

# Towns County Herald

## Legal Notices for July 8, 2020

### STATE OF GEORGIA COUNTY OF TOWNS IN RE: ESTATE OF HOMER BARRETT, DECEASED NOTICE TO CREDITORS

All creditors of the Estate of Homer Barrett, deceased, late of Towns County, are hereby notified their demands to the undersigned according to law, and all persons indebted to said Estate are required to make immediate payment to David E. Barrett as Executor for the Estate of Homer Barrett, 108 Blue Ridge Hwy., Suite 6, Blairsville, GA 30512  
This 8th day of June, 2020  
David E. Barrett  
Administrator (or Executor) of  
Homer Barrett, deceased

T(Jun17,24,Jul1,8)

### IN THE JUVENILE COURT OF TOWNS COUNTY STATE OF GEORGIA IN THE INTEREST OF: M.M.

DOB:09-08-2008  
SEX: FEMALE  
case no. 139-20j-11A  
N.M.

DOB:10-11-2010  
SEX: FEMALE  
case no. 139-20j-12A

### CHILDREN UNDER THE AGE OF EIGHTEEN

### NOTICE OF TERMINATION OF PARENTAL RIGHTS HEARING

TO: RACHEL HUTCHINGS-MOLINA, mother of the above-named children

By Order for Service by Publication dated the 8th day of June, 2020, you are hereby notified that on the 8th day of May, 2020, the Towns County Department of Family and Children Services, Georgia Department of Human Services, filed a Petition for Termination of Parental Rights against you as to the above-named children and this Court found it to be in the children's best interest that the Petition be filed. This notice is being sent to you pursuant to the provisions of O.C.G.A. § 15-11-281 and 282. A copy of the Petition for Termination of Parental Rights may be obtained by you from the Clerk at the Towns County Courthouse during business hours. The hearing on the Petition for Termination of Parental Rights is for the purpose of terminating your parental rights.

If the Court at the trial finds that the facts set out in the Petition to Terminate Parental Rights are true and that termination of your rights will serve the best interests of your children, the Court can enter a judgment ending your rights to your children.

If the judgment terminates your parental rights, you will no longer have any rights to your children. This means that you will not have the right to visit, contact, or have custody of your children or make any decisions affecting your children or your children's earnings or property. You will not thereafter be entitled to notice of proceedings for the adoption of the above-named children by another, nor will you have any right to object to the adoption or otherwise to participate in the proceedings. Your children will be legally freed to be adopted by someone else.

Even if your parental rights are terminated:

1) You will still be responsible for providing financial support (child support payments) for your children's care unless and until your children are adopted;

2) Your children can still inherit from you unless and until your children are adopted; and

3) Your children can still pursue any civil action against you.

This Court will conduct a provisional hearing upon the Petition for Termination of Parental Rights on the 17th day of July, 2020 at 9:00 a.m. in the Towns County Courthouse, Hiawassee, Georgia. This Court will conduct a final hearing upon the Petition for Termination of Parental Rights on the 12th day of August, 2020 at 9:00 a.m. in the Towns County Courthouse, Hiawassee, Georgia.

The children 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 appointed to represent you. The Court would inquire 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 appointed 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 8th day of June, 2020.

Honorable Jeremy Clough

Judge, Juvenile Court  
Towns County, Georgia  
Enotah Judicial Circuit

T(Jun17,24,Jul1,8)

### NOTICE TO DEBTORS AND CREDITORS

### STATE OF GEORGIA COUNTY OF TOWNS

RE: ESTATE OF HOWARD H. FISHER

All creditors of the estate of Howard H. Fisher, 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 18th day of June, 2020.

EXECUTOR: Virginia Vaughn Fisher

ADDRESS: c/o Eddy A. Corn, Attorney  
253 Big Sky Drive

Hiawassee, GA 30546

PHONE: (706) 896-3451

T(Jun24,Jul1,8,15)

### IN THE PROBATE COURT OF TOWNS COUNTY STATE OF GEORGIA

IN RE: ESTATE OF

VIVIAN N. LOVELL, DECEASED

ESTATE NO. 2020-P-028

PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

TO: All interested parties and to whom it may concern:

Jean Alisa Richards has petitioned to be appointed Administrator of the estate of Vivian N. Lovell 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 not withstanding the Order for Declaration of Judicial Emergency, must be filed with the Court on or before July 27, 2020.

