North Georgia News

Legal Notices for August 22, 2018

APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER TRADE NAME, PARTNER-SHIP, OR OTHERS STATE OF GEORGIA COUNTY OF UNION

COUNTY OF UNION The undersigned does hereby certify that Bridge Way Hospice Blairsville LLC conducting business as Bridge Way Hospice in the City of Blairsville County of Union in the State of Geor-gia, under the name of Bridge Way Hospice and that the nature of the business is Hospice in that the nature of the business is Hospice in home care and that the names and addresses of the persons, firms or partnership owning and carrying on said trade or business are Bridge Way Hospice Holdings LLC, 1395 South Marietta, GA 30067 and Gary W. Rasimussen President/Owner, 4068 Shallowford Road, Marietta, GA 30062 N(Aug15,22)P

STATE OF GEORGIA UNION COUNTY

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Troy J. Wheeler All debtors and creditors of the estate of Troy J. Wheeler, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the setate according to 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 3rd day of August, 2018. By: Shana J. Dyer

80 Wargo Dr. Blairsville, GA 30512

N(Aug8,15,22,29)B

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS NOTICE TO DEBTORS AND CREDITORS RE: Estate of Bernice Warren Woodie, All debtors and creditors of the estate of Ber-nice Warren Woodie, 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 3rd day of August, 2018. By: Susan Jane Warren

By: Susan Jane Warren 79 Mariposa Ln. Blairsville, GA 30512

N(Aug8,15,22,29) STATE OF GEORGIA

UNION COUNTY

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Margaret Ann Black, All debtors and creditors of the estate of Margaret Ann Black, 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 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 23rd day of July, 2018.

By: William Brent Black 2255 Cheremoya Ave. Los Angeles, CA 90068 N(Aug1,8,15,22)B

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS RE: Estate of Flora B. Hyman, All debtors and creditors of the estate of Flora B. Hyman, 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 27th day of July, 2018. By: Alyce G. Adkins PO Box 2329 Blairsville, GA 30514

Blairsville, GA 30514 N(Aug1,8,15,22)B

STATE OF GEORGIA UNION COUNTY

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Bruce W. Eisel, All debtors and creditors of the estate of Bruce W. Eisel, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Benresentative(s) of the estate according to 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 27th day of July, 2018. By: Deborah F. Eisel PO Box 2717 Blairsville, GA 30514 N(Aug1.8,15,22)B

NOTICE NUILE (For Discharge from Office and all Liability) PROBATE COURT OF UNION COUNTY Re: PETITION OF LEAH DANIELLE VICKERS GRAY-MCDADE FOR DISCHARGE AS EXECUTRIX OF THE ESTATE OF WILLIAM DANIEL VICKERS, DECEASED. TIC Katrina Nichola Vickere and to whom the

To: Katrina Nichole Vickers and to whom it may oncern:

concern: This is to notify you to file objection, if there is any, to the above referenced petition, in this Court on or before August 27, 2018. BE NOTIFIED FURTHER: All objections to the

petition must be in writing, setting forth the grounds of any such objections. All pleadings/ b)jections must be signed before a notary public or before a probate court clerk, and fil-ing fees must be tendered with your pleadings/ objections, unless you qualify to file as an in-digent party. Contact probate court personnel at the following address/telephone number for the 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 peti-tion may be granted without a hearing. Dwain Brackett Probate_Judge Dwain Brackett Probate Judge By: Kristin Stanley_ Probate Court Clerk 65 Courthouse Street Blairsville, GA 30512 (706)439-6006 ug1,8,15,22)

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of William Nelson Poteete, All debtors and creditors of the estate of William Nelson Poteete 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 immediate payment to the Personal Representative(s). This 23rd day of July, 2018. By: Barbara Louise Poteete a/k/a Barbara D. Poteete 596 Poteete Creek Rd.

Blairsville, GA 30512 N(Aug1,8,15,22)B

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Genarold DeLoach, All debtors and creditors of the estate of Genarold DeLoach, 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 ell concence indebtd the origined. the law, and all persons indebted to said es the law, and all persons indepted to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Sandra M. Entwistle 97 Colonsay Trace Blairsville, GA 30512 N(Aug22,29,Sept5,12)B

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Minnie C. Stoutamire, All debtors and creditors of the estate of Min All denotors and creditors of the estate of Minn-nie C. Stoutamire, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-

tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Clyde Gerald Stoutamire 41 Doe Ln. Blairsville, GA 30512 N(Aug22,29,Sept5,12)B

STATE OF GEORGIA

UNION COUNTY Notice to debtors and creditors RE: Estate of Catherine M. Sawyer, All debtors and creditors of the estate of Catherine M. Sawyer, 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 narment tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Timothy J. Timan 12t Hibiscus Rd. Edgewater, FL 32141

(Aug22,29,Sept5,12)B

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Ronald A. Ellingsworth,

All debtors and creditors of the estate of Ron-ald A. Ellingsworth, 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 union to make immediate payments. the law, and an persons indented to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Ronald A. Ellingsworth 2514 3rd St. Vero Beach, FL 32962 N(Aug22,29,Sept5,12)B

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS RE: Estate of Anna M. Martin, All debtors and creditors of the estate of Anna M. 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 the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Michelle Ingram PO Box 1026 Blairsville, GA 30514 Valerie Dver

Valerie Dyer 36 Morning Dove Ln. Young Harris, GA 30582 V(Aug22,29,Sept5,12)B

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Betty Jeanne Barlow, All debtors and creditors of the estate of Betty Jeanne Barlow, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. UNION COUNTY This 10th day of August, 2018. By: John Randall Curry

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA CORRINA MARY MARTIN,

Plaintiff. THOMAS WEYLIN LYNN MARTIN, CIVIL ACTION

CIVIL ACTION Case No. 18-CV-209-PJ1 NOTICE OF SUMMONS-SERVICE BY PUBLICA-

TION TO: THOMAS WEYLIN LYNN MARTIN. Defendant

named above: You are hereby notified that the above-styled action seeking a divorce was filed against you in said court on July 23, 2018, and that by reason of an order for service of summons by pub-Son of an order to service of summons up pub-lication entered by the court on July 23, 2018, you are hereby commanded and required to file with the clerk of said court and serve upon Kris-Ann Poe, attorney for Plaintiff, whose ad-dress is 231 Chatuge Way, Hiawassee, Georgia, 2026 30546, an answer to the complaint within sixty (60) days of the date of the order for service by publication. If you fail to do so, judgment by default will be taken against you for the relief demanded in the complaint. Witness the Honorable N. Stanley Gunter, Judge of said Court.

