North Georgia News

Legal Notices for October 21, 2015

STATE OF GEORGIA UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of August B. Turner,
All debtors and creditors of the estate of

August B. Turner, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment

tate are required to flag influence influence to the Personal Representative(s). This 25th day of September, 2015. By: Raymond G. Lail 1800 Peachtree St., Ste. 300 Atlanta, GA 30303

STATE OF GEORGIA

UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Sandra Elaine Hightower,
All debtors and creditors of the estate of Sandra Elaine Hightower, deceased, late of Union

ora Etaine Inginiower, 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).

to the Personal Representative(s). This 23rd day of September, 2015. By: Tina Couch Anderson 105 John St., Fayetteville, GA. 30215 Lee A. Couch 919 Crawford St. Madison, GA. 30650

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

REC Estate of Birlie Lee Deyton,
All debtors and creditors of the estate of
Birlie Lee Deyton, 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 nepresentative(s) of the estate, according to the law, and all persons indebted to said es-tate are required to make immediate payment to the Personal Representative(s). This 1st day of October, 2015. By: Narcie Rachel Deyton Day 254 Birile Deyton D.

Blairsville, GA. 30512 Ronald Dean Deyton PO Box 506 Blairsville, GA. 30514

STATE OF GEORGIA

STATE OF GEORGIA
UNION COUNTY
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Carl W. Chalman,
All debtors and creditors of the estate of Carl
W. Chalman, deceased, late of Union County,

w. Chaiman, 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 es-tate are required to make immediate payment to the Personal Representative(s).

This 1st day of October, 2015. By: Robert William Chalman, . 523 SW 16th Street Boynton Beach, FL 33426

NOTICE OF SEIZURE OF PERSONAL PROPERTY

NOTICE OF SEIZURE OF PERSONAL PROPERTY VALUED AT LESS THAN \$25,000
Pursuant to 0.C.G.A. §9-16-11(a), any party claiming an interest in the following property is hereby notified that on the 12th day of August, 2015, said property was seized by the undersigned agency in Union County, Georgia. Property Seized:
PROPERTY ONE: Four Hundred and Twenty-four & 00/100 Dollars (\$424.00) in United States Currency

& 00/100 Dollars (\$424.00) in United States Currency Conduct giving rise to said seizure: Said PROPERTY ONE was found in the possession of APRIL MOORE on August 12, 2015, who also was in possession of a quantity of MARIJUANA, a prohibited substance, intended for distribution. Said property was intended to facilitate the possession with intent to distribute, and distribution of MARIJUANA in videotion of the A distribution of MARIJUANA, in violation of the destribution of what solution in the Georgia Controlled Substances Act, or was the proceeds of said illegal activities. Further, the currency was in the residence of APRIL MOORE in Union County, Georgia, at the time of the execution of a search warrant.

The owner of said property is purported to be: April Moore, 161 Bunker Hill Road, Blairsville, Georgia 30512 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. §9-16-11 (c) ciaim in accordance with O.L.A. 39-10-11 (c) within 30 days of service of this notice or the second publication of this Notice of Seizure in the North Georgia News, whichever occurs last, by serving said claim to the District Attorney by certified mail or statutory overnight delivery, return receipt requested, to the addelivery, return receipt requested, to the ad-dress below, which claim shall be signed by the owner or interest holder of the claimed property, which claim must include: (A) the name of the claimant, (B) the address at which the claimant resides,

(C) a description of the claimant's interest in

(c) a description of the circumstances of the claimant's obtaining an interest in the property and, to the best of the claimant's knowledge, the date the claimant obtained the interest and the name of the person or entity that transfer and the claimant obtained the interest and the name of the person or entity that transfer at the claimant. terred the interest to the claimant, (E) the nature of the relationship between the claimant and the person who possessed the property at the time of the seizure,

(F) a copy of any documentation in the claim-ant's possession supporting his or her claim, and

(G) any additional facts supporting his or her

This 8th day of October, 2015. District Attorney Enotah Judicial Circuit

SFIZING AGENCY: SEIZING AGENCY:
Dep. Chad Berry
Union County Sheriff's Office
378 Beasley Street
Blairsville, Georgia 30512
(706) 439-6066
By: Cathy A. Cox-Brakefield
Chief Assistant District Attorney
65 Courthouse Street, Box 6
Blairsville, Georgia 30512

Blairsville, Georgia 30512 (706) 439-6027 N(Oct14.21)B

IN THE JUVENILE COURT OF UNION COUNTY A.J. DOB: 06-07-2014

SEX: FEMALE SEX: FEMALE
A CHILD UNDER THE AGE OF EIGHTEEN
CASE NO.144-15j-114A
NOTICE OF TERMINATION OF PARENTAL RIGHTS
HEARING
TO: MICHELLE ELLIOTT-JONES, MOTHER OF THE

ABOVE-NAMED CHILD

ABOVE-NAMED CHILD By Order for Service by Publication dated the 6th day of October, 2015, you are hereby noti-fied that on the 24th day of September, 2015, the Union County Department of Family and Children Services Georgia Department of Children Services, Georgia Department of Human Services, Georgia Department of Human Services, filed a Petition for Termination of Parental Rights against you as to the above-named child, and this Court found it to be in the child's best interest that the Petition be filed.

