## North Georgia News

## Legal Notices for August 14, 2019

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Maurice Farabee,
All debtors and creditors of the estate of All debtors and creditors of the estate of Maurice Farabee, 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). By: Theodore M. Farabee 7100 Lake Ola Drive Mount Dora, FL 32757 N(Jul24,31,Aug7,14)

STATE OF GEORGIA

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Gollie H. Easter,
All debtors and creditors of the estate of

All debtors and creditors of the estate of Gollie H. Easter, 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 July, 2019. By: Betty J. Easter PO Box 41 Blairsville, GA 30514 N(Jul24,31,Aug7,14)

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Maurice Fuller Farabee, All debtors and creditors of the estate of Maurice Fuller Farabee, 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 flake illimental to the Personal Representative(s). This 19th day of July, 2019. By: Theodore Maurice Farabee 7100 Lake Ola Dr. Mount Dora, FL 32757 N(Jul24,31,Aug7,14)

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Debbie Hotrum,
All debtors and creditors of the estate of Debbie Hotrum, 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 July. 2019.

This 19th day of July, 2019. By: Crystal Winch 26 Foggy Meadow Dr. Blairsville, GA 30512 N(Jul24.31.Aua7.14)

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of George Edward Kible,
All debtors and creditors of the estate of

George Edward Kible, deceased, late of Union George Edward Kible, 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 flake fillinguals to the Personal Representative(s). This 19th day of July, 2019. By: Staci Olmsted 70 Marty's Dr. Blairsville, GA 30512 N(Jul24,31,Aug7,14)

IN THE PROBATE COURT OF UNION COUNTY IN RE: PAULA JAYNE VAN HUSS, DECEASED

ESTATE NO. 19-84 Notice of Petition to file for Year's Sup-

PORT
The Petition of Dennis Terry Van Huss for a year's support from the estate of Paula Jayne Van Huss 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 19, 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 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 or filed bearing it has been suited by the court personnel for the required amount of filing fees. If any objections or filed a bearing it has been suited. 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
Judge of the Probate Court
By: Kristin Stanley
Clerk of the Probate Court
65 Courthouse St., Suite 8
Blairsville, GA 30512
Address

Address (706) 439-6006 N(Jul24,31,Aug7,14)

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA CHRISTINE L. BOURGEOIS

BRYAN J. BOURGEOIS

Respondent:
Civil Action File No. SUCV2019000174
NOTICE OF FILING FOR PETITION FOR NOTICE BY PUBLICATION

BY PUBLICATION
TO: Bryan J. Bourgeois
Pursuant to an Order for Publication signed by
the Honorable Judge Raymond George on May
29, 2019, you are hereby notified that a Petition
for Notice by Publication has been filed in the Superior Court of Union County, Georgia, Case
No. SUC2019000174, on May 10, 2019 which
seeks to serve by publication.
The Petition alleges that the Petitioner has
diligently tried to find the Respondent but to
no avail. Thus service by publication is neces-

sary.

You may obtain a copy of this Petition from
the Clerk of Superior Court of Union County,
located at 65 Courthouse Street #5, Blairsville,
Georgia 30512 or (706) 439-6022

After you review the Petition, you must file

After you review the Petition, you must file your written answer and objections to the Petition with the Clerk of Superior Court. You must also serve a copy of your answer upon the Petitioner, whose address is as follows: Jennifer S. Yoxall, Esquire, Yoxall Family Law, LLC, One West Court Square, Suite 750, Decatage Court Square, Suite 750, Dec tur, Georgia 30030.

un, debright 30030.

Your answer must be made within sixty (60) days of the date of the Order for Service by Publication.

Signed this 10 day of June, 2019.

