

# North Georgia News

## Legal Notices for November 13, 2019

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Lucille Dockery,  
All debtors and creditors of the estate of Lucille Dockery, 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 18th day of October, 2019.  
By: Mark Wayne Dockery  
121 Jewell Mason Rd.  
Blairsville, GA 30512  
N(Oct23,30,Nov6,13)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Veatrice Winn Floyd,  
All debtors and creditors of the estate of Veatrice Winn Floyd, 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 18th day of October, 2019.  
By: James Kirtland Floyd  
375 Broadmoor Way  
Johnston, NC 27520  
N(Oct23,30,Nov6,13)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Kenneth Christopher Guettler,  
All debtors and creditors of the estate of Kenneth Christopher Guettler, 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 18th day of October, 2019.  
By: George Holland  
51 Jason Ln.  
Blairsville, GA 30512  
N(Oct23,30,Nov6,13)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Joyce Elizabeth Tanner,  
All debtors and creditors of the estate of Joyce Elizabeth Tanner, 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 18th day of October, 2019.  
By: Angela Elaine Young  
895 Honeysuckle Ln.  
Blairsville, GA 30512  
N(Oct23,30,Nov6,13)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Vera Gaskin Shealy,  
All debtors and creditors of the estate of Vera Gaskin Shealy, 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 25th day of October, 2019.  
By: Torrence Wolfe Shealy  
2727 Bucknell Ave.  
Charlotte, NC 28207  
N(Oct30,Nov6,13,20)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Ouida Ayers Moore,  
All debtors and creditors of the estate of Ouida Ayers Moore, 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 25th day of October, 2019.  
By: Nancy Ayers Holloway  
149 South Sugar Creek Rd.  
Eatonton, GA 31024  
N(Oct30,Nov6,13,20)

**IN THE PROBATE COURT OF UNION COUNTY**  
**STATE OF GEORGIA**  
IN RE: ESTATE OF  
JOSE VERHOEVEN LUSBY, DECEASED  
ESTATE NO. 19-52  
NOTICE  
IN RE: Petition to Probate Will in Solemn Form and for Letters of Administration with Will Annexed  
TO: Robert Emile Dauphin, Lee Christian Dauphin  
[List here all interested parties having unknown addresses to be served by publication]  
This is to notify you to file objection, if there is any, to the above-referenced Petition, in this Court on or before November 25, 2019.

BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court 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  
Judge of the Probate Court  
By: Kristin Stanley  
Clerk of the Probate Court  
65 Courthouse St., Suite 8  
Blairsville, GA 30512  
Address  
(706) 439-6006  
Telephone Number  
N(Oct30,Nov6,13,20)

**CITATION**  
**SUPERIOR COURT OF UNION COUNTY**  
**STATE OF GEORGIA**  
**DOCKET NO. 19-CV-358-JP**  
IN REM  
DEPARTMENT OF TRANSPORTATION,  
Petitioner/Condemnor,  
v.  
0.012 ACRES OF LAND, and JOHN S. ENSLEY, NEIL ARAKI, KATHY JEAN INSEL, BLUE RIDGE MOUNTAIN ELECTRIC MEMBERSHIP CORPORATION, UNION COUNTY SHERIFF'S OFFICE, UNION COUNTY TAX COMMISSIONER, individually, Defendants/Condemnees.  
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 herein-after 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 \_\_\_\_\_ day of \_\_\_\_\_ 2019;  
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;  
In pursuance of such authority, the Department of Transportation has deposited with the Clerk of the Superior Court of said County \$500.00 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 60 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 PAGE 20-A; FOR DESCRIPTION  
This \_\_\_\_\_ day of \_\_\_\_\_ 2019.  
CLERK OF SUPERIOR COURT  
UNION COUNTY  
PROJECT NO.: ADPO0-0056-02(029) Union County  
P. I. NO.: 122900  
PARCEL NO.: 115  
DATE OF R/W PLANS: April 19, 2017  
REVISION DATE: Sheet 57 revised November 29, 2018  
Sheet 58 revised April 3, 2018  
All that tract or parcel of land lying and being in Land Lot 211 of the 17th Land District of Union County, Georgia, being more particularly described as follows:

Beginning at a point 155.51 feet right of and opposite Station 341+53.64 on the construction centerline of SR 515/US 76 on Georgia Highway Project No. ADPO0-0056-02(029); running thence S 80°35'38.2" E a distance of 40.20 feet to a point 158.03 feet right of and opposite station 341+93.76 on said construction centerline laid out for SR 515/US 76; thence S 5°49'09.8" W a distance of 11.97 feet to a point 170.00 feet right of and opposite station 341+93.76 on said construction centerline laid out for SR 515/US 76; thence N 84°10'50.2" W a distance of 40.12 feet to a point 170.00 feet right of and opposite station 341+53.64 on said construction centerline laid out for SR 515/US 76; thence N 5°49'09.8" E a distance of 14.49 feet back to the point of beginning. Containing 0.012 acres more or less  
N(Nov13,20)

**NOTICE OF INTENT TO DISSOLVE**  
Notice is given that a Notice of Intent to Dissolve UCB Metro Real Estate Investments, Inc., a Georgia Corporation with its registered office located at 177 Highway 515, Blairsville, Georgia 30512, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code.  
N(Nov13,20)

**NOTICE OF INTENT TO DISSOLVE**  
Notice is given that a Notice of Intent to Dissolve United Community Charitable Foundation, Inc., a Georgia Corporation with its registered office located at 177 Highway 515, Blairsville, Georgia 30512, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code.  
N(Nov13,20)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Doris R. Eaves,  
All debtors and creditors of the estate of Doris R. Eaves, 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 8th day of November, 2019.  
By: Richard A. Eaves  
1689 Rockdale Cir.  
Snellville, GA 30078  
N(Nov13,20,27,Dec4)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Roger Wilford Exley Jr.,  
All debtors and creditors of the estate of Roger Wilford Exley 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 8th day of November, 2019.  
By: Judith A. Exley  
8160 West Holly Rd.  
Mequon, WI 53097  
N(Nov13,20,27,Dec4)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Gail Lane,  
All debtors and creditors of the estate of Gail Lane, 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 8th day of November, 2019.  
By: Gregory Steven Lane  
178 Coosa Bend Dr.  
Blairsville, GA 30512  
N(Nov13,20,27,Dec4)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Mary B. Arnold,  
All debtors and creditors of the estate of Mary B. Arnold, 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 8th day of November, 2019.  
By: Michael D. Arnold  
391 Pat Colwell Rd.  
Blairsville, GA 30512  
N(Nov13,20,27,Dec4)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Michael Pina,  
All debtors and creditors of the estate of Michael Pina, 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 8th day of November, 2019.  
By: Danielle Pina  
259 Spring Hills Ln.  
Young Harris, GA 30582  
N(Nov13,20,27,Dec4)

**NOTICE**  
The Union County School District is currently seeking Competitive Sealed Proposals for its Field House Project. Complete RFP information can be obtained from the Union County Schools Central Office or obtained online at [http://ucschools.org/district\\_information/request\\_for\\_proposals\\_bids](http://ucschools.org/district_information/request_for_proposals_bids)  
N(Nov13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Anceberry Burnette,  
All debtors and creditors of the estate of Anceberry Burnette, 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 1st day of November, 2019.  
By: Johnny C. Burnett  
58 Robertson Cir.  
Blairsville, GA 30512  
N(Nov6,13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Edythe D. Whitten,  
All debtors and creditors of the estate of Edythe D. Whitten, 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 1st day of November, 2019.  
By: William M. Duncan  
781 N. Horse Prairie Rd.  
Inverness, FL 34450  
N(Nov6,13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Herbert M. Pennington,  
All debtors and creditors of the estate of Herbert M. Pennington, 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 1st day of November, 2019.  
By: Hellen B. Pennington  
5048 Cheltingham Court  
Sugar Hill, GA 30518  
N(Nov6,13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Nina Geraldine Queen,  
All debtors and creditors of the estate of Nina Geraldine Queen, 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 1st day of November, 2019.  
By: Craig Roberts Queen  
789 Bellemeade Ave., NW  
Atlanta, GA 30318  
N(Nov6,13,20,27)

**IN THE PROBATE COURT**  
**UNION COUNTY**  
**STATE OF GEORGIA**  
IN RE: ESTATE OF  
TIM DONOVAN KIRTLEY, DECEASED  
ESTATE NO. 19-141  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