Georgia law provides that you can perma-Georgia law provides that you can perma-nently lose your rights as a parent. A Petition to Terminate Parental Rights has been filed re-questing the Court to terminate your parental rights to your child. A copy of the Petition to Terminate Parental Rights is attached to this Notice. A hearing on the Department's Petition has been scheduled for the 18th day of De-cember, 2015 at 9:00 a.m. in the Union County Courthouse, Blairsville, Georgia. If you fail to appear, the Court can terminate your rights in your absence.

your absence. If the Court at the trial finds that the facts set out in the Petition to Terminate Parental Rights are true and that termination of your rights will serve the best interests of your child, the Court can enter a judgment ending your rights If the judgment terminates your parental

rights, you will no longer have any rights to your child. This means that you will not have the right to visit, contact, or have custody of your child or make any decisions affecting your child or your child's earnings or property. Your child will be legally freed to be adopted by comeane less.

y someone else.

Even if your parental rights are terminated:

1) You will still be responsible for providing financial support (child support payments) for your child's care unless and until your child is

2) Your child can still inherit from you unless

and until your child is adopted.

This is a very serious matter. You should contact an attorney immediately so that you can be prepared for the court hearing. You have the right to hire an attorney and to have him or her represent you. If you cannot afford to hire an attorney, the Court will appoint an attorney if the Court find that you are an indigent person. Whether or not you decide to hire an attorney, you have the right to attend the hearing of your case, to call witnesses on your healt? case, to call witnesses on your behalf, and to question those witnesses brought against

you.

If you have any questions concerning this notice, you may call the telephone number of the clerk's office.

WITNESS, the Honorable Jeremy Clough,

Judge of said Court, this the 6th day of Octo-ber, 2015.

ber, 2015. Honorable Jeremy Clough Judge, Juvenile Court Union County, Georgia Enotah Judicial Circuit **STATE OF GEORGIA**

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS RE: Estate of Karen Ann Patterson Collins

HE: Estate of Karen Ann Patterson Collins, All debtors and creditors of the estate of Karen Ann Patterson Collins, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said es the law, and an persons intended to said estate are required to make immediate payment to the Personal Representative(s).
This 5th day of October, 2015.
By: Gary Hayes Patterson
241 Spiva Cove Mtn. Trl.
Blairsville, GA. 30512

STATE OF GEORGIA

UNION COUNTY NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Gwendolyn Hughes,
All debtors and creditors of the estate of
Gwendolyn Hughes, 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 es tate are required to make immediate payment to the Personal Representative(s). This 10th day of October, 2015.

Tucker, GA. 30084

NOTICE

(For Discharge from Office and all Liability)
PROBATE COURT OF UNION COUNTY
Re: PETITION OF MARYLOU E. HARWOOD FOR
DISCHARGE AS EXECUTRIX OF THE ESTATE OF EDWARD H. HARWOOD, JR., DECEASED.

This is to notify you to file objection, if there is any, to the above referenced petition, in this Court on or before November 2, 2015. BE NOTIFIED FURTHER: All objections to the

pertion must be in writing, setting forth the grounds of any such objections. All pleadings/ objections must be signed before a notary public or before a probate court clerk, and filpublic or before a probate court clerk, and fli-ing fees must be tendered with your pleadings/ objections, unless you qualify to file as an in-digent party. Contact probate court personnel at the following address/felephone number for the required amount of filing fees. If any objec-tions are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Dwain Brackett

Probate Judge
By: Kristin Stanley_
Probate Court Clerk 65 Courthouse Street Blairsville, GA 30512 (706)439-6006

(For Discharge from Office and all Liability) PROBATE COURT OF UNION COUNTY RE: PETITION OF W. JAY HUGHES FOR DIS-CHARGE AS ADMINISTRATOR OF THE ESTATE OF SHARON JOY WHEELER, DECEASED.