Judy Odom

CLERK, Superior Court of Union County

OLEAN, Superior Court of the Prepared and Presented by: Jennifer S. Yoxall Attorney for the Petitioner Yoxall Family Law One West Court Square Suite 750

Decatur, Georgia 30030 (678) 420-5534

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Georgia Self Storage Act (210-215)
Notice is hereby given that the undersigned self storage units will be sold at a public sale by competitive bidding, in their entirety to the highest bidder, on or after August 22, 2019 at 1pm to satisfy the lien of the Lessor, with Inn Storage II.C. see managing agent for Lessor for storage LLC as managing agent for Lessor, for rental and other charges due from the under-signed. The said property has been stored and is located at the respective address below. The sale will be conducted under the guidance of StorageAuction.com on behalf of the facilities' storageAuction. Colon in behalf of the lacinties management. Units will be available for viewing prior to the sale on StorageAuction.com. The terms of the sale will be cash only to the highest bidder. A 10% buyer's premium will be charged per unit. All sales are final. Inn Storage Storage LLC reserves the right to withdraw any solvage LLC reserves the right to withdrawally or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 72 hours or sooner Inn Storage LLC 87 Butternut Lane Blairsville Ga 30512

A21 Jecenia Falu Smith of Young Harris, Geor-N(Aug7,14)P

NOTICE NOTICE
American Mini Storage will hold a Public
Auction pursuant to the Georgia Self-Storage
Act, Thursday, August 15th, 2019 at 2PM at
American Mini Storage, 323 State Hwy 325,
Blairsville, GA 30512, County of Union, State

blainsvinle, Qu'acolt2, county of Union, State of Georgia.
Felipa Rodriquez #127 misc. furniture
Mike Fisher #264 misc. furniture
Mike Fisher #169-184 drill press, rolling tool
box, air compressor, chop saw, construction
heaters, weed eaters, misc. tools, 77 Harley
Devideor ex #20160601

Davidson ser. #3A19593H7 This auction will be cash sale to the highest bidder. Sale subject to cancellation in the event of settlement between owner and obligated

IN THE JUVENILE COURT OF UNION COUNTY

AM DOB:04-01-2015 SEX: FEMALE

SEX: FEMALE
CHILDREN UNDER THE AGE OF EIGHTEEN
case no. 144-18J-69A
NOTICE OF DEPENDENCY HEARING
TO: Wade McEntyre
By Order for Service by Publication dated the 19
day of July 2019, you are hereby notified that
on the 12 day of July 2018, the Union County
Department of Family and Children Services,
Georgia Department of Human Services, filed a
Petition for Temporary Custody (Dependency)
against you as to the above-named child alleging the child is dependent. You are required against you as it the above-lantieu climb al-leging the child is dependent. You are required to file with the Clerk of Juvenile Court, and to serve upon Special Assistant Attorney General William Mercer an answer in writing within sixty (60) days of the date of the Order for Ser-

sixty (ou) days or the date of the order for Service by Publication.

The Court will conduct a final hearing upon the allegations of the Petition and enter an order of disposition on the 4th day of October, 2019 at 9:00 a.m., at the Union County Courthouse, Blairsville Georgia.

The child and other parties involved may be expresented by a lawyer at all stages of these

The child and other parties involved may be represented by a lawyer at all stages of these proceedings. If you want a lawyer, you may choose and hire your own lawyer. If you want to hire a lawyer, please contact your lawyer immediately. If you want a lawyer but are not able to hire a lawyer without undue financial hardship, you may ask for a lawyer to be appointed to represent you. The Court would inquire into your financial circumstances and if the Court finds you to be financially unable to hire a lawyer, then a lawyer will be appointed to represent you. If you want a lawyer appointed to represent you. 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 19 day of July, 2019. Jeremy Clough

Jeremy Clough
Honorable Jeremy Clough
Judge, Juvenile Court
Towns County, Georgia
Enotah Judicial Circuit

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Annie Mellene Tanner,
All debtors and creditors of the estate of Annie Mellene Tanner, deceased, late of Union
County, Georgia, are hereby notified to render
their demands and payments to the Personal
Representative(s) of the estate, according to
the law, and all persons indebted to said estate are required to make immediate payment
to the Personal Representative(s) to the Personal Representative(s). This 1st day of August, 2019. By: Stephanie Jill Davis 837 Ed King Rd. Blairsville, GA 30512

**STATE OF GEORGIA** 

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of David R. Rountree,
All debtors and creditors of the estate of David R. Rountree, deceased, late of Union David n. Noulmee, deceased, late of official county, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).

This 1st day of August, 2019. By: Joan L. Rountree 30 Ridgecrest Dr. Blairsville, GA 30512 N(Aug7.14.21.28) STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Barbara Jean Blackmer,
All debtors and creditors of the estate of Barbara Jean Blackmer, 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 1st day of August, 2019. By: Wayne Blackmer 254 Mountain Woods Rd. Blairsville, GA 30512 N(Aug7,14,21,28)

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Doris Jacobs Dockery,
All debtors and creditors of the estate of Doris Jacobs Dockery, 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 9th day of August, 2019. By: William Keith Dockery 8934 Glenbrook Rd.