Wanda Kirtley has petitioned (for Letters of Administration) to be appointed Administrator of the estate of Tim Donovan Kirtley, 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 December 2, 2019. 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 CLERK  
65 Courthouse St., Ste. 8  
Blairsville, GA 30512  
(706) 439-6006  
N(Nov6,13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Andrew Steele,  
All debtors and creditors of the estate of Andrew Steele, 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 1st day of November, 2019.  
By: Joan Anne "Sallye" Jude  
416 Viscaya Avenue  
Coral Gables, FL 33134  
N(Nov6,13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Loyal Gene Sprayberry,  
All debtors and creditors of the estate of Loyal Gene Sprayberry, 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 1st day of November, 2019.  
By: Kelly Gene Sprayberry  
2414 Josh Court SW  
Marietta, GA 30064  
Wade Louis Sprayberry  
257 Windy Hill Rd.  
Blairsville, GA 30512  
N(Nov6,13,20,27)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: WATERFRONT GROUP QUEENS GAP, LLC, FALLING RIVER LTD, LLC, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE PROPERTY BELOW.  
RE: FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et seq.).  
TAKE NOTICE THAT:  
This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax Sale Deed.  
The right to redeem the following described property, to wit:  
All that tract or parcel of land lying and being in Land Lot 320, 9th District, 1st Section of Union County, Georgia, containing 0.55 acres, more or less and bounded, now or formerly, as follows: on the North by Highway 515 W; on the East by property of Eddie Seabolt; on the South by property of Kathy J. Brandenburg; on the West by property of James & Linda Tromanhauser; and on the Northwest by Summer Cove Road.

This being a portion of Parcel 2 as described in Deed Book 863, Page 331, Union County, Georgia Records.  
A portion of this property is shown as "N/F C.E.W." on a plat of survey for C.E.W., made by James C. Jones, RLS #2298, dated September 22, 2005 and recorded in Plat Book 59, Page 7, Union County, Georgia.  
As described as a portion of Parcel 2 in Deed Book 863, Page 331. Further described as Map & Parcel 040013A.  
will expire and be forever foreclosed and barred on and after December 13, 2019.  
The tax deed to which this notice relates is dated the 4th day of September, 2018, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1125 at Pages 512-513.  
The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:

Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport  
Akins & Davenport, PC  
Attorney for Queens Gap Property Owners Association, Inc.  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: E. SWAIN STEWART, WANDA E. STEWART, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE PROPERTY BELOW.  
RE: FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et seq.).  
TAKE NOTICE THAT:  
This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax Sale Deed.  
The right to redeem the following described property, to wit:  
All that tract or parcel of land lying and being in Land Lot 114, 16th District, 1st Section of Union County, Georgia, containing 1.637 acres, more or less, and being shown as Tract II on a plat of survey by Rochester & Associates, dated April 14, 1995, filed and recorded in Plat Book 33, Page 53, Union County records, which description is incorporated herein by reference hereto for a full and complete description.  
THIS CONVEYANCE is made subject to all zoning ordinances, easements and restrictions of record affecting said bargained premises.  
As described in Deed Book 501, Page 591. Further described as Map & Parcel 109116.  
will expire and be forever foreclosed and barred on and after December 13, 2019.  
The tax deed to which this notice relates is dated the 4th day of September, 2018, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1125 at Pages 499-500.  
The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:

Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport, PC  
Attorney for Caroline Bonfante Lucas  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

**NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION**  
TO: JOHN YEEND, AS TRUSTEE OF THE NANCY N. MATHERS REVOCABLE TRUST A/K/A NANCY N. WEATHERS-MATHERS TRUST, DATED OCTOBER 29, 1989, HEIRS OF NANCY N. WEATHERS-MATHERS, KNOWN OR UNKNOWN, ESTATE OF JOHN YEEND BY AND THROUGH ITS DULY QUALIFIED EXECUTOR, SEBASTIAN YEEND, HEIRS OF JOHN YEEND, KNOWN OR UNKNOWN, ALLYSSA BENEFIELD, BRYCE CARTER, TRACY CARTER, MALLORY VANGYZEN, BEVERLY JONES, AND OTHER PARTIES KNOWN OR UNKNOWN, WHO HAVE OR CLAIM ANY ADVERSE OR POSSESSORY RIGHT, TITLE OR INTEREST IN THE PROPERTY BELOW.  
RE: FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (O.C.G.A. § 48-4-45, et seq.).  
TAKE NOTICE THAT:  
This is a Notice pursuant to O.C.G.A. § 48-4-46 to Foreclose the Equity of Redemption for Tax Sale Deed.

