

North Georgia News

Legal Notices for May 17, 2023

IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA
IN RE: ESTATE OF EDWIN BRYAN STROUT DECEASED
ESTATE NO. 2022-62
NOTICE
[For discharge from office and all liability]
PROBATE COURT OF UNION COUNTY
Re: PETITION OF KARIN S. GAITHER FOR DISCHARGE AS EXECUTRIX OF THE ESTATE OF EDWIN BRYAN STROUT, DECEASED.
To Whom it may concern:

This is to notify you to file an objection, if there is any, to the above-referenced petition, in this Court by 10:00 a.m. on or before May 30, 2023. 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(May17)

NOTICE
Blairsville Municipal Court
Christopher Travis George
arrest date: March 6, 2023
conviction date: May 8, 2023
12 months probation, fine \$1704.00, 10 days confinement, 240 hours community service, risk reduction program, drug and alcohol evaluation, intox device
N(May17)

NOTICE
Blairsville Municipal Court
Tony Randy Guy
arrest date: March 24, 2023
conviction date: May 8, 2023
12 months probation, fine 1704.00, 10 days confinement, 240 hours community service, risk reduction program, drug and alcohol evaluation, intox device
N(May17)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF David Henry Maines
All creditors of the estate of David Henry Maines, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 28th day of April, 2023.
BY: Roy David Maines
706 Fish Cove Road
Blairsville, GA 30512
N(May3,10,17,24)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Anne Wildrick
All creditors of the estate of Anne Wildrick, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 28th day of April, 2023.
BY: Steven David Serfass
170 Oak Ridge Acres
Blairsville, GA 30512
N(May3,10,17,24)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Jack C. Horne
All creditors of the estate of Jack C. Horne, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 28th day of April, 2023.
BY: Barbara R. Horne
PO Box 1875
Blairsville, GA 30514
ATTORNEY: Rebecca Kendrick
PO Box 1286
Blairsville, GA 30514
N(May3,10,17,24)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Betty Jean Nelson
All creditors of the estate of Betty Jean Nelson, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 28th day of April, 2023.
BY: Akins & Davenport, P.C.
PO Box 923
Blairsville, GA 30514
N(May3,10,17,24)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Martha Sue Horne
All creditors of the estate of Martha Sue Horne, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 28th day of April, 2023.
BY: Tracy Glenn
174 Crawford Road
Blairsville, GA 30512
ATTORNEY: Janna D. Akins, Esq.
PO Box 923
Blairsville, GA 30514
N(May3,10,17,24)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Caroline Elizabeth Richbourg
All creditors of the estate of Caroline Elizabeth Richbourg, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 28th day of April, 2023.
BY: Ruby C. Hickman a/k/a Ruby Hickman Rhinesmith
1302 Trackrock Church Rd.
Blairsville, GA 30512
ATTORNEY: Kenya L. Patton
44 Blue Ridge Street, Suite B
Blairsville, GA 30512
N(May3,10,17,24)

IN THE PROBATE COURT COUNTY OF UNION STATE OF GEORGIA
IN RE: ESTATE OF WILLIAM ROBERT SOUTHER DECEASED
ESTATE NO. 2023-61
PETITION FOR LETTERS OF ADMINISTRATION NOTICE
Warren Christopher Souther has petitioned for (Letters of Administration) to be appointed administrator(s) of the estate of William Robert Souther, deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons 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 10:00 a.m. on May 30, 2023.

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
PROBATE JUDGE
By: Kristin Stanley
PROBATE CLERK
65 Courthouse St., Ste. 8
Blairsville, GA 30512
(706) 439-6006
N(May3,10,17,24)

IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA
IN RE: ESTATE OF ROBERT EDWARD WAGNER DECEASED
ESTATE NO. 2023-55
PETITION BY PERSONAL REPRESENTATIVE FOR WAIVER OF BOND AND/OR GRANT OF CERTAIN POWERS NOTICE
Pamala Lynn Wagner has/have petitioned for waiver of bond, waiver of reports, waiver of statements, and/or for the grant of certain powers contained in O.C.G.A. § 53-12-261 in regard to the above estate. All interested persons 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 by 10:00 a.m. on or before May 30, 2023.

