

Towns County Herald

Legal Notices for May 20, 2015

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF TOWNS
RE: ESTATE OF Madeline Seiferman
All creditors of the estate of Madeline Seiferman, deceased, late of Towns County, Georgia are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned. This the 17th day of April, 2015.
Daniel Bader & Mary Seiferman
Personal Representative
1729 Barbee St.
McLean, VA 22101
447 Marion Ct.
Holland, PA 18966
702-731-2095
215-968-2519
T(Apr29,May6,13,20)B

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF TOWNS
RE: ESTATE OF George Seiferman
All creditors of the estate of George Seiferman, deceased, late of Towns County, Georgia are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned. This the 17th day of April, 2015.
Daniel Bader
Personal Representative
1729 Barbee St.
McLean, VA 22101
702-731-2095
Mary Seiferman
Personal Representative
447 Marion Ct.
Holland, PA 18966
215-968-2519
T(Apr29,May6,13,20)B

NOTICE OF PETITION TO CHANGE NAME

State of Georgia
Towns County
Civil Case No. 2015-CV-86 RG
Notice is hereby given CAROLYN JEAN MILLER, the undersigned, filed her petition to the Superior Court of Towns County, Georgia on the 28th day of April, 2015, praying for a change in the name of petitioner from CAROLYN JEAN MILLER to JEAN GRAY MILLER. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition.
This 28th day of April, 2015,
Mark F. Dehler
Attorney for Petitioner,
CAROLYN JEAN MILLER
T(May6,13,20,27)B

NOTICE

The undersigned hereby certify that they are conducting a business at 428 North Main St. in the City of Hiawassee, County of Towns, State of Georgia under the name of All American Hearing Aid Centers, and that the nature of the business is the sale of hearing aids and accessories and related services, and that said business is composed of the following corporation: All About Hearing Aids, Inc., 2110 County Road 220, Middleburg, FL 32068.
T(May20,27)B

IN THE PROBATE COURT

COUNTY OF TOWNS
STATE OF GEORGIA
IN RE: ESTATE OF
BRUCE RAYMOND SIMS, DECEASED
ESTATE NO. 2015-31
PETITION FOR LETTERS OF ADMINISTRATION
NOTICE

TO: All known and unknown interested parties Camilla Rose Hogsd has petitioned to be appointed Administrator of the estate of Bruce Raymond Sims 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 June 8, 2015. All pleadings/objections must be signed under oath 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.
David Rogers
Judge of the Probate Court
By: Kerry L. Berrong
Clerk/Deputy Clerk of the Probate Court
48 River St., Suite C
Hiawassee, GA 30546
Address
706-896-3467
Telephone Number
T(May13,20,27,Jun3)B

IN THE PROBATE COURT

COUNTY OF TOWNS
STATE OF GEORGIA
IN RE: ESTATE OF
NORMAN JAMES GULINO, DECEASED
ESTATE NO. 2015-33
PETITION FOR LETTERS OF ADMINISTRATION
NOTICE

TO: All known and unknown interested parties Joseph Gulino has petitioned to be appointed Administrator of the estate of Norman James Gulino 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 June 8, 2015. All pleadings/objections must be signed under oath 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.
David Rogers
Judge of the Probate Court
By: Kerry L. Berrong
Clerk/Deputy Clerk of the Probate Court
48 River St., Suite C
Hiawassee, GA 30546
Address
706-896-3467
Telephone Number
T(May13,20,27,Jun3)B

IN THE PROBATE COURT

COUNTY OF TOWNS
STATE OF GEORGIA
IN RE: ESTATE OF
SYLVIA LOIS HUNLEY, DECEASED
ESTATE NO. 2015-30
PETITION FOR LETTERS OF ADMINISTRATION
NOTICE

