

# North Georgia News

## Legal Notices for May 11, 2016

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Jesse J. Collins,  
All debtors and creditors of the estate of Jesse J. 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 estate are required to make immediate payment to the Personal Representative(s).  
This 20th day of April, 2016.  
By: LaDonna Grace Davis  
1450 Seabolt Rd.  
Blairsville, GA 30512  
N(Apr27,May4,11,18)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Kathryn Taylor Hamilton,  
All debtors and creditors of the estate of Kathryn Taylor Hamilton, 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 April, 2016.  
By: Ernest Duncan Hamilton  
2820 Overton Rd.  
Birmingham, AL 35223  
N(Apr27,May4,11,18)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Michael Joseph Hughes,  
All debtors and creditors of the estate of Michael Joseph 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 estate are required to make immediate payment to the Personal Representative(s).  
This 22nd day of April, 2016.  
By: Michael Charles Hughes  
P.O. Box 1533  
Blairsville, GA 30514  
N(Apr27,May4,11,18)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Michaelaeline C.V. Smith,  
All debtors and creditors of the estate of Michaelaeline C.V. Smith, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).  
This 20th day of April, 2016.  
By: Patricia M. Wicker  
86 Dale Wood Dr.  
Blairsville, GA 30512  
N(Apr27,May4,11,18)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Michaelaeline C.V. Smith,  
All debtors and creditors of the estate of Michaelaeline C.V. Smith, 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 15th day of April, 2016.  
By: Rebba Rebecca Gates  
192 Natures Walk Trl.  
Blairsville, GA 30512  
N(Apr27,May4,11)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Doris D. Schultz,  
All debtors and creditors of the estate of Doris D. Schultz, 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 11th day of April, 2016.  
By: Sharrill S. Lottmann  
72 Crawford Rd.  
Blairsville, GA 30512  
N(Apr27,May4,11)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Deborah Lynn Murrell,  
All debtors and creditors of the estate of Deborah Lynn Murrell, 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 April, 2016.  
By: Jennifer M. Jarrard  
PO Box 753  
Blairsville, GA 30514  
N(Apr27,May4,11)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Avery C. Jones,  
All debtors and creditors of the estate of Avery 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 29th day of April, 2016.  
By: Samuel James Nichols  
183 Ivy Gap Rd.  
Blairsville, GA 30512  
N(May4,11,18,25)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Margaret E. Cook,  
All debtors and creditors of the estate of Margaret E. Cook, 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 29th day of April, 2016.  
By: Michael S. Cook  
PO Box 1572  
Blairsville, GA 30514  
N(May4,11,18,25)P

**APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER TRADE NAME, PARTNERSHIP OR OTHERS**  
**STATE OF GEORGIA  
COUNTY OF UNION**  
The undersigned does hereby certify that Eric Myers conducting a business as Goldrush School of Music in the City of Blairsville, County of Union, in the State of Georgia, under the name of Goldrush School of Music, and that the nature of the business is Music Lessons and Instruction and that the names and addresses of the persons, firms or partnership owning and carrying on said trade of business are: Eric Myers, 71 Lennox Pointe, Blairsville, Ga. 30512.  
N(May4,11)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of David Scott Camp,  
All debtors and creditors of the estate of David Scott Camp, 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 2nd day of May, 2016.  
By: William Robert Schakat  
127 Copperhead Rd.  
Blairsville, GA 30512  
N(May11,18,25,Jun1)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Robert Vaden Jones,  
All debtors and creditors of the estate of Robert Vaden 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 2nd day of May, 2016.  
By: Beverly J. Penney  
256 Ashley Cir.  
Blairsville, GA 30512  
N(May11,18,25,Jun1)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of George F. Quinn,  
All debtors and creditors of the estate of George F. Quinn, 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 5th day of May, 2016.  
By: Carroll M. Quinn  
89 Walnut Springs Rd.  
Blairsville, GA 30512  
N(May11,18,25,Jun1)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Claude B. McEwen,  
All debtors and creditors of the estate of Claude B. McEwen, 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 2nd day of May, 2016.  
By: Julie Belle McEwen  
2781 Memorial Dr., SE  
Atlanta, GA 30317  
N(May11,18,25,Jun1)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Laurene T. Abercrombie,  
All debtors and creditors of the estate of Laurene T. Abercrombie, deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).  
This 3rd day of May, 2016.  
By: Helen Colwell  
56 Pat Colwell Rd.  
Blairsville, GA 30512  
N(May11,18,25,Jun1)P

**STATE OF GEORGIA  
UNION COUNTY  
NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Billy Junior Marr,  
All debtors and creditors of the estate of Billy Junior Marr, 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 2nd day of May, 2016.  
By: Marie Ganise Marr  
169 Scott Dr.  
Winder, GA 30680  
N(May11,18,25,Jun1)P

