

# North Georgia News

## Legal Notices for December 1, 2021

**IN THE PROBATE COURT OF UNION COUNTY  
STATE OF GEORGIA**  
IN RE:  
DWIGHT W. JONES SR. DECEASED  
ESTATE NO. 21-140  
NOTICE OF PETITION TO FILE FOR YEAR'S SUP-  
PORT  
The petition of Merle Jones for a year's sup-  
port from the estate of Dwight W. Jones Sr.  
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 6, 2021, why said  
petition should not be granted.

All objections to the petition must be in writ-  
ing, 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 fil-  
ing fees must be tendered with your objec-  
tions, unless you qualify to file as an indigent  
party. Contact probate court personnel for the  
required amount of filing fees. If any objec-  
tions are filed, a hearing will be scheduled at a  
later date. If no objections are filed the petition  
may be granted without a hearing.

Dwain Brackett  
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(Nov10,17,24,Dec1)

**APPLICATION TO REGISTER A BUSINESS TO BE  
CONDUCTED UNDER TRADE NAME, PARTNER-  
SHIP, OR OTHERS**  
STATE OF GEORGIA  
COUNTY OF UNION

The undersigned does hereby certify that Lam-  
mar S. Painter conducting a business as Foxy-  
tops.com in the City of Blairsville County of  
Union in the State of Georgia, under the name  
of Foxytops.com and that the nature of the  
business is Online Sales / Retail and that the  
names and addresses of the persons, firm, or  
partnership carrying on said trade or business  
are Lamar S. Painter, PO Box 2463, Blairsville,  
GA 30514. 706-994-6796.  
N(Nov24,Dec1)

**NOTICE**  
Notice is given that Articles of Incorporation  
that will incorporate Shiloh Baptist Church  
Blairsville, Inc. have been delivered to the Sec-  
retary of State for filing in accordance with the  
Georgia Nonprofit Corporation Code. The initial  
registered office of the corporation is located  
at 63 Jordan Rd., Blairsville, GA 30512 and the  
initial registered agent at such address is Ron-  
ald Lee Key.  
N(Nov24,Dec1)

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA**  
IN RE: ESTATE OF  
KENNETH WAYNE CHATHAM, DECEASED  
ESTATE NO. 21-148  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

Sydney Ray Dalton has petitioned to be ap-  
pointed Administrator of the estate of Kenneth  
Wayne Chatham, 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, in spite  
of the declaration of judicial emergency, and  
must be filed with the court on or before De-  
cember 13, 2021. All pleadings/objections  
must be signed before a notary public or be-  
fore 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 fol-  
lowing address/telephone number for the re-  
quired 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(Nov17,24,Dec1,8)

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA**  
IN RE: ESTATE OF  
ROY FRANK DAVIS, DECEASED  
ESTATE NO. 21-142  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

Lisa Carol Dunn. has petitioned to be appointed  
Administrator of the estate of Roy Frank Davis,  
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, in spite of the declaration of  
judicial emergency, and must be filed with  
the court on or before December 13, 2021. 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(Nov17,24,Dec1,8)

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA**  
IN RE: ESTATE OF  
CHARLES EDWARD GARRETT JR., DECEASED  
ESTATE NO. 21-146  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

Charles Edward Garrett Sr. has petitioned to  
be appointed Administrator of the estate of  
Charles Edward Garrett Jr., deceased, of said  
County. (The petitioner has also applied for  
waiver of bond and/or grant of certain pow-  
ers contained in O.C.G.A. §53-12-261.) All in-  
terested parties are hereby notified to show  
cause why said petition should not be granted.  
All objections to the petition must be in writ-  
ing, setting forth the grounds of any such ob-  
jections, in spite of the declaration of judicial  
emergency, and must be filed with the court on  
or before December 13, 2021. All pleadings/ob-  
jections must be signed before a notary public  
or before a probate court clerk and filing fees  
must be tendered with your pleadings/objec-  
tions, unless you qualify to file as an indigent  
party. Contact probate court personnel at the  
following address/telephone number for the re-  
quired amount of filing fees. If any objec-  
tions are filed, a hearing will be scheduled at  
a later date. If no objections are filed, the pe-  
tition 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(Nov17,24,Dec1,8)