TO: All known and unknown interested parties Georgia Department of Community Health, Division of Medical Assistance c/o Gary V. Stiner, Jr., Esq. has petitioned for J. Dominic Greco, II, Esq. to be appointed Administrator of the estate of Sylvia Lois Hunley, 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 June 8, 2015. All pleadings/objections must be signed under oath 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.
David Rogers
Judge of the Probate Court
By: Kerry L. Berrong
Clerk/Deputy Clerk of the Probate Court
48 River St., Suite C
Hiawassee, GA 30546
Address
706-896-3467
Telephone Number
T(May13,20,27,Jun3)B

IN THE PROBATE COURT

COUNTY OF TOWNS
STATE OF GEORGIA
IN RE: ESTATE OF
CLAY LARRIMORE, DECEASED
ESTATE NO. 2015-32
NOTICE

AN ORDER FOR SERVICE WAS GRANTED BY THIS COURT ON May 7, 2015, REQUIRING THE FOLLOWING:
TO: Tommy H. Larrimore & Robert L. Larrimore, (List here all heirs having unknown addresses to be served by publication)
This is to notify you to file objection, if there is any, to the Petition to Probate Will in Solemn Form, in this Court on or before June 8, 2015.
BE NOTIFIED FURTHER: All objections to the Petition must be in writing, setting forth the grounds of any such objections. All objections be signed before a notary public or before a probate court clerk, and filing fees should be tendered with your 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.
David Rogers
Judge of the Probate Court
48 River St. Suite C
Hiawassee, GA 30546
Address
706-896-3467
Telephone Number
By: Kerry L. Berrong
Clerk/Deputy Clerk of the Probate Court
T(May13,20,27,Jun3)B

NOTICE OF SALE UNDER POWER

STATE OF GEORGIA, COUNTY OF TOWNS
Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by ROBERT STAMEY AND GALE STAMEY to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE FOR HOME AMERICA MORTGAGE, INC., dated 06/09/2005, and Recorded on 06/13/2005 as Book No. 337 and Page No. 484-500, TOWNS County, Georgia records, as last assigned to JPMORGAN CHASE BANK, N.A. (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$84,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the TOWNS County Courthouse within the legal hours of sale on the first Tuesday in June, 2015, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 72, 18TH DISTRICT, 1ST SECTION, TOWNS COUNTY, GEORGIA, CONTAINING 0.59 ACRES, AS SHOWN ON A PLAT OF SURVEY BY TAMROK ENGINEERING, INC. TOMMY J. PHILLIPS, R.S. #1526, DATED JANUARY 11, 1992, RECORDED IN PLAT BOOK 15, PAGE 268, TOWNS COUNTY RECORDS WHICH DESCRIPTION ON SAID PLAT IS INCORPORATED. HEREIN BY RERENCE AND MADE A PART HERETO. THE PROPERTY IS CONVEYED SUBJECT TO THE ROAD RIGHT OF WAY AS SHOWN ON SAID PLAT.
ALSO CONVEYED HEREWITH IS THE FOLLOWING DESCRIBED PROPERTY:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 72, 16TH DISTRICT, 1ST SECTION, TOWNS COUNTY, GEORGIA, AND BEING A 15 FOOT STRIP OF LAND LOCATED ON THE WEST SIDE OF THE LAND OWNED BY MARGARET S. MATOKOVICH A/K/A MARGARET WATSON AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT AN IRON PIN ON THE NORTH RIGHT OF WAY OF COUNTY ROAD, RUN THENCE N 29 30 E 213 FEET TO AN IRON PIN; THENCE N 59 15 W 15 FEET TO A POINT; THENCE S 29 30 3 APPROXIMATELY 215 FEET TO A POINT ON THE RIGHT OF WAY OF THE COUNTY ROAD; THENCE N 72 00 2 15 FEET TO THE POINT OF BEGINNING. The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Deed to Secure Debt and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). JPMORGAN CHASE BANK, N.A. holds the duly endorsed Note and is the current assignee of the Security Deed to the property. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, acting on behalf of and, as necessary, in consultation with FEDERAL NATIONAL MORTGAGE ASSOCIATION, A/K/A FANNIE MAE (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. § 44-14-162.2, JPMORGAN CHASE BANK, NATIONAL ASSOCIATION may be contacted at: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, 3415 VISION DRIVE, COLUMBUS, OH 43219, 866-550-5705. Please note that, pursuant to O.C.G.A. § 44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 909 OLD FORGE ESTATES, HIWASSEE, GEORGIA 30546 is/are: ROBERT STAMEY AND GALE STAMEY or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the security deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. JPMORGAN CHASE BANK, N.A. as Attorney in Fact for ROBERT STAMEY AND GALE STAMEY. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 0000005207832 BARRETT DAFFIN FRAPPIER LEVINE & BLOCK, LLP 15000 Surveyor Boulevard Addison, Texas 75001 Telephone: (972) 341-5398.
T(May6,13,20,27)B