To whom it may concern This is to notify you to file objection, if there ins to houry you to line objection, in there is any, to the above referenced petition, in this Court on or before November 2, 2015.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All pleadings/ grounds of any such objections. All pleadings/ objections must be signed before a notary public or before a probate court clerk, and fil-ing fees must be tendered with your pleadings/ objections, unless you qualify to file as an in-digent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objec-tions are filed, a beging will be scheduled at tions are filed, a hearing will be scheduled at a later date. If no objections are filed, the peti-

Probate Judge By: Kristin Stanley Probate Court Clerk 65 Courthouse Street

NOTICE

Announcement for GMRC Workforce

Announcement for GMMC Workforce
Development Board Meeting
The Georgia Mountains Regional Commission,
Workforce Development Board will meet on
October 29, 2015 at 3:30 PM. The meeting will be held at Camp Glisson located at 690 Camp Glisson Road, Dahlonega, GA 30533

NOTICE OF SALE UNDER POWER STATE OF GEORGIA, COUNTY OF UNION Under and by virtue of the Power of Sale con-tained in a Deed to Secure Debt given by C.D. ROBERTSON AND JOYCE ROBERTSON TO THE ROBERTSON AND JOYCE ROBERTSON to THE MORTGAGE PEOPLE CD., dated 02/21/2003, and Recorded on 02/27/2003 as Book No. 455 and Page No. 323-338, UNION County, Georgia records, as last assigned to JPMORGAN CHASE BANK, NATIONAL ASSOCIATION (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$122,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the UNION County Courthouse with cash at the UNIÓN County Courthouse within the legal hours of sale on the first Tuesday in November, 2015, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 16TH DISTRICT, 1ST SECTION, LAND LOT 177 OF UNION COUNTY, GEORGIA, CONTAINING 1.30 ACRES, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC., DATED JULY 29, 1999 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 43, PAGE 239. SAID PLAT IS INCORPORATED BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY. The debt secured by said Deed to Secure Debt has been THE ABOVE DESCRIBED PROPERTY. The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to me manner provided in the Note and Deed to Secure Debt. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Deed to Secure Debt and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). JPMORGAN CHASE BANK, NATIONAL ASSOCIATION belde the duke produced Note and is the JPMONGAN CHASE BANK, NATIONAL ASSOCIATION holds the duly endorsed Note and is the current assignee of the Security Deed to the property. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, acting on behalf of and, as necessary, in consultation with FEDERAL HOME LOAN MORTGAGE CORPORATION (the current LUAN MUNICAGE CURPORATION (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. § 44-14-162.2, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION may be contacted at JPMORGAN CHASE BANK, NATIONAL ASSOCIATION PRINT CONTROL ASSOCIATION PRINT CONTROL ASSOCIATION ASSOCIA JPMORGAN CHASE BANK, NATIONAL ASSO-CIATION, 3415 VISION DRIVE, COLUMBUS, OH 43219, 866-550-5705. Please note that, pur-suant to O.C.G.A. § 44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 6242 GA HWY 180 EAST, BLAIRSVILLE, GEORGIA 30512 is/are: C.D. ROBERTSON AND JOYCE ROBERTSON or tenant/tenants. Said property will be sold subject to (a) any outstanding ad will be sold subject to (a) any outstanding au valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not lies that the account of the property. cure upon this set our above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under 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 nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be and other forecostic documents high not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION as Attorney in Fact for C.D. ROBERTSON AND JOYCE ROBERTSON. THIS LAW FIRM IS ACTING AS A DEBT COLLECT. TOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000005473285 BARRETT DAFFIN FRAPPIER LEVINE & BLOCK, LLP 15000 Surveyor Boulevard Addison, Texas 75001 Telephone: (972) 341-5398.

PUBLIC NOTICE

NOTICE OF APPLICATION FOR A
LAND APPLICATION SYSTEM PERMIT

LAND APPLICATION SYSTEM PERMIT Having reviewed the application which has been submitted, the Georgia Environmental Protection Division (EPD) is considering the issuance of a land application system permit for the following applicant, subject to specific pollutant limitations and special conditions: JL Blairsville, LLC., 5551 Luckett Road, Fort Myers, Florida 33905, LAS Permit No. GAJ030676, for its Crossing Creeks RV Resort land application system located at 136 Mountain Creek Road, Blairsville, Georgia 30512. 0.0426 MGD of treated wastewater is land applied to a site in Union County in the Tennessee River Basin. Persons wishing to comment upon or object Persons wishing to comment upon or object to the proposed determinations are invited to submit same in writing to the EPD address below, or via e-mail at EPD.comments@dnr. ga.gov, no later than thirty (30) days after this notification. Please be sure to include the words if the committee that the property of the prop words "LAS permit – Crossing Creeks RV Re-sort (Union County) LAS Permit GAJ030676" in the subject line to ensure that your comments will be forwarded to the correct staff. All comments received prior to or on that date will be considered in the formulation of final determinations regarding the application. A public hearing may be held where the EPD Director finds a significant degree of public interest in a proposed permit or group of permits. Ad-ditional information regarding public hearing procedures is available by writing the Environ-

mental Protection Division. mental Protection Division.