This the 23 day of July, 2018.

Judy L. Odom Clerk of Superior Court Union County, Enotah Judicial Circuit N(Aug1,8,15.22)B

NOTICE OF SALE UNDER POWER

NUTICE OF SALE UNDER POWER GEORGIA, UNION COUNTY By virtue of a Power of Sale contained in that certain Security Deed from ALTUS D BRACKEN, RUTH HELEN MCLEAN to MORTGAGE ELEC-TRONIC REGISTRATION SYSTEMS INC AS NOMINEE FOR UNITED WHOLESALE MORTGAGE, NOMINEE FOR UNITED WHOLESALE MORTGAGE, dated January 24, 2013, recorded January 28, 2013, in Deed Book 928, Page 358, Union Coun-ty, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Sixty-Two Thousand Five Hundred and 00/100 dollars (\$162,500.00), with interest thereon as provided for therein, said Security Deed hav-ing been last sold, assigned and transferred to LAKEVIEW LOAN SERVICING LLC, there will be sold at public outcry to the highest bidder for

LÄKEVIEW LOAN SERVIČING LLC, 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, 2018, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 276, 9TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA, BE-ING LOT FIFTY (50), COTTAGE AREA ADDITION OF WESLEY MOUNTAIN VILLAGE, CONTAINING 0.616 ACRES, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE COMMON CORNER OF LAND LOTS 276, 275. COMMON CORNER OF LAND LOTS 76, 275, 301 & 302, SAID DISTRICT AND SECTION, RUN THENCE N 89 16 W 1110.56 FEET TO A POINT AND THE TRUE POINT OF BEGINNING; RUN THENCE S 12 26 23 W 222.51 FEET TO A POINT; THENCE N 81 22 45 W 110.0 FEET TO A POINT; THENCE N 08 39 56 E TO A POINT; THENCE IN A SOUTHEASTERLY DIRECTION AN ARC DISTANCE OF 125.10 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING S 77 01 29 E 125.0 FEET TO A POINT AND THE TRUE POINT OF BEGINNING. SAID PROPERTY BEING MORE PARTICULARLY SHOWN ON A SURVEY FOR WESLEY MOUNTAIN VILLAGE, DATED AUGUST, 1989, PREPARED BY FARLEY E. WOLFORD, RS #1989, SAID PLAT BEING INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE THERETO. THE PROPERTY IS SUBJECT TO THOSE RESTRICTIVE COVENANTS APPEARING OF RECORD IN DEED THENCE N 81 22 45 W 110.0 FEET TO A POINT PROPERTY IS SUBJECT TO THOSE RESTRICTIVE COVENANTS APPEARING OF RECORD IN DEED BOOK 144, PAGE 133 ET SEO. RECORDS OF THE CLERK OF THE SUPERIOR COURT OF UNION COUNTY, GEORGIA, AND THE PARTIES TO THIS DEED EXPRESSLY AGREE TO COMPLY WITH AND BE BOUND BY SAID COVENANTS, THE POWER LINE EASEMENTS AS SHOWN ON SAID PLAT. Said legal description being controlling, how-ever the property is more commonly known as 845 WESLEY MOUNTAIN DR, BLAIRSVILLE, GA 30512.

30512.

The indebtedness secured by said Security The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed and Note. The indebtedness re-maining 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 Security Deed and Note. Said property will be sold on an "as-is" ba-sis without any representation, warranty or

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 payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or bu an insertion of authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assess-ments; 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 pos-session of the property is ALTUS D BRACKEN, RUTH HELEN MCLEAN, or tenants(s). 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-

the U.S. Bankruptcy Code and (2) to final con-firmation and audit of the status of the loan

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 JOHNNY A SPENCE to MORTGAGE ELECTRONIC JOHNNY A SPENCE to MORTGAGE ELEČTRONIĆ REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE FOR BANK OF THE OZARKS, ITS SUC-CESSORS AND ASSIGNS, dated 11/17/2017, and Page No. 276-286, UNION County, Georgia records, as last assigned to WELLS FARGO BANK, N.A. (the Secured Creditor), by assign-ment, conveying the after-described property to secure a Note of even date in the original principal amount of \$122,100.00, with inter-est at the rate specified therein, there will be sold by the undersigned at public outcry to the sold by the undersigned at public outcry to the highest bidder for cash at the UNION County Courthouse within the legal hours of sale on the first Tuesday in September, 2018, the fol-lowing described property: TRACT ONE: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 64, 10TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA, BEING LOT 6-2, CONTAINING 0.60 ACRES, MORE OR LESS, OF HIDDEN LAKE PROPERTIES, AS SHOWN ON A PLAT OF SURVEY BY JACK STALEY, UNION COUNTY SURVEYOR, DATED MAY 1, 1980 AND RECORDED IN PLAT BOOK L, FOLIO 73, AND MORE PARTICULARLY DESCRIBED AS FOL-LOWS: sold by the undersigned at public outcry to the

