

North Georgia News

Legal Notices for August 21, 2019

**NOTICE OF DUI CONVICTION
UNION COUNTY SUPERIOR COURT**
Convicted Person: Larry Dillard Jr.
Case Number: 16CR281
Offense Date: 6-9-2015
Offense Location: Doc Thomas Ridge Road
Case Disposition: 12 Months Probate, 120 Days
To Serve, \$1000 Fine, 280 Hours Community
Service.

**IN THE JUVENILE COURT OF UNION COUNTY
STATE OF GEORGIA**
IN THE INTEREST OF:
AM
DOB:04-01-2015
SEX: FEMALE
CHILDREN UNDER THE AGE OF EIGHTEEN
case no. 144-18J-69A
NOTICE OF DEPENDENCY HEARING
TO: Wade McEntyre
By Order for Service by Publication dated the 19
day of July 2019, you are hereby notified that
on the 12 day of July 2018, the Union County
Department of Family and Children Services,
Georgia Department of Human Services, filed a
Petition for Temporary Custody (Dependency)
against you as to the above-named child al-
leging the child is dependent. You are required
to file with the Clerk of Juvenile Court, and to
serve upon Special Assistant Attorney General
William Mercer an answer in writing within
sixty (60) days of the date of the Order for Ser-
vice by Publication.
The Court will conduct a final hearing upon the
allegations of the Petition and enter an order
of disposition on the 4th day of October, 2019
at 9:00 a.m., at the Union County Courthouse,
Blairsville Georgia.
The child and other parties involved may be
represented by a lawyer at all stages of these
proceedings. If you want a lawyer, you may
choose and hire your own lawyer. If you want
to hire a lawyer, please contact your lawyer
immediately. If you want a lawyer but are not
able to hire a lawyer without undue financial
hardship, you may ask for a lawyer to be ap-
pointed to represent you. The Court would in-
quire into your financial circumstances and if
the Court finds you to be financially unable to
hire a lawyer, then a lawyer will be appointed
to represent you. If you want a lawyer ap-
pointed to represent you, you must let the Court
or the officer of this Court handling this case
know that you want a lawyer immediately.
WITNESS, the Honorable Jeremy Clough, Judge
of said Court, this the 19 day of July, 2019.
Jeremy Clough
Honorable Jeremy Clough
Judge, Juvenile Court
Township County, Georgia
Enotah Judicial Circuit
(N/Aug15_Aug7,14,21)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Annie Mellene Tanner,
All debtors and creditors of the estate of An-
nie Mellene 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 es-
tate are required to make immediate payment
to the Personal Representative(s).
This 1st day of August, 2019.
By: Stephanie Jill Davis
837 Ed King Rd.
Blairsville, GA 30512
(N/Aug7,14,21,28)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of David R. Rountree,
All debtors and creditors of the estate of
David R. Rountree, 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 1st day of August, 2019.
By: Joan L. Rountree
30 Ridgecrest Dr.
Blairsville, GA 30512
(N/Aug7,14,21,28)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Barbara Jean Blackmer,
All debtors and creditors of the estate of Bar-
bara Jean Blackmer, 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 1st day of August, 2019.
By: Wayne Blackmer
254 Mountain Woods Rd.
Blairsville, GA 30512
(N/Aug7,14,21,28)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Barbara Jean Blackmer,
All debtors and creditors of the estate of Bar-
bara Jean Blackmer, 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 1st day of August, 2019.
By: Wayne Blackmer
254 Mountain Woods Rd.
Blairsville, GA 30512
(N/Aug7,14,21,28)

TRADE NAME REGISTRATION
Georgia, Union County
To whom it may concern:
Please be advised that, Hyer Apothecary LLC
whose address is 178 Brackets Way, Suite 7,
Blairsville, GA 30512, and, whose address is/
are the owner(s) of the certain business now
being carried on at 178 Brackets Way, Suite
7, Blairsville, GA 30512 in the following trade
name, to-wit: Our Hometown Pharmacy and
that the nature of said business is: Pharmacy
This statement is made in conformity with
O.C.G.A. § 10-1-490 et. seq. requiring the filing
of such statement with the Clerk of Superior
Court of this county.
This the 13 day of August, 2019
(N/Aug21,28)

