

North Georgia News

Legal Notices for December 31, 2014

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Susan Lorraine McGuinness,
All debtors and creditors of the estate of Susan Lorraine McGuinness, 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 December, 2014.
By: Janet Hart
1626 Hampton Parkway
Braselton, GA. 30517
Carolyn Cargle
1626 Hampton Oaks Bend
Marietta, GA. 30066
NDec24,31,Jan7,14J8

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Douglas Edward Sexton,
All debtors and creditors of the estate of Douglas Edward Sexton, 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 December, 2014.
By: Jeffrey A. Stafford
330 Henson Dr.
Blairsville, GA. 30512
NDec24,31,Jan7,14J8

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Wesley W. Fegreus,
All debtors and creditors of the estate of Wesley W. Fegreus, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).
This 19th day of December, 2014.
By: Sandra Kirkpatrick
330 Hemlock Dr.
Bracey, VA 23919
NDec24,31,Jan7,14J8

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Don L. Eargle,
All debtors and creditors of the estate of Don L. Eargle, 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 December, 2014.
By: Cindy Eargle Ross
9530 Stoney Ridge Ln.
Alpharetta, GA. 30022
NDec24,31,Jan7,14J8

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Eleanor Cowgill,
All debtors and creditors of the estate of Eleanor Cowgill, 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 4th day of December, 2014.
By: James Thomas Cowgill
10 West Madison Ave.
FL Lauderdale, FL 33316
NDec24,31,Jan7,14J8

APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER A TRADE NAME
STATE OF GEORGIA, COUNTY OF UNION
The undersigned hereby certifies that it is conducting a business in the County of Union, State of Georgia under the name: AT&T Mobile and Business Solutions and that the type of business to be conducted is communications services, and that said business is composed of the following: AT&T Corp., One AT&T Way, Bedminster, NJ 07921. This affidavit is made in accordance with the Official Code of Georgia Annotated, Title 10, Chapter 1, Section 490.
NDec31,Jan7J8

NOTICE OF ADOPTION
TO: Timothy Justin Blankenship, biological father of a female child Makynzie Grace Blankenship, whose last known address is: 263 Springdale Lane, Dallas, GA 30157.
You are hereby notified that on October 17, 2014, a Petition for Adoption of a female child born to Vanessa Townson, on May 1, 2012, in Douglasville, Georgia, was filed in the Superior Court of Union County, Georgia, Adoption No. SG-14-A10-7.
All parental rights you may have with respect to the minor child will be lost and you will neither receive notice nor be entitled to object to the adoption of the child unless, within thirty (30) days from the date of the last publication of this notice, you file (1) a Petition to Legitimate the child pursuant to the Official Code of Georgia Annotated Section 19-7-22; (2) notice of the filing of such Petition to Legitimate with the Superior Court of Union County and make known such other objections in writing as you may have; and (3) serve a copy of the Petition to Legitimate on the undersigned attorney for the Petitioners seeking to adopt the child.
Brandt Price
Attorney at Law
5680 New Northside Drive, NW
Atlanta, GA 30328
NDec17,24,31,Jan7J8

