# North Georgia News


## Legal Notices for November 5, 2014

**NOTICE OF DUI CONVICTION**
**UNION COUNTY SUPERIOR COURT**
Convicted Person:
Darryl Gulledge
Case Number: 09/25/2011
Case Disposition: 12 Months Probation, Serve 45 Days,
$1000 fine.
N(Nov5)P

**STATE OF GEORGIA**
**UNION COUNTY**
**NOTICE TO DEBTORS AND CREDITORS**
RE: Estate of Louise Hughes,
All debtors and creditors of the estate of Louise 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 10th day of October, 2014.
By: Dean Antalik
32 Greengate Circle
East Amhurst, NY 14051
N(Oct15,22,29,Nov5)B

**STATE OF GEORGIA**
**UNION COUNTY**
**NOTICE TO DEBTORS AND CREDITORS**
RE: Estate of Clara O. Smith,
All debtors and creditors of the estate of Clara O. 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 16th day of October, 2014.
By: Judith Smith Nagel,
PO Box 964
Blairsville, GA. 30514
Herbert Dixon Smith
862 Jamestown Dr.
Rockledge, FL. 32955
Sharon Smith Wingertsahn
PO Box 2961
Blairsville, GA. 30514
N(Oct22,29,Nov5,12)B

**NOTICE TO DEBTORS AND CREDITORS**
**STATE OF GEORGIA**
**UNION COUNTY**
RE:Estate of Herbert Martin Schuette, Jr.,
All debtors and creditors of the estate of Herbert Martin Schuette, Jr., deceased, late of Union County, Georgia, are hereby notified to render their demands and payments to the Personal Representative(s) of the estate, according to the law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative(s).
This 30th day of October, 2014.
By:Herbert Thomas Schuette
275 Haizlip Ridge
Blairsville, GA. 30512
N(Nov5,12,19,26)B

**NOTICE OF INCORPORATION**
Notice is given that articles of incorporation incorporating Prowater Service Inc. have been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code. The initial registered office of the corporation is located at 91 Kim St., Blairsville, Georgia 30512 and its initial registered agent at such address is Jorge Roush.
N(Oct29,Nov5)B

**IN THE SUPERIOR COURT OF UNION COUNTY**
**STATE OF GEORGIA**
CITY OF BLAIRSVILLE,
Petitioner,
v.
UNION COUNTY, GEORGIA,
a body politic, and
UNION COUNTY BOARD OF EDUCATION
and
ALL THE WORLD, and All persons known or unknown who may claim adversely to Petitioner's title to a portion of Land Lot 273 of the 9th District, 1st Section of Union County, Georgia.
Respondents.
Civil Action No. 14-CV-539-MM
NOTICE OF SUMMONS
TO: UNION COUNTY, GEORGIA, UNION COUNTY BOARD OF EDUCATION, ALL THE WORLD and all persons known or unknown who may claim adversely to Petitioner's title to a portion of Land Lot 273 of the 9th District, 1st Section of Union County, Georgia.
All that tract or parcel of land lying and being in Land Lot 273, 9th District, 1st Section, Union County, Georgia and being 1.289 acres, more or less, as shown on a plat of survey for City of Blairsville, Georgia by Cleveland & Cox Land Surveying, LLC, Roger L. Owenby, G.R.L.S. # 2763, dated September 8, 2014 and filed of record on September 26, 2014 in Plat Book 67, Page 34 in the Office of the Clerk of Superior Court, Union County, Georgia. Said plat is incorporated herein by reference hereto, for a full and complete description of the above described property.
You are hereby notified that the above-styled action seeking a Petition for Quiet Title Against All the World, and that by reason of an Order for Service by Publication entered by the Court on October 10, 2014, you are hereby commanded and required to file with the Clerk of said Court and serve upon Janna D. Akins, Petitioner's attorney, whose address is 80 Town Square, P.O. Box 923, Blairsville, Georgia, 30514, an answer to the Petition within sixty (60) days of the date of the Order for Service by Publication.
Witness the Honorable Murphy Miller, Judge of said Court.
This 22nd day of October, 2014.
Judy L. Odom
Clerk of Superior Court, Union County
N(Oct29,Nov5,12,19)B

