FORECLOSURE

mont Center, 3575 Piedmont Road, N.E., Suite 500, At-lanta, Georgia 30305, (404)

THIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1017-5636A 950-77835 8/10 17 24 31 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of Sale contained in a Security Deed given by Maxim D Povolotsky and Nelya Povolotsky to JPMorgan Chase Bank, National Association dated 7/17/2008 and recorded in Deed Book 48991 Page 816 Gwinnett County, Georgia records; as last transferred to or acquired by JPMorgan Chase Bank, National Association, conveying the after-described property to secure a Note in the original principal amount of volotsky and Nelya Povolotprincipal amount of \$250,000.00, with interest at \$250,000.00, will littlefest at the rate specified therein, there will be sold by the un-dersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on September 6, 2022 (being the first Tuesday of month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), following described

Property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND
BEING IN LAND LOT 284 OF
THE 7TH DISTRICT, OF
GWINNETT COUNTY, GEORGIA, AND BEING MORE
PARTICULARLY DESCRIBED
AS LOT 666, BLOCK N, UNIT
6C, RIVERMOORE PARK,
AKA SPRINGHILL, AS PER
PLAT RECORDED IN PLAT
BOOK 84, PAGE 153, GWINNETT COUNTY, GEORGIA
RECORDS, WHICH PLAT IS
INCORPORATED HERRIN BY
REFERENCE, BEING PROPERTY KNOWN AS 4930
SPRING PARK CIRCLE,
SUWANEE, GEORGIA 30024
ACCORDING TO THE ALL THAT TRACT OR PAR-ACCORDING TO THE PRESENT SYSTEM OF NUMBERING PROPERTIES IN SAID COUNTY. TAX ID: R7284100.

H728410U.
THIS SALE IS MADE SUBJECT TO THAT SECURITY DEED IN THE AMOUNT OF \$256,706.00, RECORDED ON 8/8/2011 IN DEED BOOK 50810, PAGE 615, AFORE-SAID RECORDS SAID RECORDS.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failsible events of belatili, fail ure 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 attorneys fees (notice of intent to collect attorneys fees having been given).
Said property is commonly

Said property is commonly known as **4930 Spring Park Cir., Suwanne, GA 30024-**7345 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Maxim D Povolotsky and Nelya Po-volotsky or tenant or ten-

ants.

JPMorgan Chase Bank, NA is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

JPMorgan Chase Bank, NA Homeowner's Assistance Department 3415 Vision

Columbus, Ohio 43219 1-866-550-5705 Note however that such

entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold

subject to: (a) any outstand-ing ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the propwhether due payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordi restrictions. covenants, and matters of

covenants, and matters or record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibit-ed under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the hold er of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for retain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confir-mation and audit of the sta-tus of the loan as provided immediately above.

JPMorgan Chase Bank, Naional Association as agent and Attorney in Fact for Maxim D Povolotsky and Nelya Povolotsky Aldridge Pite, LLP, 15 Pied-

mont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637. 1031-2683A THIS LAW FIRM MAY BE

ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1031-2683A 950-77283 8/10 17 24 31

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Sale contained in a Security Deed given by Scott J. Hammond to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Acopia, LLC, its successors and assigns dated 7/31/2015 and recorded in Deed Book 53785 Page 259 Gwinnett County, Georgia records; as last transferred to or ac-quired by PENNYMAC LOAN SERVICES, LLC, conveying the afterdescribed property to secure a Note in the origin nal principal amount of \$141,855.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door

FORECLOSURE

(or such other area as designated by Order of the Supe rior Court of said county within the legal hours of sale on September 6, 2022 (be-ing the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:
All that tract or parcel of

land lying and being in Land Lot 86 of the 6th District of Gwinnett County, Georgia, being more particularly de-scribed as follows: BEGINNING at an iron pin

located on the northeasterly right of way of Martin Nash Road, said right of way being 80 feet in width, 232.51 feet northwesterly from the intersection of the northeasterly right of way of Martin erly right of way of Martin Nash Road with the northwesterly right of way of Brownlee Road, said right of way being 70 feet in width; thence North 29 degrees 09 minutes 19 seconds West along the northeasterly right of way of Martin Nash Road, 107.51 feet to an iron pin; running thence North 61 de-grees 49 minutes 15 sec-onds East, 237.74 feet to an onus East, 237.74 feet to an iron pin; running thence South 29 degrees 09 minutes 19 seconds East, 107.51 feet to an iron pin; running thence South 61 degrees 49 minutes 15 seconds West 237.24 feet to an iron pin; and the POINT OF iron pint and the POINT OF BEGINNING.

