

North Georgia News

Legal Notices for August 26, 2020

ARTICLES OF AMENDMENT OF ARTICLES OF INCORPORATION

The name of the corporation is Dixie Safaris, Inc., the control number is 11017707. The corporation hereby adopts the following amendment to change the name of the corporation. The new name of the corporation is: The Azalea Farm, Inc. The amendment was adopted by the board of directors without shareholder action as shareholder action was not required. The date of the adoption of the amendment was: August 13, 2020. The articles of amendment shall be effective upon the filing with the Secretary of State. In witness whereof, the undersigned has executed these Articles of Amendment on 8/13/2020
Robert C. Hice, Jr.
Officer
(N/Aug19,26P)

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 August 26, 2020 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 facility 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 fi nal. 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
Enoch Judicial Circuit
(N/Aug19,26P)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Dorothy F. Millikin,
All debtors and creditors of the estate of Dorothy F. Millikin, 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 7th day of August, 2020.
By: Malinda Millikin King
1389 Archer St.
Lehigh Acres, FL 33936
James Millikin
9805 Maderstone Court
Ft. Myers, FL 33912
(N/Aug12,19,26,Sept2)

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA

IN RE: ESTATE OF MARY C. PUCGIO, DECEASED
ESTATE NO. 20-172
NOTICE FOR LETTERS OF ADMINISTRATION
David James Kennerly has petitioned to be appointed Administrator of the estate of Mary C. Puccio, 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 14, 2020. All pleadings/objections must be signed before a notary public or before a probate court clerk and filing fees must be tendered with the filing. 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 fi nal. 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.
Dwain Brackett
PROBATE JUDGE
By: Kristin Stanley
PROBATE CLERK
65 Courthouse St., Ste. 8
Blairsville, GA 30512
(N/Aug19,26,Sept2,9)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Bonnie C. Jones,
All debtors and creditors of the estate of Bonnie C. Jones, 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 14th day of August, 2020.
By: Scott Alan Jones
5725 Park Ave.
Memphis, TN 38119
(N/Aug19,26,Sept2,9)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Grapell Rich,
All debtors and creditors of the estate of Grapell Rich, 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 14th day of August, 2020.
By: Teresa Terri Lynn Auton
232 Swift Barlow Dr.
Blairsville, GA 30512
(N/Aug19,26,Sept2,9)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Grapell Rich,
All debtors and creditors of the estate of Grapell Rich, 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 14th day of August, 2020.
By: Eddie Garnett Rich
79 Mauney Rd
Blairsville, GA 30512
(N/Aug19,26,Sept2,9)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Keith Howard Schoenfeldt,
All debtors and creditors of the estate of Keith Howard Schoenfeldt, 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 14th day of August, 2020.
By: Lee D. Schoenfeldt
225 Eagle Bend Dr.
Blairsville, GA 30512
(N/Aug19,26,Sept2,9)