NOTICE OF SEIZURE OF PERSONAL PROPERTY VALUED AT LESS THAN \$25,000
Pursuant to O.C.G.A. §16-13-49(n), any party claiming an interest in the following property is hereby notified that on the 31st day of October 2014, the following property was seized by the undersigned agency in Union County, Georgia.
Property Seized:
PROPERTY ONE: Sixteen Hundred & Thirty 00/100 (\$1630.00) in United States Currency
PROPERTY TWO: Sixty-three & 97/100 (\$63.97) in United States Currency
PROPERTY THREE: Acer laptop computer, Serial No. NXML8AA00224020AE3400
PROPERTY FOUR: Verizon tablet computer in black in gray/black case), Model No. QMNV7A, FCC Id. No. HFSQM17A
PROPERTY FIVE: Panasonic tape recorder, Serial No. S4KB15544
PROPERTY FIVE: Smith & Wesson 9mm handgun, Serial No. TAB5616 and three loaded magazines with holster, magazine holder, and 20 rounds of ammunition
PROPERTY SIX: Ammunition (20 rounds) for .22 long rifle
PROPERTY SEVEN: Three knives, Sheffield, Morgan-Lee Supply and Greatland brands
PROPERTY EIGHT: Verizon cellular phone, Serial No. A000004868AE54
PROPERTY NINE: Samsung Galaxy S4 cellular phone, Serial No. R31D511826B and Otterbox
PROPERTY TEN: Samsung Galaxy SIII cellular phone, Serial No. 99004050249890
PROPERTY ELEVEN: 40.122 ounces of ginseng
Conduct giving rise to said seizure:
A seized property was found in the possession of JAMES RIDLEY and MISTY EKEBERG, and was found in close proximity to a quantity of METHAMPHETAMINE, a Schedule II controlled substance, MARIJUANA, a prohibited substance, HYDROCODONE, a Schedule III controlled substance, METHADONE, a Schedule II controlled substance, AMPHETAMINE, a Schedule II controlled substance, ALPRAZOLAM, a Schedule IV controlled substance, and CLONAZEPAM, a Schedule II controlled substance, and was, directly or indirectly, used or intended for use to facilitate the possession, possession with intent to distribute, trafficking, and/or distribution and sale of METHAMPHETAMINE and the other previously listed substances, or was the proceeds of said activity, in violation of the Georgia Controlled Substances Act. Further, the said property and the controlled substances were seized from the vehicle occupied by JAMES RIDLEY and MISTY EKEBERG, while they was in possession of the previously listed substances, along with syringes and packaging, said location being in Union County, Georgia.

The owner of said property is purported to be: James Ridley, 385 Reece Road, LaFayette, Georgia 30728
Misty Ekeberg, 357 Hogsed Lane, Hiwassee, Georgia 30528
Any party claiming an interest in said property is hereby further notified that you must file any claim in accordance with O.C.G.A. §16-13-49(n)(4) within 30 days of the second publication of this Notice of Seizure in the North Georgia News, the legal organ and the newspaper of general circulation in Union County, by serving said claim to the undersigned seizing agency and the District Attorney by certified mail, return receipt requested.
This 22nd day of December, 2014.
District Attorney
Enotah Judicial Circuit
SEIZING AGENCY:
D. Walker
Blairsville Police Department
P.O. Box 307
Blairsville, Georgia 30514
(706) 781-3848
By: Cathy A. Cox-Brakefield
Chief Assistant District Attorney
65 Courthouse Street, Box 6
Blairsville, Georgia 30512
(706) 439-6027
NDec31,Jan7,14J8

NOTICE OF ADOPTION
TO: Vanessa Townson, legal and biological mother of a female child Makynzie Grace Blankenship, whose last known address is: 263 Springdale Lane, Dallas, GA 30157.
You are hereby notified that on October 17, 2014, a Petition for Adoption of a female child born to Vanessa Townson, on May 1, 2012, in Douglasville, Georgia, was filed in the Superior Court of Union County, Georgia, Adoption No. SG-14-A10-7. On November 19, 2014 the Court pass an Order fixing a hearing upon said Petition for February 19, 2015, at 9 am in the Chambers of Judge Stanley Gunter, Blairsville, Union County, Georgia.
All parental rights you may have with respect to the minor child will be lost and you will neither receive nor be entitled to object to the adoption of the child unless you appear in the pending adoption action and show cause why your rights to the child should not be terminated by adoption.
Brandt Price
Attorney at Law
5680 New Northside Drive, NW
Atlanta, GA 30328
NDec17,24,31,Jan7J8

