

# North Georgia News

## Legal Notices for September 15, 2021

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Thomas Pander Sr.  
All debtors and creditors of the estate of Thomas Pander 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 to the Personal Representative(s).  
This 3rd day of September, 2021  
By: Timothy Allen Pander Jr.  
2983 Mercer Rd.  
New Castle, PA 16105  
N(Sep18,15,22,29)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Frances F. Partin  
All debtors and creditors of the estate of Frances F. Partin, 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 3rd day of September, 2021  
By: Eddie Partin a/k/a Eddy Partin, Arthur Edwin Partin  
90 Hollow Hill Rd.  
Blairsville, GA 30512  
N(Sep18,15,22,29)

**IN THE PROBATE COURT OF UNION COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
PHOENIX MARIE COE, MINOR  
ESTATE NO. 21-114  
NOTICE**  
Date of mailing, if any \_\_\_\_\_ Date of second publication, if any: September 15, 2021  
TO: James Dean Coe

You are hereby notified that Robert Ward Nichols and Mandy Marie Campbell has filed a Petition seeking to be appointed temporary guardian(s) of the above-named Minor. All objections to the Petition to the appointment of a temporary guardian or the appointment of the Petitioner(s) as temporary guardian(s), must be in writing, setting forth the grounds of any such objections, and be filed with this Court no later than fourteen (14) days after this notice is personally served upon you, or ten (10) days after the second publication of this notice if you are served by publication. All objections should be sworn to before a notary public or Georgia probate court clerk and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees.  
NOTE: If a natural guardian files a timely objection to the creation of the temporary guardianship, the Petition will be dismissed. If a natural guardian files an objection to the appointment of the Petitioner(s) as guardian(s), or if a parent who is not a natural guardian files an objection to the Petition, a hearing on the matter shall be scheduled at a later date. If no objection is filed, the Petition may be granted without a hearing.  
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(Sep18,15)

**NOTICE OF PUBLIC SALE  
OF PERSONAL PROPERTY**  
Georgia Self Storage Act (210-215)  
Notice is hereby given that the undersigned self storage units will be sold at a public sale by competitive bidding, in their entirety to the highest bidder, on or after September 22, 2021 at 12:30pm to satisfy the lien of the Lessor, with Inn Storage LLC as managing agent for Lessor, for rental and other charges due from the undersigned. The said property has been stored and is located at the respective address below. The sale will be conducted under the guidance of Storage Auction.com on behalf of the facilities' management. Units will be available for viewing prior to the sale on Storage Auction.com. The terms of the sale will be cash only to the highest bidder. A 10% buyer's premium will be charged per unit. All sales are final. Inn Storage Storage LLC reserves the right to withdraw any or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 72 hours or sooner.  
Inn Storage LLC 87 Butternut Lane Blairsville GA 30512  
A18 Deanielle Vaughn  
N(Sep18,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Ella Schiff  
All debtors and creditors of the estate of Ella Schiff, 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 20th day of August, 2021  
By: Michael Schwartz  
1213 Reid Rd.  
Augusta, GA 30909  
N(Aug25,Sept1,8,15)

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA  
IN RE: ESTATE OF  
JUDITH E. KENDALL, DECEASED  
ESTATE NO. 21-109  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE**  
Linda Irene Melton has petitioned to be appointed Administrator of the estate of Judith E. Kendall, deceased, of said County. (The petitioner has also applied for waiver of bond and/or grant of certain powers contained in O.C.G.A. §53-12-261.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the court on or before September 20, 2021. 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(Aug25,Sept1,8,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Tony Mac Fox  
All debtors and creditors of the estate of Tony Mac Fox, 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 20th day of August, 2021  
By: Emily Christine Fox  
295 Calvine Rd.  
Blairsville, GA 30512  
N(Aug25,Sept1,8,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Charles Billy Drury  
All debtors and creditors of the estate of Charles Billy Drury, 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 20th day of August, 2021  
By: Constance L. Drury  
3431 Hill Ln.  
Acworth, GA 30102  
N(Aug25,Sept1,8,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of John Benjamin Conkle Jr.  
All debtors and creditors of the estate of John Benjamin Conkle Jr., deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).  
This 20th day of August, 2021  
By: David B. Conkle  
213 Lleyan Ave.  
Mobile, AL 36608  
Cecil W. Conkle  
1050 Borregas Ave., Spc. 127  
Sunnyvale, CA 94089  
N(Aug25,Sept1,8,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Jane Barron Berry  
All debtors and creditors of the estate of Jane Barron Berry, 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 20th day of August, 2021  
By: Steven Berry  
3411 Meade St.  
Denver, CO 80211  
Stacey Berry  
5305 NE Rodney Ave.  
Portland, OR 97211  
N(Aug25,Sept1,8,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Hal Beaumont Beacham  
All debtors and creditors of the estate of Hal Beaumont Beacham, 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 20th day of August, 2021  
By: Cindy Beacham Harvey  
351 Beacham Path  
Dallas, GA 30157  
N(Aug25,Sept1,8,15)