TRADE NAME REGISTRATION
Georgia, Union County
To whom it may concern:
Please be advised that, Hyer Apothecary LLC
whose address is 178 Brackets Way, Suite 7,
Blairsville, GA 30512, and, whose address is/
are the owner(s) of the certain business now
being carried on at 178 Brackets Way, Suite
7, Blairsville, GA 30512 in the following trade
name, to-wit: King's Hometown Pharmacy and
that the nature of said business is: Pharmacy
This statement is made in conformity with
O.C.G.A. § 10-1-490 et. seq. requiring the filing
of such statement with the Clerk of Superior
Court of this county.
This the 13 day of August, 2019
(N/Aug21,28)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Harvey Claud Johns
All debtors and creditors of the estate of
Harvey Claud Johns, 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 16th day of August, 2019.
By: Claudia Johns Wells
1229 Craig Gap Rd.
Blairsville, GA 30512
Tamara Johns Bousquet
44565 White Pine Cir East
Northville, MI 48168
(N/Aug21,28,Sept4,11)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Linda F. Labadorf
All debtors and creditors of the estate of
Linda F. Labadorf, 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 16th day of August, 2019.
By: Stephen Labadorf
2800 Scenic Dr., Suite 429
Blue Ridge, GA 30513
(N/Aug21,28,Sept4,11)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Ann Darley Rich,
All debtors and creditors of the estate of Ann
Darley Rich, 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 16th day of August, 2019.
By: Deborah Ann R. Leach
15252 Town Crk School Rd
Blairsville, GA 30512
William Clyde Collins, Jr.
485 Collins Rd.
Blairsville, GA 30512
(N/Aug21,28,Sept4,11)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Ruth E. Stefko,
All debtors and creditors of the estate of Ruth
E. Stefko, 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 16th day of August, 2019.
By: Daniel Davenport
PO Box 923
Blairsville, GA 30514
(N/Aug21,28,Sept4,11)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Doris Jacobs Dockery,
All debtors and creditors of the estate of Do-
ris Jacobs 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 es-
tate are required to make immediate payment
to the Personal Representative(s).
This 9th day of August, 2019.
By: William Keith Dockery
8934 Glenbrook Rd.
Fairfax, VA 22031
(N/Aug14,21,28,Sept4)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Maureen Justeen Gouge,
All debtors and creditors of the estate of Mau-
reen Justeen Gouge, 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 9th day of August, 2019.
By: James G. Gouge
317 Daniel Paul Dr.
Archdale, NC 27263
(N/Aug14,21,28,Sept4)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of David H. Haight Jr.,
All debtors and creditors of the estate of
David H. Haight 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 es-
tate are required to make immediate payment
to the Personal Representative(s).
This 9th day of August, 2019.
By: David Henry Haight III
PO Box 90
Blue Ridge, GA 30513
(N/Aug14,21,28,Sept4)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Mavis (NMN) Knowles,
All debtors and creditors of the estate of Ma-
vis (NMN) Knowles, 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 9th day of August, 2019.
By: Samuel Louis Knowles
46 Ledge Ln.
Blairsville, GA 30512
(N/Aug14,21,28,Sept4)

**STATE OF GEORGIA
UNION COUNTY**
NOTICE TO DEBTORS AND CREDITORS
RE: Estate of Charles H. Shepherd,
All debtors and creditors of the estate of
Charles H. Shepherd, 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 9th day of August, 2019.
By: Linda Lou Shepherd
3190 Windmill Point Blvd.
Kissimmee, FL 34746
(N/Aug14,21,28,Sept4)

**IN THE PROBATE COURT
COUNTY OF UNION
STATE OF GEORGIA**
IN RE: ESTATE OF
VEATRICE WINN FLOYD, DECEASED
ESTATE NO. 19-109
PETITION FOR LETTERS OF ADMINISTRATION
NOTICE
James Kirtland Floyd has petitioned (for Let-
ters of Administration) to be appointed Admi-
nistrator of the estate of Veatrice Winn Floyd,
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. §§3-12-
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 September 9, 2019. 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
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 peti-
tion 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/Aug14,21,28,Sept4)

