North Georgia News

Legal Notices for June 14, 2017

NOTICE OF PETITION TO CHANGE NAME

STATE OF GEORGIA COUNTY OF UNION 17-CV-162-MM 17-V-10-Z-WIM
Notice is hereby given that Kim Lauren Colbroth-Pemberton, the undersigned, filed her
petition to the Superior Court of Union County,
Georgia on the 12th day of May, 2017, praying
for a change in the name of Petitioner from
Kim Lauren Colbroth-Pemberton to Kim Lauren
Pemberton, Notice is bereby given pursuant KIM Lauren Colbroth-Pemberton to KIM Lauren Pemberton. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition.

This 12 day of MAy, 2017

Kim Lauren Colbroth-Pemberton

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA In Re: The Name Change of: RENITA SIMPSON BOYKIN, Petitioner.

RENITA SIMPSON BDYKIN, Petitioner.
Case No.: 17-CV-174-RG
NOTICE OF PETITION TO CHANGE NAME OF
RENITA SIMPSON BOYKIN
Notice is hereby given that Renita Simpson
Boykin, by and through the undersigned, filed
her Petition in the Superior Court of Union
County, Georgia, on or about May 23, 2017,
praying for a change in the name from Renita
Simpson Boykin to Renita Arden Simpson.
Notice is hereby given pursuant to law to any
interested or affected party to appear in said
court to file objections to such name change.
Objections must be filed with said court within
30 days of the filing of the Petition to Change.

objections must be filed with Salt Court Within 30 days of the filing of the Petition to Change Name of Renita Simpson Boykin. This 23rd day of May, 2017. AKINS & DAVENPORT, P.C.

Daniel J. Davenport Attorney for Petitioner Georgia Bar No. 821237

80 Town Square P.O. Box 923 Blairsville, GA 30514 (706) 745-0032

OF UNION COUNTY STATE OF GEORGIA Deborah Elizabeth Beckham, Plaintiff

vs. Dylan Beckham, Defendant CAFN: 16-CV-405-RG NOTICE OF SERVICE BY PUBLICATION TO: Dylan Beckham

Address Unknown
By Order of the Court for Service by Publication
dated May 10, 2017, you are hereby notified
that on December 13, 2016, Deborah Elizabeth
Beckham filed suit against you for Divorce.
You are required to file with the Clerk of the

you are required to the with the Clerk of the Superior Court, and to serve upon Plaintiff's Attorney Michelle Vaughan, P.O. Box 1657, 360 Highway 515 West, Blairsville, Georgia, 30514, an Answer in writing within sixty (60) days of May 10, 2017. Witness, the Honorable Judge of Superior Court of Union County this day of May, 2017 Judy L. Odom Judy L. Odom Clerk of Union County Superior Court

N(Jun7,14,21,28)B

LAKE NOTTELY SELF STORAGE

LAKE NOTTELY SELF STORAGE

NOTICE OF PUBLIC SALE

Lake Nottely Self STorage notice of public sale, located at 76 Gibbs Road, Blairsville, Georgia 30512, will hold a public sale to the highest bidder on or after July 1, 2017. This sale is to enforce a lien on said property pursuant to the Georgia Self Storage Facility Act Georgia Code Section 10-4-210/10-4-215. Unit A2 Shubert, Unit A9 Smith, Unit B6 Sheflin, Unit B17 Stafford, Unit D5 and E1 Adams, Unit D10A Anderson, Unit E6 Rosser, Unit E14 Satterfield, Unit F9 Batton, Unit D9 Hinson. Goods are gen-Unit F9 Batton, Unit D9 Hinson. Goods are genunit 19 Batton, unit 09 Hinson. Goods are general household items. The terms of the sale are cash only and must be paid for at the time of sale. All goods are sold as is. Lake Nottely Self Storage reserves the right to withdraw from such sale or reject any bids. All contents must be removed completely from the premises within 48 hours. 706-994-7927.

NOTICE OF SALE

Notice is given that Q-bicals Self Storage a division of RKD Ventures, Inc. will sell the contents of rental unit 11 said contents belonging to Amanda Paige Parker. Said sale shall take place on June 23rd at 9 a.m. outside the unit at 26 Loudermilk Road, Blairsville, GA.