**CITATION**
**IN THE SUPERIOR COURT**
**OF UNION COUNTY, GEORGIA**
DOCKET NO. 14-CV-565-RG
IN REM
DEPARTMENT OF TRANSPORTATION
VS.
0.214 acres of land; and
HD Development of Maryland, Inc., Jack Phillips, Patti Phillips; Jerry Henderson, John Mark Turner, Home Depot USA, Inc., and Union County Tax Commissioner.
The said named persons and any and all other persons known and unknown claiming any right, title, power, interest, ownership, equity, claim or demand in and to the lands hereinafter described, and all occupants, tenants, lessees, licensees and all holders, owners and users of ways and easements in, across, over and under said land are hereby notified, under the provisions of the Official Code of Georgia Annotated Sections 32-3-4 through 32-3-19, providing for the exercise of the power of eminent domain by the State of Georgia, or any of its subdivisions, or by any county of such State, as follows:
That the above stated case, being a condemnation in rem against the property hereinafter described, was filed in said Court on the 23rd day of October, 2014; That, in accordance with provisions of the aforesaid Official Code, a Declaration of Taking, duly authorized and properly executed as provided by the Official Code, has been made and filed in said case, declaring the necessity for and exercising the power of taking the said described lands for State-aid public road purposes, thereby vesting the title to same in the Department of Transportation; and, in pursuance of such authority, the Department of Transportation has deposited with the Clerk of the Superior Court of said County $18,400.00 as the just compensation for the said lands described; and all persons claiming such fund or any interest therein, are hereby required to make known their claims to the Court;
In accordance with the provisions of the Official Code of Georgia Annotated, the Plaintiff-Condemnor has prayed the Court for Immediate possession of said property, and all persons having any interest in or claim against such property, as above set forth, are required by the Order of the Judge of said Court to surrender possession of the property to the Department of Transportation no later than 30 days from filing of the Declaration of Taking.
That in accordance with the Official Code of Georgia Annotated Section 32-3-13 through 32-3-19, if the owner, or any of the owners, or any person having a claim against or interest in said property, shall be dissatisfied with the compensation, as estimated in the Declaration of Taking and deposited in Court, such person or persons, or any of them, shall have the right, at any time subsequent to the filing of the Declaration and the deposit of the fund into Court but not later than 30 days following the date of service as provided for in the Official Code of Georgia Annotated Sections 32-3-8 through 32-3-10 to file with the Court a notice of appeal, the same to be in writing and made a part of the record in the proceedings.
The said property, as thus affected, is described
as follows:
SEE ATTACHED EXHIBIT FOR DESCRIPTION
This 23rd day of October, 2014.
Judy Odom
Clerk Superior Court
Union County, Georgia
Project Number: CSSTP-0007-00 (495) Union County
Parcel Number: 16
CERTAIN EASEMENT RIGHTS
0.214 acres of land; and
HD Development of Maryland, Inc., Jack Phillips, Patti Phillips; Jerry Henderson, John Mark Turner, Home Depot USA, Inc., and Union County Tax Commissioner.
All that tract or parcel of land lying and being in Land Lots 268 of the 9th Land District of Union County, Georgia, being more particularly described as follows:
BEGINNING at a point on the existing northwestern right of way line of SR 2/SR 515/US 76/Young Harris Hwy, said point being 78.04 feet left of and opposite station 504+70.00 on the construction centerline of SR 2/SR 515/US 76/Young Harris Hwy on Georgia Highway Project CSSTP-0007-00 (495); running thence northwesterly along a straight line to a point 88.00 feet left of and opposite station 504+70.00 on said centerline; thence northeasterly along a straight line to a point 97.00 feet left of and opposite station 504+83.00 on said centerline; thence northwesterly along a straight line to a point 131.00 feet left of and opposite station 504+83.00 on said centerline; thence northeasterly along a straight line to a point 131.00 feet left of and opposite station 505+16.00 on said centerline; thence southeasterly along a straight line to a point 77.81 feet left of and opposite station 505+16.00 on said centerline, said point also being a point on said existing northwestern right of way line of SR 2/SR 515/US 76/Young Harris Hwy; thence southwesterly along said existing right of way line back to the point of BEGINNING.
BEGINNING at a point on the existing northwestern right of way line of SR 2/SR 515/US 76/Young Harris Hwy, said point being 77.68 feet left of and opposite station 505+44.00 on the construction centerline of SR 2/SR 515/US 76/Young Harris Hwy on Georgia Highway Project CSSTP-0007-00 (495); running thence northwesterly along a straight line to a point 117.00 feet left of and opposite station 505+44.00 on said centerline; thence northeasterly along a straight line to a point 117.00 feet left of and opposite station 505+63.00 on said centerline; thence southeasterly along a straight line to a point 77.58 feet left of and opposite station 505+63.00 on said centerline, said point also being a point on said existing northwestern right of way line of SR 2/SR 515/US 76/Young Harris Hwy; thence southwesterly along said existing right of way line back to the point of BEGINNING.
Said described lands being permanent easements for the construction and maintenance of slopes and are shown colored green on the attached plats marked Annex 1-A.
The title, estate or interest in the above described land, required by condemnor and now taken by condemnor for public use is as follows: Two permanent easements are condemned for the right to construct and maintain of road to connect the newly constructed road and right of way to the condemnees remaining land and are shown colored green on the attached plats dated the 15th day of May, 2013; Last Revised Sheet Nos. 12 and 15 on June 20, 2014, and attached hereto as Annex 1-A.
Two permanent easements are condemned for the right to construct and maintain slopes within the said easement area shown colored green on the attached plats marked Annex 1-A.
N(Oct29,Nov5)B