**NOTICE OF SUPERIOR COURT
OF UNION COUNTY**
Carter Paul Sisum, a minor child, BNF Mindy
Elizabeth Taylor Sisum
Superior Court of Union County;
CAFN: SU0V201900260JP
TO: Any interested party.
By Order of the Court for Service by Publication
dated July 19, 2019, you are hereby notified
that on July 16, 2019, Mindy Elizabeth Taylor
Sisum filed a Petition for Name Change in re:
Carter Paul Sisum. You are required to file an
objections with the Clerk of the Superior Court,
and to serve upon Plaintiff's Attorney Michelle
Vaughan, P.O. Box 1657, Blairsville, Georgia,
30514, an Answer in writing within thirty (30)
days of July 31, 2019.
(N/Aug14,21,28,Sept4)

**STATE OF GEORGIA COUNTY OF UNION
NOTICE OF SALE UNDER POWER**
Pursuant to the power of sale contained in the
Security Deed executed by LARRY W. BURNS
AND TAMARA H. BURNS to in the original prin-
cipal amount of \$68,800.00 dated August 18,
1999 and recorded in Deed Book 327, Page
112, Union County records, said Security Deed
being last transferred to NATIONSTAR MORT-
GAGE LLC D/B/A MR. COOPER and recorded in
Deed Book 1137, Page 551, 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 des-
ignated, within the legal hours of sale, on Sep-
tember 03, 2019, the property in said Security
Deed and described as follows:
SECTION 1, DISTRICT 9, LAND LOT 176, UNION
CO GA, CONTAINING 0.95 ACRE, MORE OR
LESS, AND BEING A PORTION OF LOTS 4 & 5
OF NOTTLY ESTATES, AS SHOWN ON A PLAT
OF SURVEY BY ROCHESTER & ASSOCIATES,
INC., DATED JUNE 5, 1991, AND RECORDED
IN UNION COUNTY RECORDS IN PLAT BOOK Z,
PAGE 2. SAID PLAT IS INCORPORATED HEREIN,
BY REFERENCE HERETO, FOR A FULL AND COM-
PLETE DESCRIPTION OF THE ABOVE DESCRIBED
PROPERTY.
Said property being known as: 5340 FOREST
DR, BLAIRSVILLE, GA 30512

To the best of the undersigned's knowledge,
the party or parties in possession of said prop-
erty/s/are LARRY W. BURNS AND TAMARA H.
BURNS 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
default, 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, zon-
ing ordinances, restrictions, covenants, and
matters of record superior to the Security Deed
first set out above.
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) final confirmation and audit of the status
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:
Nationstar Mortgage LLC d/b/a Mr. Cooper
8950 Cypress Waters Blvd Coppel, TX, 75019
1-888-480-2432
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.
NATIONSTAR MORTGAGE LLC D/B/A MR. COO-
PER, as Attorney-in-Fact for
LARRY W. BURNS AND TAMARA H. BURNS
RAS Crane LLC 10700 Abbott's Bridge
Road Suite 170 Duluth, GA 30097 Phone:
470.321.7112
Firm File No. 19-353446 - AmE
(N/Aug15_Aug7,14,21,28)