**IN THE PROBATE COURT  
COUNTY OF UNION  
STATE OF GEORGIA**  
IN RE: ESTATE OF  
KAREN JO JONES, DECEASED  
ESTATE NO. 21-147  
PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

Franklin Larry Jones has petitioned to be ap-  
pointed Administrator of the estate of Karen  
Jo Jones, deceased, of said County. (The pe-  
titioner 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 peti-  
tion should not be granted. All objections to the  
petition must be in writing, setting forth the  
grounds of any such objections, in spite of the  
declaration of judicial emergency, and must be  
filed with the court on or before December 13,  
2021. 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 pro-  
bate 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 objec-  
tions 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(Nov17,24,Dec1,8)

**IN THE SUPERIOR COURT OF UNION COUNTY  
STATE OF GEORGIA**  
MICHAEL FRANCIS BAKER,  
Petitioner,

A TRACT OF LAND IN LAND LOT 217, 9TH  
DISTRICT, 1ST SECTION OF UNION COUNTY,  
GEORGIA, CONTAINING 0.843 ACRE, AND AS  
THEIR RESPECTIVE INTERESTS MAY APPEAR:  
JOHN YEEND, AS TRUSTEE OF THE NANCY N.  
MATHERS REVOCABLE TRUST A/K/A NANCY  
N. WEATHERS-MATHERS TRUST, DATED OCTO-  
BER 29, 1989, HEIRS OF NANCY N. WEATHERS-  
MATHERS, KNOWN OR UNKNOWN, ESTATE OF  
JOHN YEEND BY AND THROUGH ITS DULY QUAL-  
IFIED EXECUTOR, SEBASTIAN YEEND, HEIRS OF  
JOHN YEEND, KNOWN OR UNKNOWN, ALLYSSA  
BENEFIELD, BRYCE CARTER, TRACY CARTER,  
MALLORY VANGYZEN, BEVERLY JONES, ALL  
THE WORLD AND ALL PERSONS KNOWN OR UN-  
KNOWN WHO HAVE OR CLAIM ANY ADVERSE OR  
POSSESSORY RIGHT, TITLE OR INTEREST IN THE  
RESPONDENT PROPERTY,  
Respondents.

Civil Action No. 20-CV-094-BL  
NOTICE OF SUMMONS  
TO: NANCY N. WEATHERS-MATHERS, AS  
TRUSTEE OF THE NANCY N. MATHERS REVO-  
CABLE TRUST  
LAST KNOWN ADDRESS: 1732 S. Congress Ave.,  
Suite 352, Palm Springs, FL 33461  
TO: ESTATE OF NANCY N. WEATHERS-MATHERS,  
HEIRS KNOWN OR UNKNOWN LAST KNOWN AD-  
DRESS: 1732 S. Congress Ave., Suite 352, Palm  
Springs, FL 33461  
TO: JOHN YEEND, AS TRUSTEE OF THE NANCY N.  
MATHERS REVOCABLE TRUST  
LAST KNOWN ADDRESS: 1732 S. Congress Ave.,  
Suite 352, Palm Springs, FL 33461  
TO: ALLYSSA BENEFIELD  
LAST KNOWN ADDRESS: 41 Country Hill Rd.,  
Loudon, NH 03307  
TO: BRYCE CARTER  
LAST KNOWN ADDRESS: 250 Mile Slip Rd., Mil-  
ford, NH 03055  
TO: TRACY CARTER  
LAST KNOWN ADDRESS: 250 Mile Slip Rd., Mil-  
ford, NH 03055  
TO: MALLORY VANGYZEN  
LAST KNOWN ADDRESS: 155 Stoney Brook Rd.,  
Newbury, NH 03255  
TO: BEVERLY JONES