NOTICE Notice is given that articles of incorporation that will incorporate Liberty Ridge Co. have been delivered to the Secretary of State for files in secretary as with the Corporate Reviews

ing in accordance with the Georgia Business Corporation Code. The initial registered office of the corporation is located at 305 Sawmill Rd., Blairsville, GA and its initial registered agent at such address is Brandon S. Burk-head. N(Jun7,14)B IN THE PROBATE COURT

COUNTY OF UNION
STATE OF GEORGIA
IN RE: ESTATE OF
TIMOTHY MILTON SWARTZ, DECEASED

ESTATE NO. 17-54 PETITION FOR LETTERS OF ADMINISTRATION

PETITION FOR LETTERS OF ADMINISTRATION NOTICE
Thomas Edward Swartz, Jr. has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Timothy Milton Swartz, 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 June 19, 2017. All pleadings/objections must be signed before a notary public or before a probate court clerk, and filling fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

are flied, the petiti a hearing. Dwain Brackett PROBATE JUDGE By: Kristin Stanley PROBATE CLERK 65 Courthouse St., Ste. 8 Blairsville. GA 30512 (706) 439-6006

OF EQUITY OF REDEMPTION

OF EQUITY OF REDEMPTION
TO: ESTATE OF BLANCHE RAPER, BY AND
THROUGH JAMES RAPER, EXECUTOR, HEIRS
OF BLANCHE RAPER KNOWN OR UNKNOWN,
CHRISTINE RAPER, EDITH PATTERSON, JAMES
RAPER, JIM RAPER, MARY WARREN, JOHN G.
PATERSON, DAVID B. PATTERSON, ELIZABETH
BEAVERS, EDÜLE PATTERSON, DANNY PATTERSON, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE
OR POSSESSORY BIGHT, ITILE OR INTEREST IN
THE PROPERTY BELOW.

FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et seq.). Take notice that:

This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax Sale Deed.

to Forecaste the Equity of Redemption for lax Sale Deed.

The right to redeem the following described property, to wit:
All that tract or parcel of land lying and being in Land Lot 87, of the 8th District, 1st Section, Union County, Georgia, containing 1.00 acre, more or less, being designated as Tract 1, on that certain plat of survey prepared by Robert J. Breedlove, RLS, dated 9/6/96 and recorded in Plat Book 38, Page 69, Union County Superior Court Records. Said plat is incorporated herein by reference for a more complete description of the property conveyed herein.

The above described property is a portion of that same property conveyed by Warranty Deed from the Gurley Raper Heirs at Law to Blanche Raper, dated December 20, 1986 and recorded in Deed Book 155, Page 669, Union County Superior Court Records.

To HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, mem-

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said party of the second part, their heirs and assigns forever in FEE SIMPLE.

As described in Deed Book 264, Page 478. Further described as Map & Parcel 006107D. will expire and be forever foreclosed and barred on and after July 1, 2017.

The tax deed to which this notice relates is dated the 2nd day of June, 2015, and is re-

The tax deed to which this notice relates is dated the 2nd day of June, 2015, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1010 at Pages 438-439. The property may be redeemed at any time before July 1, 2017, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address: Akins & Davennort. PC

undersigned name at the following ad Akins & Davenport, PC P.O. Box 923 Blairsville, GA 30514 PLEASE BE GOVERNED ACCORDINGLY.

Daniel J. Davenport Akins & Davenport, PC Attorney for Youngstown Group, LLC Georgia Bar No. 821237 80 Town Square P.O. Box 923 Blairsville, GA 30514

(706) 745-0032

NOTICE OF FORECLOSURE

NOTICE OF TOTAL STATE OF EQUITY OF REDEMPTION
TO: CAROLYN SIZE MERRITT, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE PROPERTY BELOW. RE: FORECLOSURE OF FOURTY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A. § 48-4-45, e

TAKE NOTICE THAT:
This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax

The right to redeem the following described property, to wit:
All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 65, of