The permit application, draft permit, and other information are available for review at 2 Martin Luther King, Jr. Drive, Suite 1152 East, Atlanta, GA 30334, between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday. For additional information contact: leff Larson Wastewater Regulatory Program, Phone (404)

Please bring this to the attention of persons who you know will be interested in this mat-

APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER A TRADE NAME STATE OF GEORGIA, COUNTY OF UNION

STATE OF GEORGIA, COUNTY OF UNION The undersigned hereby certifies that it is conducting a business at One AT&T Way, Bedminster, NJ 07921-0752, under the name: AT&T Business Solutions and that the type of business to be conducted is communications services, and that said business is composed of the following company: AT&T Corp., One AT&T Way, Bedminster, NJ 07921-0752. This affidavit is made in accordance with the Official Code of Georgia Annotated, Title 10, Chapter 1, Section 490. IN THE SUPERIOR COURT

COUNTY OF UNION, STATE OF GEORGIA CAFN: 15-CV-247-RG WILLIAM D. MOESKER and JOYCE N. MOESKER,

Plantitis

V.

J.H. HUGGINS and/or his heirs at law as and his unknown heirs at law as 0wner shown in Deed Book DD, Page 241, Union County Clerk of Superior Court; and UNITED STATES OF AMERICA; AND ALL Persons Known or Unknown who Claim or Might claim adversely to Plaintiff's title as shown in Deed Book 707, Page 266 and 267, Union County Clerk of Superior Court records, property being located in Land Lot in Land Lot 184, 9th District, 1st Section, Union County, Georgia, as described in Plat Book 63, Page 117, Union County Superior Court Records, Georgia, Defendants
NOTICE: To all persons claiming under J.H. (John Henry) Huggins, Howard A. Dodds, Elizabeth B. Dodds, devises or heirs at law who may claim an interest in the subject real property described as follows: All that tract of parcel of land lying and being in Land Lot 177 and 184,

described as lowes. All that the top ancient land lying and being in Land Lot 177 and 184, 9th District 1st Section of Union County, Georgia, and being shown as Tracts One A (1-A) (0.45 acres, more or less), Two A (2-A)(0.42 acres, more or less), and Four A (4-A)(0.48 acres, more or less). more or less), as shown on a plat of survey dated 4/30/08 by Landtech Services, Inc., for William D. & Joyce N. Moesker, recorded in Plat Book 63, Page 117, Union County, Georgia records, which plat is by reference incorporated herein and made a part thereof.

nerein and made a part thereor.
You are hereby commanded and required to file with the Clerk of said Court an Answer to the Petition within Thirty (30) days of the date of the Order for service by Publication Witness the Honorable Clerk of the Superior Court of Union County, Georgia on this the 28th days of September 2015.

day of September, 2015.
Judy Odom
Clerk, Superior Court
Union County Superior Court
Enotah Judicial Circuit

NOTICE OF SALE UNDER POWER.

WHON COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Charles L. Hughes and Michael C. Hughes to Mortgage Electronic and Michael C. Hughes to Mortgage Electronic Registration Systems, Inc. as nominee for First Magnus Financial Corporation dated 5/18/2007 and recorded in Deed Book 709 Page 763, Union County, Georgia records; as last transferred to racquired by Wilmington Savings Fund Society, FSB DBA Christiana Trust as Trustee for HLSS Mortgage Master Trust, for the Holders of the Series 2014-4 Certificates issued by the HLSS Mortgage Master Trust, conveying the after-described property to secure a Note in the original principal amount of \$203,014.00, with interest at the rate specified therein, there will be sold by the undersigned \$203,014.00, with interest at the fate 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 November 03, 2015 (being the first Tuesday of said month unless said date falls on a Federal National Nat said month unless said date rails of a Federal Holiday), the following described property: All that tract or parcel of land lying and be-ing in Land Lot 239, 9th District, 1st Section, Union County, Georgia and being Lot Twenty-Three (23) of Pleasant Hill Estates, containing 0.73 acres, more or less, as shown on a plat of survey by Lane S. Bishop & Associates, dated 09/20/93 and recorded in Plat Book 31, Page 49, Union County, Georgia records, which plat is by reference incorporated herein and made

a part hereof. The property is subject to the Restrictions for Pleasant Hill Estates as recorded in Deed Book 212, Pages 179-181, and amended in Deed Book 219, Page 62, Union County, Georgia re-

cords.
The property is subject to the easement if favor of Blue Ridge Mountain EMC as recorded in Deed Book 210, Page 608, Union County, Georgia records.