**NOTICE OF UNCLAIMED PROPERTY**
**VALUE AT MORE THAN $75**
Pursuant to O.C.G.A 17-5-54, any party claiming an interest in the following property is hereby notified that on October 19, 2014, said property was located in the evidence room of the Union County Sheriff's Office in Union County, Georgia.
Item Owner
CARGO CRAFT 6'X12' ENCLOSED TRAILER
VIN 34DEB12184A01XXXXX,AND MISC. CONTENTS OF TRAILER UNKNOWN
RG .22LR PISTOL SERIAL NUMBER 385XXXX
CHERYL ANN NEBLOCK
BROWNING BUCK MARK .22LR PISTOL SERIAL NUMBER 655PV0XXXX JOSHUA COOK
SMITH & WESSON.22LR PISTOL SERIAL NUMBER B54XXX UNKNOWN
ROHN .22LR PISTOL SERIAL NUMBER 127XXX
BRENDA MCDOWELL
N. AMERICAN ARMS .22MAGNUM PISTOL SERIAL NUMBER R1XXXX TOMMY EUGENE WILSON
RUGER 9MM PISTOL SERIAL NUMBER 3108XXXX
JIMMY JOHN MCKERAL III
INTRA TEC 9MM PISTOL SERIAL NUMBER 07XXX
FRED LEE JONES
WINCHESTER .20 GAUGE SHOTGUN SERIAL NUMBER L3579XXX FRANCIS RESCIGNA
SMITH & WESSON .40 CALIBER PISTOL SERIAL NUMBER SW4XXX FRANCIS RESCIGNA
HI-POINT 9MM PISTOL SERIAL NUMBER P1559XXX FRANCIS RESCIGNA
HI-POINT 380 PISTOL SERIAL NUMBER P910XXX
CHRISTOPHER E. GARRETT
INTER ARMS STAR 380 PISTOL SERIAL NUMBER 1951XXX ROBERT HONKEN
Any party claiming an interest in said property is hereby further notified that you must file a claim in accordance with O.C.G.A. 17- within 30 days of the fourth publication of the Notice of Disposition of Unclaimed Property in the North Georgia News by serving said claim to the undersigned seizing agency by certified mail, return receipt requested. The serial numbers to the above listed items have been partially hidden, owner must be able to prove which case the items was seized from or have valid proof of purchase indicating the complete serial number.
Mack Mason, Sheriff
Union County, Ga.
378 Beasley Street
Blairsville, Ga. 3051
(706)439-6066
N(Nov5,12,19,26)B

**IN THE PROBATE COURT**
**COUNTY OF UNION**
**STATE OF GEORGIA**
IN RE: ESTATE OF
CECIL CLYDE FLOYD, DECEASED
ESTATE NO.14-127
NOTICE OF PETITION TO FILE
FOR YEAR'S SUPPORT
The Petition of Barbara Floyd, for a year's support from the estate of Cecil Clyde Floyd, 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 December 2, 2014, why said Petition should not be granted.
All objections to the Petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed the Petition may be granted without a hearing.
65 Courthouse St., Ste. 8
Blairsville, GA 30512
Address
(706) 439-6006
Telephone Number
Dwain Brackett
Judge of the Probate Court
By: Kristin Stanley
Clerk of the Probate Court
N(Nov5,12,19,26)B

