

# North Georgia News

## Legal Notices for August 5, 2020

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**HAYDEN SENTZ,**  
Plaintiff,  
v.  
**KYLE AUSTIN SENTZ,**  
Defendant.

CAFN: SUCV2020000082  
ORDER OF PUBLICATION  
It appearing by Affidavit given by the Plaintiff, that the above-named Defendant on whom service is to be made in this case resides out of the State of Georgia, or has departed from the State or cannot after due diligence, be found within the State, or conceals himself to avoid Service of Summons, and it further appearing, by Affidavit given by the Plaintiff, that a claim against the Defendant in respect to whom service is to be made, and that he is necessary or proper party to the action.

IT IS HEREBY CONSIDERED, ORDERED, AND DECREED that Service be made by publication as provided by law.  
SO ORDERED, this 17 day of April, 2020.  
Honorable Judge Joy Parks  
Superior Court of Union County  
State of Georgia  
Prepared By:  
Kenya L. Patton, P.C.  
GA Bar No. 567255  
Attorney for Plaintiff  
44B Blue Ridge Street  
Blairsville, Georgia 30512  
Telephone: (706)745-2142  
kenyapattontonlaw@gmail.com

(N(Jul22,29,Aug5,12)

**STATE OF GEORGIA UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Claudia Brown Todd,  
All debtors and creditors of the estate of Claudia Brown Todd, 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, not with-standing the order for judicial emergency, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).  
This 10th day of July, 2020.  
By: Maria Todd Price  
4475 Wimberly Way  
Cumming, GA 30028  
Phillip M. Todd  
131 Liberty Church Ln.  
Blairsville, GA 30512

(N(Jul15,22,29,Aug5)

**STATE OF GEORGIA UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Joseph James Marko Jr.,  
All debtors and creditors of the estate of Joseph James Marko Jr., deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, not with-standing the order for judicial emergency, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).  
This 10th day of July, 2020.  
By: Susan Marie Schuster  
203 N. Esplanade  
Alpharetta, GA 30009

(N(Jul15,22,29,Aug5)

**IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA**  
IN RE: ESTATE OF  
SANDRA JEAN CHITWOOD, DECEASED  
ESTATE NO. 20-67  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE  
Leland Martin Chitwood has petitioned to be appointed Administrator of the estate of Sandra Jean Chitwood, 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 17, 2020. All pleadings/objections must be signed before a notary public or before a probate court clerk and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required 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 CLERK  
65 Courthouse St., Ste. 8  
Blairsville, GA 30512  
(706) 439-6006

(N(Jul22,29,Aug5,12)

**IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA**  
IN RE: ESTATE OF  
LALLAH W. BRANCA, DECEASED  
ESTATE NO. 20-35  
NOTICE  
IN RE: The Petition to Probate Will in Solemn Form in the above-referenced estate having been duly filed,  
TO: Any unknown heirs of Lallah Branca  
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 August 17, 2020.  
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. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the Petition may be granted without a hearing.

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

(N(Jul22,29,Aug5,12)

**STATE OF GEORGIA UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Medley I. Garner,  
All debtors and creditors of the estate of Medley I. Garner, 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 17th day of July, 2020.  
By: Patsy Garner Wood  
807 Pine Valley Dr.  
Forest Park, GA 30297

(N(Jul22,29,Aug5,12)

**STATE OF GEORGIA UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Charles Riley Haines,  
All debtors and creditors of the estate of Charles Riley Haines, 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 17th day of July, 2020.  
By: Philip D. Haines  
5220 N. Frederick Pike  
Winchester, VA 22603  
H. Douglas Haines  
313 Parkway St.  
Winchester, VA 22601

(N(Jul22,29,Aug5,12)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
IN RE: the Name Change of Randy Lee Maarref, Petitioner  
Civil Action Case Number: 20-CV-175-JP  
NOTICE OF PETITION TO CHANGE NAME OF ADULT  
Randy Lee Maarref filed a petition in the Union County Superior Court on July 16, 2020, to change the name from: Randy Lee Maarref to Randy Lee Amerson Jr. Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed.  
Dated: 7/16/20  
Randy Lee Maarref  
1163 Old Gumlog Road  
Blairsville, GA 30512