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 Street, Suite 8
Blairsville, GA 30512
Address
(706) 439-6006
Telephone Number
N(May3,10,17,24)

NOTICE TO DEBTORS AND CREDITORS
IN RE: Estate of Helen Marie Kobilha
All creditors of the estate of Helen Marie Kobilha, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 20 day of April, 2023
BY: Karen Kobilha Reilly
65 Rivocean Drive
Ormond Beach, FL 32176
N(Apr26,May3,10,17)

NOTICE OF FORECLOSURE OF EQUITY OF REDEMPTION
TO: BETTY JEAN HOOPER, ESTATE OF BETTY JEAN HOOPER, HEIRS KNOWN OR UNKNOWN, ESTATE OF JOHNNY WINSON HOOPER, HEIRS KNOWN OR UNKNOWN, TIMOTHY GENE HOOPER, JEFFERY CONLEY HOOPER 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 the 9th District, 1st Section, Land Lot 239 of Union County, Georgia, containing 4.946 acres, more or less, and being Tract #1, as shown on a plat and survey by Bruce Hunt, D.C.S., dated June, 1978 and recorded in the Union County records in Plat Book "H" on Page 101. Said plat is incorporated into this instrument, by reference hereto, for a complete and accurate description of the above conveyed property.
LESS AND EXCEPT:
All that trat or parcel of land lying and being in Land Lot 239 of the 9th District, 1st Section of Union County, Georgia and being 1 acre, more or less, of unimproved property in two tracts, adjacent to the property purchased by grantees from Vinson H. Hooper, said tracts being more particularly described as follows:
Tract One: Beginning at a point on the South line of Land Lot 239 of the 9th District, 1st Section of Union County, Georgia, said point being 387.5 feet West of the Southeast corner of said Land Lot 239 as measured along the South line of said land lot, and being marked by an iron pin; thence North 11° 56' East 175.9 feet to an iron pin; thence North 88° 28' West 100.0 feet to an iron pin; thence North 67° 17' West 97.5 feet to an iron pin at the Northeast corner of property purchased by grantees from Vinson H. Hooper; thence South 11° 56' West 211.7 feet along the East line of property of grantees purchased from Vinson H. Hooper to an iron pin on the South line of said Land Lot 239; thence East along the South line of Land Lot 239, 197.5 feet to the point of beginning, being unimproved property and lying East of property purchased by grantees from Vinson H. Hooper.

Tract Two: To arrive at the true point of beginning start at the Southeast corner of Land Lot 239 of the 9th District, 1st Section of Union County, Georgia; thence West 585 feet along the South line of said Land Lot 239 to an iron pin at the Southeast corner of property purchased by grantees from Vinson H. Hooper; thence North 11° 56' East along the East line of property purchased by grantees from Vinson H. Hooper 211.7 feet to an iron pin and the true point of beginning; thence from said true point of beginning North 88° 28' West 209.0 feet along the North line of the property purchased by grantees from Vinson H. Hooper to an iron pin on the East right of way of a public road known as Spiva Sawmill Road; thence North 15° 54' East 76.1 feet along the East right of way line of said road to an iron pin; thence South 67° 17' East 203.9 feet to the true point of beginning, said property being a triangular shaped tract lying North of the property purchased by grantees from Vinson H. Hooper. As described in Deed Book 112, Page 524, Union County, Georgia Records.

LESS AND EXCEPT:
All that tract or parcel of land lying and being in Land Lot 239, 9th District, 1st Section, Union County, Georgia, containing 0.865 acres, more or less, and being shown on a plat of survey entitled "Plat of Survey for: Tim Hooper" by Roger L. Owenby, G.R.L.S. #1763, of Cleveland & Cox Land Surveying, LLC, date November 7, 2013, as recorded in Plat Book 65, Page 186, Union County, Georgia records. Pursuant to O.C.G.A. § 44-2-28 reference is hereby made to said recorded plat for the purpose of incorporating same herein for a more complete metes and bounds description of the property herein conveyed.

