

Towns County Herald

Legal Notices for June 1, 2016

HUMANE SOCIETY ANNUAL MEMBERSHIP MEETING

The HSMS Annual Membership Meeting will be held on June 15 at 5:30 in the Community Room of United Community Bank.

T(May18-Jun1,8)B

STATE OF GEORGIA COUNTY OF TOWNS

NOTICE TO DEBTORS AND CREDITORS

RE: ESTATE OF MARVEL K. METZGER

All debtors and creditors of the estate of Marvel K. Metzger, deceased, late of Towns County, Georgia, are hereby notified to render their demands and payments to the Executor of said Estate, according to law, and all persons indebted to said estate are required to make immediate payment to the Executor.

This 20th day of May, 2016.

Anthony Peter Cataldo, Executor

Address: 3906 NW 34th Place

Gainesville, GA 30606

T(May25-Jun1,8,15)B

STATE OF GEORGIA COUNTY OF TOWNS

NOTICE TO DEBTORS AND CREDITORS

RE: ESTATE OF MARTHA M. CULLARS

All debtors and creditors of the estate of Martha M. Cullars, deceased, late of Towns County, Georgia, are hereby notified to render their demands and payments to the Executor of said Estate, according to law, and all persons indebted to said estate are required to make immediate payment to the Executor.

This 20th day of May, 2016.

Mary Lee Howard, Executor

Address: 1774 Chatauge Shores Rd.

Hiawassee, GA 30546

T(May25-Jun1,8,15)B

NOTICE TO CREDITORS AND DEBTORS

All creditors of the estate of C. PHILLIP TARVER, JR., 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.

This 6th day of May, 2016.

SHIRLEY ANNE WORKS

P.O. BOX 278

HIAWASSEE, GEORGIA 30546

T(May11,18,25,Jun1)B

IN THE SUPERIOR COURT OF TOWNS COUNTY STATE OF GEORGIA

Keith Cecil Long, Plaintiff

v. Toni Jean Perry Long, Defendant

Civil Action File Number: 2016-CV-37-MM

NOTICE OF PUBLICATION

TO: Toni Jean Perry Long

Case: Keith Long vs. Toni Jean Perry Long

Case Number: 2016-CV-37-MM

You are hereby notified that the above-styled action seeking divorce was filed against you in said Court on March 21, 2016, and that by reason of an Order for Service of Summons by Publication entered by the Court on April 5, 2016, you are hereby commanded and required to file with the Clerk of said Court and serve upon David A. Fox, Plaintiff's Attorney, whose address is: PO Box 2515, Gainesville, Georgia, 30503, an answer to the complaint within 60 days of May 18, 2016.

Witness the Honorable Murphy Miller, Judge of said Court.

This 18th day of May, 2016

Cecil Dye

Clerk of Superior Court

Towns County, Georgia

T(May11,18,25,Jun1,8,15)P

NOTICE TO CREDITORS AND DEBTORS

All creditors and debtors of the estate of JAMES C. CONNOR, a.k.a. JAMES COLLINS CONNOR 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.

This 26th day of May, 2016.

LYNDA WESSON, Executrix

108 Mull Road

Hiawassee, Georgia 30546

T(Jun1,8,15,22)B

NOTICE TO CREDITORS AND DEBTORS

All creditors and debtors of the estate of JACQUELINE LOUISE VALINOTI 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.

This 26th day of May, 2016.

MICHAEL R. VALINOTI, Executor

145 N. Milwaukee Ave.

Vernon Hills, IL 60061

T(Jun1,8,15,22)B

STATE OF GEORGIA

COUNTY OF TOWNS

NOTICE TO DEBTORS AND CREDITORS

RE: ESTATE OF ODELL PLOTT

All debtors and creditors of the estate of Odell Plott, deceased, late of Towns County, Georgia, are hereby notified to render their demands and payments to the undersigned of said Estate, according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned. This 27th day of May, 2016.

Emory Plott

5211 Ule Cove Road

Young Harris, GA 30582

706-897-8711

T(Jun1,8,15,22)B

STATE OF GEORGIA

COUNTY OF TOWNS

NOTICE TO DEBTORS AND CREDITORS

RE: ESTATE OF JANET LEE WOODALL ROSS

All debtors and creditors of the estate of Janet Lee Woodall Ross, deceased, late of Towns County, Georgia, are hereby notified to render their demands and payments to the undersigned of said Estate, according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned. This 26th day of May, 2016.