LUWS: TO REACH THE TRUE POINT OF BEGINNING START AT THE ORIGINAL LAND LOT CORNER COMMON TO LAND LOTS 44, 45, 64 AND 65 OF SAID DISTRICT AND SECTION; THENCE SOUTH SAID DISTRICT AND SECTION; THENCE SOUTH 60 DEGREES 30' EAST 1,633.20 FEET TO INTER-SECTION OF THE EAST RIGHT OF WAY LINE OF ROBERTSON CIRCLE AN THE NORTH RIGHT OF WAY LINE OF HESTER DRIVE, THE TRUE POINT OF BEGINNING; THENCE ALONG AND WITH THE NORTH RIGHT OF WAY LINE OF HESTER DRIVE TWO (2) COURSES AND DISTANCES AS FOL-LOWS: SOUTH 73 DEGREES 31' EAST 123.3 FEET, SOUTH 70 DEGREES 04' EAST 99.1 FEET TO AN IRON PIN; THENCE NORTH 4 DEGREES 51' WEST 136.1 FEET TO AN IRON PIN; THENCE NORTH 71 DEGREES 19' WEST 175.4 FEET TO AN IRON PIN SET IN THE EAST RIGHT OF WAY LINE OF ROBERTSON CIRCLE; THENCE ALONG AND WITH THE EAST RIGHT OF WAY LINE OF ROBERTSON CIRCLE SOUTH 14 DEGREES 02' WEST 136.1 FEET TO THE TRUE POINT OF BE-GINNING. GINNING.

THE PROPERTY IS SUBJECT TO ALL MATTERS THE PROPERTY IS SUBJECT TO ALL MATTERS AS SHOWN ON THE AFORESAID PLAT. THE PROPERTY IS SUBJECT TO AN EASEMENT IN FAVOR OF BLUE RIDGE MOUNTAIN EMC AS RECORDED IN DEED BOOK 337, PAGE 789, UNION COUNTY, GEORGIA RECORDS.

TRACT TWO: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 64, 10TH DISTRICT, 1ST SECTION, UNION COUNTY, GEOR-GIA, BEING LOT G-3, CONTAINING 0.60 ACRES, MORE OR LESS, OF HIDDEN LAKE PROPERTIES, AS, SCHOMM ON A DAT OF SUBJEVE DY, JACK

MORE OR LESS, OF HIDDEN LAKE PROPERTIES, AS SHOWN ON A PLAT OF SURVEY BY JACK STALEY, UNION COUNTY SURVEYOR, DATED MAY 1, 1980 AND RECORDED IN PLAT BOOK L, FOLIO 73, AND MORE PARTICULARLY DE-SCRIBED AS FOLLOWS: TO REACH THE TRUE POINT OF BEGINNING START AT THE ORIGINAL LAND LOT CORNER COMMON TO LAND LOTS 44, 45, 64 AND 65 OF SAID DISTRICT AND SECTION; THENCE SOUTH 66 DEGREES 36' LESS TO THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF ROB-ERTSON CIRCLE AND THE NORTH RIGHT OF WAY LINE OF HESTER DRIVE: THENCE ALONG ERTSON CIRCLE AND THE NORTH RIGHT OF WAY LINE OF HESTER DRIVE; THENCE ALONG AND WITH THE NORTH RIGHT OF WAY LINE OF HESTER DRIVE TWO COURSES AND DISTANCES AS FOLLOWS: SOUTH 73 DEGREES A0' EAST 912. 123.3 FEET, SOUTH 70 DEGREES 04' EAST 99.1 FEET TO AN IRON PIN AT THE TRUE POINT OF BEGINNING; THENCE CONTINUING WITH SAID RIGHT OF WAY TWO 920 COURSES AND DIS-TANCES AS FOLLOWS: SOUTH 82 DEGREES 37' EAST 101.9 FEET, NORTH 78 DEGREES 53' EAST AND FEET, NORTH 78 DEGREES 53' EAST DEGREES 08' EAST 134.9 FEET TO AN IRON PIN; THENCE NORTH 86 DEGREES 22' WEST 187.6

DEGREES 08' EAST 134.9 FÉET TO AN IRON PIN; THENCE NORTH 86 DEGREES 22' WEST 187.6 FEET TO AN IRON PIN; THENCE SOUTH 4 DE-GREES 51' EAST 145.1 FEET TO THE TRUE POINT OF BEGINNING. THE PROPERTY IS SUBJECT TO ALL MATTERS AS SHOWN ON THE AFORESAID PLAT. THE PROPERTY IS SUBJECT TO AN EASEMENT IN FAVOR OF BLUE RIDGE MOUNTAIN EMC AS RECORDED IN DEED BOOK 337, PAGE 789, UNION COUNTY, GEORGIA RECORDS. TOGETHER WITH: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 64, 10TH DISTRICT,

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 64, 10TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA, BE-ING LOT 1, CONTAINING 0.86 ACRES, MORE OR LESS OF THE WILCO SUBDIVISION AND BEING MORE PARTICULARLY DESCRIBED ON A PLAT OF SURVEY BY JACK STANLEY, UNION COUNTY SURVEYOR, RECORDED AUGUST 19, 1977, IN PLAT BOOK G, PAGE 55, UNION COUNTY, GEOR-GIA RECORDS, WHICH PLAT IS BY REFERENCE INCORPORATED HEREIN AND MADE A PART HEREOF.

