FORECLOSURE

tration Systems,

nominee Mortgage

FORECLOSURE

and by law, including attorneys' fees (notice of intent to collect attorneys' fees having POWER GEOF NETT COUNTY been given as provided by law). Said property will be sold for cash or certified funds and subject to any outstanding ad valorem tax es (including taxes which are a lien, but not yet due as nominee for Homestar and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed, including but not limited to a determination that the loan was not rejected injury to the focel instated prior to the foreclo-sure sale. Grantee reserves the right to sell the property in one parcel or as an entire ty, or in such parcels as Grantee may elect, as permitted in the Security Deed. To the best knowledge and belief of the undersigned, the party in possession of the property is 6855 Jimmy Carter Blvd, LLC, or its tenant or tenants. The property is more commonly known as 6855 Jimmy Carter Blvd, Norcross, GA 30071. The name, address and telephone number of the indity, or in such parcels as phone number of the indi-vidual or entity who shall have full authority to negotiate, amend and modify all terms of the mortgage, security deed and/or debt with rity deed and/or debt with the Borrower is: Coastal States Bank, as successor-in-interest by merger with Cornerstone Bank, Attn: Kate Stradtman, 2060 Mt. Paran Road, Suite 100, Atlanta, GA and referenced as follows 30327, (404) 323-0370. Bret T. Thrasher, Aubrey Thrash-er, 1170 Peachtree Street NE, Suite 1925, Atlanta, GA 30309, (404) 978-1355. THIS FIRM IS ACTING AS A DEBT COLLECTOR AT-TEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. forth above, and referenced as follows:

All that tract or Parcel of 2/2,9,16,23,2022

NOTICE OF SALE UNDER POWER GEORGIA GWINNETT COUNTY Under and by virtue of the Power of Sale contained in that certain Security Deed from Augustine Anwoju (the "Grantor") to Bank OZK dated December 2, 2019, filed December 6, 2019, in Deed Book 57087, Page 448, Gwinnett County, Georgia Records, (said Security Deed and subsequent modifications theoret heavest heave fications thereof being the "Security Deed"), conveying the after-described property secure that certain omissory note from promissory Grantor dated December 2, Grantor dated December 2, 2019, in the original principal amount of \$205,000.00 (as renewed and amended, the "Note"), there will be sold by the undersigned, Bank ÖZK ("Lender"), at public outcry to the highest bidder for cash before the courthouse door of (or at such other lawfully designated place within) Gwinnett County, Georgia, within the County, Georgia, within the legal hours of sale on the first Tuesday in March, legal nours of sale of march, 2022, the following described property: All that tract or parcel of land, lying and being in Land Lot 97 of the 5th District, Gwinnett County, Georgia, being Lot 22, Block B, Cobblestone Mill Subdivision, as per plat recorded in Plat Book 90, page 115, Gwinnett County Records, said plat being in-Records, said plat being in-corporated herein by refer-ence thereto. The indebted-ness secured by said Securi-Deed has been and is hereby declared due and payable 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 Sourith Bode. vided in the Security Deed and by law, including attor-ney's fees (notice of intent to collect attorney's fees having been given as provided by law). The property will be law). The property will be sold for cash or certified funds and subject to any and all matters of record superi or to said Security Deed, outstanding ad valorem taxes, any matters which might be disclosed by an accurate survey and inspection of the property, zoning ordinances, restrictions, covenants, easements against the property, if any, and subject to any unpaid water and waste bills that constitute liens against the property, whether due and payable or not yet due and payable. The sale will be conducted as set forth herein subject to (1) confirmation prior to the sale that the sale is not prohibited under the U.S. CT 06450.
THIS LAW FIRM IS ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION
OBTAINED WILL BE USED
FOR THAT PURPOSE.
Bleecker, Brodey & Andrews, 9247 North Meridian
Street, Suite 101, Indianapolis, IN 46260 TEL (317) 5740700. hibited under the U.S. Bankruptcy Code and (2) fi-nal confirmation and audit prior to the sale of the status of the loan with the holder of the Security Deed. Lender reserves the right to sell the property in one parcel or as an entirety, or in such parcels as Lender may elect as permitted in the Security Deed. The following infor-mation is being provided in accordance with O.C.G.A. § 44-14-162.2. Bank OZK is the secured creditor under the Security Deed and loan being foreclosed. The folbeing foreclosed. The fol-lowing entity shall have full authority to negotiate, amend, and modify all terms UNDER POWER
Because of a default under
the terms of the Security
Deed executed by Tracey E.
Brown to Argent Mortgage
Company, LLC dated April
25, 2005, and recorded in
Deed Book 42709, Page 35,
Gwinnett County Records,
Seld Scouth Deed Book busines of the above-described Se-curity Deed and associated Note on behalf of the secured creditor: Bank OZK
Attn: Foreclosures, 1700
Market Place Boulevard, Cumming, Georgia 30041, (770) 456-8432 O.C.G.A. § 44-14-162.2 states in pertinent part that, "nothing in this subsection shall be construed to require a secured." strued to require a secured creditor to negotiate, amend, or modify the terms of a mortgage instrument." To the best of the under-signed's knowledge and be-lief, the property is located at