(N(Jul22,29,Aug5,12)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**YOUNGSTOWN GROUP, LLC,**  
a Georgia Limited Liability Company,  
Petitioner,  
v.  
A TRACT OF LAND IN LAND LOT 101 10th DISTRICT, 1st SECTION OF UNION COUNTY, GEORGIA, BEING 1.14 ACRES; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: JO M. BAGWELL, HEIRS KNOWN OR UNKNOWN, SUSAN JO BLALOCK, AND ALL OTHER PARTIES, KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, Respondents.  
Civil Action No. 17-CV-266-SG  
NOTICE OF SUMMONS  
TO: JO M. BAGWELL, ESTATE OF JO M. BAGWELL, HEIRS KNOWN OR UNKNOWN  
PRESENT WHEREABOUTS UNKNOWN  
TO: WESLEY T. WINGO, ESTATE OF WESLEY T. WINGO, HEIRS KNOWN OR UNKNOWN  
PRESENT WHEREABOUTS UNKNOWN  
A Petition to Establish Quiet Title pursuant to O.C.G.A. § 23-3-60 has been filed in the Superior Court of Union County, Georgia by Petitioner YOUNGSTOWN GROUP, LLC, on August 10, 2017, as to the following property: All that tract or parcel of land lying and being in the 10th District, 1st Section, Land Lot 101, of Union County, Georgia, containing 1.14 acres, more or less, as shown on a plat of survey by Jack Stanley, Union County Surveyor, dated August 26, 1982 and recorded in Union County Records in Plat Book M, Page 174. Said plat is incorporated herein, by reference hereto, for a full and complete description of the above described property  
Subject to the right of ingress and egress.  
As described in Deed Book 163, page 569, Union County, Georgia Records. Further described as Map & Parcel 057094.  
You are hereby notified that the above-styled action is seeking a Petition to Establish Quiet Title and you are therefore given notice of said suit and are directed to file any response within thirty (30) days of the Order for Publication entered by the Court on July 9, 2020. You are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition.  
Witness the hand of the Honorable T. Buckley Levins, Superior Court Judge, Union County, this 14th day of July, 2020.  
Honorable Judy Odum  
Clerk of Union County Superior Court

(N(Jul22,29,Aug5,12)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**YOUNGSTOWN GROUP, LLC,**  
a Georgia Limited Liability Company,  
Petitioner,  
v.  
A TRACT OF LAND LYING AND BEING IN THE 9th DISTRICT, 1st SECTION, LAND LOT 272, OF UNION COUNTY, GEORGIA, BEING 0.44 ACRE; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: DAVID K. BANKS, ESTATE OF DAVID K. BANKS, HEIRS KNOWN OR UNKNOWN, MELISSA BANKS N/K/A MELISSA CATTANACH, KEITH BANKS, INDIVIDUALLY AND IN THEIR CAPACITIES AS EXECUTOR, HEIRS, AND BENEFICIARIES OF THE ESTATE OF DAVID K. BANKS, 1ST FRANKLIN FINANCIAL A/K/A 1ST FRANKLIN FINANCIAL CORPORATION, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, Respondents.  
Civil Action No. 18-CV-179-SG  
NOTICE OF SUMMONS  
TO: DAVID K. BANKS  
WHEREABOUTS UNKNOWN  
TO: MELISSA BANKS n/k/a MELISSA CATTANACH  
LAST KNOWN ADDRESS: 753 Sleepy Mountain Lane, Blairsville, GA 30512

A Petition to Establish Quiet Title pursuant to O.C.G.A. § 23-3-60 has been filed in the Superior Court of Union County, Georgia by Petitioner YOUNGSTOWN GROUP, LLC, on June 29, 2018, as to the following property: All that tract or parcel of land lying and being in the 9th District, 1st Section, Land Lot 272, of Union County, Georgia, containing 0.44 acres, more or less and being known as Lot 11 and part of Lot 10, of Mountain View Subdivision, as shown on a plat of survey by Lane S. Bishop & Associates, Inc., G.R.L.S. #1575, dated February 23, 1988 and recorded in Plat Book T, Page 173, of the Union County Records, said plat being incorporated herein by reference. Subject to a 40 foot wide road right of way and utility easements as shown on the above referenced plat of survey.  
As described in Deed Book 306, page 191, Union County, Georgia Records. Further described as Map & Parcel B02283.  
You are hereby notified that the above-styled action is seeking a Petition to Establish Quiet Title and you are therefore given notice of said suit and are directed to file any response within thirty (30) days of the Order for Publication entered by the Court on July 9, 2020. You are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition.  
Witness the hand of the Honorable T. Buckley Levins, Superior Court Judge, Union County, this 14th day of July, 2020.  
Honorable Judy Odum  
Clerk of Union County Superior Court