**NOTICE OF SALE UNDER POWER
STATE OF GEORGIA
COUNTY OF UNION**
Under and by virtue of the power of sale con-
tained with that certain Security Deed dated
November 10, 2008, from David E. Weil and
Carolyn J. Weil to Financial Freedom Senior
Funding Corporation, recorded on December
18, 2008 in Deed Book 780 at Page 401 Union
County, Georgia records, having been last sold,
assigned, transferred and conveyed to Bank of
New York Mellon Trust Company, N.A. as Trust-
ee for Mortgage Assets Management Series I
Trust by Assignment and said Security Deed
having been given to secure a note dated No-
vember 10, 2008, in the amount of \$150,000.00,
and said Note being in default, the undersigned
will sell at public outcry during the legal hours
of sale before the door of the courthouse of
Union County, Georgia, on September 3, 2019
the following described real property (herein-
after referred to as the "Property"):
ALL THAT TRACT OR PARCEL OF LAND LYING
AND BEING IN LAND LOT 63, 10TH DISTRICT,
1ST SECTION, UNION COUNTY, GEORGIA AND
BEING SHOWN AS TRACT 1 CONTAINING 0.750
ACRES, AS PER PLAT OF SURVEY BY ROCHESTER
AND ASSOCIATES, INC., DATED JANUARY
28, 1993 AND BEING MORE PARTICULARLY DE-
SCRIBED AS FOLLOWS:
BEGIN AT THE INTERSECTION OF LAND LOTS
45, 46, 63 AND 64 RUNNING THENCE SOUTH
35°18' 52" EAST, 1185.09 FEET TO AN IRON
PIN SET BEING THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°35' 57" EAST 115.30 FEET
TO A POINT; THENCE NORTH 36°52' 13" WEST
72.57 FEET TO A POINT; THENCE NORTH 07°44'
42" EAST 105.36 FEET TO A POINT; THENCE
SOUTH 00°02' 15" EAST 40.00 FEET TO A POINT;
THENCE SOUTH 71°31' 55" WEST 112.54 FEET
TO A POINT; THENCE SOUTH 14°27' 14" EAST
32.21 FEET TO A POINT; THENCE SOUTH 14°27'
14" EAST 14.70 FEET TO A POINT; THENCE
NORTH 88°22' 57" WEST 34.86 FEET TO AN
IRON PIN FOUND; THENCE NORTH 03°00' 08"
WEST 282.13 FEET TO AN IRON PIN SET BEING
THE TRUE POINT OF BEGINNING.

The debt secured by the Security Deed and
evidenced by the Note and has been, and is
hereby, declared due and payable because
of, among other possible events of default,
failure to make the payments as required by
the terms of the Note. The debt remaining
in default and this sale will be made for the
purposes of paying the Security Deed, accrued
interest, and all expenses of the sale, including
attorneys' fees. Notice of intention to collect
attorneys' fees has been given as provided by
law. To the best of the undersigned's knowl-
edge, the person(s) in possession of the prop-
erty is David E. Weil, Deceased and Carolyn J.
Weil.
The property, being commonly known as 867
Roberson Circle, Blairsville, GA, 30512 in Union
County, will be sold as the property of David
E. Weil, Deceased and Carolyn J. Weil, subject
to any outstanding ad valorem taxes (including
taxes which are a lien and not yet due and pay-
able), any matters affecting title to the property
which would be disclosed by accurate survey
and inspection thereof, and all assessments,
liens, encumbrances, restrictions, covenants,
zoning ordinances, restrictions, covenants,
and matters of record to the Security Deed.
Pursuant to O.C.G.A. Section 44-14-162.2, the
name, address and telephone number of the
individual or entity who shall have the full au-
thority to negotiate, amend or modify all terms
of the above described mortgage is as fol-
lows: Compu-Link Corporation, d/b/a Celink,
2900 Esperanza Crossing, Austin, TX 78758,
512-691-1699 . The foregoing notwithstanding,
nothing in O.C.G.A. Section 44-14-162.2
shall require the secured creditor to negotiate,
amend or modify the terms of the mortgage
instrument.
The sale will be conducted subject (1) to con-
firmation that the sale is not prohibited under
U.S. Bankruptcy code and (2) to final confirma-
tion and audit of the status of the loan with the
holder of the Security Deed.
Albertelli Law
Attorney for Bank of New York Mellon Trust
Company, N.A. as Trustee for Mortgage Assets
Management Series I Trust as Attorney in Fact
for David E. Weil (now deceased) and Carolyn
J. Weil
100 Galleria Parkway, Suite 960
Atlanta, GA 30339
Phone: (770) 373-4242
By:
Cory Sims
For the Firm
THIS FIRM IS ACTING AS A DEBT COLLECTOR
ATTEMPTING TO COLLECT A DEBT. ANY INFOR-
MATION OBTAINED WILL BE USED FOR THAT
PURPOSE.
wc - 19-014789
A-4700957 08/07/2019, 08/14/2019,
08/21/2019, 08/28/2019
(N/Aug7,14,21,28)

