

Towns County Herald

Legal Notices for September 21, 2016

NOTICE TO DEBTORS AND CREDITORS

**STATE OF GEORGIA
COUNTY OF TOWNS**
RE: Estate of Geraldine Lydia Baughman
All creditors of the estate of Geraldine Lydia Baughman, 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 22nd day of August, 2016

Caroline Baiuargeon
PO Box 95
Hiawassee, GA 30546
706-896-4526

T(Aug31,Sept17,14,21)B

NOTICE TO DEBTORS AND CREDITORS

**STATE OF GEORGIA
COUNTY OF TOWNS**
RE: Estate of Edith Gribble Mull
All creditors of the estate of Edith Gribble Mull, 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 18th day of August, 2016

Stephanie McConnell
231 Chatuge Way
Hiawassee, GA 30546
706-896-4118

T(Aug31,Sept17,14,21)B

IN THE PROBATE COURT

**STATE OF GEORGIA
COUNTY OF TOWNS**

STATE OF GEORGIA

IN RE: ESTATE OF

REX AVON BURRELL, DECEASED

ESTATE NO. 2016-45

NOTICE OF PETITION TO FILE FOR YEAR'S SUP-

PORT

The Petition of Peggy Ann Keys Burrell, for a year's support from the estate of Rex Avon Burrell, deceased, for decedent's surviving spouse, having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before September 26, 2016, 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 on or before the time stated in the preceding sentence. All objections must be signed 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/Deputy Clerk of the Probate Court

48 River St. Suite C

Hiawassee, GA 30546

Address

706-896-3467

Telephone Number

T(Aug31,Sept17,14,21)B

NOTICE OF INTENT TO INCORPORATE

Notice is given that the Articles of Organization, which will incorporate D & R PROPERTIES, LLC, will be delivered to the Secretary of State for filing in accordance with the applicable provisions of the Georgia Business Corporation Code. The initial registered office of the corporation will be located at 375 N. Main Street, Hiawassee, Georgia 30546, and its initial registered agent at such address is Pamela Kendall Floyd.

PAMELA KENDALL FLOYD, P.C.

Attorney at Law

P.O. Box 1114

Hiawassee, Georgia 30546

T(Sept21,28)B

IN THE PROBATE COURT OF TOWNS COUNTY

STATE OF GEORGIA

IN RE: ESTATE OF GILBERT E FEW, ESTATE NO.

2016-47

DECEASED

PETITION FOR LETTERS OF ADMINISTRATION

NOTICE

Belinda English Few has petitioned for to be appointed Administrator of the estate of Gilbert E Few 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 October 3, 2016. 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

706-896-3467

T(Sept7,14,21,28)B

CALL FOR SPECIAL ELECTION

CITY OF HIWASSEE

Notice is hereby given that, in accordance with O.C.G.A. § 21-2-540, a Special Election shall be held in Hiawassee for the purpose of submitting to the Voters the following questions for approval or rejection:

The Special Election referendum to be held on the date established shall pose the following questions to City electors:

(1) [] YES [] NO
Shall the governing authority of the City of Hiawassee be authorized to issue licenses to sell distilled spirits for beverage purposes by the drink, such sales to be for consumption only on the premises?

(2) [] YES [] NO

Shall the governing authority of the City of Hiawassee be authorized to permit and regulate Sunday sales of distilled spirits or alcoholic beverages for beverage purposes by the drink?

(3) [] YES [] NO

Shall the governing authority of the City of Hiawassee be authorized to permit and regulate package sales by retailers of both malt beverages and wine on Sundays between the hours of 12:30 P.M. and 11:30 P.M.?

The Special Election will be held on November 8, 2016 at Hiawassee City Hall, 50 River Street, Hiawassee, Georgia 30546. All persons who are not registered to vote and who desire to vote in the Special Election may register to vote at City Hall through the close of business on October 11, 2016. Advance voting for the election shall begin on Monday, October 17, 2016 and continue until Friday, November 4, 2016 and with advance voting taking place at the Hiawassee City Hall, 50 River Street, Hiawassee, Georgia 30546. Absentee ballots will be available at the same location beginning Monday, October 17, 2016. The polls will be open on Election Day from 7:00 A.M. until 7:00 P.M.

This the 9th day of September, 2016.

Cenlya Galloway

City Clerk/Superintendent of Elections

T(Sept14,21)B

IN THE PROBATE COURT OF TOWNS COUNTY

STATE OF GEORGIA

IN RE: ESTATE OF

TRAVIS GREGORY WALDROUP, DECEASED

ESTATE NO. 2016-52

PETITION FOR LETTERS OF ADMINISTRATION

NOTICE

TO: All Interested parties

[List here all heirs who have not acknowl-

edged service]

Leanna Staton has petitioned to be appointed Administrator of the estate of Travis Gregory Waldroup 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 October 17, 2016.

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

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T(Sept21,28,Oct15,12)B

IN THE PROBATE COURT OF TOWNS COUNTY

STATE OF GEORGIA

IN RE: ESTATE OF

WILLIAM FOSTY, DECEASED

ESTATE NO. 2016-51

PETITION FOR LETTERS OF ADMINISTRATION

NOTICE

TO: All Interested parties

[List here all heirs who have not acknowl-

edged service]

Leanna Staton has petitioned to be appointed Administrator of the estate of William Fosty 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 October 17, 2016.

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

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By: Kerry L. Berrong

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T(Sept21,28,Oct15,12)B

NOTICE OF SALE UNDER POWER

GEORGIA, TOWNS COUNTY

By virtue of the Power of Sale contained in that certain Security Deed given from Carl S. Schultz and Jeanne S. Schultz to Mortgage Electronic Registration Systems, Inc., as nominee for Urban Financial Group, Inc., dated 05/22/2013, recorded 06/12/2013 in Deed Book 535, Page 624, Towns County, Georgia records, and as last assigned to Urban Financial of America, LLC by virtue of assignment recorded in Deed Book 568, Page 363, Towns County, Georgia records, said Security Deed having been given to secure a Note of even date in the principal amount of TWO HUNDRED FIFTY-TWO THOUSAND AND 00/100 DOLLARS (\$252,000.00), 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 October 2016 by Finance of America Reverse, LLC f/k/a Urban Financial of America, LLC, as Attorney in Fact for Carl S. Schultz and Jeanne S. Schultz, 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 LAND LOT 63, 17TH DISTRICT, 1ST SECTION, TOWNS COUNTY, GEORGIA, CONTAINING 0.65 ACRES, AS SHOWN ON A PLAT OF SURVEY BY TAMROK ENGINEERING, INC., TOMMY J. PHILLIPS, REGISTERED SURVEYOR #1626, DATED AUGUST 25, 1990, RECORDED IN PLAT BOOK 13, PAGE 305, TOWNS COUNTY RECORDS, WHICH DESCRIPTION ON SAID PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF. Subject to any Easements or Restrictions of Record. Said property being known as 5744 PINE CREST RD, YOUNG HARRIS, GEORGIA 30582 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 Carl S. Schultz 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: Finance of America Reverse, LLC f/k/a Urban Financial of America, 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(Sept17,14,21,28)B