STATE OF GEORGIA NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Maureen Justeen Gouge,
All debtors and creditors of the estate of Maureen Justeen Gouge, 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 Dersonal Representative(s). to the Personal Representative(s). This 9th day of August, 2019. By: James G. Gouge 317 Daniel Paul Dr.

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of David H. Haight Jr.,
All debtors and creditors of the estate of

David H. Haight Jr., deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 9th day of August, 2019.

By: David Henry Haight III

PO Box 90

Blue Ridge, GA 30513 N(Aug14.21.28.Sept4

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Mavis (NMN) Knowles,
All debtors and creditors of the estate of Mavis (NMN) Knowles, 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 9th day of August, 2019. By: Samuel Louis Knowles By: Samuel Louis Kno 46 Ledge Ln. Blairsville, GA 30512 N(Aug14,21,28,Sept4)

STATE OF GEORGIA

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Charles H. Shepherd,
All debtors and creditors of the estate of Charles H. Shepherd, 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 9th day of August, 2019. By: Linda Lou Shepherd 3190 Windmill Point Blvd. Kissimmee, FL 34746 N(Aug14,21,28,Sept4)

IN THE PROBATE COURT STATE OF GEORGIA
IN RE: ESTATE OF
VEATRICE WINN FLOYT, DECEASED

**ESTATE NO. 19-109** 

PETITION FOR LETTERS OF ADMINISTRATION s Kirtland Floyt has petitioned (for Let-

ters of Administration) to be appointed Administrator of the estate of Veatrice Winn Floyt, istrator of the estate of Veatrice Winn Floyt, deceased, of said County. (The petitioner has also applied for waiver of bond and/or grant of certain powers contained in O.C.G.A. §53-12-261.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the court on or before September 9, 2019. 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 for the state of the state o must be tendered with your pleadings/objections, unless you qualify to file as an indigent tions, unless you quainy 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

DROBATE HIDGE

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

NOTICE OF SUPERIOR COURT
OF UNION COUNTY
Carter Paul Sisum, a minor child, BNF Mindy
Elizabeth Taylor Sisum
Superior Court of Union County; CAFN: SUCV2019000260JP

CAPN: SUCV2019000260JP TO: Any interested party, By Order of the Court for Service by Publication dated July 19, 2019, you are hereby notified that on July 16, 2019, Mindy Elizabeth Taylor Sisum filed a Petition for Name Change in re:

Sisum filed a Petition for Name Change in re: Carter Paul Sisum. You are required to file an objections with the Clerk of the Superior Court, and to serve upon Plaintiff's Attorney Michelle Vaughan, P.O. Box 1657, Blairsville, Georgia, 30514, an Answer in writing within thirty (30) days of July 31, 2019.

STATE OF GEORGIA COUNTY OF Union
NOTICE OF SALE UNDER POWER
Pursuant to the power of sale contained in the
Security Deed executed by LARRY W BURIN
SAND TAMARA H. BURNS to in the original principal amount of \$68,800.00 dated August 18,
1999 and recorded in Deed Book 327, Page
112, Union County records, said Security Deed
being last transferred to NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Union County
records the undersigned will sell at public records, the undersigned will sell at public outcry to the highest bidder for cash, before the Courthouse door in said County, or at such other place as lawfully designated, within the legal hours of sale, on September 03, 2019, the property in said Security Deed and described

property in said Security Deed and described as follows:
SECTION 1, DISTRICT 9, LAND LOT 176, UNION CO GA, CONTAINING 0.95 ACRE, MORE OR LESS, AND BEING A PORTION OF LOTS 4 & 5 OF NOTTLEY ESTATES, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC., DATED JUNE 5, 1991, AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK Z, PAGE 2. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY.

PROPERTY.
Said property being known as: 5340 FOREST DR, BLAIRSVILLE, GA 30512
To the best of the undersigned's knowledge, the party or parties in possession of said property is/are LARRY W. BURNS AND TAMARA H.

BURNS or tenant(s).