IN THE PROBATE COURT
COUNTY OF UNION
STATE OF GEORGIA
IN RE: ESTATE OF
GEORGE HAROLD KING, DECEASED
ESTATE NO. 14-154
NOTICE OF PETITION TO FILE FOR YEAR'S SUPPOR
The Petition of Carol A. King, for a year's support from the estate of GEORGE HAROLD KING, deceased, for decedent's surviving spouse, having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before January 19, 2015, why said Petition should not be granted.
All objections to the Petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All 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.
65 Courthouse St., Ste. 8
Blairsville, GA 30512
Address
(706) 439-6006
Telephone Number
Dwain Brackett
Judge of the Probate Court
By: Kristin Stanley
Clerk of the Probate Court
NDec24,31,Jan7,14J8

IN THE CIRCUIT COURT FOR
MCMINN COUNTY, TENNESSEE
IN RE:
THE ADOPTION OF A MALE CHILD
ABAN BRYAN BRYAN, d/o/b: 03/07/2014
By:
CRYSTAL FREEMAN and wife
CRYSTAL FREEMAN
Petitioners
vs.
DEBRA LYNN BRYAN, Mother
and
UNKNOWN FATHER
Respondents,
No.
ORDER OF PUBLICATION
It appearing from the Petition in this cause, that the address and domicile of the unknown father cannot be ascertained, so that ordinary process cannot be served. It is therefore ORDERED that said respondent will appear and make defense within thirty (30) days to the Petition, or the same will be taken for confessed as to the respondent and set for hearing ex parte, and that a copy of the Order be published for four weeks in the North Georgia News, a newspaper published in Union County, Georgia.
This the day of, 2014.
J. MICHAEL SHARP, Judge
APPROVED FOR ENTRY
RED, WINDER, & GREEN, PLLC
DONALD (TREV) WINDER, III, BPR# 025765
Attorney for Petitioners
10 West Madison Ave.
P.O. Box 628
Athens, Tennessee 37371-0628
Phone: (423) 745-1118
NDec24,31,Jan7,14J8

INVITATION TO BID
SOUTHERN CHAMPION CONSTRUCTION, INC.,
an EOE, is soliciting quotes from minority and women owned business enterprise sub-contractors and suppliers for erosion control, testing of materials, concrete work, concrete forming, concrete finishing, reinforcing steel suppliers and installation, site clearing and grading, excavation and backfill, dewatering, sheeting and shoring; fencing, demolition, sewer piping systems, process piping systems, pipe, valves and fittings; masonry, carpentry and millwork; shingle roofing, wood trusses, metal doors and frames, aluminum windows, HVAC, process equipment, painting, electrical, generator sets and suppliers of misc. materials for work involved with a project in Young Harris, GA., Sewer System Improvements, Additions to Existing Water Pollution Control Plant Improvements. This project bids at 3:00 PM on Tuesday, January 27, 2015.
If interested CONTACT: Southern Champion Construction, Inc., 1939B Parker Court, Stone Mountain, GA. 30087 Phone: (770) 736-9222/ FAX: (770) 736-3373 or kkimble@southern-champion.com by Monday, Jan. 26, 2015 by 5:00 PM.
NJan7,14,21J8