Union County, Georgia, containing 1.13 acres, more or less and being Lot 3, of Rocky Top Heights, Pase III, as shown on a plat of survey by M.E. Richards, Union County Surveyor, dated September 6, 1985 and recorded in Union County Records in Plat Book P, Page 86. Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described property. Lot 3 is subject to a roadway easement on the

Southern boundary. Subject to restrictions recorded in Union Coun-Subject to restrictions recorded in orinoi control Records in deed Book 131, Pages 329-330. Subject to an easement to Blue Ridge Mountain E.M.C. recorded in Union County Records in Deed Book 130, Pages 614-616. As described in Deed Book 452, Page 645. Further described as Map & Parcel 051A089.

will expire and be forever foreclosed and barred on and after July 1, 2017.
The tax deed to which this notice relates is dated the 2nd day of June, 2015, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book

1010 at Pages 428-429.
The property may be redeemed at any time before July 1, 2017, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address: Akins & Davenport, PC P.O. Box 923
Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.

Daniel J. Davenport Akins & Davenport, PC Aktiney for Youngstown Group, LLC Georgia Bar No. 821237 80 Town Square P.O. Box 923 Blairsville, GA 30514 (706) 745-0032

NOTICE OF FORECLOSURE

NOTICE OF FORECLOSURE
OF EQUITY OF REDEMPTION
TO: BRIDGET HAWCO, JAMES F. HAWCO, JAMES
N. HAWCO, HEIRS KNOWN OR UNKNOWN, AND
OTHER PARTIES KNOWN OR UNKNOWN, WHO
HAVE OR CLAIM ANY ADVERSE OR POSSES-SORY RIGHT, TITLE OR INTEREST IN THE PROP-ERTY BELOW. RE: FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et

seq.). TAKE NOTICE THAT: This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax

Sale Deed. The right to redeem the following described property, to wit:

property, to wit:
All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 41, of Union County, Georgia, containing 1.00 acre, more or less and being Lot #2, of the Raper-Owenby Subdivision, as shown on a survey and plat by J.H. Rea, dated May, 1979 and recorded in J.H. Being County Recorded in Plat recorded in the Union County Records in Plat Book K, Page 104. Said plat is incorporated into this instrument, by reference hereto, for a complete and accurate description of the above described property. As described in Deed Book 114, Page 357. Fur-

As described as Map & Parcel 034100.
will expire and be forever foreclosed and barred on and after July 1, 2017.
The tax deed to which this notice relates is dated the 2nd day of June, 2015, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1010 at Pages 434-435. The property may be redeemed at any time before July 1, 2017, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:

Akins & Davenport, PC P.O. Box 923
Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.

PLEASE BE GOVERNED ACCORDINGLY.
Daniel J. Davenport
Akins & Davenport, PC
Attorney for Youngstown Group, LLC
Georgia Bar No. 821237
80 Town Square
P.O. Box 923
Balarsville, GA 30514
(706) 745-0032

1,Jun7,14,21)B

NOTICE OF FORECLOSURE
OF EQUITY OF REDEMPTION
TO: NOVASTAR MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS, AND OTHER PARTIES
KNOWN OR UNKNOWN, WHO HAVE OR CLAIM
ANY ADVERSE OR POSSESSORY RIGHT, TITLE
OR INTEREST IN THE PROPERTY BELOW.
RE: FORECLOSURE OF EQUITY OF REDEMPTION
FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et
seg.). seq.). Take notice that:

This is a worder pursuant to 0.0.0.4. § 40-4-40 to Foreclose the Equity of Redemption for Tax Sale Deed.

The right to redeem the following described

The right to redeem the following described property, to wit:

The following described property located in the County of Union, State of Georgia: 1.00 acre, more or less, of Land Lot #64, of the 10th District, 1st Section, of Union County, Georgia and being Lot F-7, of Hidden Lake Subdivision, as shown on a plat of survey made by Jack and being Lot F-7, of induced Lake Subouvision, as shown on a plat of survey made by Jack Stanley, Union County, Georgia Surveyor, as recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Plat Book "L", Folio 139 and reference is heremade to said plat of survey for a full and complete description herein.

description herein.