(N(Jul22,29,Aug5,12)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**YOUNGSTOWN GROUP, LLC,**  
a Georgia Limited Liability Company,  
Petitioner,  
v.  
A TRACT OF LAND IN LAND LOT 41, 9th DISTRICT, 1st SECTION OF UNION COUNTY, GEORGIA, BEING 1.00 ACRE; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: 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 POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, Respondents.  
Civil Action No. 18-CV-142-SG  
NOTICE OF SUMMONS  
TO: JAMES F. HAWCO, ESTATE OF JAMES F. HAWCO, HEIRS KNOWN OR UNKNOWN, LAST KNOWN ADDRESS: 3400 Canal Street, Naples, FL 34112-5914  
TO: BRIDGET HAWCO, ESTATE OF BRIDGET HAWCO, HEIRS KNOWN OR UNKNOWN, LAST KNOWN ADDRESS: 3400 Canal Street, Naples, FL 34112-5914  
A Petition to Establish Quiet Title pursuant to O.C.G.A. § 23-3-60 has been filed in the Superior Court of Union County, Georgia by Petitioner YOUNGSTOWN GROUP, LLC, on May 24, 2018, as to the following property: 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 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. Further described as Map & Parcel 034100.  
You are hereby notified that the above-styled action is seeking a Petition to Establish Quiet Title and you are therefore given notice of said suit and are directed to file any response within thirty (30) days of the Order for Publication entered by the Court on July 9, 2020. You are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition.  
Witness the hand of the Honorable T. Buckley Levins, Superior Court Judge, Union County, this 14th day of July, 2020.  
Honorable Judy Odum  
Clerk of Union County Superior Court

(N(Jul22,29,Aug5,12)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**YOUNGSTOWN GROUP, LLC,**  
a Georgia Limited Liability Company,  
Petitioner,  
v.  
A TRACT OF LAND IN LAND LOT 217, 9TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA, CONTAINING 0.843 ACRE, AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: JOHN YEEND, AS TRUSTEE OF THE NANCY N. MATHERS REVOCABLE TRUST A/K/A NANCY N. WEATHERS-MATHERS TRUST, DATED OCTOBER 29, 1989, HEIRS OF NANCY N. WEATHERS-MATHERS, KNOWN OR UNKNOWN, ESTATE OF JOHN YEEND BY AND THROUGH ITS DULY QUALIFIED EXECUTOR, SEBASTIAN YEEND, HEIRS OF JOHN YEEND, KNOWN OR UNKNOWN, ALLYSSA BENEFIELD, BRUCE CARTER, TRACY CARTER, MALLORY VANGYZEN, BEVERLY JONES, ALL THE WORLD AND ALL PERSONS KNOWN OR UNKNOWN WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, Respondents.  
Civil Action No. 20-CV-094-BL  
NOTICE OF SUMMONS  
TO: ALL PERSONS, KNOWN OR UNKNOWN AND ALL THE WORLD who may claim adversely to Petitioners' title of those tracts of land contained in Land Lot 217 of the 9th District, 1st Section of Union County, Georgia; being more fully described as follows:  
All that tract or parcel of land lying and being in Land Lot 217, 9th District, 1st Section of Union County, Georgia, being Lot 11 of Deer Run Subdivision, containing 0.843 acres, as shown on plat of survey for Michael F. Baker and Karen L. Baker by Cleveland & Cox Surveying, LLC, Roger L. Owenby G.R.L.S. No 2763, dated March 26, 2020 and filed of record April 14, 2020 in Plat Book 71, Page 485 in the Office of the Clerk of Superior Court, Union County, Georgia.  
You are hereby notified that the above-styled action seeking a Petition to Establish Quiet Title was filed on April 20, 2020, and that by reason of an Order for Service by Publication entered by the Court on July 15, 2020, you are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioners' attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition within thirty (30) days of the date of the Order for Service by Publication pursuant to O.C.G.A. 23-3-65(b).  
Witness the Honorable T. Buckley Levins, Judge of said Court.  
This 28th day of July, 2020.  
Judy L. Odum  
Clerk of Superior Court, Union County