**IN THE PROBATE COURT OF UNION COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
EVAN W. SELLERS, DECEASED  
ESTATE NO. 21-97  
NOTICE**  
IN RE: The Petition to Probate Will in Solemn Form in the above-referenced estate having been duly filed,  
TO: Kim Sellers  
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 September 20, 2021.  
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(Aug25,Sept1,8,15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Wanda Larue Hogsed  
All debtors and creditors of the estate of Wanda Larue Hogsed, 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 20th day of August, 2021  
By: Keith Alan Newby  
60 Dorys Way  
Dallas, GA 30157  
N(Aug25,Sept1,8,15)

**APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER A TRADE NAME**  
The undersigned hereby certifies that it is conducting a business in the City of Suiches, County of Union, State of Georgia under the name of: Above the Clouds Hostel and that the nature of the business is Accommodation (hotel, motel) and that said business is composed of the following LLC: ATC Hostel LLC, 1487 State Hwy 60, Suiches, GA 30572.  
N(Sep15,22)

**NOTICE**  
Announcement for GMRC Local Elected Officials Board Meeting  
The Georgia Mountains Regional Commission (GMRC), Local Elected Officials Board will meet on September 29, 2021, at 2:00pm via Zoom.  
Zoom Meeting  
https://us02web.zoom.us/j/87005424546?pwd=MnBUa2lBT0ozbUJlZ0FNQitxMENDUj09  
Meeting ID: 870 0542 4546  
Passcode: 273066  
Dial in only: 1 646 558 8656  
N(Sep15)

**IN THE SUPERIOR COURT OF UNION COUNTY  
STATE OF GEORGIA  
JAMES GARY DAVENPORT,  
Petitioner,  
v.  
A TRACT OF LAND IN LAND LOTS 116, 136 & 137, 9th DISTRICT, 1st SECTION OF UNION COUNTY, GEORGIA, BEING LOT 156 OF OWEN GLEN SUB-DIVISION PHASE III, CONTAINING 1.346 ACRES; AND AS THEIR RESPECTIVE INTERESTS MAY APPEAR: NATHAN C. BALL, 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-208-JP  
NOTICE OF SUMMONS  
TO: NATHAN C. BALL  
LAST KNOWN ADDRESS: 1301 York Street, Evans, GA 30809  
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 JAMES GARY DAVENPORT on August 20, 2020, as to the following property:**

All that tract or parcel of land lying and being in Land Lots 116, 136 & 137, 9th District, 1st Section, Union County, Georgia, and being Lot One Hundred Fifty-Six (156) of Owen Glen Subdivision, Phase III containing 1,346 acres, more or less, as shown on a plat of survey by Cleveland & Cox Land Surveying, LLC, dated 06/13/13, as recorded in Plat Book 66, Pages 63-67, ("Plat") Union County records, which description is incorporated herein by reference and made a part hereof.  
Grantor grants to Grantee, their successors, heirs and assigns a non-exclusive, perpetual, ingress/egress, utilities and access easement along and through the subdivision rounds as depicted on the above-referenced survey.  
This Deed is given subject to all easements and restrictions of record, if any.  
As described in Deed Book 946, Page 62. Further described as Map & Parcel 052018B156. 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 August 16, 2021. 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 Joy Parks, Superior Court Judge, Union County, this 23rd day of August, 2021.  
Honorable Judy Odom  
Clerk of Union County Superior Court  
N(Sep1,8,15,22)