HEREOF. THE PROPERTY IS SUBJECT TO ALL MATTERS AS SHOWN ON THE AFORESAID PLAT. The debt AS SHOWN ON THE AFORESAID PLAT. 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 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 having been given). WELLS FARGO BANK, N.A. holds the duly endorsed Note and is the current assignce of given). WELLS FARGO BANK, N.A. holds the duly endorsed Note and is the current assignee of the Security Deed to the property. WELLS FARGO BANK, N.A., acting on behalf of and, as necessary, in consultation with WELLS FARGO BANK, N.A. (the current investor on the loan), is the entity with the full authority to negoti-ate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. § 44-14-162.2, WELLS FARGO BANK, N.A., a376 STATEVIEW BLVD., FORT MILL, SC 29715, 800-288-3212. 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 183 ROBERTSON CIRCLE, BLAIRSVILLE, GEORGIA 30512 is/are: JOHNNY A SPENCE or tenant/tenants. Said property will be sold subject to (a) any outstanding ad va-lorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate sur-vey and inspection of the property, and (c) all matters of recond superior to the Deed to Sewhich might be disclosed by an accurate sur-vey and inspection of the property, and (c) all matters of record superior to the Deed to Se-cure Debt first set out above, 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 sta-tus of the Ioan with the holder of the security deed. Pursuant to 0.C.G.A. Section 9-13-172.1, which allows for certain procedures regard deed. Pursuant to 0.C.G.A. Section 9-13-172.1, which allows for certain procedures regard-ing 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 Ioan as provided in the preceding paragraph. WELLS FARGO BANK, N.A. as Attorney in Fact for JOHNNY A SPENCE. THIS LAW FIRM IS ACTING AS A DEBT COLLEC-TOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION 0BTAINED WILL BE USED FOR THAT PURPOSE. 0000007587520 BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP 4004 Belt Line Road. Suite 100 Addison. Texas 75001 Belt Line Road, Suite 100 Addison, Texas 75001 Telephone: (972) 341-5398. N(Aug8,15,22,29)B

STATE OF GEORGIA

STATE OF GEORGIA COUNTY OF UNION NOTICE OF SALE UNDER POWER Under and by virtue of the power of sale contained in a Security Deed from WARREN CHRISTOPHER SOUTHER to UNITED COMMUNI-CHRISTOPHER SOUTHER to UNITED COMMONI-TY BANK, dated July 30, 2007, recorded August 9, 2007, in Deed Book 721, Page 584, Union County, Georgia records, as last modified by Modification of Security Deed dated October 7, 2013, recorded in Deed Book 962, Page 328, 7, 2015, lectured in beer book 962, rage 326, Union County, Georgia records, said Security Deed being given to secure a Note from WAR-REN CHRISTOPHER SOUTHER, with interest due thereon per annum on the unpaid balance until paid; there will be sold by the undersigned at while output to the biobest bidder for cash. public outcry to the highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first Tuesday in September, 2018, the following described userset:

first Tuesday in September, 2018, the following described property: All that tract or parcel of land lying and be-ing in the 16th District, 1st Section, Land Lots 118 & 127, of Union County, Georgia, contain-ing 93.638 acres, more or less, the same be-ing commonly known in the community as the Dyer Home Place. Said property is more accu-rately and fully described in a survey and plat made by H. O. Cobb, on March 31, 1934, said nat beino attached and made a part by referhade by Pr. O. could, off water 31, 1954, said plat being attached and made a part by refer-ence to a Warranty Deed from Ora Dyer Col-lins to Worth Dyer and Herman Dyer, said deed being recorded in Deed Book Z, Page 484, of the Union County, Georgia Deed Records. The property conveyed herein is the same property which is described in the attractal Warranty. which is described in the aforesaid Warranty Deed, and also being the same property which is described in a Warranty Deed from Worth Dyer to Herman Dyer, Northa Dyer and Blanch Dyer, said deed being dated November 10, 1937, and recorded in Deed Book FF, Page 261, of the Union County, Coursio Deed Recorder. of the Union County, Georgia Deed Records. LESS AND EXCEPT:

LESS AND EXCEPT." All that tract or parcel of land lying and being in the 16th District, 1st Section, Land Lot 118 of Union county, Georgia, containing 0.262 acres, and being known as Tract 2, as shown on a survey and plat by Southern Geosystems, Ltd., dated June 21, 2006, recorded in the Union County records in Plat Book 58, Page 202; said plat is incorporated by reference hereto, for a complete and accurate description. Warren Christopher Souther, in his represen-tative canoacity. warrants that Blanch Dver is

warten clinistopier souther, in his represen-tative capacity, warrants that Blanch Dyer is and was the same Blanche Dyer who is named as one Grantee in the November 10, 1937 War-ranty Deed from Worth Dyer to Herman Dyer, et al. He further warrants that, during her life-time, Blanch Dyer paid all debts and expenses of lot illness award by here kerther dwarmer of last illness owed by her brother, Herman Dyer, and by her sister, Northa Dyer. He further warrants that upon the death of Blanch Dyer on September 13, 1994, he took possession of the property described herein, and that he has been in continuous and uninterrupted poshas been in continuous and uninterrupted pos-session of said property since that time. From September 13, 1994 to the present time, he further warrants that he has, in his individual capacity, paid the State and County ad valorem taxes assessed against said property. Also conveyed is a non-exclusive perpetual

easement for the use of subdivision roads for ingress and egress to the above described

property. LESS AND EXCEPT: All that tract or parcel of land lying and being in the 16th District, 1st Section, Land Lot 118 & 127 of Union County, Section, Land Lot 116 & 12/ of offinite County, Georgia, containing 4.049 acres, more or less, as shown on a plat of survey by Cleveland & Cox Land Surveying, LLC, dated December 20, 2011, and recorded in Union County, Georgia records in Plat Book 64, Page 170. Said plat is incorporated herein, by reference hereto, for full and examples december of the abeve a full and complete description of the above