IN THE JUVENILE COURT OF UNION COUNTY STATE OF GEORGIA

IN THE INTEREST OF: JT
DOB:04-20-2010
SEX: FEMALE
CASE NO. 144-20-52A
JR
DOB:03-26-2013
SEX: MALE
CASE NO. 144-20-53A
JT
DOB:05-05-2003
SEX: FEMALE
CASE NO. 144-20-54A
CHILD UNDER THE AGE OF EIGHTEEN
NOTICE OF MOTION FOR NON-REUNIFICATION AND PETITION FOR PERMANENT GUARDIANSHIP
TO: Matania Toussaint, Terry Caldwell, any possible biological father of Jeannella Toussaint are Jerald Rosenbom
By Order for Service by Jeannella Toussaint the 4 day of August 2020, you are hereby notified that on August 12, 2020, the Union County Department of Family and Children Services, Georgia Department of Human Services, filed a Motion for Non-Reunification and a Petition for Permanent Guardianship against you as to the above-named children.
The Court will conduct a hearing upon the allegations of the Motion for Non-Reunification and a Petition for Permanent Guardianship on the 2nd day of September, 2020 at 9:00 a.m., at the Union County Courthouse, Blairsville Georgia.
The children and other parties involved may be represented by a lawyer at all stages of these proceedings. If you want a lawyer, you may choose and hire your own lawyer. If you want to hire a lawyer, please contact your lawyer immediately. If you want a lawyer but are not able to hire a lawyer without undue financial hardship, you may ask for a lawyer to be appointed to represent you. The Court would inquire into your financial circumstances and if the Court finds you to be financially unable to hire a lawyer, then a lawyer will be appointed to represent you. If you want a lawyer appointed to represent you, you must let the Court or the Officer of this Court know in writing, in a case which you want a lawyer immediately.
WITNESS, the Honorable Jeremy Clough, Judge of said Court, this the 4 day of August, 2020.
Jeremy Clough
Honorable Jeremy Clough
Judge, Juvenile Court
Towns County, Georgia
Enoch Judicial Circuit
(N/Aug19,26P)

TRADE NAME REGISTRATION

Georgia, Union County
To whom it may concern:
Please be advised that William Alanson Scott whose address is 1875 Summit Way, Blairsville, GA 30512, is/are the owner(s) of the certain business now being carried on at 875 Summit Way, Blairsville, GA 30512 in the following trade name, to-wit: Prokek; and that the nature of said business is: Gunsmithing, Engraving and Restoration. This statement is made in conformity with O.C.G.A. § 14-2-101 and the provisions of such statement with the Clerk of Superior Court of this county.
This the 19th day of August 2020
(N/Aug28,Sept2,9,16)