The property is subject to the Right of Way recorded in Deed Book 225, Page 340, Union

County, Georgia records. The Grantor grants to Grantee and non-exclusive perpetual easement for the use of the subdivision roads for ingress and egress 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 among other possible events of default, rainter 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 attentive for vertice of intention of collect attentions.

in the Sectimity 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 1069 Pleasant Hill Road, 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): Michael C. Hughes and Charles L. Hughes or tenant or tenants.
PennyMac Loan Services, LLC is the entity

reminimate Loan Services, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

PennyMac Loan Services, LLC Loss Mitigation
6101 Condor Drive

6101 Condor Drive
Moorpark, CA 93021
1-800-549-3583
Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.
Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of rewhich may not be of record, (c) the right of redemption of any taxing authority, (d) any mat-ters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zon-ing ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

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 mation 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 fore-closure documents may not be provided until final confirmation and audit of the status of the loan as reguided immediately above.

final confirmation and audit of the status of the loan as provided immediately above. Wilmington Savings Fund Society, FSB DBA Christiana Trust as Trustee for HLSS Mortgage Master Trust for the benefit of the Holders of the Series 2014-4 Certificates issued by the HLSS Mortgage Master Trust as agent and Attorney in Fact for Charles L. Hughes and Michael C. Hughes Aldridge Pite, LLP (formerly known as Aldridge Connors, LLP), 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7400.

1120-15487A

1120-15487A
THIS LAW FIRM MAY BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT.
ANY INFORMATION OBTAINED WILL BE USED
FOR THAT PURPOSE. 1120-15487A

NOTICE OF SALE UNDER POWER

GEORGIA, UNION COUNTY
Under and by virtue of the Power of Sale
contained in a Security Deed from MEGHAN
WATSON to VISIO FINANCIAL SERVICES, INC., warson to visio Financial Services, itc., dated October 31, 2013, and recorded on NOVEMBER 26, 2013, in DEED BOOK 962, PAGE 185, of the UNION County, Georgia Records; as last assigned to VISIO FINANCIAL SERVICES, INC., by Assignment dated JULY 23, 2015, and recorded on AUGUST 3, 2015, recorded at DEED NOVE 132, MACE 239, expensive bearings. BOOK 1013, PAGE 238, aforesaid records; conveying the after-described property to secure a Note in the original principal amount of FIFTY THREE THOUSAND, SIX HUNDRED THIRTY FOUR Dollars and 00/100 (\$53,634.00) with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of UNION County, Georgia, within the legal hours of sale on the first TUESDAY in NOVEMBER, 2015, the following described property: All that tract or parcel of land lying and be-

All that tract or parcei or land lying and be-ing in the 16th District, 1st Section, Land Lot 165 of Union County, Georgia, containing 5.725 acres, more or less, as shown on a plat or survey by Rochester & Associates, Inc., dated March 31, 1997 and recorded in Union County records in Plat Book 38, Page 80. Said plat is records in Plat Book 38, Page 80. Said plat is incorporated herein by reference hereto, for a full and complete description of the above described property. Together with a perpetual easement for ingress, egress, road and utility service purposes 20 feet in width, running from the Southeast corner of property to an unimproved County Road known as Low Gap Road, said easement being 10 feet on either side of the centerline of a private drive shown on that certain plat for Elbert Dyer by Ray Neal Johnson, RLS of RN Johnson & Associates, Inc., dated May 1978, recorded in Plat Book H. Johnson, RLS of RN Johnson & Associates, Inc., dated May 1978, recorded in Plat Book H, Page 44, Union County, Georgia records. Said private drive being between Tract A and Tract B as shown on said plat. Subject to roadway easement as shown on the above referenced plat. Subject to easement for overflow of spring recorded in Rock 1111, Page 480 of the Union

recorded in Book 111, Page 480 of the Union County, GA Land Records.
Subject to reserved water rights.
Being all and the same lands and premises conveyed to EH Pooled Investments LP by Sectors of the land of the same lands and premises conveyed to EH Pooled Investments LP by Sectors of the land of the lan

retary of Housing and Urban Development in a Special Warranty Deed executed 4/1/2013 and recorded 4/3/2013 in Book 936, Page 122 of the Union County, GA Land Records. Being all and the same lands and premises conveyed to Secretary of Housing and Urban Development by BAC Home Loans Servicing LP