A Petition to Establish Quiet Title pursuant to  
O.C.G.A. § 23-3-60 has been filed in the Superi-  
or Court of Union County, Georgia by Petitioner  
MICHAEL FRANCIS BAKER on April 20, 2020, as  
to the following property:

All that tract or parcel of land lying and be-  
ing in Land Lot 217, 9th District, 1st Section  
of Union County, Georgia, being Lot 11 of Deer  
Run Subdivision, containing 0.843 acres, as  
shown on plat of survey for Michael F. Baker  
and Karen L. Baker by Cleveland & Cox Sur-  
veying, LLC, Roger L. Owenby G.R.L.S. No 2763,  
dated March 26, 2020 and filed of record April  
14, 2020 in Plat Book 71, Page 485 in the Office  
of the Clerk of Superior Court, Union County,  
Georgia.

You are hereby notified that the above-styled  
action is seeking a Petition to Establish Quiet  
Title and you are therefore given notice of  
said suit and are directed to file any response  
within thirty (30) days of the Order for Pub-  
lication entered by the Court on November  
8, 2021. You are hereby commanded and re-  
quired to file with the clerk of said Court and  
serve upon Daniel J. Davenport, Petitioner's  
attorney, whose address is 80 Town Square,  
P.O. Box 923, Blairsville, Georgia, an answer to  
the Petition.

Witness the hand of the Honorable T. Buckley  
Levine, Superior Court Judge, Union County,  
this 18th day of November, 2021.  
Honorable Judy Odom  
Clerk of Union County Superior Court

N(Nov24,Dec1,8,15)

**STATE OF GEORGIA  
UNION COUNTY**

**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Alfred T. Basile  
All debtors and creditors of the estate of Al-  
fred T. Basile, deceased, late of Union County,  
Georgia, are hereby notified to render their  
demands and payments to the Personal  
Representative(s) of the estate, according to  
the law, and all persons indebted to said es-  
tate are required to make immediate payment  
to the Personal Representative(s).  
This 19th day of November, 2021  
By: Deborah C. Basile  
281 Oak Ridge Acres  
Blairsville, GA 30512  
N(Nov24,Dec1,8,15)

**STATE OF GEORGIA  
UNION COUNTY**

**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Robert Harold Duval  
All debtors and creditors of the estate of  
Robert Harold Duval, deceased, late of Union  
County, Georgia, are hereby notified to render  
their demands and payments to the Personal  
Representative(s) of the estate, according to  
the law, and all persons indebted to said es-  
tate are required to make immediate payment  
to the Personal Representative(s).  
This 19th day of November, 2021  
By: Beverly Joyce Duval  
168 Red Oak Ln.  
Blairsville, GA 30512  
N(Nov24,Dec1,8,15)

**STATE OF GEORGIA  
UNION COUNTY**

**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Sandra Kay Ivester  
All debtors and creditors of the estate of  
Sandra Kay Ivester, deceased, late of Union  
County, Georgia, are hereby notified to render  
their demands and payments to the Personal  
Representative(s) of the estate, according to  
the law, and all persons indebted to said es-  
tate are required to make immediate payment  
to the Personal Representative(s).  
This 19th day of November, 2021  
By: Juan De'Dios Alvarez Jr.  
PO Box 24  
Tiger, GA 30576  
N(Nov24,Dec1,8,15)

**STATE OF GEORGIA  
UNION COUNTY**

**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Lois Jane Monkus Long  
All debtors and creditors of the estate of Lois  
Jane Monkus Long, deceased, late of Union  
County, Georgia, are hereby notified to render  
their demands and payments to the Personal  
Representative(s) of the estate, according to  
the law, and all persons indebted to said es-  
tate are required to make immediate payment  
to the Personal Representative(s).  
This 19th day of November, 2021  
By: Amy L. Phillips Breedlove  
207 J England Rd.  
Blairsville, GA 30512  
N(Nov24,Dec1,8,15)