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
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 Leonard Douglas Crawford and Judy Anne Crawford to Local Govt. Federal Credit Union, dated August 17, 2012, recorded in Deed Book 912, Page 390, Union County, Georgia Records, as last transferred to State Employees' Credit Union by assignment to be recorded in the Office of the Clerk of Superior Court of Union County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED SEVENTY-FIVE THOUSAND AND 0/100 DOLLARS (\$175,000.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door in Union County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in January, 2015, 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 Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the debt in full, with all expenses of the sale, as provided in 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, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. State Employees' Credit Union 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: State Employees Credit Union, 3101 Wake Forest Road, Raleigh, NC 27609 919-839-5018. To the best knowledge and belief of the undersigned, the party in possession of the property is Leonard Douglas Crawford and udy Ann Crawford or a tenant or tenants and said property is more commonly known as 126 Knights Square, Blairsville, Georgia 30512. 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. State Employees' Credit Union as Attorney in Fact for Leonard Douglas Crawford and Judy Anne Crawford McCalla Raymer, LLC 1544 Old Alabama Road Roswell, Georgia 30076 www.foreclosureonline.net EXHIBIT "A" All that tract or parcel of land lying and being in Land Lot 155, 9th District, 1st Section of Union County, Georgia, being Lot 19, containing 1.169 acres, more or less, of Barons Ridge Subdivision as shown on a plat of survey by Rochester & Associates, Inc., RLS #2349, dated 06/27/05 and recorded in Plat Book 52, Page 169, Union County Records, which description on said plat is incorporated by reference and made a part hereof. Subject to all matters and condition as shown on above referenced plat of survey. The property is subject to the road easements as shown on above said plat. The property is subject to the restrictions recorded in Deed Book 574, Pages 306-325, Union County, Georgia records. The property is subject to the powerline easements to Blue Ridge Mountain EMC recorded in Deed Book 345, Page 341 and Deed Book 526, Page 703-704, Union County, Georgia records. The property is subject to the easement recorded in Deed Book 526, Page 703-704, Union County, Georgia records. Grantor grants to grantee a non-exclusive easement for ingress and egress to the above property along existing easement as shown on said plat MR/AR 1/6/15 Our file no. 5483214 - FT17
NDec10,17,24,31J8

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
By virtue of a Power of Sale contained in that certain Security Deed (hereinafter the "Security Deed") from Mark W. Autry and Scott O. Helton to Regions Bank (with RREF II PEBP-GA, LLC as assignee of RREF II PEBP Acquisitions, LLC ("RREF")), dated December 14, 2006, recorded at Deed Book 682, Page 563, Union County, Georgia records; said Security Deed being given to partially secure indebtedness under that certain Promissory Note (as renewed, hereinafter the "Note") from Mark W. Autry and Scott O. Helton to Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions), dated December 14, 2006, and renewed on April 17, 2008, in the renewed principal amount of TWO HUNDRED FIVE THOUSAND AND NO/100 DOLLARS (\$205,000.00), with interest on the unpaid balance from the date thereof until maturity or until paid, together with all other amounts payable with respect thereto; there will be sold by the undersigned at public outcry to the highest bidder, for cash before the Courthouse door in Blairsville, Union County, Georgia, within the legal hours of sale on the first Tuesday in January, 2015, the property being more fully described as follows: ALL THAT TRACT OR PARCEL of land lying and being in Land Lot 113, 16th District of 1st Section of Union County, Georgia, containing 1.1019 acres and being Lot 5 as shown on a plat of survey by Roy A. Terrell, RLS, dated September 29, 1989, recorded in Plat Book U, Page 248, Union County Records, which description on said plat is incorporated herein by reference and made a part hereof. LESS AND EXCEPTED FROM this conveyance is a fee simple interest in and to that part of the above described property sufficient to make up its constituent part of a road right of way, having a total width of 30 feet, with said right of way extending 15 feet from each side of the centerline of said road as delineated on the plat of survey hereinabove referred to. ALSO CONVEYED IS a perpetual non-exclusive easement for ingress and egress to the above-described property. Said easement to run from S. R. 348 along the road as shown on the above-referenced plat. Subject to the necessary rights of ways over and through the above described property for public utilities, which in the future may be necessary to serve the adjoining property, now or formerly of Terry D. Blalock et al, including the right of ingress and egress for public utilities over and through the above described property. Said rights shall not be defeated for lack of use or maintenance but shall be covenants running with the land. The property is restricted against mobile homes or any type of manufactured home. The debt secured by said Note and Security Deed has been and is hereby declared due and payable in full because of, among other possible events of default, non payment of principal and interest owed in accordance with the terms of the Note and the Security Deed. The indebtedness remaining in default, this sale will be made for purposes of paying the same and all expenses of this sale, including attorney's fees.