described property. LESS AND EXCEPT: All that tract or parcel of land lying and being in the 16th District, 1st Section, Land Lots 118 and 127 of Union County, Georgia, containing 8.489 acres, and County, debuga, containing 0.469 actes, and being shown as Tract 1 (6.206 acres) and Tract 2 (2.283 acres), as shown on a plat of survey for Eddie Alexander by Southern Geosystems, Ltd., W. Gary Kendall, RLS, dated 2/13/2009, and recorded in Plat Book 61, Page 210, of the Union County Records, said plat being incorpo-ted becids burgfers burgfers are terether activity of the tere Union County Records, said plat being incorpo-rated herein by reference; together with a non-exclusive, perpetual easement of ingress and egress to and from the aforedescribed tracts over, above and across that presently existing 10 foot wide gravel road running from Liberty church Road along the western and southern line of Tract 1 and western line of Tract 2, as shown on the aforedescribed plat of survey. LESS AND EVCEPT. All that tract or parcel of

shown on the aforedescribed plat of survey. LESS AND EXCEPT: All that tract or parcel of land lying and being in Land Lot 118, 16th District, 1st Section, Union County, Georgia, containing 12.49 acres, as shown on a plat of survey by Cleveland & Cox Land Surveying, LLC, dated 3/12/12, recorded in Plat Book 64, Page 205, Union County records. Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described oronertv.

a full and complete description of the above described property. LESS AND EXCEPT: All that tract or parcel of land lying and being in the 16th District, 1st Section, Land lot 118 of Union County, Georgia, containing 18.008 acres, as shown on a plat of survey prepared for Eddy Neal Alexander by Blue Ridge Mountain Surveying, Inc., J. Jason Henson, RLS, dated 4/21/11, recorded in Plat Book 64, Page 26, of the Union County Records, said plat being incorporated herein by refer-ence, together with all of Grantor's right, title and interest to that land lying between the aforedescribed tract and the centerline of Lib-erty Church Road. subject to the road right of erty Church Road, subject to the road right of

STATE OF GEORGIA

COUNTY OF UNION NOTICE OF SALE UNDER POWER

NOTICE OF SALE UNDER POWER Under and by virtue of the power of sale con-tained in a Security Deed from R. J. POULTRY INC. to UNITED COMMUNITY BANK, dated September 21, 2009, recorded September 22, 2009, in Deed Book 813, Page 410, Union County, Georgia records, as last modified by Modification of Security Deed dated November 28, 2015, recorded in Deed Book 1027, Page 651, Union County, Georgia records; also that certain Assignment of Rents dated November 28, 2014, recorded August 13, 2015 in Deed Book 1014, Page 307, Union County, Georgia records; said Security Deed and Assignment of Rents assigned to JTS CAPITAL 2 LLC by Mortgage and Loan Document Assignment Mortgage and Loan Document Assignment dated September 25, 2017, recorded Novem-ber 14, 2017 in Deed Book 1090, Page 438, Union County, Georgia records, said Security Deed being given to secure a Note from R. J. PROPERTIES UNLIMITED, INC, f/k/a R. J. PROP-EVICE. ERTIES, INC., with interest thereon on the un-paid balance until paid; there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first Tuesday in September, 2018, the following described supports:

of sale on the first Tuesday in September, 2018, the following described property: All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 223, of Union County, Georgia, containing 3.68 acres, more or less, as shown on a plat of survey by Rochester & Associates, Inc., dated August 9, 1990, and recorded in Plat Book 39, Page 79 of the Union County Records, said plat being incorporated herein by reference; together with a 30 foot wide easement of ingress and egress to and from the afore described tract and County Road No. 311, as shown on said and County Road No. 311, as shown on said

and County Road No. 311, as shown on said plat of survey. 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 Secu-rity Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as pro-vided in the Security Deed and by law, includ-ing attorney's fees (notice of intent to collect attorney's fees having been given).

Ing attorney's tees (notice of intent to collect attorney's fees having been given). Said property will be sold subject to any out-standing ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the prop-erty, any assessments, liens, easements, enerry, any assessments, liens, easements, en-cumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the under-signed, the party in possession of the property is R.J. POULTRY INC. or a tenant or tenants.

is R. J. POULTRY INC. or a tenant or tenants JTS CAPITAL 2 LLC, as attorney in Fact for R. J. POULTRY INC. L. Lou Allen Stites & Harbison, PLLC 520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 File No. JT017-00JT2 Numeh 132-2918

STATE OF GEORGIA

COUNTY OF UNION NOTICE OF SALE UNDER POWER

NOTICE OF SALE UNDER POWER Under and by virtue of the power of sale con-tained in a Security Deed from TERESA J. MOTE to UNITED COMMUNITY BANK, dated Septem-ber 21, 2009, recorded September 22, 2009, in Deed Book 813, Page 360, Union County, Geor-gia records, as last modified by Modification of Security Deed dated November 28, 2015, recorded in Deed Book 1027, Page 648, Union County, Georgia records; also that certain As-signment of Rents dated September 13, 2012, recorded October 15, 2012 in Deed Book 918, Page 34, Union County, Georgia records; said Signment of Reins dated September 13, 2012, recorded October 15, 2012 in Deed Book 918, Page 34, Union County, Georgia records; said Security Deed and Assignment of Rents as-signed to JTS CAPITAL 2 LLC by Mortgage and Loan Document Assignment dated September 25, 2017, recorded November 14, 2017 in Deed Book 1090, Page 438, Union County, Georgia records, said Security Deed being given to secure a Note from R. J. PROPERTIES UNLIM-ITED, INC. f/k/a R. J. PROPERTIES, INC., with interest thereon on the unpaid balance until paid; there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first fuesday in September, 2018, the following described property: All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 273, of Union County, Georgia, containing 0.999 acres,