FORECLOSURE FORECLOSURE

PLAT BEING RECORDED AT PLAT BOOK 107, PAGE 67-68, GWINNETT COUNTY, GEORGIA RECORDS, NOTICE OF SALE UNDER OWER GEORGIA, GWIN-By virtue of the Power of Sale contained in that certain WHICH SAID PLAT IS IN-Security Deed given from Bryan Wesley Barnett and Cheryl Mae Barnett to MERS CORPORATED AND MADE A
PART HEREOF BY REFER-ENCE. Said property is known as 1515 Juneau Way, Grayson, GA 30017, 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 cutstanding ad valorem tay. as nominee for Homestar Financial Corp. dated 06/10/20219, recorded 06/11/2019 in Deed Book 56653, Page 00531, Gwin-nett County, Georgia records, and as last as-signed on 11/29/2021 to outstanding ad valorem tax-es (including taxes which are a lien, whether or not now due and payable), the right of redemption of any signed on 11/29/2021 to Planet Home Lending, LLC by virtue of assignment recorded on 12/02/2021 in Deed Book 59469, Page 00362, Gwinnett County, taxing authority, any matters which might be disclosed by an accurate survey and in spection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions covenants and 00362. Gwinnett County, Georgia records, said Security Deed having been given to secure a Note of even date in the principal amount of TWO HUNDRED FORTY SEVEN THOUSAND FOUR HUNDRED THIRTY FIVE AND 00/100 DOLLARS (\$247,435.00), with interest thereon as provided for therein, there will be sold at public outcry to the highest 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 indebtpublic outcry to the highest edness and all expenses 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) bidder for cash before the courthouse door of Gwinneth County, Georgia, within the legal hours of sale on the first Tuesday in March 2022 by Planet Home Lending, LLC, as Attorney in Fact for Bryan Wesley Barnett and Cheryl Mae Barnett, all property described in said Security Deed including but not limited to the following described property: Land rebidder for cash before the to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the secured credilimited to the following described property: Land referred to in this commitment is described as all that certain property situated in the county of Gwinnett, and State of Georgia and being described in a deed dated 06/10/2019 and recorded 06/11/2019 in Book / Page: 56653 / 00529 among the land records of the county and state set forth above, and referenced as follows: tor. The property is or may be in the possession of Tracey E. Brown, successor in interest or tenant(s). Deutsche Bank National Trust Company, as Trustee for MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-AR1 as Attorney-in-fact for Tracey E. Brown File no. 18-068337 LOGS LEGAL GROUP LLP* Attorneys and Counselors at Law 211 tor. The property is or may and referenced as follows:
Land referred to in this
commitment is described as
all that certain property situated in the county of Gwinnett, and State of Georgia and Counselors at Law 211
Perimeter Center Parkway,
N.E., Suite 300 Atlanta, GA
30346 (770) 220-2535/CH
https://www.logs.com/ *THE
LAW FIRM IS ACTING AS A and being described in a deed dated 06/10/2019 and recorded 06/11/2019 in Book / Page:56653 / 00529 LAW FIMIN IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. among the land records of

> NOTICE OF FORECLOSURE SALE UNDER POWER GWINNETT COUNTY,

950-59577

2/2,9,16,23,2022

the county and state set

land lying and Being in land Lot No. 106, of the 7th Dis-

trict, of Gwinnett County,

Georgia, Being Lot No. 7, Block G, Unit 3, Pine Ridge Country Club Estates Subdi-

vision, as per plat recorded in Plat Book Y, Page 125, Gwinnett County, Georgia

present system of numbering in Gwinnett County,

Source Deed: Deed Book

Said property being known as 2305 Pine Point Drive,

edness remaining in default,

this sale will be made for the

title to said property: any su-perior Security Deeds of record; all zoning ordi-nances; matters which

taxes, which constitute liens

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

confirmation that the sale

U.S. Bankruptcy Code, and (2) final confirmation and audit of the status of the loan. The name of the per-

son or entity who has the full authority to negotiate, amend, and modify all terms

of the mortgage is: Planet Home Lending, LLC, 321 Re-search Parkway, Meriden,

950-58513 1/26,2/2,9,16,23,2022

STATE OF GEORGIA

Gwinnett County Records, said Security Deed having been last sold, assigned, transferred and conveyed to