To the best knowledge and belief of the undersigned, the subject property is in the possession of Mark W. Autry and Scott O. Helton or parties claiming by, through or under Mark W. Autry and Scott O. Helton. Said property will be sold as the property of Mark W. Autry and Scott O. Helton on an "as is, where is" basis, without recourse and without representation or warranty, express or implied, of any nature whatsoever with respect thereto and will be sold subject to all unpaid taxes, assessments, and any superior items of record, as well as any matters as would be revealed by an accurate survey and inspection of the subject property. RREF II PEBP-GA, LLC, a Georgia limited liability company, As Attorney in Fact for Mark W. Autry and Scott O. Helton
c/o Stephanie B. Skidmore, Esq.
Hartman Simons & Wood LLP
6400 Powers Ferry Road, N.W.
Suite 400
Atlanta, Georgia 30339
(770) 955-3555
THIS LAW FIRM MAY BE DEEMED TO BE A DEBT COLLECTOR AND IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
NDec10,17,24,31J8

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER
By virtue of the power of sale contained in that certain Security Deed (hereinafter the "Security Deed") from Mark W. Autry and Scott O. Helton to Regions Bank (with RREF II PEBP-GA, LLC as assignee of RREF II PEBP Acquisitions, LLC ("RREF")), dated December 14, 2006, recorded at Deed Book 682, Page 563, Union County, Georgia records; said Security Deed being given to partially secure indebtedness under that certain Promissory Note (as renewed, hereinafter the "Note") from Mark W. Autry and Scott O. Helton to Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions), dated December 14, 2006, and renewed on April 17, 2008, in the renewed principal amount of TWO HUNDRED FIVE THOUSAND AND NO/100 DOLLARS (\$205,000.00), with interest on the unpaid balance from the date thereof until maturity or until paid, together with all other amounts payable with respect thereto; there will be sold by the undersigned at public outcry to the highest bidder, for cash before the Courthouse door in Blairsville, Union County, Georgia, within the legal hours of sale on the first Tuesday in January, 2015, the property being more fully described as follows: ALL THAT TRACT OR PARCEL of land lying and being in Land Lot 197, 8TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA, CONTAINING A TOTAL OF 1 802 ACRES AND BEING SHOWN AS LOT 4 (4) (0 802 ACRE) AND LOT FIVE (5) (1 0 ACRE) OF STABLEGATE ESTATES ON PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC. RS #2653, DATED 8/21/00 AND RECORDED IN PLAT BOOK 46 PAGE 98 UNION COUNTY RECORDS, WHICH DESCRIPTION ON SAID PLAT IS HEREBY INCORPORATED BY REFERENCE AND MADE A PART HEREOF. THE PROPERTY IS SUBJECT TO THE ROAD EASEMENTS AS SHOWN ON SAID PLAT. THE PROPERTY IS SUBJECT TO THE RESTRICTIONS RECORDED IN DEED BOOK 219 PAGE 23, AMENDED IN DEED BOOK 220 PAGE 545 AND IN DEED BOOK 228 PAGE 514 UNION COUNTY RECORDS. THE PROPERTY IS SUBJECT TO THE POWERLINE EASEMENT TO BLUE RIDGE MOUNTAIN EMC RECORDED IN DEED BOOK 200 PAGE 197 UNION COUNTY RECORDS. THE PROPERTY BENEFITS FROM THE EASEMENT RECORDED IN DEED BOOK 353, PAGE 344, UNION COUNTY RECORDS. GRANTOR GRANTS TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASEMENT FOR THE USE OF THE SUBDIVISION ROADS FOR INGRESS AND EGRESSES TO THE ABOVE PROPERTY. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and 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, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as 29 Notely Circle, Blairsville, GA 30512 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): David Jenkins and Sue Jenkins or tenant or tenants. Branch Banking and Trust Company is the entity or individual designated who shall have full authority to negotiate; amend and modify all terms of the mortgage. Branch Banking and Trust Company Mortgage Loan Servicing P.O. Box 2467 Greenville, SC 29602-2467 1-800-827-3722 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the 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 non-judicial 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 immediately above. Branch Banking and Trust Company as agent and Attorney in Fact for David Jenkins and Sue E. Jenkins Aldridge Connors, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7400, 1207-357A
THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1207-357A
NNov28,Dec10,17,24,31J8

NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by David Jenkins and Sue E. Jenkins to Mortgage Electronic Registration Systems, Inc., as Trustee for Branch Banking and Trust Company dated 1/30/2012 and recorded in Deed Book 892 Page 214, UNION COUNTY, Georgia records; as last transferred to or acquired by Branch Banking and Trust Company, conveying the after-described property to secure a Note in the original principal amount of \$ 97,400.00, 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 January 06, 2015 (being the first Tuesday of said month unless said date falls on a Federal Holiday), the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 197, 8TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA, CONTAINING A TOTAL OF 1 802 ACRES AND BEING SHOWN AS LOT 4 (4) (0 802 ACRE) AND LOT FIVE (5) (1 0 ACRE) OF STABLEGATE ESTATES ON PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC. RS #2653, DATED 8/21/00 AND RECORDED IN PLAT BOOK 46 PAGE 98 UNION COUNTY RECORDS, WHICH DESCRIPTION ON SAID PLAT IS HEREBY INCORPORATED BY REFERENCE AND MADE A PART HEREOF. THE PROPERTY IS SUBJECT TO THE ROAD EASEMENTS AS SHOWN ON SAID PLAT. THE PROPERTY IS SUBJECT TO THE RESTRICTIONS RECORDED IN DEED BOOK 219 PAGE 23, AMENDED IN DEED BOOK 220 PAGE 545 AND IN DEED BOOK 228 PAGE 514 UNION COUNTY RECORDS. THE PROPERTY IS SUBJECT TO THE POWERLINE EASEMENT TO BLUE RIDGE MOUNTAIN EMC RECORDED IN DEED BOOK 200 PAGE 197 UNION COUNTY RECORDS. THE PROPERTY BENEFITS FROM THE EASEMENT RECORDED IN DEED BOOK 353, PAGE 344, UNION COUNTY RECORDS. GRANTOR GRANTS TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASEMENT FOR THE USE OF THE SUBDIVISION ROADS FOR INGRESS AND EGRESSES TO THE ABOVE PROPERTY. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and 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, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as 29 Notely Circle, Blairsville, GA 30512 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): David Jenkins and Sue Jenkins or tenant or tenants. Branch Banking and Trust Company is the entity or individual designated who shall have full authority to negotiate; amend and modify all terms of the mortgage. Branch Banking and Trust Company Mortgage Loan Servicing P.O. Box 2467 Greenville, SC 29602-2467 1-800-827-3722 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.

The sale will be conducted subject to (a) a confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (b) final confirmation and audit 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 non-judicial 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 immediately above. Branch Banking and Trust Company as agent and Attorney in Fact for David Jenkins and Sue E. Jenkins Aldridge Connors, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7400, 1207-357A
THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1207-357A
NNov28,Dec10,17,24,31J8

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER IN SECURITY DEED
By virtue of a Power of Sale contained in that certain Security Deed from Tommy R. Cook to Kenneth E. Ekeberg, dated 20th Day of October, 2006, recorded in Deed Book 678, Page 267-268, Union County, Georgia records; said Security Deed having been given to secure a Note of even date in the original principal amount of Twenty Three Thousand Four Hundred and 00/100 (\$23,400.00) Dollars with interest thereon as provided for therein, there will be sold 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 Tuesday in January, 2015, the following described property: All that tract or parcel of land lying and being in Land Lot 124, 18th District, 1st Section of Union County, Georgia, containing 12.19 acres as shown on a plat of survey by William F. Rolader, RS #2042, dated 3/15/89, and recorded in Plat Book U, Page 199, Union County records, which description on said plat is incorporated herein by reference and made a part hereof. Subject to a non-exclusive easement of ingress and egress over the existing road as shown on said plat and the reservation described in a warranty deed recorded in Deed Book 142, pages 679-680, Union County records. ALSO: An easement of ingress and egress and an exclusive water right as described in a warranty deed recorded in Deed Book 1442, page 681, Union County records. LESS & EXCEPT THE FOLLOWING: A 2.50 acre tract as shown on a plat of survey by Blairsville Surveying Co., RS#2228, dated 11/23/98, revised 2/17/06 and recorded in Plat Book 58, page 139, Union County records, conveyed to Kenneth Cook by warranty deed 5/11/06, and recorded in Deed Book 646, page 137, Union County records and further conveyed to Kenneth Cook and Eloise L. Cook by warranty deed dated 5/11/06, and recorded in Deed Book 647, page 327, Union County records.