**ADVERTISEMENT FOR BIDS**
PROJECT APXX-XXXX-XX (291) Union County
Dates: November 4 & 11, 2014
City of Blairsville, Georgia
Separate sealed Bids for the construction of Perimeter Fencing will be received by the City of Blairsville, Georgia, hereinafter referred to as the OWNER, at the Blairsville Town Hall until 1:00 p.m., local time, Tuesday, December 9th, 2014. Bids will then be publicly opened and read aloud. Bids received after this time will not be accepted and will be returned unopened. By law the OWNER cannot accept any Bids that are not accompanied by a signed notarized affidavit required by the Georgia Security & Immigration Compliance Act affidavit.
The Work includes the following principal items at the Blairsville Municipal Airport:
Perimeter Fencing
Total Contract Time for completion of the work is thirty (30) calendar days.
Liquidated damages for delay will be in the amount of Five Hundred Dollars ($500.00) per calendar day that the project remains incomplete after the specified completion time.
Other Bidding Requirements, Contract Forms, Conditions of the Contract, Specifications, Drawings and other Bidding and Contract Documents may be examined at the office of the following:
Barge, Waggoner, Sumner and Cannon, Inc., 200 Clinton Avenue, Suite 800, Huntsville, Alabama 35801, Phone (256) 533-1561
City of Blairsville, 62 Blue Ridge Street Blairsville, Georgia 30512
Copies of the Bidding Documents may be obtained from www.bwscplans.com, upon prior deposit of $150.00 per set. This deposit will be refunded in full on the first set to each bidder submitting a bona fide bid, upon return of the documents in reusable condition within ten days of the bid date. Other sets may be obtained for the same deposit, which will be refunded as above, less $75.00 for printing, reproduction, handling and distribution. No partial or "split sets" will be issued. All checks for copies of the Bidding Documents shall be made payable to Barge, Waggoner, Sumner and Cannon. For questions about ordering documents, call Lellyett & Rogers Co. at 1-800-990-9919
Bid Security: Each Bidder must deposit with its Bid, as Security, a Bid Bond payable to the OWNER in an amount equal to five (5) percent of the total amount Bid, but in no case more than $10,000.00.
Contract Security: The Successful Bidder will be required to furnish separate performance and payment bonds payable to the OWNER. Each bond shall be in an amount equal to 100% of the Contract Price as security for CONTRACTOR'S faithful performance and payment of all obligations under the Contract Documents.
No Bid may be withdrawn by the Bidder within ninety (90) days after actual date of opening thereof.
Bids in the case of corporations not chartered in Georgia, must be accompanied by proper certificate evidencing that such corporation is authorized to do business in the State of Georgia.
Bids are to be based upon prevailing wages in Union County, Georgia; and in no case are wages considered less than those predetermined by the Secretary of Labor, a schedule of which is contained in the Contract Documents.
The Successful Bidder whether a resident or nonresident shall be required to comply with all City, County and State licensing and/or permit laws.
Any contract(s) awarded pursuant to this ADVERTISEMENT FOR BIDS may be funded in part by a grant from the U.S. Department of Transportation, Federal Aviation Administration. Neither the United States nor any of its departments, agencies or employees is or will be a party to this ADVERTISEMENT FOR BIDS or any resulting contract. This procurement will be subject to regulations contained in Airport and Airway Department Act of 1982, as amended.
Bidders must comply with the following:
(a) Presidents Executive Order No. 11246 supplemented by Department of Labor regulations regarding race, creed, color, sex, or national origin;
(b) Davis Bacon Act (40 USC276a176a7) as supplemented by Department of Labor Relations (29CFR Part 5);
(c) Title VI of the Civil Rights Act of 1964 (PL 88352);
(d) Copeland "AntiKickback Act" (19 USC 874) as supplemented by Department of Labor Regulations (29 CFR Part 3);
(e) Sections 103 and 107 of the Contract Work Hours and Safety Standards Act (40 USC 327333) as supplemented by Department of Labor Regulations (29 CFR, Part 5); and
(f) 49 CFR Part 26 regarding small and minority business enterprise participation. BIDDERS must certify that they do not, and will not, maintain or provide for their employees any facilities that are segregated on a basis of race, color, creed, or national origins. BIDDERS must submit with their BID an EEO Report Statement as required by 41 CFR 6017 (b).
The OWNER reserves the right to refuse to issue a proposal form to a prospective bidder should such bidder be in default for any of the following reasons:
(a) Failure to comply with any prequalification regulations of the OWNER, if such regulations are cited, or otherwise included, in the proposal as a requirement for bidding.
(b) Failure to pay, or satisfactorily settle, all bills due for labor and materials on former contracts in force (with the owner) at the time the owner issues the proposal to a prospective proposer.
(c) Contractor default under previous contracts with the OWNER.
(d) Unsatisfactory work on previous contracts with the OWNER.
Bids shall be on the forms included in the Bidding Documents and submitted in an opaque sealed envelope clearly identified on the outside as follows:
BID FOR CONSTRUCTION OF IMPROVEMENTS TO BLAIRSVILLE MUNICIPAL AIRPORT
PROJECT APXX-XXXX-XX (291) Union County
SUBMITTED BY: (Name of Bidder with Bidder's Current Georgia General Contractor's License Number
The Bid shall be addressed to:
Honorable Jim Conley, Mayor
62 Blue Ridge Street
Blairsville, Georgia 30512
Bid submitted by mail shall be registered.
The OWNER reserves the right to reject any and all Bids, to waive any informalities or irregularities in the Bids received, and to accept the Bid which is deemed most favorable to the OWNER at the time and under the conditions stipulated.
City of Blairsville
By: Honorable Jim Conley, Mayor
N(Nov5,12)B