Being the same property conveyed to Oris Fabian Smith by Deed from Theodore L. Smith and Robin B. Smith, recorded 04/17/2001, in Deed Book 370, Page 656.

As described in Deed Book 669, Page 195. Further described as Map & Parcel 057A064. will expire and be forever foreclosed and barred on and after July 1, 2017.

The tax deed to which this notice relates is dated the 2nd day of June, 2015, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book Court of Union County, Georgia, in Deed Book

1010 at Pages 424-425.
The property may be redeemed at any time before July 1, 2017, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address: Akins & Davenport, PC

P.O. Box 923 Blairsville, GA 30514

Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.
Daniel J. Davenport
Akins & Davenport, PC
Attorney for Youngstown Group, LLC
Georgia Bar No. 821237
80 Town Square
P.O. Box 923
Blairsville, GA 30514 Blairsville, GA 30514 (706) 745-0032 y31,Jun7,14,21)B

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Brenda G. Abercrombie, All debtors and creditors of the estate of Bren-

An debutors and credutors on the estate of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment tate are required to make infinitely to the Personal Representative(s). This 15th day of May, 2017. By: April Lynn Seabolt 444 Roberts Rd. Blairsville, GA 30512

N(May31,Jun7,14,21)B IN THE PROBATE COURT

COUNTY OF UNION STATE OF GEORGIA IN RE: ESTATE OF JAMES EDWIN BISHOP JR., DECEASED **ESTATE NO. 17-55**

PETITION FOR LETTERS OF ADMINISTRATION

Deborah B. Steed has petitioned (for Letters of Administration) to be appointed Administra-tor of the estate of James Edwin Bishop Jr., tor of the estate of James Edwin Bishop Jr., 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 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 June 19, 2017. All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. tion may be granted without a hearing Dwain Brackett

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

IN THE PROBATE COURT OF UNION COUNTY

STATE OF GEORGIA
IN RE: ESTATE OF
SANDRA MERCER LYNCH, DECEASED **ESTATE NO. 17-41** NOTICE

IN RE: The Petition for Letters of Administration with Will Annexed (Will Previously Probated) in the above-referenced estate having been duly TO: Nicholas B. Lynch

This is to notify you to file objection, if there is any, to the Petition to Probate Will in Solemn Form, in this Court on or before July 10, 2017. BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Con-tact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing.

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

NUTICE
(FOR DISCHARGE FORM OF MICHOELE)
PROBATE COURT OF UNION COUNTY
Re: PETITION OF SHARON R. RANDOLPH FOR
DISCHARGE AS EXECUTRIX OF THE ESTATE OF
JOYCE SETZER ROBERTSON, DECEASED.

To whom it may concern:
This is to notify you to file objection, if there is any, to the above referenced petition, in this Court on or before June 26, 2017.

BE NOTIFIED FURTHER: All objections to the per WOTFIED FORTIERS: An objections to the petition must be in writing, setting forth the grounds of any such objections. All pleadings/ objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personal at the following address (felenbage number). ningent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett Probate Judge
By: Kristin Stanley
Probate Court Clerk
65 Courthouse Street
Blairsville, GA 30512
(706)439-6006

STATE OF GEORGIA UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Bobby Joe Collins,
All debtors and creditors of the estate of
Bobby Joe Collins, 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 esthe law, and an persons intended to Said estate are required to make immediate payment to the Personal Representative(s).
This 5th day of June, 2017
By: Joan Kaye Collins
1234 Pine Ridge Rd.
Blairsville, GA 30512

Announcement for GMRC Workforce Develop-ment Board Meeting The Georgia Mountains Regional Commission,

Workforce Development Board will meet on June 22,2017 at 4:00 p.m. The meeting will be held at the WorkSource Georgia Mountains office located at 1856 Thompson Bridge Rd., Gainesville, GA 30501 STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Johnnie R. Horney Sr.,
All debtors and creditors of the estate of Johnnie R. Horney 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 estate are required to make immediate payment tate are required to make infinited to the Personal Representative(s). This 15th day of May, 2017. By: Donna Sheryl Horney 2504 Wolf Pen Gap Rd. Suches, GA 30572

STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Charles E. Nash,
All debtors and creditors of the estate of
Charles E. Nash, 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).