(N(Jul22,29,Aug5,12)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**James E. Taylor, Plaintiff**  
v.  
Elizabeth A. Taylor, Defendant  
Civil Action No.: 20-CV-166-BL  
NOTICE OF SUMMONS - SERVICE BY PUBLICATION  
TO: Elizabeth A. Taylor, defendant named above:  
You are hereby notified that the above-styled action seeking complaint for divorce was filed against you in said court on July 8, 2020 and that by reason of an order for service of summons by publication entered by the court on July 8, 2020 you are hereby commanded and required to file with the clerk of said court and serve upon James Taylor, plaintiff, whose address is 345 Young Harris Street, Unit 2776, Blairsville, GA 30512 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, judgement by default will be taken against you for the relief demanded in the complaint.  
Witness the Honorable T. Buckley Levins, Judge of said Court  
This the 8 day of July, 2020  
Judy L. Odum  
Clerk of Superior Court

(N(Jul15,22,29,Aug5)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**James E. Taylor, Plaintiff**  
v.  
Elizabeth A. Taylor, Defendant  
Civil Action No.: 20-CV-166-BL  
NOTICE OF SUMMONS - SERVICE BY PUBLICATION  
TO: Elizabeth A. Taylor, defendant named above:  
You are hereby notified that the above-styled action seeking complaint for divorce was filed against you in said court on July 8, 2020 and that by reason of an order for service of summons by publication entered by the court on July 8, 2020 you are hereby commanded and required to file with the clerk of said court and serve upon James Taylor, plaintiff, whose address is 345 Young Harris Street, Unit 2776, Blairsville, GA 30512 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, judgement by default will be taken against you for the relief demanded in the complaint.  
Witness the Honorable T. Buckley Levins, Judge of said Court  
This the 8 day of July, 2020  
Judy L. Odum  
Clerk of Superior Court

(N(Jul15,22,29,Aug5)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
In: Re the Name Change of:  
Deanne Marie Branden, Petitioner  
Civil Action Case Number: 2020CV159BL  
NOTICE OF PETITION  
TO CHANGE NAME OF ADULT  
Deanne Marie Branden filed a petition in the Union County Superior Court on July 6, 2020, to change the name from Deanne Marie Branden to Deanne Marie Hanshew.  
Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed.  
Dated: 7/6/2020  
Deanne Marie Branden  
1978 Jones Creek Road  
Blairsville, GA 30512

(N(Jul15,22,29,Aug5)

**NOTICE OF SALE**  
Under code 10-4-210 to 10-4-215 sale of goods in storage unit #81, Sal Altieri, to highest bidder on August 15th from 8am-Noon, 2143 Gainesville Hwy., Blairsville, GA 706-745-7140. All bids may be refused by right of Aaron Storage.  
(N(Aug5,12)

**NOTICE**  
The Toccoa Salvage Sale is located within Compartment 258 off of Hwy 60 in Fannin County, GA, approximately 15 miles south east of Morganton, GA. The Forest Service will receive sealed bids in public at Blue Ridge Ranger District Office, Blairsville, GA 30512 at 10:30 AM local time on 08/12/2020 for an estimated volume of 16 CCF of Hardwoods sawtimber, 4 CCF of Southern Yellow Pine sawtimber, and 616 CCF of Eastern W. Pine sawtimber marked or otherwise designated for cutting. The Forest Service reserves the right to reject any and all bids. Interested parties may obtain a prospectus from the office listed below. A prospectus, bid form, and complete information concerning the timber, the conditions of sale, and submission of bids is available to the public from the Blue Ridge Ranger District Office, 2042 Hwy 515 West, Blairsville, GA 30512, phone number (706) 745-6928. Additional information can also be obtained online at http://www.fs.usda.gov/goto.conf/timber-sales. The USDA is an equal opportunity provider and employer.  
(N(Aug5)

**IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA**  
**MICHAEL FRANCIS BAKER,**  
Petitioner,  
v.  
A TRACT OF LAND IN LAND LOT 217, 9TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA, CONTAINING 0.843 ACRE, AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: JOHN YEEND, AS TRUSTEE OF THE NANCY N. MATHERS REVOCABLE TRUST A/K/A NANCY N. WEATHERS-MATHERS TRUST, DATED OCTOBER 29, 1989, HEIRS OF NANCY N. WEATHERS-MATHERS, KNOWN OR UNKNOWN, ESTATE OF JOHN YEEND BY AND THROUGH ITS DULY QUALIFIED EXECUTOR, SEBASTIAN YEEND, HEIRS OF JOHN YEEND, KNOWN OR UNKNOWN, ALLYSSA BENEFIELD, BRUCE CARTER, TRACY CARTER, MALLORY VANGYZEN, BEVERLY JONES, ALL THE WORLD AND ALL PERSONS KNOWN OR UNKNOWN WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE RESPONDENT PROPERTY, Respondents.  
Civil Action No. 20-CV-094-BL  
NOTICE OF SUMMONS  
TO: ALL PERSONS, KNOWN OR UNKNOWN AND ALL THE WORLD who may claim adversely to Petitioners' title of those tracts of land contained in Land Lot 217 of the 9th District, 1st Section of Union County, Georgia; being more fully described as follows:  
All that tract or parcel of land lying and being in Land Lot 217, 9th District, 1st Section of Union County, Georgia, being Lot 11 of Deer Run Subdivision, containing 0.843 acres, as shown on plat of survey for Michael F. Baker and Karen L. Baker by Cleveland & Cox Surveying, LLC, Roger L. Owenby G.R.L.S. No 2763, dated March 26, 2020 and filed of record April 14, 2020 in Plat Book 71, Page 485 in the Office of the Clerk of Superior Court, Union County, Georgia.  
You are hereby notified that the above-styled action seeking a Petition to Establish Quiet Title was filed on April 20, 2020, and that by reason of an Order for Service by Publication entered by the Court on July 15, 2020, you are hereby commanded and required to file with the clerk of said Court and serve upon Daniel J. Davenport, Petitioners' attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, an answer to the Petition within thirty (30) days of the date of the Order for Service by Publication pursuant to O.C.G.A. 23-3-65(b).  
Witness the Honorable T. Buckley Levins, Judge of said Court.  
This 28th day of July, 2020.  
Judy L. Odum  
Clerk of Superior Court, Union County

(N(Jul22,29,Aug5,12)

**STATE OF GEORGIA COUNTY OF UNION NOTICE OF SALE UNDER POWER**  
Pursuant to the power of sale contained in the Security Deed executed by VANCE ALLEN HARRIS II to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR SILVERTON MORTGAGE SPECIALISTS, INC., it's successors and assigns, in the original principal amount of \$121,428.00 dated November 17, 2014 and recorded in Deed Book 990, Page 740, Union County records, said Security Deed being last transferred to NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER in Deed Book 1172, Page 607, Union County records, the undersigned will sell at public outcry to the highest bidder for cash, before the Courthouse door in said County, or at such other place as lawfully designated, within the legal hours of sale, on September 01, 2020, the property in said Security Deed and described as follows: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 154 OF UNION COUNTY, GEORGIA, CONTAINING 1.312 ACRES, MORE OR LESS, AND BEING DESCRIBED AS LOT #11 OF FRANK GARRETT FARM S/D AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC., JAMES L. ALEXANDER, G.R.L.S. NO. 2653, DATED MARCH 26, 1998, AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 41, PAGE 46. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY.  
BEING AND INTENDED TO BE THE SAME PROPERTY CONVEYED BY WARRANTY DEED DATED MARCH 27, 1998, FROM TAMMY C. THOMAS AND JERRY A. WEBB IN FAVOR OF TAMMY C. WEBB AND JERRY A. WEBB AND RECORDED IN UNION COUNTY RECORDS IN DEED BOOK 286, PAGE 380,  
BEING AND INTENDED TO BE THE SAME PROPERTY CONVEYED BY QUIT CLAIM DEED DATED OCTOBER 30, 2001, FROM JERRY A. WEBB IN FAVOR OF TAMMY C. WEBB AND RECORDED IN UNION COUNTY RECORDS IN DEED BOOK 398, PAGE 733.  
SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS-OF-WAY AS SHOWN ON PLAT RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK B, PAGE 70 AND PLAT BOOK 41, PAGE 46.  
Said property being known as: 1309 GARRETT CIR, BLAIRSVILLE, GA 30512  
TO the best of the undersigned's knowledge, the party or parties in possession of said property is/are VANCE ALLEN HARRIS II or tenant(s).  
The debt secured by said Security Deed has been and is hereby declared due and payable because of, among other possible events of default, failure to pay the indebtedness as provided for in the Note and said Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of sale, including attorney's fees (notice of intent to collect attorney's fees having been given).  
Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, whether or not yet due and payable); (2) the right of redemption of any taxing authority; (3) any matters which might be disclosed by an accurate survey and inspection of the property; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.  
Said sale will be conducted subject to the following: (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed.  
The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:  
Nationstar Mortgage LLC d/b/a Mr. Cooper  
8950 Cypress Waters Blvd. , Coppell, TX, 75019  
1-888-480-2432  
Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.  
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.  
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, as Attorney-in-Fact for  
VANCE ALLEN HARRIS II  
Robertson, Anschutz, Schneid & Crane LLC  
10700 Abbott's Bridge Road Suite 170 Duluth, GA 30097 Phone: 470.321.7112  
Firm File No. 19-380927 - AmE