Said tract containing .5855 acres, more or less, and being known as 1402 Martin Nash Road according to the present system of numbering property in Gwinnett County, Georgia.

The debt secured by said Scourity Dead has been and

Security Deed has been and security beed 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

as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 1402 Martin Nash Road, Lilbum, GA 30047 together with all fixtures and personal property attached to and constituting a part o said property, if any. To the said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Scott J. Hammond or tenant

or tenants.
PennyMac Loan Services, LLC is the entity or individu-al designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. PennyMac Loan Services.

LC Loss Mitigation 3043 Townsgate Road #200, Westlake Village, CA 91361 1-866-549-3583 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms

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) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority. thority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances.

nances, restrictions, covenants, and matters of record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankrupt-

ed under the U.S. Bankrupt-cy Code; and (2) final confir-mation and audit of the sta-tus of the loan with the hold-er of the Security Deed. Pur-suant to O.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other fore-closure documents may not closure documents may not be provided until final confir mation and audit of the tus of the loan as provided

immediately above.
PENNYMAC LOAN SERVICES, LLC as agent and Attorney in Fact for Scott J.
Hammond Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, At-

lanta, Georgia 30305, (404) 1120-23572A

1120-23572A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY INFORMATION OBTAINED
WILL BE USED FOR THAT
PURPOSE. 1120-23572A
950-77291 8/10 17 24 31
2022

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of Sale contained in a Security Deed given by Mark Richards to Mortgage Elec-tronic Registration Systems, Inc., as grantee, as nominee for Southeast Mortgage of Georgia, Inc., its successors and assigns dated 9/29/2016 and recorded in Deed Book 54626 Page 450 Gwinnett County, Georgia records; as last transferred to or acquired by PENNYMAC LOAN SERVICES, LLC, conveying the after-described property to secure a Note in the original pricipal amount of nal principal amount of \$101,880.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as design (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on September 6, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

THE TOILOWING DESCRIBED PROPERTY:
THAT CERTAIN CONDO-MINIUM UNIT LYING AND BEING IN LAND LOT 5 OF THE 7TH DISTRICT, GWIN-NETT COUNTY, GEORGIA, AND BEING SHOWN AS UNIT NUMBER 810 OF THE ARBORS AT SUGARLOAF CONDOMINIUM ON PLAT RECORDED IN CONDOMINIUM ON PLAT RECORDED IN CONDOMINIUM PLAT BOOK 4, PAGES 108 THROUGH 110 GWIN-NETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY AFAFT HEREOF, AND MADE ARATT HEREOF, AND AS SHOWN ON FLOOR PLANS RECORDED AS CONDOMINIUM FLOOR PLANS property: RECORDED AS CONDO-MINIUM FLOOR PLANS

FORECLOSURE

4322 THROUGH 4327, GWINNETT COUNTY, GEOR-GIA RECORDS, WHICH FLOOR PLANS ARE INCO-PORATED HEREIN BY REF-PORATED HEREIN BY REFERENCE AND MADE A PART HEREOF, TOGETHER WITH ITS APPURTENANT PERCENTAGE OF UNDIVIDED INTEREST IN THE COMMON ELEMENTS OF THE ARBORS AT SUGARLOAF CONDOMINIUM, AS SET FORTH AND PROVIDED IN THAT CERTAIN DECLARATION OF CONDOMINIUM FOR THE CERTAIN DECLARATION OF CONDOMINIUM FOR THE ARBORS AT SUGARLOAF CONDOMINIUM BY BEAZER HOMES CORP. A TENNESSEE CORPORATION, RECORDED IN DEED BOOK 37467, PAGE 247, AFORESAID RECORDS, AS AMENDED FROM TIME TO TIME AS PROVIDED THERE-

AMENDED FROM TIME TO TIME AS PROVIDED THERE-IN, SAID UNIT BEING KNOWN AS UNIT 810 BUILDING 9 AND HAVING AN ADDRESS OF 810 AR-AN ADDRESS OF 810 ARBOR GATE LANE, LAWRENCEVILLE, GA. 30044 THE DECLARATION, PLAT AND FLOOR PLANS BEING INCORPORATED HEREIN BY REFERENCE FOR A MORE COMPLETE DESCRIPTION.