The debt secured by said Security Deed has been and is hereby declared due and payable because of, among other possible events of default, failure to pay the indebtedness as provided for in the Note and said Security Deed. The debt remaining in default, this sale will be made for the number of paying the same and made for the purpose of paying the same and all expenses of sale, including attorney's fees (notice of intent to collect attorney's fees hav-

ing been given). Said property will be sold subject to the fol-Said property will be sold subject to the fol-lowing: (1) any outstanding ad valorem taxes (including taxes which are a lien, whether or not yet due and payable); (2) the right of re-demption of any taxing authority; (3) any mat-ters which might be disclosed by an accurate survey and inspection of the property; and (4) any assessments, liens, encumbrances, zon-ing ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

matters of record superior to the Security Deed first set out above.
Said sale will be conducted subject to the following: (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.

tus of the loan with the holder of the Security Deed.

The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:

Nationstar Mortgage LLC d/b/a Mr. Cooper 8950 Cypress Waters Blvd Coppell, TX, 75019
1-888-480-2432

Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.

of the mortgage.
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR

NATIONSTAR MORTGAGE LLC D/B/A MR. COO-

NATIONSTAR MURITIGAGE LLC 10/8/A MR. COU-PER, as Attorney-in-fact for LARRY W. BURNS AND TAMARA H. BURNS RAS Crane LLC 10700 Abbott's Bridge Road Suite 170 Duluth, GA 30097 Phone: 470.321.7112 Firm File No. 19-353446 - AmE

NOTICE OF SALE UNDER POWER

ROTICE OF SALE ONDER TOWER
GEORGIA, UNION COUNTY
By virtue of a Power of Sale contained in that
certain Security Deed from HEATHER TISHA
LIVELY to MORTGAGE ELECTRONIC REGISTRA-LIVELY to MORTGAGE ELECTRONIC REGISTRA-TION SYSTEMS, INC. AS A NOMINEE FOR MORT-GAGE FINANCIAL GROUP, INC., dated February 16, 2016, recorded February 22, 2016, in Deed Book 1030, Page 227, Union County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Two Thou-sand and 00/100 dollars (\$102,000.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to FREEDOM MORTGAGE COR-PORATION, there will be sold at public outcry PORATION, there will be sold 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 September, 2019, all property described in said Security Deed including but not limited to the following de-

scribed property: ALL THAT TRACT OR PARCEL OF LAND LYING ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 170 OF UNION COUNTY, GEORGIA, CONTAINING 2.0 ACRES, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY CLEVELAND & COX LAND SURVEYING, LLC, DATED JANUARY 31, 2009 AND RECORDED IN UNION COUNTY, GEORGIA RECORDS IN PLAT BOOK 61, PAGE 198. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY. SUBJECT TO RESTRICTIONS AS RECORDED IN UNION COUNTY, GEORGIA RECORDE CORDED IN UNION COUNTY, GEORGIA RECORDS
IN DEED BOOK 648, PAGES 254-255. SUBJECT
TO AN EASEMENT TO BLUE RIDGE MOUNTAIN
EMC AS RECORDED IN UNION COUNTY, GEORGIA
RECORDS IN DEED BOOK 132, PAGES 31011. SUBJECT TO THE 100 FOOT SPRING BUFFER
RECORD AND ASPEREAD BY AT SUBJECT TO AS SHOWN ON AFORESAID PLAT, SUBJECT TO

AS SHOWN ON AFORESAID PLAI. SUBJECT TO RIPARIAN RIGHTS TO BRANCH AS SHOWN ON AFORESAID PLAT.
Said legal description being controlling, however the property is more commonly known as 952 OLD GUM LOG RD, BLAIRSVILLE, GA

30512.
The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys' fees (notice to collect same having been given) and all other payments provided for under the terms of the

payments provided for under the terms of the Security Deed.

Said property will be sold on an "as-is" ba-sis without any representation, warranty or recourse against the above-named or the un-dersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and available the right of redomption of any taxing. which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed.