The right to redeem the following described property, to wit:  
All and only that parcel of land designated as Tax Parcel 022 065 A11, lying and being in Land Lot 217 of the 9th Land District, 1st Section, Union County, Georgia, containing 1.00 acre, more or less, being Lot 11, shown in Plat Book U, Page 277, and being a portion of the property described in Deed Book 173, Page 380, the description contained therein being incorporated herein by this reference.  
will expire and be forever foreclosed and barred on and after December 13, 2019.  
The tax deed to which this notice relates is dated the 7th day of February, 2017, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1065 at Page 654.  
The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:

Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport  
Akins & Davenport, PC  
Attorney for Michael Francis Baker  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport  
Akins & Davenport, PC  
Attorney for Michael Francis Baker  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport  
Akins & Davenport, PC  
Attorney for Michael Francis Baker  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport  
Akins & Davenport, PC  
Attorney for Michael Francis Baker  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

The property may be redeemed at any time before December 13, 2019, by payment of the redemption price as fixed and provided by law to the undersigned name at the following address:  
Akins & Davenport, PC  
P.O. Box 923  
Blairsville, GA 30514  
PLEASE BE GOVERNED ACCORDINGLY.  
Daniel J. Davenport  
Akins & Davenport, PC  
Attorney for Michael Francis Baker  
Georgia Bar No. 821237  
80 Town Square  
P.O. Box 923  
Blairsville, GA 30514  
(706) 745-0032  
N(Nov6,13,20,27)

**STATE OF GEORGIA**  
**UNION COUNTY**  
**NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**  
To: (1) Estate of James A. Valentine; (2) Unknown Administrators, Heirs and Assigns of Estate James A. Valentine (3) Jacqueline Valentine (4) The Sanctuary at Lake Nottely Home Owners Association, (5) Georgia Department of Revenue, (6) Union County Tax Commissioner, (7) all persons known or unknown who may claim an interest in property known as Lot 49 of The Sanctuary at Lake Nottely.  
Take notice that:  
The right to redeem the following described property, to wit (Tax Parcel 036015A49):  
All that tract or parcel of land lying and being in Land Lot 114, 9th District, 1st Section, Union County, Georgia containing 1.133 acres, more or less, and being Lot Forty-Nine (49) of The Sanctuary at Lake Nottely as shown on a plat of survey by Rochester & Associates, Inc. dated 4/23/02, as recorded in Plat Book 48, Page 71, Union County records, which description is incorporated herein by reference and made a part hereof.

Subject to all zoning ordinances, easements and restrictions of record.  
As described in Deed Book 416, Page 118. Further described as Map & Parcel 036015A49.  
Will expire and be forever foreclosed and barred on and after the 20th day of December, 2019.  
The tax deed to which this notice relates is dated the 4th day of September, 2018, and is recorded in the office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1125 at page 514-515.  
The property may be redeemed at any time before the 20th day of December 2019, or 30 days from service of notice, by payment of the redemption price as fixed and provided by law to John Thomas Strickland the undersigned at the following address: . 179 Shekinah Lane, Morganton, Georgia 30560.  
Please be governed accordingly.  
N(Nov6,31,20,27)

**STATE OF GEORGIA**  
**COUNTY OF UNION**  
**NOTICE OF SALE UNDER POWER**  
Because of a default under the terms of the Security Deed executed by Dawn E. Doucette-Shultz and Troy R. Shultz to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Freedom Mortgage Corporation, its successors and assigns dated November 23, 2009, and recorded in Deed Book 820, Page 94, Union County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Nationstar Mortgage LLC, securing a Note in the original principal amount of \$108,974.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, December 3, 2019, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:  
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 9TH DISTRICT, 1ST SECTION, LAND LOT 175 OF UNION COUNTY, GEORGIA, CONTAINING 1.0 ACRE, MORE OR LESS, AND BEING LOT #216 OF LAKE NOTTELY SUBDIVISION, AS SHOWN ON A PLAT OF SURVEY MADE BY JACK STANLEY, UNION COUNTY SURVEYOR, DATED APRIL 15, 1980 AND RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF UNION COUNTY, GEORGIA IN PLAT BOOK J, PAGE 110, SAID PLAT READING AS FOLLOWS: TO REACH THE TRUE POINT OF BEGINNING, START AT THE ORIGINAL LAND LOT CORNER COMMON TO LAND LOTS 150, 151, 174 & 175; THENCE S 3 DEGREES 36 MINUTES W 537.7 FEET TO AN IRON PIN TO THE TRUE POINT OF BEGINNING; SAID IRON PIN BEING LOCATED IN THE WEST RIGHT-OF-WAY LINE OF WAYNE COLWELL ROAD; THENCE S 3 DEGREES 58 MINUTES E 284.9 FEET; THENCE N 81 DEGREES 08 MINUTES W 220.0 FEET TO AN IRON PIN; THENCE N 18 DEGREES 50 MINUTES E. 245.6 FEET TO AN IRON PIN; THENCE N 81 DEGREES 24 MINUTES E 119.7 FEET TO THE TRUE POINT OF BEGINNING.