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.

David Rogers

Judge of the Probate Court

By: Kerry L. Berrong

Clerk of the Probate Court

48 River St. Suite C

Hiawassee, GA 30546

Address

706-896-3467

Telephone Number

T(Jul1,8,15,22)

### NOTICE

Notice is given that articles of incorporation that will incorporate Elite Sales of Georgia, Inc. have been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code. The initial registered office of the corporation is located 424 Longview Circle, Hiawassee, GA 30546 and its initial registered agent at such address is Robert Lee Campdonico.

T(Jul1,8)

### NOTICE

Notice is given that a notice of intent to dissolve Pressured, Inc., a Georgia corporation with its registered office at 1000 Highway 180, Hiawassee, Ga 30546, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code.

T(Jul8,15)

### IN THE PROBATE COURT OF TOWNS COUNTY STATE OF GEORGIA

IN RE: ESTATE OF

DAVID WILLIAM CALDWELL, DECEASED

ESTATE NO. 2020-P-030

PETITION FOR LETTERS OF ADMINISTRATION  
NOTICE

TO: All interested parties and to whom it may concern:

Brian William Caldwell has petitioned to be appointed Administrator of the estate of David William Caldwell 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, not withstanding the Order for Declaration of Judicial Emergency, be filed with the Court on or before August 3, 2020.

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.

David Rogers

Judge of the Probate Court

By: Kerry L. Berrong

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Telephone Number

T(Jul8,15,22,29)

### STATE OF GEORGIA

### COUNTY OF TOWNS

### NOTICE OF SALE UNDER POWER

Under and by virtue of the power of sale contained in a Security Deed from JAG HOMES, INC. to UNITED COMMUNITY BANK, dated October 5, 2007, recorded October 29, 2007, in Deed Book 419, Page 640, Towns County, Georgia records, said Security Deed being given to secure a Note from JAG HOMES, INC. dated October 5, 2007, in the original principal amount of One Hundred Ninety One Thousand Ten and 50/100 (\$191,010.50) Dollars, with interest due thereon per annum 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 August, 2020, the following described property:

All that tract or parcel lying in Land Lot 73, 18th District, 1st Section, Towns County, Georgia, and being designated as Unit Four (4), as shown on a plat of survey entitled "Belle Aire Commons, Inc. Phase I" prepared by Landtech Services, Inc., James L. Alexander, R.L.S. #2653, dated July 19, 2007 and recorded in Plat Book 37, Page 148, Towns County, Georgia records. Said plat is incorporated herein by reference and made a part hereof.

The property is located within the City Limits of Hiawassee and is subject to any and all zoning ordinances of the City of Hiawassee.

The property is conveyed subject to the terms set forth in the Party Wall Agreement recorded in Deed Book 411, Pages 650-653, Towns County records.

The property is also conveyed subject to the Covenants, Restrictions, Reservations, Terms & Conditions Governing the "Belle Aire Commons Commercial Buildings" as recorded in Deed Book 411, Pages 646-649 and also referred to at Deed Book 409, Pages 82-83 and as amended in Deed Book 410, Page 318, Towns County records.

The property is subject to an easement in favor of Blue Ridge Mountain EMC as recorded in Deed Book 409, Page 19, Towns County records.

The property is subject to a non-exclusive, perpetual easement and right-of-way, over and across the twelve foot (12") gravel drive easement which provides a means of ingress, egress, regress and utilities to all Units in Belle Aire Commons Commercial Buildings and to all lots in Belle Aire Commons Subdivision as shown on the above referenced plat.

The property is subject to any and all easements, restrictions and rights of way of record or as shown on the above referenced plat.

The debt secured by said Security Deed 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 Security Deed. The debt 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).

Said property will be sold subject to any outstanding 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 property, any assessments, liens, easements, 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 the undersigned, the party in possession of the property is JAG HOMES, INC. or a tenant or tenants.

UNITED COMMUNITY BANK,

as attorney in Fact for JAG HOMES, INC.

L. Lou Allen

Stites & Harbison, PLLC

303 Peachtree Street, N.E.

Suite 2800

Atlanta, Georgia 30308

(404) 739-8893

File No. 7484A-201637

T(Jul8,15,22,29)