Also conveyed is a proposed 20 feet easement to be centered along drive after construction as shown on the above referenced plat of survey from Pleasant Hill Road.
As described in Deed Book 963, Page 696, Union County, Georgia Records.
LESS AND EXCEPT:
All that tract or parcel of land lying and being 0.73 acres, more or less, of Lan Lot #239, of the 9th District, 1st Section of Union County, Georgia, as shown on a plat of survey made by Jack Stanley, Union County Surveyor, dated 3-17-82 and recorded in Plat Book M, folio 25, Union County Records, and fully described as follows:
To reach the true point of beginning start at the intersection of the original East-West line on the South side of said Land Lot #239 and the East right of way line o County Road #18; thence with said right of way line a Northeast direction 287.9 feet to a 2" x 2" stake found in said right of way line, THE TRUE POINT OF BEGINNING; thence continuing with said right of way line North 16° 30' East 61.7 feet to an iron pin found; thence South 88° 10' East 306.7 feet to an iron pin set; thence South 19° 19' West 157.0 feet to an iron pin found; thence North 70° 02' West 289.5 feet to THE TRUE POINT OF BEGINNING.

As described in Deed Book 121, Page 82, Union County, Georgia Records.
As described in Deed Book 106, Page 7. Further described as Map & Parcel 070C036 will expire and be forever foreclosed and barred on and after June 21, 2023.
The tax deed to which this notice relates is dated the 1st day of March, 2022, and is recorded in the Office of the Clerk of the Superior Court of Union County, Georgia, in Deed Book 1305 at Pages 656-658.
The property may be redeemed at any time before June 21, 2023 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 Youngstown Group, LLC
Georgia Bar No. 821237
80 Town Square, P.O. Box 923
Blairsville, GA 30514
(706) 745-0032
N(May17,24,31,Jun7)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Dorry Ann Chitwood
All creditors of the estate of Dorry Ann Chitwood, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 12th day of May, 2023.
BY: Dennis Ross Chitwood
801 Skeenah Gap Road
Blairsville, GA 30512
ATTORNEY: Jack Collins Lance Jr.
57 Sears Way
Blairsville, GA 30512
N(May17,24,31,Jun7)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Jane R. Baer
All creditors of the estate of Jane R. Baer, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 12th day of May, 2023.
BY: J. Kevin Tharpe
PO Box 3130
Gainesville, GA 30503
ATTORNEY: Richard W. Sarrell II
144 Cleveland St.
Blairsville, GA 30512
N(May17,24,31,Jun7)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Richard Ward McAllister
All creditors of the estate of Richard Ward McAllister, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 12th day of May, 2023.
BY: Joel McAllister
2997 Stonybrook Ct.
Tallahassee, FL 32309
ATTORNEY: Kenya L. Patton
44 Blue Ridge Street, Suite B
Blairsville, GA 30512
N(May17,24,31,Jun7)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Bettie Jane Dyer
All creditors of the estate of Bettie Jane Dyer, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 5th day of May, 2023.
BY: Reid Dyer
442 Pauline Lane
Blairsville, GA 30512
Logan Dyer
464 Pauline Lane
Blairsville, GA 30512
ATTORNEY: Cary D. Cox
PO Box 748
Blairsville, GA 30514
N(May10,17,24,31)

NOTICE TO DEBTORS AND CREDITORS
All creditors of the Estate of James William French late of Oneida County, New York, deceased, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said Estate are required to make immediate payment.
This 5th day of May, 2023.
BEVERLY JEAN FRENCH, Executor of the Estate of James William French.
Frank W. Virgin, Esq.
Taylor English Duma LLP
1600 Parkwood Circle, Suite 200
Atlanta, Georgia 30339
(678) 426-4620
N(May10,17,24,31)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF David William Whitaker
All creditors of the estate of David William Whitaker, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 5th day of May, 2023.
BY: Donald William Whitaker
395 McClure Road
Murphy, NC 28906
ATTORNEY: Rebecca Kendrick
PO Box 1286
Blairsville, GA 30514
N(May10,17,24,31)

IN THE SUPERIOR COURT OF UNION COUNTY STATE OF GEORGIA
SUCV202300134
Fendley Investments, LLC, Petitioner, vs.
Arnold B. Emery and/or his heirs, and all other persons having an interest in all that tract or parcel of land lying in Land Lot 250, 9th District, 1st Section, Tract 3-A, 0.06 acres, Union County, Georgia, Tax Parcel 038 049, Respondent.
NOTICE OF PUBLICATION
By Order for Service by Publication dated the 3rd day of May, 2023, Respondent Arnold B. Emery and/or his heirs, is hereby notified that on April 21, 2023, Fendley Investments, LLC filed suit against you. You are required to file with the Clerk of the Superior Court of Union County and serve upon the Petitioner an answer in writing within sixty (60) days of the date of the Order for Publication.
WITNESS, the Honorable Raymond E. George, Judge of Union County Superior Court.
Judy Odum, Clerk of Union County Superior Court.
N(May10,17,24,31)