ADVERTISEMENT FOR BIDS

BLAIRSVILLE MUNICIPAL AIRPORT
Blairsville, Georgia
Sealed bids will be received by the City of Blairsville, Blairsville, Georgia at the Office of Mayor Jim Conley, 62 Blue Ridge Street, Blairsville, GA 30512 September 25, 2020 until 10:00 AM Local Time and at that hour opened and publicly read aloud for the improvements to the Airport as listed herein. Please note that bids will only be considered by those bidders and subcontractors currently pre-qualified with the Georgia Department of Transportation.
PROJECT DESCRIPTION
The work consists of furnishing all labor, equipment, and materials and performing all work in strict accordance with the plans and specifications attached hereto. The project is RUNWAY REHABILITATION AND DISPLACED THRESHOLDS.
The location of the work is at the Blairsville Municipal Airport, Blairsville, Georgia.
Prospective bidders should read the following instructions carefully before submitting their bids. For information the bid form there is a space provided for the price to be shown in numerals and words. All notations must be in ink. Totals read at the opening of bids are not guaranteed to be correct and no final award of contract will be made until the bid and extensions have been verified.
A Bidder's bond must be executed on the form provided by the Owner, and the required bond, cash, cashier's check, or certified check must accompany each proposal, in the amount of 5% of the total amount of the proposal. A 100% performance bond and a 100% payment bond will be required of the Contractor at time of contract execution. A Georgia Resident Agent must countersign all bonds from a surety company authorized by law to do business in this State pursuant to a current certificate of authority to transact surety business by the Commissioner of Insurance; no bond shall be approved unless the surety is on the United States Department of Treasury's list of approved bond sureties.
The low bidder will be required to provide the Owner with the affidavit required by OCGA 36-91-21 (e) Competitive Award Requirements.
All work under the contract shall be completed within Sixty (60) calendar days from the issuance of the notice to proceed.
Liquidated damages for delays in completion will be in accordance with the following schedule:
Original Contract Amount Daily Charge
\$ 0 - \$49,999 \$200
\$50,000-\$199,999 \$350
\$200,000 and over \$500
Payments will be made monthly on completed work. Retainage will be held by the Owner to a maximum of ten percent (10%) of each progress payment.
Copies of the plans, specifications, and bid forms may be on file at the following locations:
The Document Processing Center, Construct Plans and bid documents in pdf format
3825 Edwards Rd., Suite 800, Cincinnati, Ohio 45209
the City of Blairsville/City Hall office:
62 Blue Ridge Street, Blairsville, GA 30512
and the Engineer's office, Croym Engineering, LLC:
201 North Cobb Pkwy, Bldg. 400, Suite 413, Marietta, GA 30062
They may be examined at these offices without charge.
A non-refundable deposit of \$150.00 is required for a hard copy of the plans and bid documents. A non-refundable deposit of \$50.00 is required for an electronic copy of the plans and bid documents in pdf format sent via email. Construction Plans and Specifications may be obtained at the office of the Engineers. All Contractor's must be on the plan holders list in order to be considered for work on the project.
Envelopes containing bids must be sealed, addressed to the undersigned, and marked as follows: "Bid for Construction at Blairsville Municipal Airport, Blairsville, Georgia. Croym Engineering Project 1555.008." Bids will be required to remain open for acceptance or rejection for one hundred and twenty (120) calendar days after the date of opening of bids.
IMPORTANT NOTICE TO BIDDERS
IMPORTANT NOTICE TO BIDDERS: The following regulations and requirements apply to this project:
Buy American Preferences (Title 49 USC, Chapter 501) All acquired steel and manufactured products installed under the AIP assisted project must be produced in the United States.
Foreign Trade Restrictions: Denial of Public Works contracts to suppliers of goods and services of countries that deny procurement market access to US Contractors (DOT Reg. 49 CFR Part 30)
Government wide debarment and suspension and government wide requirements for drug free workplace. (DOT Regulation 49 CFR Part 29)
Davis-Bacon Act (DOL Regulation 29 CFR Part 5)
Affirmative Action to Ensure Equal Employment Opportunity (Executive Order 11246 and DOL Regulation 41 CFR Part 60)
DBE OBLIGATION. The bidder shall make good faith efforts, as defined in Appendix A of 49 CFR Part 26, Regulations of the Office of the Secretary of Transportation, to subcontract 10.31% percent of the dollar value of the prime contract to small business concerns owned and controlled by socially and economically disadvantaged individuals (DBE). In the event that the bidder for this solicitation qualifies as a DBE, the contract shall be deemed to have been met. Individuals who are rebuttably presumed to be socially and economically disadvantaged including: women, African American, Hispanics, and Native Americans, Asian-Pacific Americans, and Asian-Indian Americans.
The apparent successful competitor will be required to submit the bid, information concerning the DBE's that will participate in this contract. The information will include the name and address of each DBE, a description of the work to be performed by each named firm, and the dollar value of the contract. If the bidder fails to achieve the contract goal stated herein, it will be required to provide, with the bid, documentation demonstrating that it made good faith efforts in attempting to do so. A bid that fails to meet these requirements will be considered non-responsive.
Contractor and Subcontractor must state affirmatively that the firm has registered with and is participating in a federal work authorization program in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91.
Title VI Solicitation Notice:
The City of Blairsville, Georgia, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. §§ 2000d to 2000d-4) and the Regulations, hereby notifies all bidders that it will affirmatively ensure that any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.
The bidder shall have the right to dispose of the necessary equipment to put on the project when notice is given to begin work and to do the work within the time specified. The proposal of any bidder will be rejected if the award of the work for which the proposal is submitted, may, in the judgment of the Owner, affect the workability, financing or progress of other work awarded to the bidder in the same letting or other work which the bidder may have under contract.
THE RIGHT TO REJECT ANY OR ALL BIDS AND TO WAIVE INFORMALITIES IS RESERVED TO THE OWNER.
Mayor Jim Conley
City of Blairsville, Georgia
(N/Aug28,Sept2,9,16,23)