HIIIS 25th day of May, 2017. By: Patricia Ashworth Nash 118 Miller Cove Br Rd. Blairsville, GA 30512 N(May31,Jun7,14,21)B

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Betty Jean Shope,
All debtors and creditors of the estate of

Betty Jean Shope, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment tate are required to make immedia to the Personal Representative(s). This 16th day of May, 2017. By: Randy Layton Shope 114 Shope In. Blairsville, GA 30512

Lisa Lynn Shope Bearden 189 Chancey Rd. Cherry Log, GA 30522

STATE OF GEORGIA NOTICE TO DEBTORS AND CREDITORS

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Bonnie Rachael Spivia,
All debtors and creditors of the estate of Bonnie Rachael Spivia, deceased, late of Union
County, Georgia, are hereby notified to render
their demands and payments to the Personal
Representative(s) of the estate, according to
the law, and all persons indebted to said estate are required to make immediate payment
to the Personal Representative(s).
This 15th day of May, 2017.
By: James Richard Spivia
26 Spiva Cove 26 Spiva Cove Blairsville, GA 30512

NOTICE OF SALE UNDER POWER

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

THAT PURPOSE.

Under and by virtue of the Power of Sale contained in a Security Deed given by Donald E.

Naftzger and Wendy M. Naftzger to Wells Fargo
Bank, NA, dated August 18, 2014, recorded in Deed Book 983, Page 718, Union County, Georgia Records and as re-recorded in Deed Book 1070, Page 105, Union County, Georgia Records, conveying the after-described prop-erty to secure a Note in the original principal amount of ONE HUNDRED THIRTY-FOUR THOU-SAND SEVEN HUNDRED FIFTY AND 0/100 DOL-LARS (\$134,750.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Union County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Wednesday in July, 2017, the following described property: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and LARS (\$134,750.00), with interest thereon as and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including the same and security Deed and by law, including the same and security Deed and by law, including the security secur ing attorney's fees (notice of intent to collect attorney's fees having been given). Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property. any 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. Wells Fargo Bank, NA is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2. The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Wells Fargo Home Mortgage a div. of Wells Fargo Bank, N.A., PO Box 10335, Des Moines, IA 50306 1-800-416-1472. To the best knowledge and belief of the undersigned, the knowledge and belief of the undersigned, the party in possession of the property is Donald E. Naftzger and Wendy M. Naftzger or a tenant or tenants and said property is more commonly known as 239 Oak Crest Dr, Morganton, Georgia 30560. The sale will be conducted subject (1) to confirmation that the sale is not be said to the conducted subject (2) to confirmation that the sale is not said the conducted subject (3) 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. Wells Fargo Bank, NA as Attorney in Fact for Donald E. Naftzger and Wendy M. Naftzger McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, Georgia 30076 www. foreclosurehotline.net EXHIBIT "A" All that foreclosurehotline.net EXHIBIT "A" All that tract or parcel of land lying and being in the 8th District, 1st Section, Land Lots 94 and 95, of Union County, Georgia, and being Lot 12, containing 5.436 acres, more or less, of the Highlands Subdivision, as shown on a plat of survey by Blue Ridge Mountain Surveying, Inc., dated March 14, 2012, and recorded in Union County, Georgia records in Plat Book 64, Page 212, said Plat is incorporated herein, by reference hereto, for a full and complete description of the above described property. Subject to all ence hereto, for a full and complete description of the above described property. Subject to all easement and restrictions of records; is any, as recorded in Union County, Georgia records in Deed Book 129, Page 403. Subject to Right of way easement to State Highway Department of Georgia as recorded in Union County, Georgia records in Deed Book RR, Page 351. Subject to matters appearing on plat as recorded in Union County, Georgia records in Plat Book 42, Page 85, and as described above. MR/kdh 7/5/17 Our file no. 580116 - FT5