In the 9th District, ist Section, Land Lot 2/3, or Union County, Georgia, containing 0.999 acres, more or less, as shown on a plat of survey by Tamrok Associates, Inc., dated August 21, 2000, and recorded in Plat Book 45, Page 236 of the Union County Records, said plat being or the onion county Records, said plat being incorporated herein by reference; together with all of Grantor's right, title and interest to that land lying between the afore described tract and the centerline of Welborn Street, subject to the street right of way. The afore described tract is conveyed subject to the easement in favor of Frederick R. Swar-per for the purposes of maintaining and rapair

ner for the purposes of maintaining and repair of the bank on the westerly side thereof. Included herewith all Furniture, Fixtures and

Equipment. 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 security to the back and Secuamong other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Secu-rity Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as pro-vided in the Security Deed and by law, includ-ing attorney's fees (notice of intent to collect attorney's fees having been given). Said property will be sold subject to any out-standing ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the prop-erty, any assessments, liens, easements, en-cumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the under-signed, the party in possession of the property is TERESA J. MOTE or a tenant or tenants. JTS CAPITAL 2 LLC, as attorney in Fact for TERESA J. MOTE L. Lou Allen Stites & Harbison, PLLC

IN THE PROBATE COURT County of Union State of Georgia In RE: Estate of

Hubert Ownbey a/k/a Hubert Owenbey, DE-ESTATE NO. 18-119 PETITION FOR LETTERS OF ADMINISTRATION

NOTICE Leon Ownbey has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Hubert Ownbey a/k/a Hubert Owenbey, deceased, of said County. (The pe-titioner has also applied for waiver of bond and/or grant of certain powers contained in 0.C.G.A. §53-12-261.) All interested parties are bereby potified to show cause why said NOTICE 0.0.0.4. §53-12-201.) 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 August 27, 2018. All pleadings/objections must be signed 2010. 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 pro-bate court personnel at the following address/ telephone number for the required amount of filing foce. If any objections are filed a bearing 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 objec-tions are filed, the petition may be granted without a hearing. Dwain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 N(Aug1.8.15.22)8

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF Rosemary Landrum Entz, DECEASED ESTATE NO. 18-115

Rosemary Landrum Entz, DECEASED ESTATE NO. 18-115 PETTION FOR LETTERS OF ADMINISTRATION NOTICE Emily J. Newell has petitioned (for Letters of Administration) to be appointed Administra-tor of the estate of Rosemary Landrum Entz, 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 August 27, 2018. All pleadings/objec-tions must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objec-tions, 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 objec-tions are filed, a hearing will be scheduled at a later date. If no objections are filed, the peti-tion may be granted without a hearing. tion may be granted without a hearing

wain Brackett
ROBATE JUDGE
y: Kristin Stanley
ROBATE CLERK
5 Courthouse St., Ste. 8

Slairsville, GA 30512
706) 439-6006
I(Aug1,8,15,22)B

STATE OF GEORGIA UNION COUNTY

STATE OF GEURGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Wayne R. Abercrombie Sr., All debtors and creditors of the estate of Wayne R. Abercrombie Sr., 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 27th day of July, 2018. By: Wayne R. Abercrombie Jr. PO Box 263 Blairsville, GA 30514 Mwg18.152218

N(Aug1,8,15,22)E IN THE PROBATE COURT COUNTY OF UNION

COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF Derrick Todd Nantz, DECEASED ESTATE NO. 18-118 PETITION FOR LETTERS OF ADMINISTRATION

Theodore Woodrow Nantz, Jr. has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Derrick Todd Nantz, deceased, of said County. (The pe-titioner has also applied for waiver of bond and/or grant of certain powers contained in 0.C.G.A. §53-12-261.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the court on or before August 27, 2018. 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 guelly to file on a periodice thank. Center the NOTICE with your pleadings/objections, unless you qualify to file as an indigent party. Contact pro-bate 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 tions are filed, the petition may be granted without a hearing. Dwain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville, GA 30512 (706) 439-6006 (Aug1,8,15,22)B

Westminster, SC 29693 Lisa Dianne Heffner 968 Mill Bend Dr. Lawrenceville, GA 30044 N(Aug22,29,Sept5,12)B

STATE OF GEORGIA

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS RE: Estate of Herbert Leon Burns, All debtors and creditors of the estate of Herbert Leon Burns, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Sandra Burns Vanostrand 3422 Ace Ln. Dover, FL 33527 Dover, FL 33527

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS RE: Estate of Raymond L. Doucette, All debtors and creditors of the estate of Ray-mond L. Doucette, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Nancy Trepagnier PO Box 26423 Colorado Springs, CO 80936 N/Mur022 29:5015 128 (Aug22,29,Sept5,12)B

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS NOTICE TO DEBTORS AND CREDITORS RE: Estate of Elaine Fountain Ellingsworth, All debtors and creditors of the estate of Elaine Fountain Ellingsworth, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 10th day of August, 2018. By: Ronald A. Ellingsworth 2514 3rd St. Vero Beach, FL 32962 N/Aug22.258ept5.1218 N(Aug22,29,Sept5,12)B

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

Thomas R. White, DECEASED

ESTATE NO. 18-121 PETITION FOR LETTERS OF ADMINISTRATION

PETITION FOR LETTERS OF ADMINISTRATION NOTICE John A. White has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Thomas R. White, deceased, of the estate of the petition results and the powers contained in O.C.G.A. §53–12-261). All powers contained in O.C.G.A. §53–12-261). All uniterested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writ-All objections to the petition must be in writ-ing, setting forth the grounds of any such ob-jections, and must be filed with the court on or before September 10, 2018. All pleadings/ob-jections must be signed before a notary public or before a probate court clerk and filing fees must be tradead with user pleadings/objections/

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

ug15,22,29,Sept5)B NOTICE OF SALE

NOTICE OF SALE Notice of Sale under the Georgia Self Stor-age Act: Georgia Code Section 10-4-210 to 10-4-215. Auction of miscellaneous goods in storage units belonging to Jessica Tomberlin, Unit C42. Sold to the highest bidder on August 27th, 2018, 10:00am at Blairsville Storage, 27 Orbit Dr., Blairsville, Union County, GA. 706-745-0097. Tenants have the right to redeem contents prior to sale. Blairsville Storage has the right to refuse any or all bids. N/Aug15.2218