**STATE OF GEORGIA  
COUNTY OF UNION  
STATE OF GEORGIA  
IN RE: ESTATE OF  
LORENE STOGSDILL, DECEASED  
ESTATE NO. 16-48  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE**  
Betty Colner has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Lorene Stogsdill, 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 May 16, 2016. 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.  
By: Kristin Stanley  
PROBATE CLERK  
65 Courthouse St., Ste. 8  
Blairsville, GA 30512  
N(Apr27,May4,11)P

**STATE BOARD MEMBER  
TO HOLD PUBLIC HEARING**  
May 19, 2016  
Kevin Boyd to Host  
State Board of Education Ninth District Public Hearing  
The State Board of Education will hold a public hearing for citizens in the Ninth Congressional District on Thursday, May 19, 2016. The meeting will be held from 7:00 - 8:00 p.m. at North Hall High School, Performing Arts Center, 4885 Mt. Vernon Road, Gainesville, GA 30506.  
The purpose of the hearing is to hear comments from interested citizens and educators within the congressional district regarding the performance and problems of public education. Persons wishing to speak should sign in upon arrival. For more information, please contact Mrs. Debbie Caputo at 404-657-7410.  
The Georgia Department of Education does not discriminate on the basis of disability in admission to, access to, or operations of its programs, services or activities. Individuals who need assistance or auxiliary aids for participation in this public forum are invited to make their needs known to Mrs. Debbie Caputo at (404) 657-7410, no later than 72 hours before the scheduled event.  
N(May11,18)P

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA  
IN RE: ESTATE OF  
FREDERICK RICHARD WHITE, DECEASED  
ESTATE NO. 16-59  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE**  
TO: Johnny White, Heather White, and Meagan White  
Wayne Tanner has petitioned to be appointed Administrator(s) of the estate of Frederick Richard White, deceased, of said County. 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 June 6, 2016. All pleadings/objections must be signed under oath 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.  
By: Kristin Stanley  
Probate Court Clerk  
65 Courthouse Street  
Blairsville, GA 30512  
N(May11,18,25,Jun1)P

**NOTICE**  
(For Discharge from Office and all Liability)  
**PROBATE COURT OF UNION COUNTY**  
Re: PETITION OF VALERIE WAGNER FOR DISCHARGE AS EXECUTRIX OF THE ESTATE OF FRANCES E. TAYLOR, DECEASED.  
To whom it may concern:  
This is to notify you of file objection, if there is any, to the above referenced petition, in this Court on or before May 23, 2016.  
BE NOTIFIED FURTHER: All objections to the petition 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 filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.  
Dwain Brackett  
Probate Judge  
By: Kristin Stanley  
Probate Court Clerk  
65 Courthouse Street  
Blairsville, GA 30512  
(706)439-6006  
N(May11)P

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA  
IN RE: ESTATE OF  
CONDICE PATTERSON COLLINS, DECEASED  
ESTATE NO. 16-60  
NOTICE OF PETITION TO FILE  
FOR YEAR'S SUPPORT**  
The Petition of Melvin Collins for a year's support from the estate of Condice Patterson Collins, 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 June 6, 2016, 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 objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed the Petition may be granted without a hearing.  
Dwain Brackett  
PROBATE JUDGE  
By: Kristin Stanley  
PROBATE CLERK  
65 Courthouse St., Ste. 8  
Blairsville, GA 30512  
(706) 439-6006  
N(May11,18,25,Jun1)P

**IN THE SUPERIOR COURT OF UNION COUNTY  
STATE OF GEORGIA**  
In re: the Name Change of Andrew Tincher, Petitioner  
Civil Action File Number: 16-CV-124-16  
**NOTICE OF PUBLICATION**  
You are hereby notified that on the 13th day of April, 2016, Andrew Tincher, file a petition to Change Name in the Superior Court of Union County. Andrew Tincher desires to change his/her from Andrew Lee Wayne Tincher to Andrew Lee Wayne Miller. Any interested party has the right to appear in this case and file objections within 30 days after the Petition to Change Name was filed.  
Signed this 13 day of April, 2016  
Judy L. Odum  
Clerk of Superior Court  
Andrew Tincher, Petitioner, Pro Se  
154 R. T. Lanore Road  
Morganton, GA 30560  
404-405-6226  
N(Apr20-May11)P

**NOTICE OF SALE**  
Notice is given that Gumlog Storage will sell the contents of rental unit #12, said contents belonging to Billy-Jo Hodge. Said sale shall take place on Wednesday, May 25, 2016 at 10 a.m. outside the Gumlog Storage Units located at the intersection of 129N (Murphy Hwy) and Gumlog Road, Blairsville, GA.  
N(May11,18)P