**NOTICE OF SALE UNDER POWER
GEORGIA, UNION COUNTY**
By virtue of Power of Sale contained in Deed
to Secure Debt ("Security Deed") to CHRIS-
TIAN CUMBERBATCH ("Grantor") to LAKE-
WOOD CAPITAL GROUP, LLC ("Grantee"), dated
NOVEMBER 12, 2018, and recorded DECEMBER
6, 2018, in Deed Book 1133, Pages 511-512,
Union County, Georgia Records, said Security
Deed being given to secure a Note in the origi-
nal principal amount of ONE HUNDRED SIXTY-
EIGHT THOUSAND SIX HUNDRED SEVENTY-FIVE
and 00/100 Dollars (\$168,675.00), with inter-
est from date at the rate as provided therein
on the unpaid balance until paid. Whereas the
debt secured by the said deed to secure debt
aforesaid, has become in default as to the
principal and interest and the holder thereof
has declared the entire indebtedness as once,
immediately due and payable; now, therefore,
pursuant to the terms, provisions, and condi-
tions of the aforesaid deed to secure debt and
the laws in such cases made and provided for,
there will be sold by the undersigned at public
outcry to the highest bidder for cash before the
Courthouse door in Blairsville, Union County,
Georgia, within the legal hours of sale on the
first Tuesday in SEPTEMBER, 2019, the follow-
ing described real property to wit:

All that tract or parcel of land lying and being
in Land Lots 277, 278, 299 and 300 9th District,
1st Section, Union County, Georgia, and being
Lot Thirteen (13) of The Farm at Highland Park
Subdivision, containing 3.28 acres, more or
less, as shown on the Final Plat for Highland
Park, by Blue Ridge Mountain Surveying, Inc.,
RS No. 3007, dated 06/15/18 and being re-
corded in Plat Book 70, Pages 485-487, Union
County, Georgia records, which description is
incorporated herein by reference and made a
part hereof.
The property is conveyed with and subject to
the road easement as shown on aforesaid
Plat.
The property is conveyed subject to the Decla-
ration of Covenants, Restrictions, Property
Owners Association and Limitations for The
Farm at Highland Park Subdivision as record-
ed in Deed Book 1115, Pages 614-634, Union
County, Georgia records.

The property is conveyed subject to the Grant
of Easement recorded in Deed Book 1101, Pag-
es 475-487, Union County, Georgia records.
The property is conveyed subject to the Grant
of Easement recorded in Deed Book 1101, Pag-
es 497-509, Union County, Georgia records.
Grantor grants to grantee a perpetual easement
for access for ingress and egress along sub-
division roads as shown on Plat.
The property is conveyed subject to the set-
backs, easements and all matters shown on
aforesaid Plat.
The property is being conveyed subject to all
easements, covenants, restrictions, agree-
ments, permits, rights of ways, government
regulations, zoning ordinances and all matters
of record affecting subject property.
This Deed is given subject to all easements
and restrictions of record, if any.
Property Address: Lot 13, The Farm at Highland
Park, Union County, GA 30512

The debt secured by the Security Deed has
been and is hereby declared due because of,
among other possible events of default, failure
to comply with the terms of the Note and Se-
curity Deed. The debt remaining in default, this
sale will be made for the purpose of paying the
same and all expenses of this sale, including
attorneys' fees (notice of intent to collect at-
torneys' fees having been given).
Said property will be sold subject to any out-
standing ad valorem taxes (including taxes
which are a lien, but not yet due and payable),
any matters which might be disclosed by an
accurate survey and inspection of the prop-
erty, any assessments, liens, encumbrances,
zoning ordinances, restrictions, covenants,
and matters of record superior to the Security
Deed first set out above.

To the best knowledge and belief of Grantee,
the above described property is in the pos-
session of Christian Cumberbatch, or a ten-
ant or tenants, and will be sold subject to the
outstanding ad valorem taxes and/or assess-
ments, if any.
LAKEWOOD CAPITAL GROUP, LLC
As Attorney in Fact for
Christian Cumberbatch
(N/Aug7,14,21,28)