF HERMAN SPELLERBERG, 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 April 23, 2019.
BE NOTIFIED FURTHER: All objections to the

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All 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 inobjections, 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.

Probate Judge
By: Kristin Stanley_
Probate Court Clerk
65 Courthouse Street
Blairsville, GA 30512
(706)439-6006

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA STATE OF GEORGIA

VS
LOST, FOUND AND ABANDONED PROPERTY
Civil Action No.: 19-CV-111-SG
APPLICATION FOR DISPOSITION OF PROPERTY
PURSUANT TO 0.C.G.A. § 17-5-54
Comes now Michael Baxter, Chief of Blairsville

Police Department, hereby makes applica-tion to this Court of an Order authorizing the disposition of certain property in his custody pursuant to O.C.G.A. § 17-5-54, and shows to the Court the following:

The property described is a silver walton diamond watch, gold Elgin watch, gold necklace, gold bracelet, silver diamond/emerald wedding ring and bank, gold diamond ring, 14 kt gold diamond ring and ban. The above listed property has been in the custody of the Blairsville Police Department for more than ninety

2.

O.C.G.A. § 17-5-54 authorizes an executive office of a law enforcement agency to make application to the Superior Court for an Order to retain, sell, or discard such property.

The Chief of Police of the City of Blairsville request an Order from this Court to dispose of the listed property and deposit any proceeds of the disposition in an account to be used for

of the disposition in an account to be used for law enforcement purposes.

WHEREFORE, Chief Baxter prays for the dispo-sition of the property named herein.

This 12 day of March, 2019

David E. Barrett

CA BANK ACCORS

GA Bar No. 039625 Attorney for the City of Blairsville VERIFICATION

VERIFICATION
Personally appeared before me an officer duly authorized to administer oaths came Michael Baxter, in his official capacity as Chief of Police of the City of Blairsville, who after being duly sworn, states under oath that he is the Chief of Police of the City of Blairsville in the above-style action and that the facts contained in the foregoing Application for Disposition of Property Pursuant to O.C.G.A. § 17-5-54 are true and correct to the best of Affiant's knowledge, information, and belief. information, and belief.

Michael Baxter, Chief of Police City of Blairsville
Sword to and subscribed before me
This 12 day of March, 2019 David E. Barrett ORDER

The within and foregoing Application for Disposition of Property Pursuant to O.C.G.A. § 17-5-54, by Chief Michael Baxter of Blairsville Police Department having been read and con-

sidered.
It is hereby Ordered that the property held in this case be disposed of as requested in the application. The final disposition of this property shall pose no threat to public safety.
So Ordered this 14th day of March, 2019 N. Stanley Gunter Superior Court of Union County

IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA

CLIFFORD OWENBY, DECEASED ESTATE NO.19-32 NOTICE OF PETITION TO FILE FOR YEAR'S SUP-

PORT
The Petition of Audrey Owenby for a year's support from the estate of Clifford Owenby 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 April 29, 2019, why said Petition should not be granted.
All objections to the Petition must be in writing set in forth the grounds of any such

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 filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed the Petition may be granted without a hearing. Dwain Brackett Dwain Brackett

By: Kristin Stanley
Clerk of the Probate Court 65 Courthouse St., Suite 8 Blairsville, GA 30512 Address (706) 439-6006 Telephone Num

N(Apr3,10,17,24)B

Judge of the Probate Court

IN THE PROBATE COURT OF UNION COUNTY

STATE OF GEORGIA
IN RE:ESTATE OF
AMILA DOBSON, MINOR
ESTATE NO.19-44

Courson and Glenda Marie Dobson has filed a Petition seeking to be appointed temporary guardian(s) of the above-named Minor. All objections to the Petition to the appointment of a temporary guardian or the appointment of the Petitioner(s) as temporary guardian(s), must be in writing, setting forth the grounds of any such objections, and be filed with this Court no later than fourteen (14) days after this notice is mailed, or ten (10) days after this notice is personally served upon you, or ten (10) days after the second publication of this notice if you are served by publication. All objections should be sworn to before a notary public or Georgia 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. amount of filing fees.

amount of filing fees.