Deutsche Bank National

Trust Company, as Truste for Merrill Lynch Mort-gage investors trust, Mortgage Loan Asset-Backed Certificates, Se-

RIES 2005-AR1, securing a Note in the original principal amount of \$318,000.00, the holder thereof pursuant to said Deed and Note thereby

secured has declared the en-

tire amount of said indebted-

tire amount of said indebtedness due and payable and puyable and pursuant to the power of sale contained in said Deed, will on the first Tuesday, March 1, 2022, 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 PARCET OF LAND LYING AND BEING

IHALI IRACI OR PARCEL
OF LAND LYING AND BEING
IN LAND LOT 120 OF THE
5TH DISTRICT, GWINNETT
COUNTY, GEORGIA, BEING
LOT 3, BLOCK A OF COPPER
RIDGE FKA HILLSIDE DRIVE

TRACT SUBDIVISION SAID

lief, the property is located at 4055 Brushymill Court, Lo-

ganville, GA 30052, and the party in possession of the property is Augustine Anwoju. Bank OZK as Attorney-in-fact for Augustine Anwoju The Weber Firm, LLC, Attorneys for Page 1077, 202

neys for Bank OZK 303 Jesse Jewell Parkway, Suite 310 Gainesville, Georgia 30501 770 535-1445 This is

notice that we are attempting

to collect a debt and any in

formation obtained will be

formation obtained will be used for that purpose. This communication is from a debt collector. Run Dates: February 2, 2022; February 9, 2022; February 16, 2022, and February 23, 2022 950-59732

2/2,9,16,23,2022

COUNTY OF

UNDER POWER

search Pa CT 06450.

not prohibited under the

nances:

Georgia

GEORGIA
Under and by virtue of the Power of Sale contained in a Security Deed given by Japheth Claude to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Northpointe in Plat Book Y, Page 125, Gwinnett County, Georgia Records, which plat is hereby adopted and made a part hereof by reference thereto for a more complete description of said property. Said property being improved property now or formerly known as 2305 Pine Point Drive, according to the present system of number-Bank, its successors and assigns, dated November 2, 2018, and recorded in Deed Book 56244, Page 00133, Gwinnett County, Georgia Records, as last transferred to Northpointe Bank by assignment recorded on February 26, 2020 in Book 57275 Page 485 in the Office of the Clerk of Superior Court of Gwinnett County, 56653 Page 529
Property Address: 2305
Pine Point Drive,
Lawrenceville, GA 30043 Georgia Records, conveying the after-described property to secure a Note in the origi-nal principal amount of Two Hundred Thirty-Two Thou-sand Eight Hundred and 0/100 dollars (\$232,800.00), with interest thesens out Gwinnett County)
TAX ID#: R7106-143
SUBJECT TO ANY EASEMENTS OR RESTRICTIONS
OF RECORD. with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash be-fore the courthouse door of as 2305 Pine Point Drive, Lawrenceville, GA 30043 according to the present numbering system in Gwin-nett County. The indebted-ness secured by said Securi-ty Deed has been declared due because of default under the terms of said Security Deed and Note. The indebt-edness remaining in default. Gwinnett County, Georgia, within the legal hours of sale on March 1, 2022, the following described property: All that certain tract or parcel of land lying in Land Lot 306 of the 5th District, Gwinnel Lot County, Georgia, being Lot County, Georgia, being Lot 277, Block B, Fairmont on the Park (Unit 1), as per plat recorded in Plat Book 86, Page 276-278, Gwinnett 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 sur-County Georgia Records which per plat is hereby re-ferred to, incorporated here-in by such reference and made a part of this description, being known as **2402** Merrion Park Court, Dacula. Georgia, according to the present system of number-ing in Gwinnett County, Georgia. Parcel ID Number: Georgia. Parcel ID Number: R5306 107 The debt secured nances; 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 Hosob 107 The debt secured by said Security Deed has been and is hereby declared due because of, among oth-er possible events of default, failure to pay the indebted-ness as and when due and upon said property; special assessments; all outstanding bills for public utilities which in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paving the same and all expenses of this sale, as provided in Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Northpointe Bank they can be contacted at (616) 426-4108 for Loss Mitigation Dept, or by writing to 3333 same and all expenses of belief of the undersigned, the party in possession of the property is Bryan Wesley Barnett and Cheryl Mae Barnett or tenant(s). The sale will be conducted subject to