To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is HEATHER TISHA LIVELY, or tenants(s).

or tenants(s).
The sale will be conducted subject (1) to con-

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

Please note that, pursuant to O.C.G.A. § 44-14-162.2, you are not entitled by law to an amend-Toc.2. You are not entitled by law to an amend-ment or modification of the terms of your loan. The entity having full authority to negotiate, amend or modify all terms of the loan (al-though not required by law to do so) is: Free-dom Mortgage Corporation, Loss Mitigation Dept., 10500 Kincaid Dr., Suite 300, Fishers, IN

FREEDOM MORTGAGE CORPORATION as Attorney in Fact for HEATHER TISHA LIVELY
THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDFRAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Rubin Lublin, LLC, 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071
Telephone Number: (877) 813-0992 Case No. FREM-19-03266-1

46037, Telephone Number: 1-855-690-5900. FREEDOM MORTGAGE CORPORATION

FREM-19-03626-1 Ad Run Dates 07/17/2019, 08/07/2019, 08/14/2019, 08/21/2019, 08/28/2019 rlselaw.com/property-listing N(Jul17, Aug7, 14, 21, 28)

NOTICE OF SALE UNDER POWER

COUNTY OF UNION
Under and by virtue of the power of sale contained with that certain Security Deed dated November 10, 2008, from David E. Weil and Carolyn J. Weil to Financial Freedom Senior Funding Corporation, recorded on December 18, 2008 in Deed Book 780 at Page 401 Union County, Georgia records, having been last sold, assigned, transferred and conveyed to Bank of New York Mallon Truct Company N. A. as Truct county, Georgia records, naving been last soil, assigned, transferred and conveyed to Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust by Assignment and said Security Deed having been given to secure a note dated November 10, 2008, in the amount of \$150,000.00, and said Note being in default, the undersigned will sell at public outcry during the legal hours of sale before the door of the courthouse of Union County, Georgia, on September 3, 2019 the following described real property (hereinafter referred to as the "Property"):
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 63, 10TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA AND BEING SHOWN AS TRACT 1 CONTAINING 0.750 ACRES, AS PER PLAT OF SURVEY BY ROCHESTER and ASSOCIATES, INC., DATED JANUARY 28, 1993 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

28, 1993 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGIN AT THE INTERSECTION OF LAND LOTS
45, 46, 63 AND 64 RUNNING THENCE SOUTH
35°18' 52" EAST, 1185.09 FEET TO AN IRON
PIN SET BEING THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°35' 57" EAST 115.30 FEET
TO A POINT; THENCE NORTH 36°32' 13" WEST
72.57 FEET TO A POINT; THENCE NORTH 07°44'
42" EAST 105.36 FEET TO A POINT; THENCE
SOUTH 00°22' 15" EAST 40.00 FEET TO A POINT;
THENCE SOUTH 71°31' 55" WEST 112.54 FEET
TO A POINT; THENCE SOUTH 14°27' 14" EAST
32.21 FEET TO A POINT; THENCE SOUTH 14°27'
32.21 FEET TO A POINT; THENCE SOUTH 14°27' 10 A POINT; THENCE SOUTH 14/27 14 ZAST 32.21 FEET TO A POINT; THENCE SOUTH 14/27 14" EAST 14.70 FEET TO A POINT; THENCE NORTH 88°22' 57" WEST 34.86 FEET TO AN IRON PIN FOUND; THENCE NORTH 03°00' 08" WEST 282.13 FEET TO AN IRON PIN SET BEING THE TRUE POINT OF BEGINNING.

THE TRUE POINT OF BEGINNING.

The debt secured by the Security Deed and evidenced by the Note and has been, and is hereby, declared due and payable because of, among other possible events of default, failure to make the payments as required by the terms of the Note. The debt remaining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees has been given as provided by law. To the best of the undersigned's knowledge, the person(s) in possession of the prop-erty is David E. Weil, Deceased and Carolyn J. Weil.

The property, being commonly known as 867 Roberson Circle, Blairsville, GA, 30512 in Union Roberson Circle, Balasvine, Jan, 30912 in Onton County, will be sold as the property of David E. Weil, Deceased and Carolyn J. Weil., subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting title to the property which would be disclosed by accurate survey and inspection thereof, and all assessments, liens encumbrance restrictions covenants and inspection mereor, and all assessments, liens, encumbrances, restrictions, covenants, and matters of record to the Security Deed. Pursuant to O.C.A. Section 44-14-162.2, the name, address and telephone number of the individual or entity who shall have the full authority to negotiate, amend or modify all terms thorny to negotiate, amend or modify all terms of the above described mortgage is as follows: Compu-Link Corporation, d/b/a Celink, 2900 Esperanza Crossing, Austin, TX 78758, 512-691-1699. The foregoing notwithstanding, nothing in O.C.G.A. Section 44-14-162.2 shall require the secured creditor to negotiate, amend or modify the terms of the mortgage instrument.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under U.S. Bankruptcy code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

