

Towns County Herald

Legal Notices for May 29, 2019

NOTICE TO DEBTORS AND CREDITORS GEORGIA, TOWNS COUNTY

All creditors of the estate of Martha Jo Rowland, 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. Debra LouAnn Rowland-Ammiano, as Executor of the Estate of Martha Jo Rowland, Deceased
c/o Brook A. Davidson
Stewart, Melvin, & Frost, LLP
PO Box 3280
Gainesville, GA 30503
T(May15,22,29,Jun5)P

NOTICE

RE: Estate of Stanley Z. Lee
All creditors of the Estate of Stanley Z. Lee, deceased, late of Towns County, 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.

This 3rd day of May, 2019

Robert F. Lee, Jr.
Name

161 Lee Industrial Drive
Blairsville, GA 30514

Address

706-781-6650

Phone Number
T(May8,15,22,29)B

NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Helen Lenore Mulcahy.
All creditors of the Estate of Helen Lenore Mulcahy, deceased, late of Towns County, 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. This 2nd day of May, 2019. Trena Munnell and Sean Mulcahy, Co-Executors c/o Richard Sarrell II, Attorney at Law, Lance Law Firm, P.C., 57 Sears Way, Blairsville, GA 30512.

T(May15,22,29,Jun5)B

NOTICE TO DEBTORS & CREDITORS

RE: Estate of John Henry Horkavy

All creditors of the Estate of John Henry Horkavy, deceased, late of Towns County, 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.

This 14 day of May, 2019

Hope L. Horkavy
Name

1230 Harkview Road, Hiawassee

Address

706-896-7059

Phone Number
T(May22,29,Jun5,12)B

NOTICE TO DEBTORS & CREDITORS

RE: Estate of Mark Thomas Mote
All creditors of the Estate of Mark Thomas Mote, deceased, late of Towns County, 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.

This 17 day of May, 2019

Valerie R. Mote
Name

375 Jayne Ellen Way

Alpharetta, GA 30009

Address

770-401-8854

Phone Number
T(May22,29,Jun5,12)B

NOTICE TO DEBTORS AND CREDITORS

RE: Estate of Jeffrey Scott Hedden

All creditors of the estate of Jeffrey Scott Hedden, deceased, late of Towns County, 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.

This 3rd day of May, 2019.

Ashley B. Oliver

338 Ross Lloyd Road

Hiawassee, GA 30546

770-403-9686

T(May8,15,22,29)B

NOTICE TO CREDITORS AND DEBTORS

All creditors of the Estate of LUKE BRIGHT deceased of Towns County, Hiawassee, 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 undersigned Executor of the Estate of LUKE BRIGHT.

This 22th day of May 2019.

Robert Wade Wilson, a.k.a. Bobby Wilson, EX-

ECUTOR

Estate LUKE BRIGHT

P.O. Box 546

Blairsville, Georgia 30514

Submitted by:

Pamela Kendall Floyd, PC

Attorney for Estate

P.O. Box 1114

Hiawassee, GA 30546

T(May29,Jun5,12,19)B

NOTICE OF SALE UNDER POWER

STATE OF GEORGIA

COUNTY OF TOWNS

Under and by virtue the Power of Sale contained in that certain Security Deed by and between John Bryans and Pamela Bryans, Husband and Wife as Joint Tenants with Right of Survivorship (“Grantor”) and First Horizon Home loan Corporation D/B/A Equibanc Mortgage Corporation. (“Lender” or “Grantee”), dated February 9, 2001, and recorded at Deed Book 212, Page 531, Towns County, Georgia records (the “Security Deed”); Grantee as attorney-in-fact for Grantor will sell at public outcry to the highest and best bidder for certified funds only before the courthouse doors in Towns County, Georgia, during the legal hours of sale, on the 4th day in June, 2019, the following described real property, to wit: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN SECTION 1, DISTRICT 18, LAND LOT 98, TOWNS COUNTY, GEORGIA CONTAINING 0.613 ACRE, MORE OR LESS, AS SHOWN ON A PLAT OF SURVEY BY NORTHSTAR LAND SURVEYING, INC., DATED FEBRUARY 7, 2001 AND RECORDED IN PLAT BOOK 27, PAGE 95, TOWNS COUNTY, GEORGIA RECORDS, SAID PLAT BEING INCORPORATED BY REFERENCE HEREIN.