The debt secured by said Security Deed has been and is hereby declared due beTownsgate

of the loan

Road

lien, but not yet due and payable), (b) unpaid water or sewage bills that consti-tute a lien against the prop-

erty whether due and payable or not yet due and payable and which may not

be of record, (c) the right of redemption of any taxing au-thority, (d) any matters which might be disclosed by

an accurate survey and in-

spection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of

covenants, and matters or record superior to the Security Deed first set out above. 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 state.

mation and audit of the sta-

tus of the loan with the hold-

er 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

non-judicial sales in the State of Georgia, the Deed Under Power and other fore-closure documents may not be provided until final confir-

mation and audit of the sta-

tus of the loan as provided

PENNYMAC LOAN SER-VICES, LLC as agent and At-torney in Fact for Pearl M

Higgins
Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404)

THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1120-23600A

950-77318 8/10 17 24 31 2022

NOTICE OF SALE UNDER

POWER, GWINNETT COUN-

Pursuant to the Power of

Sale contained in a Security

Deed given by Peter Chen and Wei-Fen LeeChen to

Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Irwin Mortgage Corporation,

its successors and assigns dated 8/14/2002 and record-

dated 8/14/2002 and recorded in Deed Book 28496 Page 0040 Gwinnett County, Georgia records; as last transferred to or acquired by LoanCare, LLC, conveying

Loanware, LLC, conveying the after-described property to secure a Note in the original principal amount of \$97,000.00, with interest at the rate specified therein, there will be sold by the understand the stability of the sold of the stability of the sold of

dersigned at public outcry to the highest bidder for cash before the Courthouse door

of Gwinnett County, Georgia (or such other area as desig-

nated by Order of the Supe-

rior Court of said county), within the legal hours of sale

in september 0, 2022 (De-ing the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 102 OF THE 7TH DISTRICT, GWINNETT COUNTY, GEORGIA, GEORGIA, BEING LOT 22 BLOCK B, WYINFIELD MANOR SUBDIVISION , AS PER PLAT RECORDED IN PLAT BOOK 66 , PAGE 284, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION.

AND MADE A PART OF IHIS DESCRIPTION.
The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, fail-

ure 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

Dee'd and by law, including

attorneys fees (notice of intent to collect attorneys fees

having been given).
Said property is commonly known as 2104 Manor Oak

Lane, Buford, GA 30519 to-

gether with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of

the undersigned, the party (or parties) in possession of the subject property is (are): Peter Chen or tenant or ten-

LoanCare, LLC is the entity

or individual designated who shall have full authority to

snail nave full authority on negotiate, amend and modify all terms of the mortgage. LoanCare, LLC Attention: Loss Mitigation Department 3637 Sentara Way Virginia Beach, VA 23452 800-909-

quired by law to negotiate, amend or modify the terms

Said property will be sold subject to: (a) any outstand-ing ad valorem taxes (in-cluding taxes which are a

be of record, (c) the right of redemption of any taxing au-thority, (d) any matters which might be disclosed by

record superior to the Secu-rity Deed first set out above.

The sale will be conducted

subject to (1) confirmation that the sale is not prohibit-ed under the U.S. Bankrupt-cy Code; and (2) final confir-

mation and audit of the sta-

tus of the loan with the hold-

er of the Security Deed. Pur

of the loan.

1120-23600A

security beet mas been also seen as 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 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

Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as **810 Arbor Gate**, **Lawrenceville**, **GA 30044** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party the undersigned, the party (or parties) in possession of the subject property is (are): Mark Richards a/k/a Mark Anthony Richards, Jr. or tenant or tenants. PennyMac Loan Services.