Said property is known as 186 Lakeside Drive, Blairsville, GA 30512, together with all fixtures and personal property attached to and constituting a part of said property, if any.  
Said property will be sold subject to 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, 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.  
The proceeds of said sale will be applied to the payment of said indebtedness and all expenses of said sale as provided in said Deed, and the balance, if any, will be distributed as provided by law.

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 secured creditor.  
The property is or may be in the possession of Dawn E. Doucette-Shultz, a/k/a Dawn E. Shultz-Doucette a/k/a Dawn E. Doucette a/k/a Dawn E. Shultz a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Schultz a/k/a Dawn E. Doucette-Schultz and Troy R. Schultz, successor in interest or tenant(s).  
Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Dawn E. Doucette-Shultz and Troy R. Shultz  
File no. 16-062108  
SHAPIRO PENDERGAST & HASTY, LLP\*  
Attorneys and Counselors at Law  
211 Perimeter Center Parkway, N.E., Suite 300  
Atlanta, GA 30346  
770-220-2535/CH  
shapiroandhasty.com  
\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
N(Nov6,13,20,27)

The property is or may be in the possession of Dawn E. Doucette-Shultz, a/k/a Dawn E. Shultz-Doucette a/k/a Dawn E. Doucette a/k/a Dawn E. Shultz a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Schultz a/k/a Dawn E. Doucette-Schultz and Troy R. Schultz, successor in interest or tenant(s).  
Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Dawn E. Doucette-Shultz and Troy R. Shultz  
File no. 16-062108  
SHAPIRO PENDERGAST & HASTY, LLP\*  
Attorneys and Counselors at Law  
211 Perimeter Center Parkway, N.E., Suite 300  
Atlanta, GA 30346  
770-220-2535/CH  
shapiroandhasty.com  
\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
N(Nov6,13,20,27)

The property is or may be in the possession of Dawn E. Doucette-Shultz, a/k/a Dawn E. Shultz-Doucette a/k/a Dawn E. Doucette a/k/a Dawn E. Shultz a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Schultz a/k/a Dawn E. Doucette-Schultz and Troy R. Schultz, successor in interest or tenant(s).  
Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Dawn E. Doucette-Shultz and Troy R. Shultz  
File no. 16-062108  
SHAPIRO PENDERGAST & HASTY, LLP\*  
Attorneys and Counselors at Law  
211 Perimeter Center Parkway, N.E., Suite 300  
Atlanta, GA 30346  
770-220-2535/CH  
shapiroandhasty.com  
\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
N(Nov6,13,20,27)

The property is or may be in the possession of Dawn E. Doucette-Shultz, a/k/a Dawn E. Shultz-Doucette a/k/a Dawn E. Doucette a/k/a Dawn E. Shultz a/k/a Dawn E. Schultz-Doucette a/k/a Dawn E. Schultz a/k/a Dawn E. Doucette-Schultz and Troy R. Schultz, successor in interest or tenant(s).  
Nationstar Mortgage LLC d/b/a Mr. Cooper as Attorney-in-Fact for Dawn E. Doucette-Shultz and Troy R. Shultz  
File no. 16-062108  
SHAPIRO PENDERGAST & HASTY, LLP\*  
Attorneys and Counselors at Law  
211 Perimeter Center Parkway, N.E., Suite 300  
Atlanta, GA 30346  
770-220-2535/CH  
shapiroandhasty.com  
\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
N(Nov6,13,20,27)