**NOTICE OF SALE UNDER POWER**
**GEORGIA, UNION COUNTY**
By virtue of a Power of Sale contained in that certain Security Deed from KENNETH M. GIBBS to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR REGIONS BANK D/B/A REGIONS MORTGAGE, dated November 8, 2010, recorded November 22, 2010, in Deed Book 850, Page 450, , Union County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Two Hundred Nineteen Thousand Seven Hundred Forty and 00/100 dollars ($219,740.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to REGIONS BANK D/B/A REGIONS MORTGAGE, there will be sold at public outcry to the highest bidder for cash at the Union County Courthouse, within the legal hours of sale on the first Tuesday in December, 2014, all property described in said Security Deed including but not limited to the following described property
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 16TH DISTRICT, 1ST SECTION, LAND LOT 22 OF UNION COUNTY, GEORGIA, AND BEING TRACT A CONTAINING 2.130 ACRES, MORE OR LESS, AS SHOWN ON PLAT OF SURVEY BY ROCHESTER & ASSOCIATES INC., DATED SEPTEMBER 16, 1996, AND RECORDED IN PLAT BOOK 37, PAGE 66, UNION COUNTY, GEORGIA RECORDS, SAID PLAT IS INCORPORATED HEREIN FOR A MORE COMPLETE DESCRIPTION OF THE SUBJECT PROPERTY.
ALSO CONVEYED IS A PERPETUAL NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS ON EXISTING WOODS ROAD, SAID ROAD TO RUN FROM FAIRVIEW ROAD. ALSO AN EASEMENT FOR INGRESS AND EGRESS OVER THE EXISTING WOODS ROAD WHICH LEADS WOODS ROAD WHICH LEADS FROM THE GRAVEL ROAD TO US HIGHWAY 19 AND 129 AS RECORDED ON WARRANTY DEED RECORDED IN UNION COUNTY RECORDS IN DEED BOOK 282, PAGE 96.
Said legal description being controlling, however the property is more commonly known as 141 FAIRVIEW AVE, 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. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys' fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed and Note.
Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed.
To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is KENNETH M. GIBBS, or tenants(s).
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.
Regions Mortgage., holds the duly endorsed Note and is the current assignee of the Security Deed to your property. Regions Mortgage, acting on behalf of and, as necessary, in consultation with Federal Home Loan Mortgage Corporation (the current investor on your loan), is the entity with the full authority to negotiate, amend, and modify all terms of your loan. Pursuant to O.C.G.A. § 44-14-162.2, you may contact Regions Mortgage at:
REGIONS BANK D/B/A REGIONS MORTGAGE
7130 Goodlett Farms Parkway
Cordova, TN 38016
800-734-4667
Please note that, pursuant to O.C.G.A. § 44-14-162.2, you are not entitled by law to an amendment or modification of the terms of your loan. The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Regions Mortgage, Loss Mitigation Dept., 7130 Goodlett Farms Parkway, Cordova, TN 38016, Telephone Number: 800-748-9498.
REGIONS BANK D/B/A REGIONS MORTGAGE
as Attorney in Fact for
KENNETH M. GIBBS
THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
Attorney Contact: Rubin Lublin, LLC, 3740 Davinci Court, Suite 150, Peachtree Corners, GA 30092
Telephone Number: (877) 813-0992 Case No. REG-14-05218-1
Ad Run Dates 11/05/2014, 11/12/2014, 11/19/2014, 11/26/2014
www.rubinlublin.com/property-listings.php
N(Nov5,12,19,26)B