(N(Jul22,29,Aug5,12,19,26)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: PRISCILLA ANN CURTIS, 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 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:  
All that tract or parcel of land lying and being in Land Lot 11, 9th District, 1st Section of Union County, Georgia, containing 19.60 acres, more or less and Tract 6 as Described in a plat of survey recorded in plat book J Follo 22, and more particularly described in Deed Book 651, Page 298, Deed Book 131, Page 340, Deed Book 108, Page 215 in Union County records, said property is also known as map and parcel # 066002 in the Union County tax assessor's office.  
Will expire and be forever foreclosed and barred on and after August 28, 2020.  
The tax deed to which this notice relates is dated the September 27, 2018, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1125 at Pages 507- 508.  
The property may be redeemed at any time before August 28, 2020, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Kenya L. Patton, PC  
44B Blue Ridge St.  
Blairsville, GA 30512  
PLEASE BE GOVERNED ACCORDINGLY

(N(Aug5,12,19,26)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: GENEVA AND EDDIE GRAHAM MCCLURE, 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 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:  
All that tract or parcel of land lying and being in Land Lots 135, 136, 153, and 154, 9th District, 1st Section of Union County, Georgia, being Lot Three (3) containing 0.99 acres, more or less, Lot Four (4), containing 1.00 acres, more or less, Lot Five (5) containing 1.19 acres, more or less and Lot Six (6) more or less containing 0.96 acres, more or less, Lot Seven (7) containing, 0.98 acres, more or less and Lot Eight (8) containing 1.12 acres, more or less as shown on a plat survey for Claude Beck by North Georgia Land Surveyors dated June, 1982, as recorded in Plat Book M, Page 138, Union County records, which description is incorporated herein by reference and made a part hereof.  
As Described in Deed Book 787, Page 173. Further Described as Map & Parcel 052b044. Will expire and be forever foreclosed and barred on and after August 28, 2020.  
The tax deed to which this notice relates is dated the August 13, 2014, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 982 at Pages 198-199.  
The property may be redeemed at any time before August 28, 2020, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Kenya L. Patton, PC  
44B Blue Ridge St.  
Blairsville, GA 30512  
PLEASE BE GOVERNED ACCORDINGLY

(N(Aug5,12,19,26)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: CAROLYN SUE 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 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:  
All that tract or parcel of land lying and being in Land Lot 65 District, 1st Section of Union County, Georgia, containing 1.08 acres, more or less, and being shown as Lot 1 on a plat of survey by M.E. Richards, Union County Georgia Surveyor, dated September 6, 1985, filed and recorded in Plat Book P, Page 86, Union County records, which description is incorporated herein by reference hereto for a full and complete description.  
As described in Deed Book 452, Page 645. Further described as Map & Parcel 051A087, Will expire and be forever foreclosed and barred on and after August 28, 2020.  
The tax deed to which this notice relates is dated July 2, 2015, and is recorded in the office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1010 at Pages 430-431.  
The property may be redeemed at any time before August 28, 2020, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Kenya L. Patton, PC  
44B Blue Ridge St.  
Blairsville, GA 30512  
PLEASE BE GOVERNED ACCORDINGLY

(N(Aug5,12,19,26)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: CAROLYN SUE 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 EQUITY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A §48-4-45, et seq.).  
TAKE NOTICE THAT:  
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The property may be redeemed at any time before August 28, 2020, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Kenya L