LC is the entity or individu-al designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. PennyMac Loan Services,

LC Loss Mitigation 3043 Townsgate Road #200, Westlake Village, CA 91361 1-866-549-3583 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. 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) unpaid water or sewage bills that constitute a lien against the proptute a lien against the prop-erty whether due and erty whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordi-

encumbrances, zoning ordirestrictions. covenants, and matters of coverlains, and matters or record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibit-ed 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 non-judicial 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

immediately above. PENNYMAC LOAN SER-VICES, LLC as agent and Attorney in Fact for Mark Richards Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404)

235794 THIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1120-23579A 950-77222 8/10 17 24 31

NOTICE OF SALE UNDER POWER, GWINNETT COUN-Pursuant to the Power of

2022

Sale contained in a Security Deed given by Pearl M Hig-gins to Mortgage Electronic Registration Systems, Inc., Registration Systems, Inc., as grantee, as nominee for BankSouth Mortgage Company, LLC, its successors and assigns dated 3/15/2017 and recorded in Deed Book 54994 Page 560 and modified at Deed Book 59634-Page 557Gwinnett County, Georgia records; as last transferred box acquired by Georgia records; as last transferred to or acquired by PENNYMAC LOAN SER-VICES, LLC, conveying the after-described property to secure a Note in the original principal amount of \$168,955.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as desig-nated by Order of the Superior Court of said county), within the legal hours of sale on September 6, 2022 (beon September 6, 2022 (De-ing the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 33 OF THE 6TH DISTRICT OF GWINNETT COUNTY, GEOR-GWINNETI CUDNIY, GEDHAGIA, BEING LOT 105, BLOCK
"B", OPEN FIELDS FKA HWY.
124 TOWNHOMES, AS
SHOWN ON PLAT RECORDED IN PLAT BOOK 138,
PAGES 53-57, GWINNETT
COUNTY GEORGIA COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIP-

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failsible events of detault, and ure 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 attorneys fees (notice of intent to collect attorneys fees

FORECLOSURE FORECLOSURE

Said property is commonly known as 3272 Clear View Dr, Snellville, GA 30078-0000 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned the party (or parties) suant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in State of Georgia, the I closure documents may not be provided until final confirsigned, the party (or parties) in possession of the subject mation and audit of the status of the loan as provided property is (are): Pearl M Higgins or tenant or tenants. PennyMac Loan Services, immediately above.
LoanCare, LLC as agent and Attorney in Fact for Peter Chen and Wei-Fen Lee-LLC is the entity or individual designated who shall have

al designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. PennyMac Loan Services, LLC Loss Mitigation 3043 Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, At-lanta, Georgia 30305, (404) 1154-2018A Westlake Village, CA 91361 1-866-549-3583 THIS LAW FIRM MAY BE

INIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms PURPOSE, 1154-2018A Said property will be sold subject to: (a) any outstand-ing ad valorem taxes (in-cluding taxes which are a 950-77769 8/10 17 24 31 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of Sale contained in a Security Deed given by Darryl A. Clinton to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Branch Banking and Trust Company, its successors Company, its successors and assigns dated 10/14/2005 and recorded in Deed Book 44916 Page 0071 Gwinnett County, Georgia records; as last

records; as last transferred to or acquired by Forethought Life Insurance Company, conveying the after-described property to secure a Note in the original principal amount of \$338,650.00, with interest at the rate specified therein, there will be sold by the un-dersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on September 6, 2022 (beon september 6, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), following described

the tollowing property:
ALL THAT TRACT OR PAR-CEL OF LAND LYING AND BEING IN THE GMD 1397, GWINNETT COUNTY, GEORGIA, BEING LOT 28. GIA, BEING LOT 28,
THOMPSON MILL LAKES,
AS PER PLAT RECORDED IN
PLAT BOOK 104, PAGES 87
AND 88, GWINNETT COUNTY RECORDS, WHICH PLAT
TO INCORPORATED, HEREIN IS INCORPORATED HEREIN

IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF.
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 Durnose of paying the same 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 attorneys fees (notice of in-tent to collect attorneys fees having been given)

having been given).
Said property is commonly known as 3873 Thompson known as 3873 Thompson
Lake Drive, Buford, GA
30519 together with all fixtures and personal property
attached to and constituting
a part of said property, if
any. To the best knowledge
and belief of the undersigned, the party (or parties)
in possession of the subject
property is (are): Darryl A.
Clinton and Tracy L. Clinton
or tenant or tenants.

or tenant or tenants. Rushmore Loan Management Services, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the ortgage.