**NOTICE OF NAME CHANGE**  
PLEASE TAKE Notice that on the 24th day of August, 2021, BRANNON GOODMAN filed a Petition in the Superior Court of Union County, Georgia, seeking a name change from BRANNON GOODMAN to DANNY BRANNAN GOODMAN. Any interested or affected party has the right to appear and file objections. At the expiration of thirty (30) days from the filing of the Petition, upon proof of publication, and if no objection is filed, the Court shall proceed to hear and determine all matters raised by said Petition.  
N(Sep1,8,15,22)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Lynda Jo Martin  
All debtors and creditors of the estate of Lynda Jo 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 estate are required to make immediate payment to the Personal Representative(s).  
This 27th day of August, 2021  
By: Jerry E. Martin  
188 Jackson Rd.  
Blairsville, GA 30512  
N(Sep1,8,15,22)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Patsy Greene Efrid  
All debtors and creditors of the estate of Patsy Greene Efrid, 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 27th day of August, 2021  
By: Steven Neal Efrid  
130 Best Friends Ln.  
Blairsville, GA 30512  
N(Sep1,8,15,22)

**NOTICE**  
Notice is given that articles of incorporation that will incorporate The Gathering in the Mountains, Inc. have been delivered to the Secretary of State for filing in accordance with the Georgia Non-Profit Corporation Code. The initial registered office of the corporation is located at 421 Stacy Lane, Blairsville, GA 30512 and its registered agent at such address is Christina McDonald.  
N(Sep15,22)

**THE PROBATE COURT OF UNION COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
BERTHA WATSON CARTER, DECEASED  
ESTATE NO. 20-86  
NOTICE**  
[For discharge from office and all liability]  
PROBATE COURT OF UNION COUNTY  
RE: PETITION OF SCOTT CARTER FOR DISCHARGE AS EXECUTOR OF THE ESTATE OF BERTHA WATSON CARTER, DECEASED.  
To Whom it may concern:  
This is to notify you to file an objection, if there is any, to the above-referenced petition, in this Court on or before September 27, 2021.  
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(Sep15)

**THE PROBATE COURT OF UNION COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
HENRY VIRGIL DAWSON, DECEASED  
ESTATE NO. 20-120  
NOTICE**  
[For discharge from office and all liability]  
PROBATE COURT OF UNION COUNTY  
Re: PETITION OF LANA JO DAWSON FOR DISCHARGE AS EXECUTRIX OF THE ESTATE OF HENRY VIRGIL DAWSON, DECEASED.  
To Whom it may concern:  
This is to notify you to file an objection, if there is any, to the above-referenced petition, in this Court on or before September 27, 2021.  
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(Sep15)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Max Charles Butt  
All debtors and creditors of the estate of Max Charles Butt, 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 10th day of September, 2021  
By: Ricky Abercrombie  
P.O. Box 263  
Blairsville, GA 30514  
N(Sep15,22,29,0c18)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Suanne Marie Fowler  
All debtors and creditors of the estate of Suanne Marie Fowler, 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 10th day of September, 2021  
By: Lauren Quinton  
7000 Portofino Cir., Apt 107  
Palm Beach Gardens, FL 33418  
N(Sep15,22,29,0c18)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Henry Knight Mettler Sr.  
All debtors and creditors of the estate of Henry Knight Mettler 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 to the Personal Representative(s).  
This 10th day of September, 2021  
By: Clifford M. Mettler  
3833 Peachtree Rd. NE  
Brookhaven, GA 30319  
N(Sep15,22,29,0c18)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Era Mae Penland  
All debtors and creditors of the estate of Era Mae Penland, 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 10th day of September, 2021  
By: John Kelvin Sexton  
90 Hollow Hill Rd.  
Blairsville, GA 30512  
N(Sep15,22,29,0c18)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Peggy McAbee Wood  
All debtors and creditors of the estate of Peggy McAbee Wood, 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 10th day of September, 2021  
By: Kimberly Anne Wood Auriemma  
672 Brasly St.  
Woodstock, GA 30188  
N(Sep15,22,29,0c18)

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Ralph Norris Wood Jr.  
All debtors and creditors of the estate of Ralph Norris Wood Jr., deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).  
This 10th day of September, 2021  
By: Kimberly Anne Wood Auriemma  
672 Brasly St.  
Woodstock, GA 30188  
N(Sep15,22,29,0c18)