NOTICE OF SALE UNDER POWER

N(Jun7,14,21,28)B

STATE OF GEORGIA COUNTY OF UNION COUNTY OF UNION
Under and by virtue of the power of sale contained with that certain Security Deed dated September 27, 2007, from Elizabeth S. Gould and William J. Gould to Financial Freedom Senior Funding Corporation, recorded on October 17, 2007 in Deed Book 731 at Page 429, Union County, Georgia Records, having been last sold, assigned, transferred and conveyed to CIT Bank, N.A. by Assignment and said Security Deed having been given to secure a note dated September 27, 2007, in the amount of \$177,000.00, 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 July the legal hours of sale before the door of the courthouse of Union County, Georgia, on July 5, 2017, the following described real property (hereinafter referred to as the "Property"): 1.0 ACRE, MORE OF LESS, OF LAND LOT 94 OF THE TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA, AS SHOWN ON A PLAT OF SURVEY MADE BY M.E. RICHARDS, C.S., DATED JUNE 27, 1986, AND RECORDED IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF UNION COUNTY, GEORGIA, IN PLAT BOOK S, FOLIO 20, AND REFERENCE IS HERE MADE TO SAID PLAT OF SURVEY FOR A FULL AND COMPLETE DESCRIPTION HEREIN.ALSO AN EASEMENT OF INGRESS AND EGGRESS THIRTY (30) FEET IN WIDTH OVER THE HEREIN.ALSO AN EASEMENT OF INCHESS AND EGRESS THIRTY (30) FEET IN WIDTH OVER THE EXISTING ROAD LEADING FROM UNION COUNTY ROAD 227 TO THE ABOVE DESCRIBED PROPERTY. TOGETHER WITH: LAND LOT 94 IN DISTRICT NO. 7, SECTION 1, IN UNION COUNTY, GEORGIA, BEING 2.5 ACRES, MORE OR LESS, AS SHOWN ON PLAT OF SURVEY DEPARED FOR STEPHEN BEING 2.5 ACRES, MORE OR LESS, AS SHOWN ON PLAT OF SURVEY PREPARED FOR STEPHEN C. AND KELLY L. SCHUKNECHT BY NORTH GEORGIA SURVEYORS, JUNE 27, 1986, AND RECORDED IN PLAT BOOK W, FOLIO 82, ON SEPTEMBER 15, 1989, ALSO CONVEYED ARE WATER RIGHTS TO A WELL LOCATED ON THE PROPERTY DESCRIBED IN A DEED RECORDED IN DEED BOOL 152, PAGE 477, UNION COUNTY, GEORGIA RECORDS. LESS AND EXCEPT: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 7TH DISTRICT, 1ST SECTION, LAND LOT 94 OF UNION COUNTY, GEORGIA, CONTAINING 2.50 ACRES, MORE OR LESS, AND BEING SHOWN ON A PLAT OF SURVEY BY BLAIRSVILLE SURVEYING CO., DATED MAY 21, 1993, AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 48, PAGE 73. SAID PLAT IS INCORPORATED HEREIN BY REFERENCE HERETO FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY. SUBJECT TO ROAD EASEMENTS AS SHOWN ON THE PLAT. 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 in make the payments as 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. 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 property is/are Elizabeth S. Gould and William J. Gould. The property, being commonly known as 9530 Skeenah Highlands Road, Blairsville, 6A, 30512 in Union County, will be sold as the property of Elizabeth S. Gould and William J. Gould, subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting toolid, subject to any outstanding and 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, encumbrances, restrictions, covenants, and matters of record to the Security Deed.Pursuant to O.C.G.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 of the above described mortgage is as follows: Financial Freedom, 2900 Esperanza Crossing, Austin, TX 78758, 866-727-4303. 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. Albertelli aw Attorney.

confirmation and audit of the status of the loan with the holder of the Security Deed. Albertelli Law Attorney for CIT Bank, N.A. as Attorney in Fact for Elizabeth S. Gould and William J. Gould 100 Galleria Parkway, Suite 960 Atlanta, GA 30339 Phone: (770) 373-4242 By. James E. Albertelli, Esq. For the Firm THIS FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. JEA - 17-006497 A-4621365 06/07/2017, 06/14/2017, 06/21/2017, 06/21/2017, 06/21/2017, 06/21/2088