IN THE PROBATE COURT OF TOWNS COUNTY STATE OF GEORGIA

IN RE: ESTATE OF FRANK DAVID LLOYD, DECEASED
v.
PETITION FOR LETTERS OF ADMINISTRATION
NOTICE
TO: All interested parties and to whom it may concern:
Susan Elaine Nation has petitioned to be appointed Administrator of the estate of Frank David Lloyd 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 21, 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 for information on 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.
David Rogers
Judge of the Probate Court
By: Kerry L. Beronj
Clerk of the Probate Court
48 River St. Suite C
Hiawassee, GA 30546
Address
706-896-3467
Telephone Number
(N/Aug28,Sept2,9,16)

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA

TARA MICHELLE BENTLEY,
Plaintiff,
v.
WILLIAM GAINES BENTLEY,
Defendant
Civil Action Case No. 20-CV-112-BL
NOTICE OF SUMMONS -- SERVICE BY PUBLICATION
TO: WILLIAM GAINES BENTLEY, Defendant
Named Above:
You are hereby notified that the above-styled action seeking a divorce was filed against you in said court on May 12, 2020, and that by reason of an order for service of summons by publication entered by the court on August 14, 2020, you are hereby commanded and required to file with the clerk of said court and serve upon Kris-Ann Poe, Attorney for Plaintiff, whose address is 231 Chatsuge Way, Hiawassee, Georgia 30512, an answer to the complaint within thirty (30) days of the date of the order for service by publication. If you fail to do so, judgment by default will be taken against you for the relief demanded in the complaint.
Witness The Honorable T. Buckley Levins, Judge of said Court.
This the 18th day of August, 2020.
Judy Odum, Clerk of Superior Court
Union County, Enotah Judicial Circuit
(N/Aug28,Sept2,9,16)

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA

YOUNGSTOWN GROUP LLC,
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, 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: M.C. BRICKEY
WHEREABOUTS UNKNOWN
D: IRENE BRICKEY
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 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 P, 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 802283.
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 in thirty (30) days of the Order for Publication entered by the Court on August 3, 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 13th day of August, 2020.
Honorable Judy Odum
Clerk of Union County Superior Court
(N/Aug19,26,Sept2,9)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Grapelle Davis Penland,
All debtors and creditors of the estate of Grapelle Davis 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 21st day of August, 2020.
By: Ronald Ferrell Penland
89 Pen Davis Dr.
Blairsville, GA 30512
(N/Aug28,Sept2,9,16)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Wesley V. Wingo,
All debtors and creditors of the estate of Wesley T. Wingo, 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 21st day of August, 2020.
By: Gregory L. Wingo
457 Bucksin Ct.
Winter Springs, FL 32708
(N/Aug28,Sept2,9,16)

STATE OF GEORGIA UNION COUNTY

NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Barbara Schmalenberg,
All debtors and creditors of the estate of Barbara Schmalenberg, 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 21st day of August, 2020.
By: Chris Joseph Boland
1126 Payne Way
Blairsville, GA 30512
(N/Aug28,Sept2,9,16)

NOTICE OF SERVICE OF PROCESS BY PUBLICATION

STATE OF NORTH CAROLINA
BUNCOMBE COUNTY
In the General Court of Justice District Court Division
SHAWNNA PAYNE-FRANCE vs. AQUINAS EMEKA MILTON FRANCE #20 CVD 680
To: AQUINAS EMEKA MILTON FRANCE, Defendant
Take notice that a pleading seeking relief against you has been filed in the above-entitled action. The nature of the relief being sought is as follows: Divorce with hearing date to be set after publishing of Notice of Service by Publication.
You are required to make defense to such pleading no later than September 26, 2020, and upon your failure to do so, the party seeking service against you will apply to the Court for the relief sought.
This the 31st day of July, 2020.
Jenna Walley
Attorney for Plaintiff
Pisgah Legal Services
P. O. Box 2276
Asheville, NC 28802
(N/Aug12,19,26)

NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION

TO: 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, BRYCE CARTER, TRACY CARTER, MALLORY VANGYZEN, BEVERLY JONES, 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 and only that parcel of land designated as Tax Parcel 022 065 A16, lying and being in Land Lot 217 of the 9th Land District, 1st Section of Union County, Georgia, containing 1.00 acre, more or less, being Lot 16, shown in Plat Book U, Page 277, and being a portion of the property described in Deed Book 173, Page 380, the description contained therein being incorporated herein by this reference.
Will expire and be forever foreclosed and barred on and after September 28, 2020.
The tax deed to which this notice relates is dated the 7th day of February, 2017, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1065 at Page 653.
The property may be redeemed at any time before September 28, 2020 by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:
Akins & Davenport, PC
P.O. Box 923
Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.
Daniel J. Davenport
Akins & Davenport, PC
Attorney for Youngstown Group, LLC
Georgia Bar No. 821237
80 Town Square, P.O. Box 923
Blairsville, GA 30514
(706) 745-0032
(N/Aug19,26,Sept2,9)

NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION

TO: 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, BRYCE CARTER, TRACY CARTER, MALLORY VANGYZEN, BEVERLY JONES, 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 and only that parcel of land designated as Tax Parcel 022 065 A10, lying and being in Land Lot 217 of the 9th Land District, 1st Section of Union County, Georgia, containing 1.00 acre, more or less, being Lot 16, shown in Plat Book U, Page 277, and being a portion of the property described in Deed Book 173, Page 380, the description contained therein being incorporated herein by this reference.
Will expire and be forever foreclosed and barred on and after September 28, 2020.
The tax deed to which this notice relates is dated the 7th day of February, 2017, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1065 at Page 653.
The property may be redeemed at any time before September 28, 2020 by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:
Akins & Davenport, PC
P.O. Box 923
Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.
Daniel J. Davenport
Akins & Davenport, PC
Attorney for Youngstown Group, LLC
Georgia Bar No. 821237
80 Town Square, P.O. Box 923
Blairsville, GA 30514
(706) 745-0032
(N/Aug19,26,Sept2,9)

NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION

TO: 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, BRYCE CARTER, TRACY CARTER, MALLORY VANGYZEN, BEVERLY JONES, 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 and only that parcel of land designated as Tax Parcel 022 065 A10, lying and being in Land Lot 217 of the 9th Land District, 1st Section of Union County, Georgia, containing 1.031 acres, more or less, being Lot 10, shown in Plat Book U, Page 277, and being a portion of the property described in Deed Book 173, Page 380, the description contained therein being incorporated herein by this reference.
Will expire and be forever foreclosed and barred on and after September 28, 2020.
The tax deed to which this notice relates is dated the 7th day of February, 2017, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1065 at Page 655.
The property may be redeemed at any time before September 28, 2020 by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:
Akins & Davenport, PC
P.O. Box 923
Blairsville, GA 30514
PLEASE BE GOVERNED ACCORDINGLY.
Daniel J. Davenport
Akins & Davenport, PC
Attorney for John William Grimes, Jr.
Georgia Bar No. 821237
80 Town Square
P.O. Box 923
Blairsville, GA 30514
(706) 745-0032
(N/Aug19,26,Sept2,9)

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, BRYCE 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/Aug5,12,19,26)

STATE OF GEORGIA COUNTY OF UNION

NOTICE OF SALE UNDER POWER
Pursuant to the power of sale contained in 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 THE 9TH DISTRICT, 1ST SECTION, LAND LOT 154 OF UNION COUNTY, GEORGIA, CONTAINING 1.312 ACRES, MORE OR LESS, AND BEING DESCRIBED AS LOT #17 OF THE SECURITY DEED FAIRM S/D BY SHAWN 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.
AND 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 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 Towers Blvd. , Coppell, TX, 75019
(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/Aug22,28,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,