NOTE: If a natural guardian files a timely objection to the creation of the temporary guardianship, the Petition will be dismissed. If a natural guardian files an objection to the appointment of the Petitioner(s) as guardian(s), or if a parent who is not a natural guardian files an objection to the Petition, a hearing on the matter shall be scheduled at a later date. If no objection is filed, the Petition may be granted without a hearing. without a hearing. Dwain Brackett Judge of the Probate Court

By: Kristin Stanley Clerk of the Probate Court 65 Courthouse St., Suite 8 Blairsville, GA 30512 Address (706) 439-6006

NOTICE OF SALE

Notice is given that Gumlog Storage will sell the contents of rental unit #4, said contents belonging to Heather Baldwin. Said sale shall take place on April 10, 2019 at 10:30am outside the Gumlog Storage Units located at the intersection of 129N (Murphy Hwy) and Gumlog Road, Blairsville, Ga.

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Donald A. Cook,
All debtors and creditors of the estate of Donald A. Cook,
The county of the c

All debtors and creators of the estate of Don-ald A. Cook, 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 tate are required to make immedito the Personal Representative(s). This 29th day of March, 2019. By: Larry Newton Cook 1039 Cook Henry Rd. Morganton, GA 30560

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS

N(Apr3,10,17,24)B

STATE OF GEORGIA

RE: Estate of Jimi Cher Bailey, All debtors and creditors of the estate of Jimi Cher Bailey, 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 infinited to the Personal Representative(s). This 29th day of March, 2019. By: Donald Steven Spero 382 High Range Dr. Blairsville, GA 30512

N(Apr3,10,17,24)B

STATE OF GEORGIA

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER
Because of a default under the terms of the
Security Deed executed by Dawn E. DoucetteShultz and Troy R. Shultz to Mortgage Electronic Registration Systems, Inc. as nominee for
Freedom Mortgage Corporation, its successors
and assigns dated November 23, 2009, and recorded in Deed Book 820, Page 94, Union County Records, said Security Deed having been
last sold, assigned, transferred and conveyed
to Nationstar Mortgage LLC, securing a Note in
the original principal amount of \$108,974.00,
the holder thereof pursuant to said Deed and
Note thereby secured has declared the entire
amount of said indebtedness due and payable
and, pursuant to the power of sale contained

amount of said indebtedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, May 7, 2019, 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 9TH DISTRICT, 1ST SECTION, LAND LOT 175 OF UNION COUNTY, GEORGIA, CONTAINING 1.0 ACRE, MORE OR LESS, AND BEING LOT #216 OF LAKE NOTTELY SUBDIVISION, AS SHOWN ON A PLAT OF SURVEY MADE BY JACK STANLEY, UNION COUNTY SURVEYOR, DATED APRIL 15, 1980 AND RECORDED IN THE DATED APRIL 15, 1980 AND RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF UNION COUNTY SECRETAIN SAID PLAT BOOK J. PAGE 110, SAID PLAT READING AS FOLLOWS: TO REACH THE TRUE POINT OF BEGINNING, START AT THE ORIGINAL LAND LOT CORNER COMMON TO LAND LOTS 150, 151, 174 & 175; THENCE S 3 DEGREES 36 MINUTES W 537.7 THENCE S 3D SEGREES 36 MINUTES W 537.7 THE WEST RIGHT-OF-WAY LINE OF WAYNE COLVELL ROAD; THENCE N 31 DEGREES SE MINUTES E 284.9 FEET; THENCE N 31 DEGREES SE MINUTES E 284.9 FEET; THENCE N 31 DEGREES SE MINUTES W 220.0 FEET TO AN IRON PIN; THENCE N 18 DEGREES 50 MINUTES W 220.0 FEET TO AN IRON PIN; THENCE N 18 DEGREES 24 MINUTES E 19.7 FEET TO THE TRUE POINT OF BEGINNING. Said property is known as 186 Lakeside Drive,