**NOTICE OF SALE UNDER POWER**
**STATE OF GEORGIA, COUNTY OF UNION**
Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by WILLIAM J RAY to BANK OF HIAWASSEE D/B/A BANK OF BLAIRSVILLE , dated 08/26/2003, and Recorded on 09/05/2003 as Book No. 487 and Page No. 371-380, UNION County, Georgia records, as last assigned to JPMORGAN CHASE BANK, N.A. (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of $88,000.00, 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 within the legal hours of sale on the first Tuesday in December, 2014, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 7TH DISTRICT, 1ST SECTION, LAND LOT 17 OF UNION COUNTY, GEORGIA AND BEING LOT 4E OF MAPLE RIDGE SUBDIVISION, CONTAINING 0.858 ACRES, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY ROCHESTER & ASSOCIATES, INC, DATED FEBRUARY 12, 1997 AND RECORDED IN UNION COUNTY RECORDS IN PLAT BOOK 37, PAGE 183. 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 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 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, N.A. 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 NATIONAL MORTGAGE ASSOCIATION, A/K/A FANNIE MAE (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, 3415 VISION DRIVE, COLUMBUS, OH 43219, 866-550-5705. Please note that, pursuant 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 8333 HAWKS NEST LANE, BLAIRSVILLE, GEORGIA 30512 is/are: WILLIAM J RAY or tenant/tenants. 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) 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 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 provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. JPMORGAN CHASE BANK, N.A. as Attorney in Fact for WILLIAM J RAY. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000004696761 BARRETT DAFFIN FRAPPIER LEVINE & BLOCK, LLP 15000 Surveyor Boulevard Addison, Texas 75001 Telephone: (972) 341-5398.
N(Nov5,12,19,26)B

**NOTICE OF SALE UNDER POWER**
**STATE OF GEORGIA, COUNTY OF UNION**
Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by CYNTHIA R SWANSON to MORTGAGE ELECTRONIIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE FOR ACOPIA, LLC , dated 04/07/2011, and , UNION County, Georgia records, as last assigned to JPMORGAN CHASE BANK, N.A. (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of $148,186.00, 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 within the legal hours of sale on the first Tuesday in December, 2014, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 305, 9TH DISTRICT, 1ST SECTION, UNION COUNTY, GEORGIA, CONTAINING 0.44 ACRES, BEING SHOWN AS LOT 7 AND PART OF LOT 6, MOUNTAIN VIEW SUBDIVISION, AS PER PLAT OF SURVEY ENTITLED "SURVEY FOR BLAIRSVILLE CHURCH OF THE NAZARENE" BY BLAIRSVILLE SURVEYING CO., ROBERT J. BREEDLOVE, R.L.S #2228, DATED AUGUST 2, 2005 AND RECORDED IN PLAT BOOK 56, PAGE 95, UNION COUNTY, GEORGIA RECORDS, WHICH PLAT IS BY REFERENCE INCORPORATED HEREIN AND MADE A PART HEREOF.
ALSO CONVEYED IS AN EASEMENT FOR SEWER HOOK UP ACRESS THE PROPERTY RETAINED BY GRANTOR WHICH LIES TO THE SOUTH OF THE ABOVE CONVEYED PROPERTY TO SERVICE SAID PROPERTY HEREIN CONVEYED.
THE PROPERTY IS SUBJECT TO THE ROADS AS SHOWN ON THE AFORESAID PLAT.
GRANTOR GRANTS TO GRANTEE A NON-EXCLUSIVE PERPETUAL EASEMENT OF INGRESS AND EGRESS OVER AND UPON THE SUBDIVISON ROADS AS SHOWN ON THE AFORESAID PLAT. 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 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, N.A. 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 JPMORGAN CHASE BANK, N.A. (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, 3415 VISION DRIVE, COLUMBUS, OH 43219, 866-550-5705. Please note that, pursuant 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 569 KIMSEY STREET, BLAIRSVILLE, GEORGIA 30512 is/are: CYNTHIA R SWANSON or tenant/tenants. 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) 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 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 provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. JPMORGAN CHASE BANK, N.A. as Attorney in Fact for CYNTHIA R SWANSON. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000004759296 BARRETT DAFFIN FRAPPIER LEVINE & BLOCK, LLP 15000 Surveyor Boulevard Addison, Texas 75001 Telephone: (972) 341-5398.
N(Nov5,12,19,26)B