4108 for Loss Mitigation Dept, or by writing to 3333 Deposit Drive North East, Grand Rapids, Michigan 49546, to discuss possible alternatives to avoid foreclosure. Said property will be sold subject to any outstand-ing ad valorem taxes (in-cluding taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an acmight be discrosed by an ac-curate survey and inspection of the property, any assess-ments, liens, encumbrances, zoning ordinances, restric-tions, 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 Japheth Claude and Tamar Goodson or tenant(s); and said property is more com-monly known as 2402 Mer-rion Park Court, Dacula, GA 30019. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) final confirmation and audit of the status of the loan with the holder of the security deed and (3) any right of redemption or other lien not extinguished by foreclosure. Northpointe Bank as Attorney in Sect. for Jeaheth northpointe Bails as Attorney in Fact for Japheth Claude. Brock & Scott, PLLC 4360 Chamblee Dunwoody Road Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no: 20-02048 file no.: 20-02048 950-60636 2/2,9,16,23,

Under Power Georgia,
Gwinnett County
Under and by virtue of the
Power of Sale contained in a
Deed to Secure Debt given by Stephen G. Cornett to First Atlantic Mortgage, L.L.C. of Georgia, dated June 24, 2005, and recorded in Deed Book 43598, Page 235, Gwinnett County, Geor-dia records, as last transgia records, as last trans-ferred to **U.S. Bank National** Association as Indenture
Trustee for Towd Point
Mortgage Trust 2015-4 by Assignment recorded in Deed Book 56427, Page 394, Gwinnett County, Georgia

Gwinnett County,

FORECLOSURE

described property to secure a Note of even date in the original principal amount of \$104,500.00, 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, within the legal hours of sale on the first Tuesday in March, 2022, to wit: March 1, 2022, the following described property: scribed property:
All that tract or parcel of land lying and being in Land Lot 247 of the 6th District, Gwinnett County, Georgia, being Lot 14, Block B, Lake being Lot 14, Block B, Lake Windsor Heights Subdivi-sion, as per plat of record in Plat Book F, Page 140-A, Gwinnett County Records, which plat is incorporated which plat is incorporated herein and made a part hereof by reference. Being improved property known as
180 Lake Drive, Doraville,
Georgia 30340 according to the present system of numbering houses in Gwinnett County, Georgia and being the same property conveyed to Stephen G. Cornett from Hermon Anderson by virtue of a Warranty Deed dated March 18, 1992 and record-ed March 26, 1992 at Deed Book 7269, Page 121, Gwinnett County, Georgia

records.
The debt secured by said Deed to Secure Debt 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 Deed to Secure the note and Deed to Secure Debt. The debt remaining in default, this sale will be made for the purpose of paying the same and all ex-penses of this sale, as pro-vided in the Deed to Secure Debt and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly

known as 180 Lake Drive, Doraville, GA 30340, to-gether with all fixtures and personal property attached personal property attached to and constituting a part of said property. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Stephen G. Cornett or tenant or fenants or tenants.

or tenants.
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) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, in-Debt first set out above, in-cluding, but not limited to, assessments, liens, encum-brances, zoning ordinances, rectrictions restrictions, covenants, etc.
The sale will be conducted

subject to (1) confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code; (2) 0.C.G.A. Section 9-13-172.1; and (3) final confirmation and the fitted that the sale is not prohibited and the sale is not prohibited. 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 nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until figure and other contractions and until foreclassical conf nal confirmation and audit of the status of the loan as provided in the preceding para-

Pursuant to O.C.G.A. Section 44-14-162.2, the entity that has full authority to negotiate, amend and modify all terms of the mortgage with the debtor is: Select Portfolio Servicing,

Attention: Loss Mitigation Department 3217 S. Decker Lake Drive

Salt Lake City, Utah 84119 1-888-818-6032 The foregoing

standing, nothing in OC.G.A. Section 44-14-162.2 shall be construed to require the secured creditor to negotiate, amend or modify the terms of the Deed to Secure Debt described herein.

described nerein.

This sale is conducted on behalf of the secured creditor under the power of sale granted in the aforementioned security instrument, specifically being U.S. Bank National Associ-U.S. Bank National Associ-ation as Indenture Trustee for Towd Point Mortgage Trust 2015-4 as attorney in fact for Stephen G. Cornett Richard B. Maner, P.C. 180 Interstate N Parkway, Suite 200 Atlanta GA 30339

Atlanta, GA 30339 404.252.6385 THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION
OBTAINED WILL BE USED
FOR THAT PURPOSE.