NOTICE TO DEBTORS AND CREDITORS
IN RE: ESTATE OF Oliver Vincent Barley
All creditors of the estate of Oliver Vincent Barley, deceased, late of Union County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment to the Personal Representative.
This 5th day of May, 2023.
BY: Karen Allison Kyle
37 Burts Crossing Drive
Dawsonville, GA 30534
ATTORNEY: Kenya L. Patton
44 Blue Ridge Street, Suite B
Blairsville, GA 30512
N(May10,17,24,31)

IN THE PROBATE COURT OF UNION COUNTY STATE OF GEORGIA
IN RE: ROY GILBERT SATTERFIELD JR. a/k/a JOE SATTERFIELD DECEASED
ESTATE NO. 2023-62
NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT
The petition of Betty A. Satterfield, for a year's support from the estate of Roy Gilbert Satterfield Jr. a/k/a Joe Satterfield, deceased, for decedent(s) (surviving spouse) (and) (minor child), having been duly filed, all interested persons are hereby notified to show cause, if any they have, by 10:00 a.m. on or before June 5, 2023, 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 proceeding sentence. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Dwain Brackett
PROBATE JUDGE
By: Kristin Stanley
PROBATE CLERK
65 Courthouse St., Ste. 8
Blairsville, GA 30512
(706) 439-6006
N(May10,17,24,31)

NOTICE OF SALE UNDER POWER IN SECURITY DEED STATE OF GEORGIA, COUNTY OF UNION.
On November 7, 2008, Todd E. and Sheila M. Jurrries executed a Deed to Secure Debt to Oconee Federal Savings & Loan Association securing a note of even date for Sixty-Two Thousand Two Hundred and 00/100 (\$65,250.00.00), said Security Deed being recorded in Deed Book 780, Pages 123-142, Union County Records. Said Security Deed conveyed the property hereinafter described. By virtue of the power of sale contained in said Security Deed to Oconee Federal Savings & Loan Association there will be sold by the undersigned at public outcry to the highest bidder for cash, before the Union County Courthouse door in Union County, Georgia, during the legal hours of sale, being 10 a.m. until 4 p.m. Eastern Time, on the first Tuesday in June, 2023, the same being June 6, 2023, the following described property:

All that tract or parcel of land lying and being in the 10th District, 1st Section, Land Lot 32 of Union County, Georgia, containing 0.277 acres, more or less, as shown on a plat of survey by Rochester & Associates, Inc., herein by reference hereto for a full and complete description of the above described property. Subject to the Right of Way of Bunker Road as shown on said plat. Subject to the Right of Way of Doc Jones Road as shown on said plat. The debt secured by said Security Deed and note has been and is hereby declared due and payable because of default for non-payment as required by the note and Security Deed. The debt having been declared due and payable and remaining unpaid, and the terms in the note and Security Deed remaining in default, this sale will be made for the purpose of paying the principal, accrued interest and attorney's fees pursuant to the note and Security Deed, plus all expenses of this sale. Said property will be sold as the property of Todd E. and Sheila M. Jurrries and subject to outstanding ad valorem taxes and/or easements and/or restrictive covenants appearing of record, if any. The undersigned will comply with Georgia law, O.C.G.A. Section 44-14-162.2, prior to conducting the sale. To the best knowledge and belief of the undersigned, equitable title to said property is now held by Todd E. and Sheila M. Jurrries.

The person with full authority to negotiate, amend and modify all terms of the mortgage with the Debtor is Bill Barker, Senior Vice President, Phone Number 864-882-2765.

The undersigned will execute a Deed to the purchaser at said sale as provided in the aforementioned Deed to Secure Debt to Oconee Federal Savings & Loan Association. Dated this 4th day of May, 2023.
Oconee Federal Savings & Loan Association Attorney-in-fact for William Bradford Waters Sanders, Ranck & Skilling, P.C.
597 Big A Road
P.O. Box 1005
Toccoa, Ga. 30577
(706) 886-7533 (p)
(706) 886-0617 (f)
brackc@toccoalaw.com
Attorneys for Oconee Federal Savings & Loan Association
N(May10,17,24,31)