119.7 FEET TO THE TRUE POINT OF BEGINNING.
Said property is known as 186 Lakeside Drive,
Blairsville, GA 30512, together with all fixtures
and personal property attached to and constituting a part of said property, if any.
Said property will be sold subject to any outstanding ad valorem taxes (including taxes
which are a lien, whether or not now due and
payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection
of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions,
covenants, and matters of record superior to
the Security Deed first set out above.
The proceeds of said sale will be applied to
the payment of said indebtedness and all expenses of said sale as provided in said Deed,
and the balance, if any, will be distributed as

and the balance, if any, will be distributed as

provided by law.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the convention with the secured creditor.

with the secureu creditor. The property is or may be in the possession of Dawn E. Doucette-Shultz, a/k/a Dawn E. Shultz-Doucette a/k/a Dawn E. Doucette a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Schultz-Doucette-Schultz froy R. Schultz, successor in interest or tenant/6.

Doucette-Schultz, huy n. Schultz, successor in interest or tenant(s).

Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Dawn E. Doucette-Shultz and Troy R. Shultz
File no. 16-062108
SHAPIRO PENDERGAST & HASTY, LLP* Attorneys and Counselors at Law 211 Perimeter Center Parkway, N.E., Suite 300 Atlanta, GA 30346 770-220-2535/CH

shapiroandhasty.com *THE LAW FIRM IS ACTING AS A DEBT COLLEC-TOR. ANY INFORMATION OBTAINED WILL BE **USED FOR THAT PURPOSE.**

NOTICE OF SALE UNDER POWER.

STATE OF GEORGIA, COUNTY OF UNION.
Under and by virtue of the Power of Sale
contained in a Deed to Secure Debt given by
CAROL LYNN POOLE to MORTGAGE ELECTRON-CAROL LYNN POULE TO MORTIAGE ELECTRON-IC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE FOR , dated 04/23/2008, and Record-ed on 05/15/2008 as Book No. 760 and Page No. 621-636, UNION County, Georgia records, as last assigned to U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$163,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest hidder for each at the within the legal house. the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the within the legal hours of sale on the first Tuesday in May, 2019, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 322 OF UNION COUNTY, GEORGIA, LOT 4, CONTAINING 1.524 ACRES, MORE OR LESS, AND LOT 6, CONTAINING 1.522 ACRES, MORE OR LESS, AND LOT 7, CONTAINING 1.421 ACRES, MORE OR LESS, AND LOT 8, CONTAINING 1.423 ACRES, MORE OR LESS, AND LOT 9, CONTAINING 1.543 ACRES, MORE OR LESS, AND LOT 10, CONTAINING 1.424 ACRES, MORE OR LESS, AND LOT 10, CONTAINING 1.424 ACRES, MORE OR LESS OF THE WARNOCK MOUNTAIN ACRES SUBDIVISION, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER AND ASSOCIATES, INC., DATED APRIL 13, 1994 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 33, PAGE 161. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY.
FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS 039 101 A09; SOURCE OF TITLE IS BOOK 570, PAGE 350 (RECORDED 03/15/05) IESS AND ACCEPT:

PAGE 350 (RÉCORDED 03/15/05) LESS AND ACCEPT:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 322 OF UNION COUNTY, GEORGIA, LOT 4, CONTAINING 1.524 ACRES, MORE OR LESS, A, CONTAINING 1.524 ACRES, MORE OR LESS, AND LOT 6, CONTAINING 1.522 ACRES, MORE OR LESS, AND LOT 6, CONTAINING 1.532 ACRES, MORE OR LESS, AND LOT 7, CONTAINING 1.421 ACRES, MORE OR LESS, AND LOT 10, CONTAINING 1.424 ACRES, MORE OR LESS, AND LOT 10, CONTAINING 1.424 ACRES, MORE OR LESS, OF THE WARNOCK MOUNTAIN ACRES SUBDIVISION, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER AND ASSOCIATES, INC., DATED APRIL 13, 1994 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 33, PAGE 161. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY. FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS 039 101 A09; SOURCE OF TITLE IS BOOK 570, PAGE 350 (RECORDED 03/15/05) The debt secured by said Deed to Secure Debt has been