**STATE OF GEORGIA  
UNION COUNTY**

**NOTICE TO DEBTORS AND CREDITORS**  
RE: Estate of Robert Ronson Peters  
All debtors and creditors of the estate of Rob-  
ert Ronson Peters, deceased, late of Union  
County, Georgia, are hereby notified to render  
their demands and payments to the Personal  
Representative(s) of the estate, according to  
the law, and all persons indebted to said es-  
tate are required to make immediate payment  
to the Personal Representative(s).  
This 19th day of November, 2021  
By: Cathy Lucille Peters  
414 Spring Cove  
Blairsville, GA 30512  
N(Nov24,Dec1,8,15)

**ADVERTISEMENT FOR BIDS**

Bid Package One (1) through Fifteen (15)  
Project: Union County Primary School Renova-  
tions & Modifications  
Owner: Union County Schools  
Architect: Breaux & Associates  
CM: Charles Black Construction Company, Inc.  
Contractors are invited to submit lump sum  
bids for Bid Package One (1) through Fifteen  
(15). Union County Primary School Renova-  
tions and Modifications.  
Sealed bids will be received by the Construc-  
tion Manager until 3:00 p.m., Wednesday,  
December 15, 2021, at the Office of the Con-  
struction Manager, Charles Black Construc-  
tion Company, Inc., 1955 Highway 129 South,  
Cleveland, Georgia 30528. Bids must be sub-  
mitted in Duplicate on the Construction Man-  
ager's Proposal Form along with a 5% Bid  
Bond if required by the Bid Package. No Faxed  
or E-Mailed Bids Accepted.  
A thorough review of the bid package descrip-  
tion and bid documents are required prior to  
submitting bids.

The form of agreement will be AIA Document  
A401, 2017 Edition, between the Construction  
Manager and the Successful Bidder.  
Bidding Documents are available for the COST  
OF REPRODUCTION from:  
AGC Plan Room/Gainesville Whiteprint  
312 Bradford Street, NW  
Gainesville, Georgia 30501  
(770) 534-2086  
Documents will be available for review at the  
following locations.  
Charles Black Construction Company, Inc.  
1955 Highway 129, South  
Cleveland, Georgia 30528  
Dodge Data & Analytics  
www.construction.com

ConstructConnect  
www.constructconnect.com  
CM: Charles Black Construction Company, Inc.  
PROJECT: Union County Primary School Renova-  
tions and Modifications  
ADVERTISEMENT FOR BIDS  
INDEX TO BID PACKAGES  
Bid Pkg Bid Package Bid Number Name Date  
1. Demolition/Concrete/Masonry December  
15, 2021  
2. Structural and Misc. Steel December 15,  
2021  
3. Doors, Frames, Hardware and Installation  
December 15, 2021  
4. Aluminum Windows and Glazing December  
15, 2021  
5. Drywall/Ceiling/E.I.F.S./Acoustical Panels  
December 15, 2021  
6. Finish Flooring December 15, 2021  
7. Painting December 15, 2021  
8. Specialties December 15, 2021  
9. Aluminum Canopies December 15, 2021  
10. Foodservice Equipment December 15,  
2021  
11. Casework December 15, 2021  
12. Fire Protection (Sprinkler) December 15,  
2021  
13. Plumbing December 15, 2021  
14. HVAC December 15, 2021  
15. Electrical December 15, 2021  
\*See Bid Package Description, General Pack-  
age Notes & Construction Manager's Special  
Conditions Prior to Pricing\*  
CJ McDonald, Project Manager  
Charles Black Construction Company, Inc.  
P.O. Box 960 \* 1955 Highway 129 South  
Cleveland, Georgia 30528  
\*The Construction Manager and Owner reserve  
the right to reject any and all bids and to waive  
technicalities.\*

N(Nov24,Dec1,8,15)