Attorney for Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust as Attorney in Fact for David E. Weil (now deceased) and Carolyn 100 Galleria Parkway, Suite 960

Atlanta, GA 30339 Phone: (770) 373-4242

By: Cory Sims

For the Firm
THIS FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFOR-MATION OBTAINED WILL BE USED FOR THAT

PURPOSE. wc - 19-014789 A-4700957 08/07/2019, 08/14/2019, 08/21/2019, 08/28/2019

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
By virtue of Power of Sale contained in Deed
to Secure Debt ("Security Deed") from CHRISTIAN CUMBERBATCH ("Grantor") to LAKEWODD CAPITAL GROUP, LLC ("Grantee"), dated
NOVEMBER 12, 2018, and recorded DECEMBER
6, 2018, in Deed Book 1133, Pages 511-512,
Union County, Georgia Records, said Security
Deed being given to secure a Note in the original principal amount of ONE HUNDRED SIXTYEIGHT THOUSAND SIX HUNDRED SEVENTY-FIVE
and 00/100 Dollars (\$168,675.00), with interest from date at the rate as provided therein
on the unpaid balance until paid. Whereas the
debt secured by the said deed to secure debt
aforesaid, has become in default as to the
principal and interest and the holder thereof
has declared the entire indebtedness as once,
immediately due and payable; now, therefore,
pursuant to the terms, provisions, and conditions of the aforesaid deed to secure debt and
the laws in such cases made and provided for,
there will be sold by the undersinged at tubthe laws in such cases made and provided for,

NOTICE OF SALE UNDER POWER

the laws in such cases made and provided for, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door in Blairsville, Union County, Georgia, within the legal hours of sale on the first Tuesday in SEPTEMBER, 2019, the following described real property to wit: All that tract or parcel of land lying and being in Land Lots 277, 278, 299 and 300 9th District, 1st Section, Union County, Georgia, and being Lot Thirteen (13) of The Farm at Highland Park Subdivision, containing 3.28 acres, more or less, as shown on the Final Plat for Highland Park, by Blue Ridge Mountain Surveying, Inc., RS No. 3007, dated 06/15/18 and being recorded in Plat Book 70, Pages 485-487, Union County, Georgia records, which description is incorporated herein by reference and made a part hereof. The property is conveyed with and subject to the road easement as shown on aforesaid Plat.

Plat.

The property is conveyed subject to the Declaration of Covenants, Restrictions, Property Owners Association and Limitations for The Farm at Highland Park Subdivision as recorded in Deed Book 1115, Pages 614-634, Union County, Georgia records.

The property is conveyed subject to the Grant of Easement recorded in Deed Book 1101, Pages 475-487, Union County, Georgia records.

The property is conveyed subject to the Grant of Easement recorded in Deed Book 1101, Pages 497-509, Union County, Georgia records.

Grantor grants to grantee a perpetual easement for access for ingress and egress along subdivision roads as shown on Plat.

The property is conveyed subject to the set-

The property is conveyed subject to the set-backs, easements and all matters shown on aforesaid Plat.

aforesaid Plat.

The property is being conveyed subject to all easements, covenants, restrictions, agreements, permits, rights of ways, government regulations, zoning ordinances and all matters of record affecting subject property. This Deed is given subject to all easements and restrictions of record, if any. Property Address: Lot 13, The Farm at Highland Park, Union County, 6A 30512

The debt secured by the Security Deed has been and is hereby declared due because of, among other possible events of default, failure to comply with the terms of 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, including

sale will be made for the purpose of paying the same and all expenses of this sale, including attorneys' fees (notice of intent to collect attorneys' 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. Deed ITST set out above.

To the best knowledge and belief of Grantee, the above described property is in the possession of Christian Cumberbatch, or a tenant or tenants, and will be sold subject to the outstanding ad valorem taxes and/or assessment if one of the control of t

ments, if any. LAKEWOOD CAPITAL GROUP, LLC

As Attorney in Fact for Christian Cumberbatch

N(Aug7,14,21,28)