**IN THE SUPERIOR COURT OF UNION COUNTY  
STATE OF GEORGIA  
IN THE INTEREST OF:  
J.M.M.,  
J.M.M.,  
T.R.Z.,  
Minor children.  
Adoption No. RG-21-AB-9  
NOTICE OF PUBLICATION  
NOTICE OF TERMINATION OF PARENTAL RIGHTS AND ADOPTION TO: JAHKIM MCDUGALL.  
You are hereby notified that on August 4, 2021, a Petition for Adoption was filed by Tye Cooper in the Superior Court of Union County, Georgia, Case No. RG-21-AB-9, seeking to terminate your parental rights in and to J.M.M., a minor male child born June 27, 2011, J.M.M., a minor male child born December 7, 2012, and T.R.Z., a minor female child born August 12, 2014, and seeking to adopt such minor children. Be advised that you will lose all rights to said children and will neither receive notice nor be entitled to object to the adoption of the children, unless within 30 days of receipt of this notice, you file (1) a petition to legitimize said children pursuant to O.C.G.A. Section 19-7-22, and (2) file notice of the filing of the petition to legitimize with the Court in which the adoption case is pending, Union County Superior Court, 65 Courthouse Street, Blairsville, Georgia 30512, and (3) provide notice to Petitioner's attorney, Kris-Ann Poe, 231 Chatauge Way, Hiawassee, Georgia 30546 (706) 896-4118.  
N(Sep15,22,29)**

**STATE OF GEORGIA  
COUNTY OF UNION  
NOTICE OF SALE UNDER POWER**  
Because of a default under the terms of the Security Deed executed by Dawn E. Doucette-Shultz and Troy R. Shultz to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Freedom Mortgage Corporation, its successors and assigns dated November 23, 2009, and recorded in Deed Book 820, Page 94, Union County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Nationstar Mortgage LLC, securing a Note in the original principal amount of \$108,974.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, October 5, 2021, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:  
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 175 OF UNION COUNTY, GEORGIA, CONTAINING 1.0 ACRE, MORE OR LESS, AND BEING LOT #216 OF LAKE NOTTLEY SUBDIVISION, AS SHOWN ON A PLAT OF SURVEY MADE BY JACK STANLEY, UNION COUNTY SURVEYOR, DATED APRIL 15, 1980 AND RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF UNION COUNTY, GEORGIA IN PLAT BOOK J. PAGE 110, SAID PLAT BEING AS FOLLOWS: TO REACH THE TRUE POINT OF BEGINNING, START AT THE ORIGINAL LAND LOT CORNER COMMON TO LAND LOTS 150, 151, 174 & 175; THENCE S 3 DEGREES 36 MINUTES U53.77 FEET TO AN IRON PIN TO THE TRUE POINT OF BEGINNING; SAID IRON PIN BEING LOCATED IN THE WEST RIGHT-OF-WAY LINE OF WAYNE COLWELL ROAD; THENCE S 3 DEGREES 58 MINUTES E 284.9 FEET; THENCE N 81 DEGREES 08 MINUTES W 220.0 FEET TO AN IRON PIN; THENCE N 18 DEGREES 50 MINUTES E. 245.6 FEET TO AN IRON PIN; THENCE N 81 DEGREES 24 MINUTES E 119.7 FEET TO THE TRUE POINT OF BEGINNING.  
Said property is commonly known as 186 Lakeside Drive, Blairsville, GA 30512, a/k/a 3097 Robin Road, Blairsville, GA 30512, together with all fixtures and personal property attached to and constituting a part of said property, if any.  
Said property is known as 186 Lakeside Drive a/k/a 3097 Robin Road, Blairsville, GA 30512, together with all fixtures and personal property attached to and constituting a part of said property, if any.  
Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.  
The proceeds of said sale will be applied to the payment of said indebtedness and all expenses of said sale as provided in said Deed, and the balance, if any, will be distributed as provided by law.  
The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the secured creditor.  
The property is or may be in the possession of Dawn E. Doucette-Shultz, a/k/a Dawn E. Shultz-Doucette a/k/a Dawn E. Doucette a/k/a Dawn E. Shultz a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Doucette-Shultz, successor in interest or tenant(s).  
Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Dawn E. Doucette-Shultz and Troy R. Shultz  
File no. 16-062108  
LOGS LEGAL GROUP LLP\*  
Attorneys and Counselors at Law  
211 Perimeter Center Parkway, N.E., Suite 300  
Atlanta, GA 30346  
(770) 220-2535/GR  
https://www.logs.com/  
\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
N(Sep18,15,22,29)