STATE OF GEORGIA

TOWNS COUNTY
NOTICE OF SALE UNDER POWER
By virtue of the power of sale contained in that certain Deed to Secure Debt from Humble Funds, LLC, to Robert P. Headrick and Della F. Headrick, dated March 14, 2014, filed for record March 14, 2014 and recorded in Deed Book 547, pages 628-632, of the Towns County, Georgia records, said Deed to Secure Debt having been given to secure a note dated March 14, 2014, in the original principal sum of Ninety Thousand Dollars and no/100ths Dollars, (\$90,000.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse Door at Towns County, Georgia, within the legal hours of sale on the first Tuesday in June, 2015 to wit: June 2, 2015, the following described property:

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 309, DISTRICT 18, 1ST SECTION, TOWNS COUNTY, GEORGIA, CONTAINING 0.441 ACRES, MORE OR LESS, AS MORE FULLY SHOWN ON PLAT OF SURVEY FOR WILLIAM D. SHAY AND PATRICIA A. SHAY PREPARED BY NORTHSTAR LAND SURVEYING, REGISTERED SURVEYOR, DATED NOVEMBER 2, 2000 AND RECORDED IN PLAT BOOK 27, PAGE 60 OF THE TOWNS COUNTY RECORDS, WHICH SURVEY IS INCORPORATED HEREIN BY REFERENCE. ALSO CONVEYED HEREWITH IS A PERPETUAL RIGHT OF INGRESS AND EGRESS ALONG THE GRAVEL DRIVEWAY AS SHOWN ON SAID PLAT. THE PROPERTY IS MORE COMMONLY KNOWN AS 2828 DILLS ROAD, HIWASSEE, GA 30546 TOGETHER WITH ALL FIXTURES AND PERSONAL PROPERTY ATTACHED TO AND CONSTITUTING A PART OF SAID PROPERTY, IF ANY.
The indebtedness secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments of indebtedness as and when due and in the manner provided in the Note and Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given) and all other payments provided for under the terms of the Deed to Secure Debt and Note.

Said property will be sold subject to the following items which may affect the title to said property: all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; any outstanding taxes, including but not limited to ad valorem taxes which constitute liens upon said property; special assessments; all outstanding bills for public utilities which constitute liens upon said property; all restrictive covenants, easements, rights-of-way and any other matters of record superior to said Deed to Secure Debt. To the best of the knowledge and belief of the undersigned, the party in possession of the property is Humble Funds, LLC.

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.

Pursuant to O.C.G.A. § 44-14-162.2, The name, address and telephone number of the individual or entity who shall have the full authority to negotiate, amend or modify all terms of the above described mortgage is as follows: ROBERT P. HEADRICK AND DELLA F. HEADRICK, 2271 River Ridge Road, Deland, Florida 32720, (386) 668-6140. The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require ROBERT P. HEADRICK AND DELLA F. HEADRICK to negotiate, amend or modify the terms of the Deed to Secure Debt described herein.

Robert P. Headrick and Della F. Headrick, As Attorney in Fact for: Humble Funds, LLC
By: Charles O. Gignilliat
P.O. Box 282
Hiawassee, Georgia 30546
706-896-1057
This law office is attempting to collect a debt. Any information obtained will be used for that purpose.
To be published MAY 7,14,21,28 2015.

T(May6,13,20,27)B