FC21-110 950-60315 2/2,9,16,23,2022

deed executed by Edward Cotton, hereinafter referred to as Grantor, to NetFirst Mortgage, Inc. recorded in Deed Book 24411, beginning

without any representation.

warranty or recourse against

NOTICE OF SALE UNDER POWER CONTAINED IN SECURITY DEED STATE OF GEORGIA, COUNTY OF Gwinnett Pursuant to a power of sale contained in a certain securi-

Deed Book 24411, Degining at page 102, as modified at Deed Book 42414, Page 6, and as modified at Deed Book 53528, Page 558, and as clarified by Affidavit at Deed Book 53528, Page 566, and as clarified by Affidavit at Deed Book 53528, Page 566, and as clarified by Affidavit at Deed Book 53528, Page 566, and as DEBT COLLECTOR. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 950-59575 and as modified at Deed Book 55469, Page 1, of the deed records of the Clerk of the Superior Court of the aforesaid state and county, 30, 2022 and by virtue of a default un-der the terms of said securi-ty deed, and the related note, the undersigned attorney-in-fact for the aforesaid Grantor NOTICE OF SALE UNDER (which attorney-in-fact is the present holder of said security deed and note secured thereby) will sell at the usual place of conducting Sheriff's sales in said county within the legal hours of sale, to the highest bidder on the first Tuesday in March 2022, all property described in said security deed including but not limited to the following described property: All that tract or parcel of land lying tract or parcel of land lying and being in Land Lot 24 of the 7th District, Gwinnett County, Georgia, being Lot 45, Block A, Amhearst, Unit Two, as per plat recorded in Plat Book 82, Page 152, Gwinnett County Records, said plat being incorporated herein and made a part hereof by reference. Said legal description being controldescription being control-ling, however, the Property is more commonly known as: 1005 Amhearst Oaks Drive, Lawrenceville, GA 30043 Said property will be sold on an "as-is" basis

FORECLOSURE

FORECLOSURE

authority

PURPOSE

1/26,2/2,9,16,23,2022

STATE OF GEORGIA

NOTICE OF SALE

veved to Quicken Loans Inc.

LINDER POWER

COUNTY OF GWINNETT

to

of the Note and Sec Deed. MidFirst E

security deed including but not limited to the following described property: All that dersigned. The sale will be subject to the following items which may affect the ittle: any outstanding ad val-orem taxes (including taxes which are a lien but not yet due and payable); any mat-ters which might be disclosed by an accurate survey and inspection of the prop erty; any assessments, liens, encumbrances, zoning ordinances, restrictions, and all other matters of record superior to the said Security Deed. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. MidFirst Bank, through its division Midland Mortgage is the entity with negotiate. authority to negotiate, amend and modify the terms is more commonly through its division Midland Mortgage's address is 999 N.W. Grand Blvd., Oklahoma City, OK 73118. MidFirst Bank, through its division Bank, through its division Midland Mortgage may be contacted by telephone at 1-800-552-3000. To the best 800-552-3000. To the best of the undersigned's knowledge and belief, the party in possession of the property is believed to be Edward Cotton, or tenant(s), MidFirst Bank, as Transferee, Assignee, and Secured Creditor As attorney-in-fact for the As attorney-in-fact for the aforesaid Grantor Campbell & Brannon, LLC Attorneys at Law Glenridge Highlands II 5565 Glenridge Connector, Suite 350 Atlanta, GA 30342 (770) 392-0041 19-6076F1 THIS LAW FIRM MAY BE THIS LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT Because of a default under the terms of the Security Deed executed by **Thomas** Deed executed by Inomas A. Culver and Ellen M. Baird to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Quicken Loans, Inc, its successors and assigns dated June 23, 2018, and recorded in Deed Book 55988, Page 1706.

ant(s). MidFirst Bank, as Transferee, Assignee, and Secured Creditor As attorney-in-fact for the aforesaid Grantor Campbell & Brannon, LLC Attorneys at Law Glenridge Highlands II 556 Glenridge Connector, Suite 350 Atlanta, GA 30342 (770) 392-0041 21-6600F1 THIS LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT

securing a Note in the original principal amount of \$172,975.00, the holder thereof pursuant to said Deed and Note thereby served has declared the principal amount of the principal said the principal sai cured 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, April 5, on the first Tuesday, April 5, 2022, 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: Tax Id Number (s): R5356 032 Land situated in the County of Gwinnett in the State of GA ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IT IN LAND LOT 356 0F THE 5TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING SHOWN AND DESIGNATED AS LOT 34, BLOCK A, INDI AN HILLS SUBDIVISION, UNIT ONE, ACCORDING TO A PLAT OF SUBDIVISION RECORDED IN PLAT BOOK WILL BE USED FOR THAT PURPOSE. 950-60483 2/2,9,16,23,2022 STATE OF GEORGIA **UNDER POWER**