NOTICE OF SALE UNDER POWER

By virtue of a Power of Sale contained in that certain Security Deed from KENYA L. PATTON to SOUTHERN HIGHLANDS MORTGAGE LLC, dated SOUTHERN HIGHLANDS MORTGAGE LLC, dated February 8, 2008, recorded February 13, 2008, in Deed Book 747, Page 625 (See Agreement Correcting Legal Description of Security Deed at Book 963, Page 139), Union County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Four Hundred Thirty-Three Thousand Two Hundred and 00/100 dollars (\$433,200.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to Bayview Loan Servicing, LLC a Delaware Limited Liability Commany. there will be sold at baylew Loan servicing, LLC a belaware Ellitied Liability Company, 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 Wednesday in July, 2017, all property described in said Security Deed including but not limited to the following

Deed including but not limited to the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 285, 9TH DISTRICT, IST SECTION, UNION COUNTY, GEORGIA, BEING TRACT 2, CONTAINING 5.001 ACRES, AS DESCRIBED BY THAT PLAT OF SURVEY BY CLEVE-SCRIBED BY THAT PLAT OF SURVEY BY CLEVE-LAND & COX LAND SURVEYING, LLC, RLS #2894, DATED 9/29/06, RECORDED IN PLAT BOOK 59, PAGE 36, UNION COUNTY RECORDS, WHICH DESCRIPTION IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF THE PROPERTY IS SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY AS SHOWN ON PLAT

ON PLAT.

GRANTOR GRANTS TO GRANTEE A TWELVE FOOT

(12') PERPETUAL NON-EXCLUSIVE EASEMENT
FROM APPLE VALLEY ROAD (NOW KNOWN AS
MADELINE WAY) FOR UTILITY, PEDESTRIAN

AND VEHICULAR ACCESS, INGRESS AND

EGRESS IN, TO, OVER ACROSS AND THROUGH
THE ABOVE REFERENCED PROPERTY. THE

PROPERTY ADDRESS ACCORDING TO THE SYSTEM OF NUMBERING CURRENTLY EMPLOYED IN
UNION COUNTY, GEORGIA IS 98 MADELINE WAY.

TION OF NUMBERING CONTRICT TO THE WAY, BLAIRSVILLE, GEORGIA IS 98 MADELINE WAY, BLAIRSVILLE, GEORGIA 30512.
Said legal description being controlling, however the property is more commonly known as 98 MADELINE WAY F/K/A 320 APPLE VALLEY RD EAST, BLAIRSVILLE, GA 30512.
The indebtdness secured by easid Security.

RD EAST, 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 and Note. 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

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" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following them which was effect the tittle and the sale will be subject to the outstanding at value and 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 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 posses-sion of the property is KENYA L. PATTON, or tenants(s).

sion of the property is KENYA L. PATTON, or tenants(s). 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 amendment or modification of the terms of your loan. The entity having full authority to amendment or modification of the terms of your loan. The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: BAYVIEW LOAN SERVICING, LLC, Loss Mitigation Dept, 4425 Ponce de Leon Blvd., 5th Floor, Coral Gables, FL 33146, Telephone Number: 800-771-0299.
BAYVIEW LOAN SERVICING, LLC A DELAWARE LIMITED LIABILITY COMPANY as Attorney in Fact for KENYA L. PATTON
THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL 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. BVC-15-05916-2

BVC-15-05916-2 Ad Run Dates 06/07/2017, 06/14/2017, 06/21/2017, 06/28/2017 www.rubinlublin.com/property-listings.phpc

NOTICE OF SALE UNDER POWER

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
Under and by virtue of the Power of Sale
contained in a Deed to Secure Debt given by
Sheena Elaine Murdock and Mathieu Murdock to The Support Center, a North Carolina
Non-Profit Corporation, dated June 12, 2015,
and recorded in Deed Book 1008, Page 680,
Union County, Georgia records, conveying the
after-described property to secure a Note of
even date in the original principal amount of
\$200,000.00, with interest at the rate specified
therein, there will be sold by the undersigned
at public outcry to the highest bidder for cash
before the Courthouse door of Union County,
Georgia, within the legal hours of sale on the
first Wednesday in July, 2017, to wit: July 5,
2017, the following described property:
All that tract or parcel of land lying and being
in Loan Lots 205 and 206 of the 9th District,
1st Section of Union County, Georgia, containing 3.688 acres, more or less, as shown on a
plat of survey by Patterson & Dewar Engineers,

ing 3.688 acres, more or less, as shown on a plat of survey by Patterson & Dewar Engineers, Inc., dated April 22, 2013 and recorded in Plat Book 66, Page 51, Union County, Georgia Re-cords, said plat being incorporated herein by

cords, said plat being incorporated netern by reference.