The debt secured by the Security Deed is evidenced by that certain Note, Security Agreement and Disclosure Statement by and between Grantors and First Horizon Home Loan Corporation D/B/A Equibanc Mortgage Corporation, dated February 9, 2001, in the original principal amount of \$48,900.00, as assigned to Grantee, as amended, replaced, restated modified (the “Note”) plus interest on the unpaid balance until paid, and other indebtedness. The current owner of the note is Ronen LLC. Default has occurred and continues under the terms of the Note and Security Deed by reason of, among other possible events of default, the nonpayment when due of the indebtedness evidence by the Note and secured by the Security Deed and failure to comply with the terms and conditions of the Note and Security Deed. By reason of this default, the Security Deed has been declared foreclosable according to its terms.

The above-described real property will be sold to the highest and best bidder for cashier's check, the proceeds to be applied to the payment of said indebtedness, attorney's fees, and the lawful expenses of said sale, all as provided in the Note and Security Deed. The sale shall be subject to the following: all outstanding ad valorem taxes and/or assessments, if any; possible redemptive rights of the Internal Revenue Service, if any; and all other prior assessments, easements, restrictions or matter of record.

OTHER INTERESTED PARTIES:

To the best of the undersigned's knowledge and belief, the party in possession of the real property is Ronen LLC and/or tenant(s).

Ronen LLC,

as Agent and Attorney –in-Fact for John Bry-

ans and Pamela Bryans

Weinstein & Riley PS

701 Broadway Ste B-08

Nashville TN 37203

615-742-9220

THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR AND IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

T(May8,15,22,29)B

NOTICE OF SALE UNDER POWER

GEORGIA, TOWNS COUNTY

By virtue of the Power of Sale contained in that certain Security Deed given from Anita Bryson to Mortgage Electronic Registration Systems, Inc., as nominee for One Reverse Mortgage, LLC, dated 12/23/2011, recorded 01/10/2012 in Deed Book 506, Page 193, Towns County, Georgia records, and as last assigned to Reverse Mortgage Funding, LLC by virtue of assignment recorded in Deed Book 626, Page 388, Towns County, Georgia records, said Security Deed having been given to secure a Note of even date in the principal amount of THREE HUNDRED FORTY-TWO THOUSAND AND 00/100 DOLLARS (\$342,000.00), with interest thereon as provided for therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Towns County, Georgia, within the legal hours of sale on the first Tuesday in May 2019 by Reverse Mortgage Funding, LLC, as Attorney in Fact for Anita Bryson, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE 18TH DISTRICT, 1ST SECTION AND LAND LOTS 45 AND 46 TOWNS COUNTY, GEORGIA AND BEING MORE PARTICULARLY DESCRIBED IN A PLAT OF SURVEY BY R.A. HATHAWAY & ASSOCIATES, INC., DATED 5/5/75 AND RECORDED IN PLAT BOOK 3, PAGE 247 TOWNS COUNTY RECORDS AND SAID PLAT AND THE DESCRIPTION THEREON IS INCORPORATED HEREIN BY REFERENCE. SAID PARCEL BEING TRACT “B” ON SAID PLAT, CONTAINING 2.51 ACRES. COMMONLY KNOWN AS: 1611 BELL GAP ROAD, HIWASSEE, GA 30546. PARCEL ID NUMBER: 0055-009. SUBJECT TO ANY EASEMENTS OR RESTRICTIONS OF RECORD. Said property being known as 1611 BELL GAP ROAD, HIWASSEE, GEORGIA 30546 according to the present numbering system in Towns County. The indebtedness secured by said Security Deed has been declared due because of default under the terms of said Security Deed and Note. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys' fees and all other payments provided for under the terms of the Security Deed and Note. Said property will be sold subject to the following items which may affect the title to said property: any superior Security Deeds of record; 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 Security Deed. To the best of the knowledge and belief of the undersigned, the party in possession of the property is Anita Bryson or tenant(s). 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. The name of the person or entity who has the full authority to negotiate, amend, and modify all terms of the mortgage is: Reverse Mortgage Funding, LLC, 3900 Capital City Blvd, Lansing, MI 48906 TEL 866-654-0020. THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. The Geheren Firm, P.C., 4828 Ashford Dunwoody Road, 2nd Floor, Atlanta, GA 30338 TEL (678) 587-9500.

T(May29)P