Rushmore Loan Management Services, LLC PO Box 52708 Irvine, CA 92619 888.504.7300 Note, however, that such

entity or individual is not required by law to negotiate, amend or modify the terms of the loan. 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) unpaid water or sewage bills that constitute a lien against the propertv whether due payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and in-spection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of

covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankrupt-cy 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 certain procedures regarding the rescission of judicial and non-judicial 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 immediately above.
Forethought Life Insurance

Company as agent and Attorney in Fact for Darryl A. Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404)

994-7637. 1208-3669A THIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-WILL BE USED FOR THAT PURPOSE. 1208-3669A 950-77218 8/10 17 24 31 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

cluding taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable and which may not be of record (c) the right of Pursuant to the Power of Sale contained in a Security Deed given by Kathrene L Roberts to Sun America Mortgage Corporation dated 10/29/2002 and recorded in Deed Book 29482 Page 0019 Gwinnett County, Georgia records; as last transferred to or acquired by U.S. Bank National Association, not in an accurate survey and in-spection of the property, and (e) any assessments, liens, encumbrances, zoning ordi-nances, restrictions, covenants, and matters of its individual capacity but solely as trustee for the RMTP Trust, Series 2019-C, conveying the after-de-scribed property to secure a Note in the original principal amount of \$133,400.00, amount of with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such

FORECLOSURE

other area as designated by Order of the Superior Court of said county), within the legal hours of sale on legal hours of sale on September 6, 2022 (being September 6, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), following described

the following described property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 80 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 28, BLOCK C, RIVER HILL AT SUGARLOAF, UNIT TWO, AS PER PLAT RECORDED IN PLAT BOOK 93, PAGES 103104. BOOK 93, PAGES 103104, GWINNETT COUNTY, GEOR-GWINNETT COUNTY, GEDR-GIA RECORDS, SAID PLAT BEING INCORPORATED HEREIN AND MADE REFER-ENCE HERETO 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 attorneys fees (notice of intent to collect attorneys fees having been given). manner provided in the Note having been given). Said property is commonly

known as 702 River Hills Drive, Lawrenceville, GA 30045 together with all fix-tures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are) Kathanga I property is (are): Kathrene L Roberts or tenant or tenants Rushmore Loan Management Services, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the

mortgage.
Rushmore Loan Management Services, LLC PO Box 52708 Irvine, CA 92619 888.504.7300 Note, however, that such

entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold

salu property will be solved as subject fix: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lies against the prop tute a lien against the property whether due and erty whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, encumbrances, zoning ordinances. restrictions covenants, and matters of record superior to the Security Deed first set out above.
The sale will be conducted

subject to (1) confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code; and (2) final confir-mation and audit of the sta-tus of the loan with the holdtus of the load with the hold-er of the Security Deed, Pur-suant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confir-mation and audit of the sta-tus of the loan as provided

immediately above. U.S. Bank National Associa-U.S. Balik National Associa-tion, not in its individual ca-pacity but solely as trustee for the RMTP Trust, Series 2019-C as agent and Attor-ney in Fact for Kathrene L Roberts

Aldridge Pite, LLP, 15 Pied-mont Center, 3575 Piedmont Road, N.E., Suite 500, At-lanta, Georgia 30305, (404) 1208-3673A

THIS LAW FIRM MAY BE ITHIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE, 1208-3673A

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of Deed given by Stephen Gib Ameriquest Mortgage Company dated 12/12/2004 and recorded in Deed Book 41146 Page 72 Gwinnett County Georgia records: as last transferred to or acquired by U.S. Bank Trust National Association, not in its individual capacity, but solely as Trustee of LSF9 Master Participation Trust, conveying the after-deconveying the after-de-scribed property to secure a Note in the original principal amount of \$131,000.00, with interest at the rate specified therein there will be sold by the undersigned at public outcry to the highest bidder for cash before the Court-house door of Gwinnett County, Georgia (or such other area as designated by offer area as obesignated by Order of the Superior Court of said county), within the legal hours of sale on September 6, 2022 (being the first Tuesday of said month unless said date falls are as Caderal Melitical in on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: THE LAND REFERRED TO