PUBLIC NOTICE SPECIAL USE PERMIT AND VARIANCE APPLICATION The Union County Commissioner will hold a Public Hearing on Thursday, September 20, 2018, at 5:00 p.m. at the Union County Court-house, 65 Courthouse Street, Courtroom A, Biarsville, Georgia. The Commissioner will review an application by Jennifer B. Alewine, as attorney for Verizon Wireless, requesting a Special Use Permit and Variance to allow for the location of a telecommunications tower on property located at Pat Colwell Road, Parcel 037 004A of Union County, Georgia. A final de-cision on the Special Use Permit and Variance will be rendered at a Called Meeting on Tues-day, October 2, 2018 at 5:00 p.m. at the Union County Courthouse, 65 Courthouse Street, Blairsville, Georgia. Blairsville, Georgia. N(Aug15,22,29,Sept5)

with the holder of the Security Deed. Please note that, pursuant to 0.C.G.A.§ 44-14-162.2, 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: M & T Bank, Loss Mitigation Dept., 1100 WEHRLE DRIVE, WILLIAMSVILLE, NY 14221, Telephone Number: 1-800-724-1633. LAKEVIEW LOAN SERVICING LLC as Attorney in Fact for

AREVIEW LOAN SERVICING LLC as Attorney in Fact for ALTUS D BRACKEN, RUTH HELEN MCLEAN THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FED-ERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Attorney Contact: Rubin Lublin, LLC, 3145 Avalon Ridge Place, Suite 100, Peachtree Cor-ners, GA 30071 ners, GA 30071 Telephone Number: (877) 813-0992 Case No. MTB-18-03008-1 Ad Run Dates 08/08/2018, 08/15/2018, 08/22/2018, 08/29/2018 www.rubinlublin.com/property-listings.phpc

N(Aug8,15,22,29)B

STATE OF GEORGIA

NAug8.15.22.29)8 STATE OF GEORGIA COUNTY of UNION NOTICE OF SALE UNDER POWER By virtue of the power of sale contained in that certain Deed to Secure Debt from ROSE MARIE TAYLOR to BANK OF HIAWASSEE D/B/A BANK OF BLAIRSVILLE dated March 20, 2003, filed for record March 26, 2003, and recorded in Deed Book 459, Page 187-197, UNION County, Georgia Records, and as modified by that cer-tain Loan Modification Agreement recorded in Deed Book 459, Page 187-197, UNION County, Georgia Records, as last transferred to WELLS FARGO BANK, NA. by assignment recorded in Deed Book 695, Page 735, UNION County, Geor-gia Records. Said Deed to Secure Debt having been given to secure a Note dated March 20, 2003 in the original principal sum of THIRTY THREE THOUSAND SEVEN HUNDRED AND 0/100 DOLLARS (\$33,700.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at UNION County, Georgia, or at such place as has or may be lawfully designated as an alterna-tive location, within the legal hours of sale on the first Tuesday in September, 2018, the fol-lowing described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 10TH DISTRICT, 1ST SEC-TION, LAND LOT 61 OF UNION COUNTY, GEOR-GIA, CONTAINING 1.18 ACRES, MORE OR LESS, AND BEING TRACTS 1 & 2, AS SHOWN ON A PLAT OF SURVEY BY BLAIRSVILLE SURVEYING CO, DATED JANUARY 29, 1999 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 42, PAGE 106. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPENT. To the best of the knowledge and belief of the property is ROSE MARIE TAYLOR or a tenant or tenants. Said property may more commonly be known as: 151 BILLY J ROAD, BLAIRSVILLE, GA

tenants. Said property may more commonly be known as: 151 BILLY J ROAD, BLAIRSVILLE, GA

known as: 151 BILLY J KOAD, BLARSVILLE, GA 30512-5538. The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, includ-ing attorney s fees (notice of intent to collect attorney s fees (notice of intent to collect attorney is fees having been given). The individual or entity that has full author-ity to negotiate, amend, and modify all terms of the loan is WELLS FARGO BANK, N.A., 3476 STATEVIEW BLVD, MAC# X7801-013, FORT MILL, SC 29715-7203; (800) 868-0043. Said property will be sold subject to any out-

STATEVIEW BLVD, MAC# X7801-013, FORT MILL, SC 29715-7203; (800) 868-0043. Said property will be sold subject to any out-standing ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any tax-ing authority, any matters which might be dis-closed by an accurate survey and inspection of the property, any assessments, liens, en-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, Pursuant to 0.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescis-sion of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be pro-vided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. *Auction services to be provided by Auction.com (www.auction.com)* WELLS FARGO BANK, N.A. As Attorney-in-Fact for ROSE MARIE TAYLOB PH # 38254 This law firm is acting as a debt collector. Any information obtained will be used for that N(Aug8,15,22,29)B