A 5.0 acre tract as shown on a plat of survey by Blairsville Surveying Co., R.S #2228, dated 10/24/94, and recorded in Plat Book 31, page 231, Union County records. Said property is commonly known as:4897 Kenneth Cook Drive, 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, including but not limited to the nonpayment of the indebtedness as and when due. The indebtedness remaining in default, this sale will be made for the purpose of paying the same and all expenses of the sale, including attorney's fees and all other payments provided for under the terms of the Security Deed and Note. Said property will be sold subject to the following items which may affect the title to said property: all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; any outstanding taxes, including but not limited to ad valorem taxes, which constitute liens upon said property; special assessments; all outstanding bills for public utilities which constitute liens upon said property; all restrictive covenants, easements, rights-of-way and other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the parties in possession of the property are Tommy R. Cook or the Estate of Tommy R. Cook or tenant(s). KENNETH COOK AND ELOISE COOK as Attorney in Fact for TOMMY R. COOK OR THE ESTATE OF TOMMY R. COOK Contact: Cary D. Cox CARY D. COX, P.C. P.O. Box 748 Blairsville, GA 30514 (706) 745-4420
THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 12/09/2014, 12/16/2014, 12/23/2014, 12/30/2014
NDec10,17,24,31J8

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER
By virtue of the power of sale contained in that certain Security Deed (hereinafter the "Security Deed") from Mark W. Autry and Scott O. Helton to Regions Bank (with RREF II PEBP-GA, LLC as assignee of RREF II PEBP Acquisitions, LLC ("RREF")), dated December 14, 2006, recorded at Deed Book 682, Page 563, Union County, Georgia records; said Security Deed being given to partially secure indebtedness under that certain Promissory Note (as renewed, hereinafter the "Note") from Mark W. Autry and Scott O. Helton to Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions), dated December 14, 2006, and renewed on April 17, 2008, in the renewed principal amount of TWO HUNDRED FIVE THOUSAND AND NO/100 DOLLARS (\$205,000.00), with interest on the unpaid balance from the date thereof until maturity or until paid, together with all other amounts payable with respect thereto; there will be sold by the undersigned at public outcry to the highest bidder, for cash before the Courthouse door in Blairsville, Union County, Georgia, within the legal hours of sale on the first Tuesday in January, 2015, the property being more fully described as follows: ALL THAT TRACT OR PARCEL of land lying and being in Land Lot 113, 16th District of 1st Section of Union County, Georgia, containing 1.1019 acres and being Lot 5 as shown on a plat of survey by Roy A. Terrell, RLS, dated September 29, 1989, recorded in Plat Book U, Page 248, Union County Records, which description on said plat is incorporated herein by reference and made a part hereof. LESS AND EXCEPTED FROM this conveyance is a fee simple interest in and to that part of the above described property sufficient to make up its constituent part of a road right of way, having a total width of 30 feet, with said right of way extending 15 feet from each side of the centerline of said road as delineated on the plat of survey hereinabove referred to. ALSO CONVEYED IS a perpetual non-exclusive easement for ingress and egress to the above-described property. Said easement to run from S. R. 348 along the road as shown on the above-referenced plat. Subject to the necessary rights of ways over and through the above described property for public utilities, which in the future may be necessary to serve the adjoining property, now or formerly of Terry D. Blalock et al, including the right of ingress and egress for public utilities over and through the above described property. Said rights shall not be defeated for lack of use or maintenance but shall be covenants running with the land. The property is restricted against mobile homes or any type of manufactured home. The debt secured by said Note and Security Deed has been and is hereby declared due and payable in full because of, among other possible events of default, non payment of principal and interest owed in accordance with the terms of the Note and the Security Deed. The indebtedness remaining in default, this sale will be made for purposes of paying the same and all expenses of this sale, including attorney's fees.