**IN THE JUVENILE COURT OF UNION COUNTY  
STATE OF GEORGIA  
IN RE: THE INTEREST OF:  
B. T.  
DOB:03-06-2015  
SEX: MALE  
Case no. 144-16J-35A  
S.T.  
DOB:07-18-2013  
SEX: FEMALE  
Case no. 144-16J-34A  
CHILDREN UNDER THE AGE OF EIGHTEEN  
NOTICE OF TERMINATION  
OF PARENTAL RIGHTS HEARING  
TO: RUSSELL TIPTON, PUTATIVE FATHER OF THE ABOVE-NAMED CHILDREN**

By Order for Service by Publication dated the 11th day of April, 2016, you are hereby notified that on the 11th day of March, 2016, the Union County Department of Family and Children Services, Georgia Department of Human Services, filed a Petition for Termination of Parental Rights against you as to the above-named children, and this Court found it to be in the children's best interest that the Petition be filed. This notice is being sent to you pursuant to the provisions of O.C.G.A. § 15-11-281 and 282. A copy of the Petition for Termination of Parental Rights may be obtained by you from the Clerk at the Union County Courthouse during business hours. The hearing on the Petition for Termination of Parental Rights is for the purpose of terminating your parental rights. It is the Court's finding 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 children, the Court can enter a judgment ending your rights to your children.  
If the judgment terminates your parental rights, you will no longer have any rights to your children. This means that you will not have the right to visit, contact, or have custody of your children or make any decisions affecting your children or your children's earnings or property. You will not thereafter be entitled to notice of proceedings for the adoption of the above-named children by another, nor will you have any right to object to the adoption or otherwise to participate in the proceedings. Your children will be legally freed to be adopted by someone else.  
Even if your parental rights are terminated:  
1) You will still be responsible for providing financial support (child support payments) for your children's care unless and until your children are adopted;  
2) Your children can still inherit from you unless and until your children are adopted; and  
3) Your children can still pursue any civil action against you.  
Under the provisions of O.C.G.A. § 15-11-260, et seq., you may lose all rights to the above-named children and will not be entitled to object to the termination of your rights to these children unless, within thirty (30) days of your receipt of this NOTICE TO PUTATIVE FATHER, you file:  
a) A petition to legitimate the children; and  
b) Notice of the filing of the petition to legitimate with the Juvenile Court of Union County.  
If you fail to file a petition to legitimate or if your petition to legitimate is subsequently dismissed for failure to prosecute or the Court does not find that you are the legal father of the children named in your petition to legitimate, this Court may enter an order terminating your parental rights.  
This Court will conduct a provisional hearing upon the Petition for Termination of Parental Rights on the 6th day of May, 2016 at 9:00 a.m. in the Union County Courthouse, Blairsville, Georgia. This Court will conduct a final hearing upon the Petition for Termination of Parental Rights on the 22nd day of June, 2016 at 1:00 p.m. in the Union County Courthouse, Blairsville, Georgia.  
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 behalf, and to question the 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 11th day of April, 2016.  
Honorable Jeremy Clough  
Judge, Juvenile Court  
Union County, Georgia  
Enotah Judicial Circuit  
N(Apr27,May4,11)P

**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 Phillip A. Nichols to PNC Mortgage, a division of PNC Bank, National Association, dated March 27, 2015, recorded in Deed Book 1002, Page 547, Union County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED THIRTY-TWO THOUSAND NINE HUNDRED THIRTY AND 0/100 DOLLARS (\$132,930.00), 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, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in June, 2016, 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 same and all expenses of this 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. PNC Bank, National Association 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: PNC Mortgage, 3232 Newmark Drive, Miamisburg, OH 45342 800-523-8654. To the best knowledge and belief of the undersigned, the party in possession of the property is Phillip A. Nichols or a tenant or tenants and said property is more commonly known as 1528 Old Gum Log Rd, 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. PNC Bank, National Association as Attorney in Fact for Phillip A. Nichols McCalla Raymer, LLC 1544 Old Alabama Road, Roswell, Georgia 30076 www.foreclosurehotline.net EXHIBIT "A" ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 169 OF UNION COUNTY, GEORGIA CONTAINING 2.0 ACRES, MORE OR LESS, AND BEING TRACT 2, AS SHOWN ON A PLAT OF SURVEY BY NORTHSTAR LAND SURVEYING, DATED MARCH 22, 1999 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 42, PAGE 168. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE DESCRIBED PROPERTY, BY FEE SIMPLE DEED FROM WILLIAM JONATHAN NICHOLS AND GRETA LYNN COLLINS, AS SET FORTH IN DEED BOOK 682, PAGE 614, DATED 12/18/2006 AND RECORDED 12/20/2006, UNION COUNTY RECORDS, STATE OF GEORGIA. TAX ID: 0690068 MR/bdr1 6/7/16 Our file no. 5127916 - FT8  
N(May11,18,25,Jun1)P