**STATE OF GEORGIA, COUNTY OF UNION  
NOTICE OF SALE UNDER POWER**

Pursuant to the power of sale contained in the  
Security Deed executed by Gregg Avadanian to  
Dorothy Vining and Troy Vining, in the original  
principal amount of \$113,000.00, dated July  
14, 2014 and recorded in Deed Book 980,  
Page 207, Union County Records, said Security  
Deed being last transferred to Gregg Avada-  
nian, Deed Book 980, Page 207, Union County  
Records, the undersigned will sell at public  
outcry to the highest bidder for cash, before  
the Courthouse door in said county, or at such  
other place as lawfully designated, within the  
legal hours of sale, on December 7, 2021, the  
property in said Security Deed and described  
as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING  
AND BEING IN THE 9TH DISTRICT, 1ST SECTION,  
LAND LOT 229 AND 240 OF UNION COUNTY,  
GEORGIA, AND BEING LOT 1 OF GREGG AVA-  
DANIAN, CONTAINING 1.070 ACRES, MORE OR  
LESS, AS SHOWN ON A PLAT OF SURVEY BY  
JAMES L. ANEXANDER, DATED JUNE 2, 1999,  
AND RECORDED IN UNION COUNTY RECORDS  
IN PLAT BOOK 44, PAGE 172; SAID PLAT IS IN-  
CORPORATED HEREIN, BY REFERENCE HERETO  
FOR A FULL AND COMPLETE DESCRIPTION OF  
THE ABOVE DESCRIBED PROPERTY.  
PARCEL ID: 070 010 A01  
Said property being known as 58 Covered  
Bridge Road, Blairsville, GA. 30512  
To the best of the undersigned's knowledge  
the party or parties in possession of said prop-  
erty is/are Gregg Avadanian or tenant(s).  
The debt secured by said Security Deed has  
been and is hereby declared due and payable  
because of among other possible events of de-  
fault, failure to pay the indebtedness as pro-  
vided for in the Note and said Security Deed.  
The debt remaining in default, this sale will be  
made for the purpose of paying the same and  
all expenses of sale, including attorney's fees  
(notice of intent to collect attorney's fees hav-  
ing been given).  
Said property will be sold subject to the fol-  
lowing: (1) any outstanding ad valorem taxes  
(including taxes which are a lien, whether or  
not yet due and payable); (2) the right of re-  
demption of any taxing authority; (3) any mat-  
ters which might be disclosed by an accurate  
survey and inspection of the property; and (4)  
any assessments, liens, encumbrances, zoning  
ordinances, restrictions, covenants and mat-  
ters of record superior to the Security Deed  
first set above.  
21-093883-SaH  
Said sale will be conducted subject to the fol-  
lowing: (1) confirmation that the sale is not  
prohibited under the U.S. Bankruptcy Code; and  
(2) confirmation and audit of the status of the  
loan with the holder of the loan with the  
holder of the Security Deed.  
The name, address, and telephone number of  
the individual or entity who has full authority  
to negotiate, amend, and modify all terms of  
the mortgage is as follows:  
Terri Clarke on behalf of Dorothy Vining and  
Troy Vining, 4643 Clyde Morris Blvd, Suite 308,  
Port Orange, FL 32129, (386) 767 3006  
Note that pursuant to O.C.G.A. 44-14-162.2,  
The above individual or entity is not required  
by law to negotiate, amend, or modify the  
terms of the mortgage.  
THIS LAW FIRM IS ACTING AS A DEBT COLLEC-  
TOR ATTEMPTING TO COLLECT A DEBT. ANY  
INFORMATION OBTAINED MAY BE USED FOR  
THAT PURPOSE.  
Kenya L. Patton, as attorney-in fact for Dorothy  
Vining and Troy Vining,  
44 Blue Ridge Street, Suite B, Blairsville, GA,  
30512 Phone (706) 745 2142  
N(Nov10,17,24,Dec1)