NAug8.15.22.29)8 STATE OF GEORGIA COUNTY OF UNION NOTICE OF SALE UNDER POWER Because of a default under the terms of the Security Deed executed by Norman E. Elling-sworth and Elaine F. Ellingsworth to Mortgage Electronic Registration Systems, Inc., as nomi-nee for Nationstar Mortgage LLC DBA Green-light Loans dated April 12, 2016, and recorded in Deed Book 1036, Page 167, Union County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Nationstar Mortgage LLC d/b/a Mr. Cooper, se-curing a Note in the original principal amount of \$105,200.00, the holder thereof pursuant to said Deed and Note thereby secured has de-clared the entire amount of said indebtedness due and payable and, pursuant to the power of sale Contained in said Deed, will on the first Tuesday, September 4, 2018, during the legal bures of the Inter the Contingence in said Deed the contained in State and Note the Contained near in the source of the State the Contained on the first Tuesday, September 4, 2018, during the legal bures of the Inter the Contained in Said Deed, will on the first Tuesday. September 4, 2018, during the legal

due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, September 4, 2018, 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 205 of Union County, Georgia, containing 3.71 acres, more or less, as shown on a plat of survey by Lane S. Bishop, dated October 9, 1988 and re-corded in Union County Records in Plat Book U, Page 285. Said plat is incorporated herein, by reference hereto, for a full and complete de-scription of the above described property. Commonly Known As: 72 ELINGSWORTH Lane, Blairsville, GA 30512 Parcel ID: 059-023 Said property is known as 72 Ellingsworth Lane, 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 out-standing ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any tax-ing authority, any matters which might be dis-closed by an accurate survey and inspection of the property, any assessments, liens, en-cumbrances, 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 ex-penses of said sale as provided in said Deed, and the balance, if any, will be distributed as provided by law. The sale will be conducted subject (1) to con-fermation that the acla is not probabilitod under

provided by law. The sale will be conducted subject (1) to con-

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 secured creditor. The property is or may be in the possession of Elaine F. Ellingsworth and Norman E. Ellings-worth, successor in interest or tenant(s). Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Norman E. Ellingsworth and Elaine F. Ellingsworth File no. 18-068477 SHAPIRO PENDERGAST & HASTY, LLP* Attorneys and Counselors at Law

Attorneys and Counselors at Law 211 Perimeter Center Parkway, N.E., Suite 300 Atlanta, GA 30346

Atlanta, GA 30346 770-220-2535/MW shapiroandhasty.com *THE LAW FIRM IS ACTING AS A DEBT COLLEC-TOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

LESS AND EXCEPT: All that tract or parcel of land lying and being in the 16th District, 1st Section, Land Lots 118 and 127 of Union County, Georgia, containing 10.707 acres, as shown on a plat of survey for Eddy Neal Alex-ander, by Southern Geosystems, Ltd., W. Gary Kendall, RLS, dated 12/14/09, and recorded in Plat Book 63, Page 145, of the Union County records, said plat being incorporated herein by reference; together with all of Grantor's right, title and interest to that land lying between the aforedescribed tract and the centerline of Liberty church Road, subject to the road right of way, if any.

of way, if any. The debt secured by said Security Deed has or way, ir any. 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 Secu-rity Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including at-torney's fees (notice of intent to collect attor-ney's fees having been given). Said property will be sold subject to any out-standing at valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the prop-erty, any assessments, liens, easements, en-cumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

the Security Deed first set out above.

To the best knowledge and belief of the under-signed, the party in possession of the property is WARREN CHRISTOPHER SOUTHER or a tenant

or tenants. UNITED COMMUNITY BANK, as attorney in Fact for WARREN CHRISTOPHER SOUTHER

SOUTHER L. Lou Allen Stites & Harbison, PLLC 520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 File No. 7484A-181458 (Aug8,15,22,29)B

STATE OF GEORGIA COUNTY OF UNION NOTICE OF SALE UNDER POWER

NOTICE OF SALE UNDER POWER Under and by virtue of the power of sale contained in a Security Deed from WARREN CHRISTOPHER SOUTHER to UNITED COM-MUNITY BANK, dated November 14, 2008, re-corded December 10, 2008, in Deed Book 782, Page 334, Union County, Georgia records, as last modified by Modification of Security Deed dated October 7, 2013, recorded in Deed Book 998, Page 581, Union County, Georgia records, said Security Deed being given to secure a Note from WARREN CHRISTOPHER SOUTHER, with interest due thereon per annum on the with interest due thereon per annum on the unpaid balance until paid; there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at Union County, Georgia, within the legal hours of sale on the first Tuesday in September, 2018, the following described property.

of sale on the first Tuesday in September, 2018, the following described property: All that tract or parcel of land lying and being in the 16th District, 1st Section, Land Lots 114 and 131 of Union County, Georgia, containing 15.586 acres more or less, and being further identified as Tract 1, as shown on a plat of survey by Roger L. Owenby, G.R.L.S. #2763, dated June 14, 2008 and recorded in Union County, Georgia records in Plat Book 61, Page 170. Said plat is incorporated into this instru-ment by reference hereto for a complete and accurate description of the above conveyed property. property.

accurate description of the above conveyed property. Also conveyed is a non-exclusive perpetual easement for ingress and egress to the above described property. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Secu-rity Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including at-torney's fees (notice of intent to collect attor-ney's fees having been given). Said property will be sold subject to any out-standing ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the prop-erty, any assessments, liens, easements, en-cumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the under-signed, the party in possession of the property is WARREN CHRISTOPHER SOUTHER or a tenants. UNITED COMMUNITY BANK,

or tenants. UNITED COMMUNITY BANK, as attorney in Fact for WARREN CHRISTOPHER SOUTHER

JUDI TECH L. Lou Allen Stites & Harbison, PLLC 520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 File No. 7484A-181459 N(Aug8,15,22,29)E

L. Lou Ailen Stites & Harbison, PLLC 520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 File No. JT017-00JT2 N(Aug8,15,22,29)B

WELLS FARGO BANK, N.A. As Attorney-in-Fact for ROSE MARIE TAYLOR Phelan Hallinan Diamond & Jones, PLLC 11675 Great Oaks Way, Suite 375 Alpharetta, 6A 30022 Telephone: 770-393-4300 Fax: 770-393-4310 PH # 20264 purpose.

or before a probate court clerk and filing fees must be tendered with your pleadings/objec-tions, 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 objec-tions are filed, a hearing will be scheduled at a later date. If no objections are filed, the peti-tion may be granted without a hearing. Dwain Brackett PROBATE JUDGE By: Kristin Stanley