PAGE 350 (RECORDED 03/15/05) 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 collect attorney's fees (notice of intent to collect attorney's fees having been given). U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST holds the duly endorsed Note and is the current assignee of master Particularition frost flows used using endorsed Note and is the current assignee of the Security Deed to the property. CALIBER HOME LOANS, INC., acting on behalf of and, as necessary, in consultation with U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST (the current investor on the local) is the particular through the control of the particular trust of the particular trust in the pa ranicipation hous (the cuterit investor in the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to 0.C.G.A. § 44-14-162.2, CALIBER HOME LOANS, INC. may be contacted at: CALIBER HOME LOANS, INC., 13801 WIRELESS WAY, OKLAHOMA CITY, OK 73134, WIRELESS WAY, OKLAHOMA CITY, OK 73134, 800-401-6587. Please note that, pursuant to O.C.G.A. § 44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 6146 BIG FOOT LANE, BLAIRSVILLE, GEORGIA 30512 is/are: CAROL LYNN POOLE 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 ordinances, assements are The including, but not limited to, assessments, 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. O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. U.S. BANK TRUST, N.A., AS TRUSTE FOR LSF10 MASTER PARTICIPATION TRUST as Attorney in Fact for CAROL LYNN POOLE. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000007863913 BARRETT DAFFIN PURPOSE. 00000007863913 BARRETT DAFFIN Line Road, Suite 100 Addison, Texas 75001 Telephone: (972) 341-5398.

NOTICE OF SALE UNDER POWER

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

THAT PURPOSE.
Under and by virtue of the Power of Sale contained in a Security Deed given by Bruce Andrews and Joyce Singleton to Mortgage Electronic Registration Systems, Inc., as nominee for CBC National Bank, its successors and assigns, dated May 25, 2017, recorded in Deed Book 1074, Page 326, Union County, Georgia Records, as last transferred to Flagstar Bank, FSB by assignment recorded in Deed Book 1138, Page 35, Union County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED NINETY-FIVE THOUSAND TWO HUNDRED THIRTY-SEVEN AND 0/100 DOLLARS ONE HUNDRED MINETY-FIVE THOUSAND TWO HUNDRED THIRTY-SEVEN AND 0/100 DOLLARS (\$195,237.00), 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 sale on the first Tuesday in May, 2019, the following described property: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF The debt secured by said Security Deed has TACHED HERETO AND MADE A PART HEREOF 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 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. Flagstar Bank, FSB is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2. The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Flagstar Bank, F.S.B., 5151 Corporate Drive, , Troy, MI 48098, 800-945-7700. To the best knowledge and belief of the undersigned, the party in possession of the property is Bruce Andrews and Joyce Singleton or a tenant or tenants and said property is more commonly known as 136 Lazy Springs Rd, Blairsville, Georgia 30512. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed. Flagstar Bank, FSB as Attorney in Fact for Bruce Andrews and Joyce Singleton for the property of the property is the sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed. Flagstar Bank, FSB as Attorney in Fact for Bruce Andrews and Joyce Singleton cy coe and (2) to final confirmation and audit of the status of the loan with the holder of the security deed. Flagstar Bank, FSB as Attorney in Fact for Bruce Andrews and Joyce Singleton McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, Georgia 30076 www. foreclosurehotline.net EXHIBIT "A" All that tract or parcel of land lying and being in the 17th District, 1st Section, Land Lot 210 of Union County, Georgia, containing 1.201 acres, more or less, and being described as Lot 3 of Sweet Pea Cabins as shown on a plat of survey by LandTech Services, Inc., James L. Alexander, G.R.L.S. No. 2653, dated August 31, 2004, and recorded in Union County Records in Plat Book 56, Page 86. Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described property. Benefited by conveyance of a non-exclusive perpetual easement for ingress and egress over and upon the subdivision roads as shown in Warranty Deed recorded in Union County in Warranty Deed recorded in Union County Records in Deed book 710, Page 1. Commonly known as: 136 Lazy Springs Road, Blairsville, GA 30512 Parcel Number: 104 085 B03 MR/mtj 5/7/19 Our file no. 5464419 - FT18