THE LAND REFERRED TO IN THIS EXHIBIT IS LOCATED IN THE COUNTY OF GWINNETT, STATE OF GEORGIA IN DEED BOOK 16628, PAGE 237 DESCRIBED AS FOLLOWS: ALL THAT TRACT OR PACEL OF LAND LYING AND BEING IN LAND LOT 95 OF THE 6TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING 0.434 ACRES GIA, BEING 0.434 ACRES ACCORDING TO A SURVEY ACCORDING 10 A SURVEY FOR LOUIE COFER, DATED MARCH 31, 1971 BY MACK L. MEEKS, GA. R.S. #1497 AND MILES H. HANNON, GA. R.L.S. #1528, FILED FOR

#1528, FILED FOR RECORD ON APRIL 12, 1971 IN PLAT BOOK U, PAGE 156, GWINNETT COUNTY, GEORGIA RECORDS. The debt secured by said

having been given).

Said property is commonly

known as 5613 Crestwood

Security Deed has been and is hereby declared due be-cause of, among other pos-sible events of default, failure to pay the indebtedness as and when due and in the (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of 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 attorneys fees (notice of in-tent to collect attorneys fees

FORECLOSURE

Dr, Stone Mountain, GA 30087 together with all fixtures and personal property tures and personal propers, attached to and constituting attached to and constituting a part of said property, if any. To the best knowledge and belief of the under-signed, the party (or parties) in possession of the subject property is (are): Sandra L. Gibson and Estate/Heirs of

Stephen Gibson or tenant or tenants.

Fay Servicing, LLC is the entity or individual designated who shall have full authority. thority to negotiate, amend and modify all terms of the

mortgage. Fay Servicing, LLC P.O. Box 814609 Dallas, TX 75381-4609 1-800-495-7166 Note, however, that such entity or individual is not re-quired by law to negotiate, amend or modify the terms

of the loan.

of the loan.

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) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters thority, (d) any matters which might be disclosed by an accurate survey and in-spection of the property, and (e) any assessments, liens, encumbrances, zoning ordi-

encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. 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. Purer 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 non-judicial sales in the State of Georgia, the Deed Under Power and other fore-closure documents may not be provided until final confirmation and audit of the state. mation and audit of the sta-tus of the loan as provided

immediately above.

U.S. Bank Trust National
Association, not in its individual capacity, but solely as
Trustee of LSF9 Master Participation Trust as agent and Attorney in Fact for Stephen Gibson and Sandra L. Gibson Aldridge Pite, LLP, 15 Pied-mont Center, 3575 Piedmont Road, N.E., Suite 500, At-lanta, Georgia 30305, (404) 994-7637

994-7637 1216-2652A
1216-2652A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1216-2652A 950-77184 8/10 17 24 31

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

2022

Pursuant to the Power of Pursuant to the Power of Sale contained in a Security Deed given by Ana D. Hercules to Bank of America, N. A. dated 6/6/2007 and recorded in Deed Book 47995 Page 852 Gwinnett County, Georgia records; as last transferred to or ac-quired by U.S. Bank Trust National Association, not in National Association, not in its individual capacity, but solely as Trustee of LSF9 Master Participation Trust, conveying the afterdescribed property to secure a Note in the original principal amount of \$158,900.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designation of the court of the cou (or such other area as designated by Order of the Supeon September 6, 2022 (being the first Tuesday of said month unless said date falls

on a Federal Holiday, in which case being the first Wednesday of said month), the following described of the mortgage.
Shellpoint Mortgage Servicing PO Box 10826
Greenville, SC 29603-0826
1-800-365-7107 property: ALL THAT TRACT OR PAR-

ALL HAI I HACT OF PAR-CEL OF LAND LYING AND BEING IN LAND LOT 1 OF THE 7TH DISTRICT, GWIN-NETT COUNTY, GEORGIA, BEING LOT 20, BLOCK B, AVALON MEADOWS SUBDI-VISION, UNIT THREE, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 69, PAGE 263, GWINNETT COUNTY RECORDS, SAID PLAT BEING INCORPORAT-ED HEREIN BY REFERENCE

ED HEREIN BY REFERENCE THERETO.