Development by SAC Home Loans Servicing LP fika Countrywide Home Loans Servicing LP in a Special Warranty Deed executed 04/06/2010 and recorded 10/15/2012 in Book 917, Page 645, of the Union County, GA Land Records. The indebtedness secured by said Security Deed has been and is hereby declared due Deed has been and is hereby declared due and payable because of, among other possible events of default, non-payment of the monthly installments as required by said 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) and all other payments provided for under the terms of the Security Deed and Note.

ecurity Deed and Note. Said property will be sold subject to any outsatu property win be sold subject to any our-standing 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 prop-erty, any assessments, liens, encumbrances,

zoning ordinances, restrictions, covenants

and matters of record superior to the Security Deed first set out above.

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 below of the converted to the confirmation.

with the holder of the security deed.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Visio Financial Services, Inc., 1905 Kramer Lane, Suite B700, Austin, TX 78758, (512) 334-1400. To the best of the undersigned's knowledge and belief, said property is also known as 170 Red Bird Lane, Blairsville, GA 30512, and the parties in pos-session of the property is Meghan Watson or a tenant or tenants of said propert VISIO FINANCIAL SERVICES, INC.

As Attorney-in-Fact for MEGHAN WATSON Kenney & Medina, P.C. 3302 McGinnis Ferry Road, Suite 100 Suwanee, Georgia 30024 (770) 564-1600

(770) 564-1600
THE LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

NOTICE OF SALE UNDER POWER

NOTICE OF SALE UNDER POWER GEORGIA, UNION COUNTY
By virtue of Power of Sale contained in Deed to Secure Debt ("Security Deed") from GREGORY
G. CARTIER ("Grantor") to PREMIER LAND LIQUIDATORS, LLC ("Grantee"), dated August 2,
2013, recorded August 23, 2013, in Deed Book
952, Page 448, Union County, Georgia Records,
said Security Deed being given to secure a Note
of even date in the original principal amount of
Fourteen Thousand Nine Hundred Twenty Five
and 00/100 Dollars (\$14,925.00), with interest
from date at the rate as provided therein on from date at the rate as provided therein on the unnaid balance until paid. Whereas the debt secured by the said deed to secure debt aforesaid, has become in default as to the principal and interest and the holder thereof has declared the entire indebtedness as once immediately due and payable; now, therefore, pursuant to the terms, provisions, and conditions of the aforesaid deed to secure debt and the laws in such cases made and provided for, there will be sold by the undersigned at public outcry to the highest bidder for cash before the

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 November, 2015, the following described real property to wit:

All that tract or parcel of land lying and being in Land Lots 6, 7, 8 & 30, 10 District, 1st Section, Union County, Georgia being Lot Forty-Five (45) containing 0.840 acres, more or less, of Pleasant Meadows Subdivision and being shown on a plat of survey by Cleveland & Cox Land Surveying, LtC dated 06/28/13, as recorded in Plat Book 66, Pages 73-74, ("Plat") Union County, Georgia, which description is incorporated herein by reference and made a part hereof. The property is conveyed subject to the 100' spring head buffer as shown on aforesaid Plat.

The property is conveyed subject to the Declaration of Restrictions, Limitations and Covenants running with the land as recorded in Deed Book 667, Pages 65-69, re-recorded in Deed Book 674, Pages 689-693, and the Amendments to the Declaration of Covenants Amendments to the Declaration of Covenants as recorded in Deed Book 709, Pages 622-625, Deed Book 945, Pages 373-378 and Deed Book 947, Page 764, Union County, Georgia records. The property is conveyed subject to the easements to Blue Ridge Mountain EMC as recorded in Deed Book 180, Pages 634-635, Deed Book 240, Pages 529 and Deed Book 637, Pages 269-270, Union County, Georgia records. Grantor grants to grantee a non-exclusive easement for ingress and egress along the subdivision roads from Pleasant Grove Road to the above described property as shown on

to the above described property as shown on aforesaid Plat.

aroresald Plat.
Property Address: Lot 45 Pleasant Meadows
Subdivision, Blairsville, GA 30512
The debt secured by the Security Deed has
been and is hereby declared due because of,
among other possible events of default, failure

among other possible events of the Note and Se-curity Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorneys' fees (notice of intent to collect attorneys' fees having been given).

Said property will be sold subject to any out-standing 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 prop-erty, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants and matters of record superior to the Security

and matters of record superior to the Security Deed first set out above.