**NOTICE OF SALE UNDER POWER,  
UNION COUNTY**  
Pursuant to the Power of Sale contained in a Security Deed given by Shaun Cole and Lisa Cole to Mortgage Electronic Registration Systems, Inc., as nominee for Aveilo Mortgage, L.L.C. D/B/A Sendera Funding dated 7/26/2007 and recorded in Deed Book 720 Page 671 and modified at Deed Book 853 Page 63 Union County, Georgia records; as last transferred to or acquired by Citibank, N.A., as Trustee for GSAA Home Equity Trust 2007-10, Asset-Backed Certificates, Series 2007-10, conveying the after-described property to secure a Note in the original principal amount of \$206,500.00, 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 (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on June 07, 2016 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:  
A certain tract or parcel of land in Union County, in the State of Georgia, described as follows:  
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 7TH DISTRICT, 1ST SECTION, LAND LOT 21 OF UNION COUNTY, GEORGIA, CONTAINING 1.400 ACRES, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC. DATED AUGUST 29, 2002 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 52, PAGE 136. SAID PLAT IS INCORPORATED HEREIN, BY REFERENCE HERETO, FOR A FULL AND COMPLETE DESCRIPTION OF THE ABOVE-DESCRIBED PROPERTY.  
SUBJECT TO RIGHT-OF-WAY EASEMENT RECORDED AT DEED BOOK 252, PAGE 603; SUBJECT TO ELECTRICAL LINE EASEMENT RECORDED AT DEED BOOK 135, PAGE 87-88 AND DEED BOOK 252, PAGE 102 SUBJECT TO RESTRICTIONS AND COVENANTS RECORDED AT DEED BOOK 564, PAGE 220, UNION COUNTY, GEORGIA RECORDS  
THIS CONVEYANCE is made subject to all zoning, ordinances, easements and restrictions of record affecting said bargained premises.  
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 2360 Franklin Drive aka , 309 Franklin Drive, 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): Shaun Martin Cole or tenant or tenants.  
Owren Loan Servicing, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.  
Owren Loan Servicing, LLC  
Foreclosure Loss Mitigation  
1661 Worthington Road  
Suite 100  
West Palm Beach, FL 33409  
1-877-596-8580  
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 redemption of any taxing authority; (d) any matters which might be disclosed by an accurate survey and inspection of the property; and (e) 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 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.  
Citibank, N.A., as Trustee for GSAA Home Equity Trust 2007-10 as Agent and Attorney in Fact for Shaun Cole and Lisa Cole  
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.  
1017-662271A  
THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1017-662271A  
N(May11,18,25,Jun1)P

**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 Ruenelle Head Allen and J. Benny Allen to Robert L. Head and Carol Head dated 26th day of March, 2014, recorded in Deed Book 971, Page 17, Union County, Georgia records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Fifty Eight Thousand Five Hundred Sixty Eight and No/100 (\$158,568.00) Dollars, with additional draws and 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 June, 2016, the following described property: All that tract or parcel of land lying and being in the Land Lots 279 & 280, 9th District, 1st Section of Union County, Georgia, containing 3.095 acres, more or less, and being Lot Thirty (30) of The Orchard Subdivision, Phase II, as shown on a Plat of Survey by Landtech Services, Inc., RS #2835, dated 03/08/2002 and recorded in Union County records in Plat Book 50, Page 60, Union County records, which description is incorporated herein, by reference hereto, and made a part hereof.  
The property is subject to road easements as shown on said Plat.  
The property is subject to the restrictions as shown on the attached Exhibit "A" which is incorporated herein by reference.  
The property is subject to the Water Agreement with Notia Water Authority recorded in Deed Book 383, Page 445, Union County records.  
Grantor grants to Grantee a non-exclusive perpetual easement for the use of the Subdivision roads for ingress and egress to the above property.  
THIS CONVEYANCE is made subject to all zoning ordinances, easements and restrictions of record affecting said bargained premises.  
Said property is commonly known as: 4 46 Julius Chambers 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, 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 any 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 Ruenelle Head Allen and J. Benny Allen or tenant(s).  
ROBERT L. HEAD AND CAROL HEAD  
as Attorney in Fact for  
RUENELLE HEAD ALLEN AND J. BENNY ALLEN  
Contact: Cary D. Cox  
CARY D. COX, P.C.  
P.O. Box 748  
Blairsville, GA 30514  
(706) 745-7420  
THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
N(May11,18,25,Jun1)P