Mary Lynn Woodall-Cartmill

832 Lakeshore Drive,

Winder, GA 30680

678-227-0709

T(Jun1,8,15,22)B

IN THE SUPERIOR COURT OF TOWNS COUNTY STATE OF GEORGIA

BRUCE ROGERS, as Tax Commissioner for

Towns County, Georgia,

Plaintiff,

v.

CARLA FRANKLIN f/k/a CARLA CLOER, as

Executor for the estate of Betty Ruth Cloer,

Deceased, ALL HEIRS AT LAW OF BETTY RUTH

CLOER, DECEASED, ALL HEIRS AT LAW OF CARL

WILLIAM CLOER, DECEASED, and ALL PER-

SONS OR ENTITIES KNOWN OR UNKNOWN WHO

CLAIM OR MIGHT CLAIM AN INTEREST IN THE

PROPERTY DESCRIBED HEREIN,

Defendants.

Civil Action File No.: 16-CV-52-mm

NOTICE OF PUBLICATION

TO: (1) ALL HEIRS AT LAW OF BETTY RUTH

CLOER, DECEASED

(2) ALL HEIRS AT LAW OF CARL WILLIAM CLOER,

DECEASED

(3) ALL PERSONS KNOWN OR UNKNOWN WHO

CLAIM OR MIGHT CLAIM AN INTEREST IN THE

PROPERTY DESCRIBED HEREIN

By Order for Service by Publication dated the

16th day of May, 2016, you are hereby notified

that on the 8th day of April, 2016, the

Petitioner herein filed a Petition to Interplead

Funds requesting, among other relief, an order

establishing entitlement to certain excess

funds following a tax sale of the real property

located at Tax Parcel Number 19 43. You are

required to file with the Clerk of the Superior

Court of Towns County, and to serve upon the

Petitioner's attorney, Russell W. Wall, Esq., at

122 North Main Street, Suite B, Greensboro,

Georgia 30642, any objections and/or claims to

said Petition within sixty (60) days of the date

of the Order for Service by Publication.

Witness the Honorable Murphy C. Miller, Judge

of this Court.

This 19th day of May, 2016.

Cecil Dye

Clerk, Superior Court of Towns County

T(Jun1,8,15,22)B

IN THE SUPERIOR COURT OF TOWNS COUNTY STATE OF GEORGIA

BRUCE ROGERS, as Tax Commissioner for

Towns County, Georgia,

Plaintiff,

v.

CARLA FRANKLIN f/k/a CARLA CLOER, as

Executor for the estate of Betty Ruth Cloer,

Deceased, ALL HEIRS AT LAW OF BETTY RUTH

CLOER, DECEASED, ALL HEIRS AT LAW OF CARL

WILLIAM CLOER, DECEASED, and ALL PER-

SONS OR ENTITIES KNOWN OR UNKNOWN WHO

CLAIM OR MIGHT CLAIM AN INTEREST IN THE

PROPERTY DESCRIBED HEREIN,

Defendants.

Civil Action File No.: 16-CV-51-mm

NOTICE OF PUBLICATION

TO: (1) ALL HEIRS AT LAW OF BETTY RUTH

CLOER, DECEASED

(2) ALL HEIRS AT LAW OF CARL WILLIAM CLOER,

DECEASED

(3) ALL PERSONS KNOWN OR UNKNOWN WHO

CLAIM OR MIGHT CLAIM AN INTEREST IN THE

PROPERTY DESCRIBED HEREIN

By Order for Service by Publication dated the

16th day of May, 2016, you are hereby notified

that on the 8th day of April, 2016, the

Petitioner herein filed a Petition to Interplead

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Petitioner's attorney, Russell W. Wall, Esq., at

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Georgia 30642, any objections and/or claims to

said Petition within sixty (60) days of the date

of the Order for Service by Publication.

Witness the Honorable Murphy C. Miller, Judge

of this Court.

This 19th day of May, 2016.

Cecil Dye

Clerk, Superior Court of Towns County

T(Jun1,8,15,22)B

STATE OF GEORGIA

COUNTY OF TOWNS

NOTICE OF SALE UNDER POWER

Because of a default under the terms of the Security Deed executed by Arvind Raina and

Maninder Kaur to Mortgage Electronic Regis-

tration Systems, Inc. as nominee for Provident

Funding Associates, L.P. dated August 6, 2009,

and recorded in Deed Book 460, Page 636,

Towns County Records, said Security Deed

having been last sold, assigned, transferred

and conveyed to Wells Fargo Bank, N.A. by

Assignment, securing a Note in the original

principal amount of \$312,000.00, the holder

thereof pursuant to said Deed and Note thereby

secured has declared the entire amount of said

indebtedness due and payable and, pursuant

to the power of sale contained in said Deed,

will on the first Tuesday, June 7, 2016, during

the legal hours of sale, before the Courthouse

door in said County, sell at public outcry to the

highest bidder for cash, the property described

in said Deed, to-wit:

ALL THAT TRACT OR PARCEL OF LAND LYING

AND BEING IN LAND LOT 159, 18TH DISTRICT,

1ST SECTION, TOWNS COUNTY, GEORGIA, CON-

TAINING 3.407 ACRES, AND BEING AS TRACT

ONE (1) ON A PLAT OF SURVEY BY T. KIRBY

AND ASSOCIATES, INC. DATED 02/22/2008, RE-

CORDED IN PLAT BOOK 38, PAGE 118, TOWNS

COUNTY RECORDS WHICH DESCRIPTION ON

SAID PLAT IS INCORPORATED HEREIN BY REFERENCE

AND MADE A PART HEREOF.

THE GRANTOR GRANTS TO GRANTEE A PERPETUAL

NON-EXCLUSIVE EASEMENT FOR INGRESS

EGRESS AND THE RIGHT TO RUN WATER AND

UTILITIES TO THE ABOVE DESCRIBED PROPERTY

ALONG THE EASEMENT AS SHOWN ON SAID

PLAT, RUNNING FROM VICTORIA WOODS ROAD.

THE PROPERTY IS CONVEYED SUBJECT TO THE

EASEMENT TO BLUE RIDGE MOUNTAIN EMC

AS RECORDED IN DEED BOOK 216, PAGE 602,

TOWNS COUNTY GEORGIA RECORDS.

THE PROPERTY IS ALSO CONVEYED SUBJECT

TO THE RESTRICTIONS OF RECORD AS PERTAINS

TO VICTORIA WOODS SUBDIVISION RECORDED

IN DEED BOOK 94, PAGES 130-133

AND DEED BOOK 94, PAGES 207-209, TOWNS

COUNTY GEORGIA RECORDS.

PROPERTY IS CONVEYED SUBJECT TO THAT

PERPETUAL WATER RIGHT TO THE SPRING LOCATED

ON THE ABOVE DESCRIBED PROPERTY AND THE

RIGHT TO RUN THE NECESSARY WATER LINE

TO MAINTAIN SAME, ALONG WITH OTHER

CONDITIONS AND LIMITATIONS AS RESERVED

BY JERRY SANDERS IN DEED BOOK 199,

PAGES 505-506, TOWNS COUNTY CLERKS OFFICE.

Said property is known as 1490 Ada Lane,

Hiawassee, GA 30546, together with all fixtures

and personal property attached to and constituting

a part of said property, if any.

Said property will be sold subject to any out-

standing ad valorem taxes (including taxes

which are a lien, whether or not now due and

payable), the right of redemption of any tax-

ing authority, any matters which might be disclosed

by an accurate survey and inspection of

the property, any assessments, liens, encum-

brances, zoning ordinances, restrictions,

covenants, and matters of record superior to

the Security Deed first set out above.

The proceeds of said sale will be applied to

the payment of said indebtedness and all ex-

cesses 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 con-

firmation that the sale is not prohibited under

the U.S. Bankruptcy Code and (2) to final con-

firmation and audit of the status of the loan

with the secured creditor.

The property is or may be in the possession

Arvind Raina and Maninder Kaur, successor in

interest or tenant(s).

Wells Fargo Bank, N.A. as Attorney-in-Fact for

Arvind Raina and Maninder Kaur

File no. 12-037205

SHAPIRO PENDERGAST & HASTY, LLP*

Attorneys and Counselors at Law

2872 Woodcock Boulevard, Suite 100

Atlanta, GA 30341

770-220-2535/KMM

shapiroandhasty.com

*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR.

ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

05/11, 05/18, 05/25, 06/01, 2016

[FC-NOS]

T(May11,18,25,Jun1)B

NOTICE OF SALE UNDER POWER,

TOWNS COUNTY

Pursuant to the Power of Sale contained in a

Security Deed given by Vicki L Scruggs and

Dan L Scruggs to Mortgage Electronic Regis-

tration Systems, Inc. as nominee for Southern

Highlands Mortgage, LLC dated 12/19/2007

and recorded in Deed Book 423 Page 388

Towns County, Georgia records; as last trans-

ferred to or acquired by JPMorgan Chase

Bank, National Association, conveying the</