To the best knowledge and belief of Grantee, the above described property is in the possession of Gregory G. Cartier, or a tenant or tenants, and will be sold subject to the outstanding ad valorem taxes and/or assessments, if

any. Premier Land Liquidators, LLC As Attorney in Fact for Gregory G. Cartier

NOTICE OF SALE UNDER POWER

Under and by virtue of the power of sale contained in that certain Commercial Deed to Secure Debt and Security Agreement from E. Swain Stewart and Wanda E. Stewart ("Grant-Swain Stewart and Wanda E. Stewart ("Grant-ors") to and in favor United Community Bank, d/h/a Union County Bank of Union County, Georgia ("Original Lender") dated January 29, 2001 and recorded in Deed Book 636, Page 242, Union County, Georgia records as modi-fied from time-to-time by those certain Modi-fication of Mortgage recorded April 16, 2004 in Deed Book 520, Page 607; April 19, 2005 at Deed Book 576, Page 374; April 13, 2006 at Deed Book 641, Page 122; October 9, 2007 at Deed Book 730. Page 478: January 14, 2008 Deed Book 641, Page 122; October 9, 2007 at Deed Book 730, Page 478; January 14, 2008 at Deed Book 743, Page 344; May 16, 2008 at Deed Book 761, Page 76; February 25, 2009 at Deed Book 826, Page 617; June 3, 2011 at Deed Book 826, Page 617; June 3, 2011 at Deed Book 869, Page 464; March 11, 2013 at Deed Book 933, Page 94 as assigned to Great Oak Pool, LLC from Original Lender by Assign-ment of Security Instruments recorded July 9, 2013 at Deed Book 946, Page 562, as assigned to Great Oak GA Owner, LLC ("Lender") by As-signment of Security Deed recorded November to dreat dak do downer, LLC ("Lender") by Assignment of Security Deed recorded November 24, 2014 at Deed Book 991, Page 351, aforesaid Georgia records (the "Security Deed"), securing that certain Universal Note dated January 29, 2001 in the original principal amount of \$100,977.00, as last modified by that certain Modification of Promissory Note dated May 10, 2011, in the outstanding principal amount of the programment of the content of 2011, in the outstanding principal amount of \$141,866.04 (collectively, the "Note"); there will be sold at public outcry by Lender as attorney-in-fact of Grantor to the highest bidder for cash between the legal hours for sale before the Courthouse door in Union County, Georgia, on the first Tuesday in November, 2015, the following described property (the "Premises") to wit: LEGAL DESCRIPTION:

LEGAL DESĆRIPTION:
ALL THAT TRACT OR PARCEL OF LAND LYING
AND BEING IN LAND LOT 80, 16TH DISTRICT,
1ST SECTION, UNION COUNTY, GEORGÍA CONTAINING 1,000 ACRE AND BEING SHOWN AS LOT
I AND II ON A PLAT OF SURVEY BY ROCHESTER
& ASSOCIATES, INC., DATED JUNE 19, 2000, AS
RECORDED IN PLAT BOOK 45, PAGE 208, UNION
COUNTY, RECORDS, WHICH DESCRIPTION IS
INCORPORATED HERRIN BY REFERENCE AND
MADE A PART HEREOF. INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF.
THE PROPERTY IS SUBJECT TO THE 10 FOOT GRAVEL DRIVE AS SHOWN ON SAID PLAT. WHICH SERVES LOT III, AND TO THE WATER METER AS SHOWN ON SAID PLAT. THE PROPERTY IS SUBJECT TO THE DECLARA-

TION OF PUBLIC USE AS RECORDED IN DEED BOOK 149, PAGE 141, UNION COUNTY RE-

BOUN 149, 1792 CORDS.
THE PROPERTY IS SUBJECT TO AN EASEMENT TO BLUE RIDGE MOUNTAIN, EMC AS RECORDED IN DEED BOOK 173, PAGE 561, UNION COUNTY

RECORDS.
THE PROPERTY IS SUBJECT TO AN EASEMENT FOR WELL AND WATER LINES, AND A SIGN EASEMENT RECORDED IN DEED BOOK 206, PAGE 582, UNION COUNTY RECORDS.
A PORTION OF THE PROPERTY IS LOCATED IN THE FLOOD PLAIN AS SHOWN ON THE AFOREMENTAINED SUBJECT.