**NOTICE OF SALE UNDER POWER**
**STATE OF GEORGIA**
**COUNTY OF UNION**
Because of a default in the payment of the indebtedness secured by that certain Security Deed, dated November 29, 2000, executed by Ricky Hughes to Bank One, N.A., recorded in Deed Book 360, Page 12, Union County, Georgia Deed Records, and securing a Note in the original principal amount of $91,200.00, said Security Deed last having been assigned to CENTRAL MORTGAGE COMPANY, the current holder thereof, has declared the entire amount of said indebtedness evidenced by the Note immediately due and payable and, pursuant to the power of sale contained in said Security Deed, will, on the first Tuesday in December, 2014 to-wit: December, 2014, during the legal hours of sale, before the Union County Courthouse door, sell at public outcry to the highest bidder for cash, the following described real property:
All that tract or parcel of land lying in Land Lot 253, District 17, Section 1 of Union County, Georgia, containing 1.1 acres, more or less, as shown on a plat of survey by Jack Stanley, C.S., recorded in Plat Book H, Page 37, Union County records on May 5, 1978. Said plat is incorporated herein by reference thereto for a complete and accurate description of the property hereby conveyed.
The aforedescribed real property is also known as 476 Alfred Hughes Road, Blairsville, GA 30514 a/k/a 335 Alfred Hughes Road, Blairsville, GA 30512, according to the present system of numbering houses in Union County, Georgia.
This 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 as to the amount and status of the loan with the holder of the Security Deed, including but not limited to, a determination that the borrower has not reinstated the loan prior to the foreclosure sale.
The name, address and telephone number of the individual or entity with full authority to negotiate, amend and modify all terms of the Note and Security Deed is Central Mortgage Company, Attn: Homeowner's Assistance Department, 801 John Barrow Road, Suite 1, Little Rock, AR 72205. The telephone number is 1-800-366-2132, Option 1, ext. 5609.
Said real property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the real property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.
Upon information and belief, said real property is presently in the possession or control of Ricky Hughes AND/OR Mary Ann Walker and the proceeds of said sale will be applied to the payment of said indebtedness and all the expenses of said sale, including attorney's fees, all as provided in said Security Deed and the excess proceeds, if any, will be distributed as provided by law.
CENTRAL MORTGAGE COMPANY
as Attorney-in-Fact for
RICKY HUGHES
Ellis, Painter, Ratterree & Adams LLP
2 East Bryan Street, 10th Floor
Savannah, Georgia 31401
(912) 233-9700
THIS LAW FIRM MAY BE ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
N(Nov5,12,19,26)B

**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 Chad S. Stephens and Stacy Celina Stephens to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR SOUTHERN HIGHLANDS MORTGAGE, LLC, dated 06/25/2007, recorded in Deed Book 715, Page 144, Union County, Georgia records, as last transferred to HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECURITIES MORTGAGE LOAN TRUST, SERIES 2007-3 by assignment recorded or to be recorded in the Union County, Georgia records conveying the after-described property to secure a Note in the original principal amount of Three Hundred Seventy Thousand Four Hundred and 00/100 DOLLARS ($370,400.00), 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 December 2014, the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 53 OF THE 16TH DISTRICT, 1ST SECTION OF UNION COUNTY, GEORGIA AND CONTAINING 2.978 ACRES, MORE OR LESS, AS PER PLAT OF SURVEY FOR CHAD S. STEPHENS BY SOUTHERN GEOSYSTEMS, LTD, W. GARY KENDALL RLS #2788 DATED APRIL 9, 2007 AND RECORDED IN PLAT BOOK 59, PAGE 240, RECORDS OF THE CLERK OF THE SUPERIOR COURT OF UNION COUNTY, GEORGIA. THE