The debt secured by said Security Deed has been and is hereby declared due be-cause of, among other pos-sible events of default, failsible events of default, fall-ure 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 attorneys fees (notice of in-tent to collect attorneys fees having been given). Said property is commonly known as 460 Avalon Forest

Drive, Lawrenceville, GA 30044 together with all fix-3044 together with all hx-tures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Ana D. Hercules and Jose Rios or

tenant or tenants.
Fay Servicing, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. mortgage. Fay Servicing, LLC P.O. Box 814609 Dallas, TX 75381-4609 1-800-495-7166

Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.

of the loan.
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) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record. (c) the right be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and in-spection of the property, and

record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibit-ed under the U.S. Bankrupt-cy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed, Pur-

FORECLOSURE

suant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other fore-closure documents may not be provided until final confirmation and audit of the status of the loan as provided

immediately above.
U.S. Bank Trust National
Association, not in its individual capacity, but solely as Trustee of LSF9 Master Participation Trust as agent and Attorney in Fact for Ana D. Hercules

Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 1216-2786A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO

COLLECT A DEBT. ANY IN-FORMATION OBTAINED FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1216-2786A 950-77300 8/10 17 24 31 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUN-TY Pursuant to the Power of

Sale contained in a Security Deed given by Charles D. Treadway to Mortgage Elec-tronic Registration Systems, Inc., as grantee, as nominee for On O Financial, Inc., is successors and assigns, datsuccessors and assigns. dat-ed 6/28/2017 and recorded in Deed Book 55223 Page 0420 Gwinnett County, Georgia records; as last transferred to or acquired by NewRez LLC d/b/a Shellpoint NewHez LLC drord Shellpoint Mortgage Servicing, conveying the after-described property to secure a Note in the original principal amount of \$66,500.00, with interest at the rate specified therein, there will be sold by the undersigned at bubble outlant to dersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Supe rior Court of said county) rior Court of said county), within the legal hours of sale on September 6, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Mcdaeday of said rearth). Wednesday of said month), the following described

property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND
BEING IN LAND LOT 73 OF THE 5th DISTRICT. GWIN-THE STO DISTRICT, GWIN-NETT COUNTY, GEORGIA. BEING LOT 2, BLOCK A DEERFIELD COMMONS SUBDIVISION, UNITS ONE AND TWO, AS PER PLAT RECORDED N PLAT BOOK 29, PAGE 291, GWINNETT
COUNTY. GEORGIA
RECORDS, WHICH PLAT IS
BY REFERENCE INCORPORATED HEREIN AND MADE

A PART HEREOF, BEING KNOWN AS 1785 BERK-SHIRE COURT, ACCORDING TO THE PRESENT SYSTEM OF NUMBERING IN GWIN-NETT COUNTY, GEORGIA.

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 attorneys fees (notice of in-tent to collect attorneys fees having heen given)

having been given).
Said property is commonly known as 1785 Berkshire Ct, Snellville, GA 30078 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are) Charles D. Treadway or ten-

ant or tenants.
Shellpoint Mortgage Servicing is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms

Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold

satu property will be solved as subject for: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lies against the prop tute a lien against the property whether due and erty whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordi-

nances, zorling ordinances, covenants, and matters of record superior to the Security Deed first set out above.

The sale will be conducted whete the (1) confurcted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code; and (2) final confir-mation and audit of the sta-tus 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 non-judicial sales in State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confir-mation and audit of the sta-tus of the loan as provided

tus of the loan as provided immediately above.

NewRez LLC d/b/a Shell-point Mortgage Servicing asgent and Attorney in Fact for Charles D. Treadway.

Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Attacts, Service 30205, (Adv.) lanta, Georgia 30305, (404) 994-7637. 1263-2513A THIS LAW FIRM MAY BE

ACTING AS A DEBT COL-LECTOR ATTEMPTING TO LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED
WILL BE USED FOR THAT
PURPOSE. 1263-2513A 950-77605 8/10 17 24 31 2022 NOTICE OF SALE UNDER

POWER, GWINNETT COUN-TY Pursuant to the Power of

Sale contained in a Security Deed given by Jermaine Du-mas and Bridget Dumas to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Fairway Independent Mortgage Corporation, its successors and assigns dated 9/30/2008 and recorded in Deed Book 49107 Page 130 and modi-fied at Deed Book 50836 Page 695 Gwinnett County, Georgia records; as last transferred to or acquired by II S Bank Trust National As

al capacity, but solely as Trustee of LSF9 Master Participation Trust, conveying

FORECLOSURE

the after-described property to secure a Note in the original principal amount of \$219,072.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as desig-nated by Order of the Superior Court of said county), within the legal hours of sale on September 6, 2022 (being the first Tuesday of said month unloss eaid data falls month unless said date falls on a Federal Holiday in on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

ALL THAT TRACT OR PAR-

CEL OF LAND LYING AND BEING IN LAND LOT 159 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA
NETT COUNTY, GEORGIA
BEING LOT 28, BLOCK B,
OAK CROSSING, UNIT 1, AS
PER PLAT RECORDED IN
PLAT BOOK 118, PAGES
181-182, GWINNETT COUNTY RECORDS, SAID PLAT
BEING INCORPORATED
HEREIN BY REFERENCE
THERETO THE 5TH DISTRICT GWIN-THERETO.

The debt secured by said Security Deed has been and is hereby declared due be-cause of, among other pos-sible 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 attorneys fees (notice of in-tent to collect attorneys fees having hear given) having been given).
Said property is commonly known as 128 Jarrod Oaks

Court, Loganville, GA 30052 together with all fixtures and personal property attached betsonal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Jermaine Dumas and Bridget Dumas or tenant or tenants Fay Servicing, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the

and mounty an terms of the mortgage. Fay Servicing, LLC P.O. Box 814609 Dallas, TX 75381-4609 1-800-495-7166 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.

of the loan.

Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are alien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a ien against the propertute a ien against the proper ty whether due and pavable or not yet due and payable and which may not be of record, (c) the right of re-demption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and in-spection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions covenants, and matters of

covenants, and matters or record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibit-ed under the U.S. Bankruptied under the U.S. Bankrupt-cy Code; and (2) final confir-mation and audit of the sta-tus of the loan with the hold-er of the Security Deed. Pur-suant to O.C.G.A. Section 9-13-172 1 which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not he provided until final confir mation and audit of the sta-tus of the loan as provided

immediately above. U.S. Bank Trust National Association, not in its indi-Association, not in its indi-vidual capacity, but solely as Trustee of LSF9 Master Par-ticipation Trust as agent and Attorney in Fact for Jermaine Dumas and Bridget Dumas Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, At-lanta, Georgia 30305, (404) 994-7637.

1548-030A THIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1548-030A 950-77259 8/10 17 24 31

NOTICE OF SALE UNDER POWER GEORGIA, COUNTY GWINNETT Under and by virtue of the Power of Sale contained in a

Security Deed given by Mirza Mahmutovic and Be sma Mahmutovic to Mort-gage Electronic Registration Systems, Inc., as grantee, as nominee for Southpoint Financial Services, Inc., its successors and assigns , dated August 8, 2018, recorded in Deed Book 56057, Page 985, Gwinnett County, Georgia Records, as last transferred to Ameri-home Mortgage Company, LLC by assignment recorded in Deed Book 57223, Page 411, Gwinnett County, Geor-411, GWIIIIIBL COUNTY, GEORGIA RECORDS, CONVEYING the after-described property to secure a Note in the original principal amount of ONE HUNDRED FORTY-SEVEN THOUSAND TWO HUNDRED EIGHTY-THREE AND 0/10 DOILIARS (\$147.283.00) DOLLARS (\$147,283.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Gwinnett County, Georgia, or at such place as may be law-fully designated as an alter-native, within the legal hours of sale on the first Tuesday in September, 2022, the following described property: SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF The debt secured by said Security Deed has been and

is hereby declared due be-cause of, among other pos-sible events of default, fail-ure 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 pursuant to 0.C.G.A. § 13-1-11 having been given).
Said property will be sold

subject to any outstanding ad valorem taxes (includino taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and in-spection of the property, any