MENTIONED SURVEY If and as modified and released as shown in the first paragraph above; FURTHER LESS AND EXCEPT that property, if

any, released of record; TOGETHER WITH all buildings, structures, and other improvements now or hereafter located on said property, or any part and parcel there-

TOGETHER WITH all rights, title, and interest of grantor in and to the minerals, flowers, shrubs, crops, trees, timber, and other emblements now or hereafter on said property or above the same or any part or parcel thereof; and TOGETHER WITH all and singular the tenes

ments, hereditaments, easements, and appur-

needs, nereutaments, easements, and appur-tenances thereunto belonging or in any wise appertaining, and the reversion or reversions, remainder and remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest, claim, and demand whatsoever of grantor of, in, and to the same and of, in, and to every part and parcel thereof; and TOGETHER WITH all fittings and fixtures, whether actually or constructively attached to said property and including all attached machinery, equipment, apparatus, and all trade, domestic, and ornamental fixtures, appliancement and the property of th contestuc, and unanientan inturies, appliances, and articles of personal property of every kind and nature whatsoever, now or hereafter located in, upon, or under said property or any part thereof and used or usable in connection with any present or future operation of said property and now owned or hereafter acquired by grantor (hereinafter collectively called "equipment") including, but without limiting the generality of the foregoing, all heating, air conditioning, freezing, lighting, laundry, cook-ing, incinerating, and power equipment; engines; pipes; pumps; tanks; motors; conduits; switchboards; plumbing, litting, cleaning, fire prevention, fire extinguishing, refrigerating, ventilating, and communications apparatus; boilers, ranges, furnaces, oil burners, or units thereof; appliances; air-cooling and air conditioning apparatus; vacuum cleaning systems; elevators; escalators; shades; awnings; screens; storm doors and windows; stoves; wall beds; refrigerators; dishwashers; attached cabinets; partitions; ducts and compressors; rugs and carpets; mirrors; mantles; draperies; furniture and furnishings; all building materials, supplies, and equipment now gines: pipes: pumps: tanks: motors: conduits: ing materials, supplies, and equipment now

intended to be installed therein; all additions to and renewals or replacements of all of the foregoing, and all proceeds and profits of all TOGETHER WITH any and all rents which are now due or may hereafter become due by reason of the renting or leasing of the property, the improvements thereon, and equipment;

TOGETHER WITH any and all awards or pay-TOGETHER WITH any and all awards or payments, including interest thereon, and the right to receive the same, as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to, taking of, or decrease in the value of, the property, to the extent of all amounts which may be secured by this deed at the date of receipt of any such award or payment by grantee and of the reasonable attorneys' fees, costs, and disbursements incurred by grantee in connection with the collection of such award or payment.

The indebtedness evidenced by the Note is

lection of such award or payment.
The indebtedness evidenced by the Note is
due and payable and remains unpaid. The
Security Deed therefore has become and is
now foreclosable according to its terms. Accordingly, the Premises will be sold at public
outcry pursuant to the terms of the power of sale provided in the Security Deed.
The Premises will be sold on an "as is, where is" basis without recourse against Lender and without representation or warranty of any kind or nature whatsoever by Lender with respect

thereto.

The proceeds of the sale are to be applied first to the expenses of the sale and all proceedings in connection therewith, including attorneys' fees (notice of intention to collect attorneys' fees having been given), then to the payment of all sums secured by the Security

payment of all sums secured by the security beed, and the remainder, if any, will be paid to the person or persons legally entitled thereto, all as provided in the Note and Security Deed. The Premises shall be sold as the property of Grantor, subject to all restrictions, easements and other matters of record that are prior to the Security Deed and to which the Security Deed is subject and to any unpaid city, county and state ad valorem taxes or assessments relating to the Premises.

Prease note that Great Oak GA Owner, LLC, whose mailing address of 5-9 Union Square West, Sixth Floor, New York, New York 10003, is the entity that has the full authority to negotiate, amend or modify the terms of the loan documents with you. Great Oak GA Owner, LLC can be contacted through the following representative: Lisa A. Frank, Esq., McCalla Raymer, LLC 900, Halcomb Model Parkway. Received LLC 900 Holcomb Woods Parkway, Roswell, Georgia 30076; (678) 281-6503. Please understand that the secured creditor is not required by law to negotiate, amend, or modify the terms of the mortgage instrument.

To the best knowledge and belief of the understand the park it is not be the production of the Date.

signed, the party in possession of the Premises is Grantor or a tenant or tenants and said property is more commonly known as 3623 Morris Ford Exchange, Blairsville, Georgia 30512. Great oak ga owner, LLC

as Attorney-in-Fact for E Swain Stewart and Wanda E. Stewart Lisa A. Frank, Esq. McCalla Raymer, LLC 900 Holcomb Woods Parkway Roswell, Georgia 30076 (678) 281-6503