RECORDED IN PLAT BOOK 77, PAGE 149, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED BY REFER-ENCE HEREIN AND MADE A PART HEREOF. Commonly known as: 2075 Indian Hills Court, Bethlehem, GA 30620-4654 Said property is

known as 2075 Indian Dis-Court, Bethlehem, GA 30620, together with all fix-tures and personal property attached to and constituting a part of said property, a part of said property, if any. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are alien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessof the property, any assessments, liens, encumbrances, zoning ordinances, restric-tions, covenants, and mat-ters of record superior to the Security Deed first set out above. The proceeds of said above. The proceeds of sale all be applied to the payment of said indebtedness and all expenses 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 confirmation that the sale to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the secured creditor. The property is or may be in the possession of Thomas A. Culver; Ellen M. Baird, successor in interest Baird, successor in interest or tenant(s). Rocket Mortgage, LLC fl/ka Quicken Loans, LLC fl/ka Quicken Loans Inc. as Attorney-in-Fact for Thomas A. Culver and Ellen M. Baird File no. 20-076689 LOGS LEGAL GROUP LLP* Attorneys and Counselors at Law 211 Perimeter Center Parkyray. Counselors at Law 211
Perimeter Center Parkway,
N.E., Suite 300 Atlanta, GA
30346 (770) 220-2535/CH https://www.logs.com/ *THE LAW FIRM IS ACTING AS A

1/26,2/2,9,16,23,3/2,9,16,23,

POWER CONTAINED IN SECURITY DEED STATE OF GEORGIA. COUNTY OF Gwinnett

Pursuant to a power of sale contained in a certain security deed executed by Frank Bradley Daniel, hereinafter referred to as Grantor, to Mortgage Electronic Regis-Mortgage Electronic Hegis-tration Systems, Inc. as nominee for Mortgage Lenders of America, LLC recorded in Deed Book 49836, beginning at page 876, and as modified at Deed Book 53516, page 419, of the deed records of the of the deed records of the Clerk of the Superior Court of the aforesaid state and county, and by virtue of a default under the terms of said security deed, and the related note, the under-signed attorney-in-fact for the aforesaid Grantor (which attorney-in-fact is the present holder of said security deed and note secured thereby) will sell at the usual place of conducting Sheriff's sales in said county within the legal hours of sale, to the highest bidder on the first Tuesday in March 2022, all property described in said

described property: All that tract or parcel of land lying and being in Land Lot 134 of the 7th District of Gwinnett County, Georgia and being Lot 7, Block A, Unit One of Rock Springs Subdivision as per that plat of the subdivision recorded in Plat Book sion recorded in Plat Book 36, Page 12 Gwinnett Coun-ty, Georgia records which plat is incorporated herein ty, Georgia records which plat is incorporated herein by reference and made a part hereof. Being the same premises as conveyed in deed from Frank Bradley Daniel a/k/a Frank Daniel, an Datilet Arka Ffallik Dalliel, all unmarried man recorded 10/30/2008 Book 49144, Page 0822 in said county and state. Commonly known as 1530 Marble Way, Lawrenceville, GA 30043. Tax ID R7134 042 Said legal description being controldescription being control-ling, however, the Property as: 1530 Marble Way, Lawrenceville, GA 30043 Said property will be sold on an "as-is" basis without any representation, warranty of representation, warranty or recourse against the above-named or the undersigned. The sale will be subject to the following items which may affect the title: 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 assess-ments, liens, encumbrances, zoning ordinances, restric-tions, and all other matters of record superior to the said Security Deed. The sale will be conducted subject (1) is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. MidFirst Bank, through its division Midland Mortgage is the en-tity with authority to negotiate, amend and modify the terms of the Note and Secuthrist of the Note and Secu-rity Deed. MidFirst Bank, through its division Midland Mortgage's address is 999 N.W. Grand Blvd., Oklahoma City, OK 73118. MidFirst City, OK 73118. MidFirst Bank, through its division Midland Mortgage may be contacted by telephone at 1-800-552-3000. To the best of the undersigned's knowledge and belief, the party in proportion of the proportion. possession of the property is believed to be Frank possession of the property is believed to be Frank Bradley Daniel and The Rep-resentative of The Estate of Frank Bradley Daniel, or ten-ant(s). MidFirst Bank, as 796, Gwinnett County Records, said Security Deed having been last sold, as-signed, transferred and con-