To the best knowledge and belief of the undersigned, the subject property is in the possession of Mark W. Autry and Scott O. Helton or parties claiming by, through or under Mark W. Autry and Scott O. Helton. Said property will be sold as the property of Mark W. Autry and Scott O. Helton on an "as is, where is" basis, without recourse and without representation or warranty, express or implied, of any nature whatsoever with respect thereto and will be sold subject to all unpaid taxes, assessments, and any superior items of record, as well as any matters as would be revealed by an accurate survey and inspection of the subject property. RREF II PEBP-GA, LLC, a Georgia limited liability company, As Attorney in Fact for Mark W. Autry and Scott O. Helton
c/o Stephanie B. Skidmore, Esq.
Hartman Simons & Wood LLP
6400 Powers Ferry Road, N.W.
Suite 400
Atlanta, Georgia 30339
(770) 955-3555
THIS LAW FIRM MAY BE DEEMED TO BE A DEBT COLLECTOR AND IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
NDec10,17,24,31J8

STATE OF GEORGIA
COUNTY OF UNION
NOTICE OF SALE UNDER POWER
By virtue of the power of sale contained in that certain Security Deed (hereinafter the "Security Deed") from Mark W. Autry and Scott O. Helton to Regions Bank (with RREF II PEBP-GA, LLC as assignee of RREF II PEBP Acquisitions, LLC ("RREF")), dated December 14, 2006, recorded at Deed Book 682, Page 563, Union County, Georgia records; said Security Deed being given to partially secure indebtedness under that certain Promissory Note (as renewed, hereinafter the "Note") from Mark W. Autry and Scott O. Helton to Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions (with RREF II PEBP-GA, LLC as assignee of RREF, as assignee of Regions), dated December 14, 2006, and renewed on April 17, 2008, in the renewed principal amount of TWO HUNDRED FIVE THOUSAND AND NO/100 DOLLARS (\$205,000.00), with interest on the unpaid balance from the date thereof until maturity or until paid, together with all other amounts payable with respect thereto; there will be sold by the undersigned at public outcry to the highest bidder, for cash before the Courthouse door in Blairsville, Union County, Georgia, within the legal hours of sale on the first Tuesday in January, 2015, the property being more fully described as follows: ALL THAT TRACT OR PARCEL of land lying and being in Land Lot 113, 16th District of 1st Section of Union County, Georgia, containing 1.1019 acres and being Lot 5 as shown on a plat of survey by Roy A. Terrell, RLS, dated September 29, 1989, recorded in Plat Book U, Page 248, Union County Records, which description on said plat is incorporated herein by reference and made a part hereof. LESS AND EXCEPTED FROM this conveyance is a fee simple interest in and to that part of the above described property sufficient to make up its constituent part of a road right of way, having a total width of 30 feet, with said right of way extending 15 feet from each side of the centerline of said road as delineated on the plat of survey hereinabove referred to. ALSO CONVEYED IS a perpetual non-exclusive easement for ingress and egress to the above-described property. Said easement to run from S. R. 348 along the road as shown on the above-referenced plat. Subject to the necessary rights of ways over and through the above described property for public utilities, which in the future may be necessary to serve the adjoining property, now or formerly of Terry D. Blalock et al, including the right of ingress and egress for public utilities over and through the above described property. Said rights shall not be defeated for lack of use or maintenance but shall be covenants running with the land. The property is restricted against mobile homes or any type of manufactured home. The debt secured by said Note and Security Deed has been and is hereby declared due and payable in full because of, among other possible events of default, non payment of principal and interest owed in accordance with the terms of the Note and the Security Deed. The indebtedness remaining in default, this sale will be made for purposes of paying the same and all expenses of this sale, including attorney's fees.