The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt. 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 Deed to Secure of this sale, as provided in the Deed to Secure Debt and by law, including attorney's fees (no-tice of intent to collect attorney's fees having been given). Said property is commonly known as 625 Rog-ers Road, Blairsville, GA 30512, together with

all fixtures and personal property attached to and constituting a part of said property. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Sheena Elaine Murdock or tenant or tenants. or tenant or tenants.
Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under

firmation that the sale is not prohibited under the U.S. Bankruptcy Code; (2) O.C.G.A. Section 9-13-172.1; and (3) final confirmation and au-dit of the status of the loan with the holder of the security deed.
Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the pre-

ceding paragraph.
Pursuant to 0.C.G.A. Section 44-14-162.2,
the entity that has full authority to negotiate,
amend and modify all terms of the mortgage with the debtor is:
Carolina Small Business Development Fund
3128 Highwoods Boulevard, Ste 170 Raleigh, NC 29604 (919)803-1437

The foregoing notwithstanding, nothing in OC.G.A. Section 44-14-162.2 shall be construed to require the secured creditor to negotiate, amend or modify the terms of the Deed tate, ament of mounty the terms of the beet to Secure Debt described herein.

This sale is conducted on behalf of the secured creditor under the power of sale granted in the aforementioned security instrument, specifically being

Carolina Small Business Development Fund

oarloan Similar Dustriess Development Fund f/k/a The Support Center as attorney in fact for Sheena Elaine Murdock and Mathieu Murdock Richard B. Maner, P.C. 5775 Glenridge Drive Building D, Suite 100 Atlanta, GA 30328 (404)252-6385 (404):252-5369
THIS LAW FIRM IS ACTING AS A DEBT COLLEC-TOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR

THAT PURPOSE.

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 JAMES PATRICK
MURPHY to NANTAHALA BANK & TRUST COMPANY, dated May 15, 2009, recorded May 22, 2009, in Deed Book 801, Page 341, Union County, Georgia records, said Security Deed being given to secure a Note from JAMES PATRICK
MURPHY dated October 22, 2014, in the original principal amount of Fifty Two Thousand
Seven Hundred One and 70/100 (\$52,701.70)
Dollars, with interest due 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 Wednesday in July, 2017, the following described property:

of sale on the first weuncoup, the following described property:
All that tract or parcel of land lying and being in Land Lot 8, 10th District, 1st Section, Union
County Coornia, and being Lot 7 of a tract of county, Georgia, and being Lot 7 of a tract of land, containing 4.25 acres as fully described in a plat of survey prepared by Bruce Hunt, deputy county surveyor, dated October, 1978 and recorded in Plat Book H, Page 238, Union County, Clerk of Superior Court, which plat is by reference incorporated herein and made a natt bereof

by reference incorporated netern and made opart hereof.
The property is subject to an easement in favor of Blue Ridge Mountain EMC as recorded in Deed Book 764, Page 447, Union County, in Deed Book 764, Page 447, Union County, Georgia records. The property is subject to the Deed of Easement as recorded in Deed Book 758, Pages 515-516, Union County, Georgia records. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, includ-

the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, easements, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the under-signed, the party in possession of the property is JAMES PATRICK MURPHY or a tenant or ten-

ants.
NANTAHALA BANK & TRUST COMPANY,
as attorney in Fact for James Patrick MurPHY
... L. Lou Allen Stites & Harbison, PLLC 520 West Main Street Blue Ridge, Georgia 30513 (706) 632-7923 (100) 032-1923 File No. NA144-0NA12 THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.