COUNTY OF GWINNETT NOTICE OF SALE

THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR AT-TEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. By virtue of the power of sale contained in that certain Mortgage from EARLY EDU-CATION, LLC to CBC NA-TIONAL BANK, A DIVISION OF FIRST FEDRAL BANK datof Pins Febral, Bank day ed June 27, 2013, filed for record July 26, 2013, and recorded in Deed Book 52355, at Page 0182, Gwin-nett County, Georgia Records., and last assigned to, FIRST FEDERAL BANK in the original principal sum of

TWO MILLION FOUR HUNDRED TEN THOUSAND AND 00/100 DOLLARS (\$2,410,000,00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold before the Courtbusse door at Gwinnett house door at Gwinnett County, Georgia, within the legal hours of sale on March 1, 2022, the property described on Exhibit "A" attached hereto and incorporated berein by this refer rated herein by this refer-ence. The debt has been and is hereby declared due be-cause of, among other pos-sible events of default, non-payment of the monthly in-stallments on said loan. The stallments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees. Said property will be sold "as-is" without any representation, warranty, or recourse against the above named creditor or the undersigned, and subject to any outstanding ad valorem taxes and/or assessments, and es and/or assessments, and all easements and restrictions of record, if any, having priority over this Security Deed. To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is EARLY EDUCATON, LLC, and/or tenant(s). The sale will be conducted subject to (1) conformation that the sale is not prohibited under the U.S. Bankruptes and/or assessments, and all easements and restriced under the U.S. Bankrupt-cy Code or other laws and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed and/or its ser-vicer FIRST FEDERAL BANK BY NAME CHANGE vicer FÍRST FEDERAL BANK, BY NAME CHANGE THROUGH CHARTER AMENDENT FROM FIRST FEDERL BANK OF FLORIDA, SUCCESSOR BY MERGER TO CBC NATIONAL BANK AS Attorney- in-Fact for EARLY EDUCATION, LLC and by their Attorney-in-Fact FIRST FEDERAL BANK Attorney Contact: Brent Wardrey Contact: Brent Wardrey, Prieto.

Esq. Quintairos, Prieto, Wood & Boyer, P.A. 365 Northridge Rd Suite 230 At-lanta, GA 30350 Email: Bren-

EXHIBIT "A"

N. Norcross Tucker Road,
Norcross, Gwinnett County,
Georgia
ALL THAT TRACT OR PAR-CEL OF LAND lying and be-ing in Land Lot 223 of the
6th District of Gwinnett
County, Georgia, and being
more particularly described
as follows:

as follows:

t.Wardrop@gpwblaw.com

EXHIBIT "A"

TO ARRIVE AT THE TRUE POINT OF BEGINNNING FOR PROPERTY TO BE CONVENED BY THIS DEED begin at a point located on the northeasterly right-of-way line of Jimmy Carter Boulevard (a 100-foot right-of-way width) 402.62 feet north-westerly as measured along the northeasterly right of way line of Jimmy Carter Boulevard from its intersection with the westerly right-of-way width of North Nor-cross Tucker Road; running thence North 72 degrees 19 minutes 49 seconds East a distance of 230.54 feet to a point marked by an iron pin

FORECLOSURE

and the true point of beginning for property to be conveyed by this Deed; running thence North 21 degrees 19 minutes 30 seconds West, a distance of 182.00 feet to a point marked by an iron pin; running thence South 72 degrees 49 minutes 13 seconds West, a distance of onds West a distance of 30.67 feet to a point marked by an iron pin; running thence North 21 degrees 19 minutes 30 seconds West, a distance of 92.56 feet to a point marked by an iron pin; distance of 92.00 feet to a point marked by an iron pin; running thence North 72 degrees 49 minutes 13 seconds East a distance of 270.00 feet to a point marked by an iron pin located on the Southwesterly Right of way lips of North Right of way line of North Norcross-Trucker Road (A 60-Foot Right-of-Way width); running thence South 09 degrees 32 min-South 09 degrees 32 minutes 46 seconds East along the Southwesterly Right of way line of North Norcross-Tucker Road, a distance of 274.71 feet to a point marked by an iron pin; running thence South 72 degrees 19 minutes 49 seconds West a distance of 183.00 feet to a point marked by an iron pin and the TRUE POINT OF BEGINNING, being improved propthe HUE POINT OF BEGINN MING, being improved property and having located thereon a brick building known as 2175 North Norcross-Tucker road and a one-story metal building. Subject to that certain perpetual Non-Exclusive Easement are the following second as the collowing second with the following second w ment over the following por-tion of the above described property for means of ingress and egress in and to property adjacent to the West of the above described property from North Nor-cross-Tucker Road, together with the right to grade, pave and maintain said easement area and also the right to lay within said easement area a 950-60633 sanitary sewer line from North Norcross-Tucker Road to property adjacent to the west line of said easement area and the right to mainand and the right to maintain said sanitary sewer line:
All that tract or parcel of land lying and being in land lot 223 of 6th District of Gwinnett County, Georgia, and being more particularly described as follows:

described as follows:
To arrive at the true point
of beginning for the easement reserved herein begin
at point located on the
Northeasterly Right-of-Way
line of Jimmy Carter boulevard (a 100-foot right-of-way
width) 402.62 feet northwesterly as measured along
the northeasterly right-ofthe northeasterly right-of way line of Jimmy Carter Boulevard from its intersec-Boulevard from its intersection with the westerly right-of-way line of North Northcross-Tucker Road; running thence North 72 degrees 19 minutes 49 seconds East a distance of 230.54 feet to a point marked by an iron pin and the true point of beginning for the Easement reserved herein; running then North for the Easement reserved herein; running then North 21 degrees 19 minutes 30 seconds West, a distance of 40.08 feet to a point; running thence North 72 degrees 19 minutes 49 seconds East, a distance of 191.26 feet to a point located on the Southwesterly Right-of-way line of North Norcross-Tucker Road (A 60-foot right-of-way width); cross-lucker Noad (A boy-running thence South 09 de-grees 32 minutes 46 sec-onds east along the South-westerly Right-of-way line of North Norcross-Tucker road, a distance of 40.40 feet to a point marked by an iron pin FÓREST, AS PER PLAT RECORDED IN PLAT BOOK 48 PAGE 287 CORDED IN PLAT BOOK 56, PAGE 275, GWINNETT COUNTY, GEORGIA RECORDS. Said legal dea distance of 14.40 feet to a point marked by an iron pin; running thence South 72 degrees 19 minutes 49 seconds West a distance of 183.00 feet to a point marked by an iron pin and the true point of beginning. The afore-described tract or parcel of land and reserved easement are as shown on that certain Above the Ground Plat prepared for Early Education, LLC, CBC National Bank, Oceanside Titles National Bank, Oceanside II-tle, Inc., Stewart Title Guar-anty Company and Davis, Pickren, Seydel & Sneed by Solar Land Surveying Com-pany, John W. Stanzilis, Jr.

Georgia Registered Land Surveyor No. 2109, dated March 11, 2013. 950-60332 2/2,9,16,23,2022 NOTICE OF SALE UNDER NOTICE OF SALE UNDER POWER GEORGIA, GWINNETT COUNTY
By virtue of a Power of Sale contained in that certain Security Deed from CYNTHIA M ELDER, LENDEZ ELDER to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC AS NOMINEE FOR BENASANT RANK (detection). FOR RENASANT BANK, dat-ed December 23, 2015. ed December 23, 2015, recorded January 6, 2016, in Deed Book 54032, Page 649 , Gwinnett County, Georgia Records, said Security Deed having been given to secure
a Note of even date in the
original principal amount of
Two Hundred Two Thousand
Nine Hundred Seventy-Four Nine Hundred Seventy-Four and 00/100 dollars (\$202,974.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to Mid America Mortgage, Inc., there will be sold at public outcry to the highest bidder for cash at the Gwinnett County Courthouse, nett County Courthouse, within the legal hours of sale within the legal hours of says in March, 2022, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING OR PARCEL OF LAND LYING
AND BEING IN LAND LOY
223 OF THE 5TH DISTRICT
OF GWINNETT COUNTY,
GEORGIA, AND BEING
KNOWN AS LOT 274,
BLOCK A, OF THE VILLAGE
AT BAY CREEK SUBDIVISION, UNIT 4, PHASE 2, AS
PER PLAT RECORDED IN
PLAT BOOK 133, PAGE
258-260, GWINNETT COUNTY RECORDS, SAID PLAT
BEING INCORPORATE
BEING INCORPORATE
BEING BY REFERENCE BEING INCORPORATED HEREIN BY REFERENCE THERETO. Said legal description being controlling, however the property is more commonly known as 3922 PLYMOUTH ROCK DR, LOGANVILLE, GA 30052. The indebtedness secured by said Security Deed has been and is hereby declared by said Security Deed Has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness re-maining in default, this sale will be made for the purpose

of paying the same, all ex-penses of the sale, including

penses of the sale, including attorneys' fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also

dersigned. The sale will also

be subject to the following items which may affect the title: any outstanding ad val-orem taxes (including taxes

which are a lien, whether or

not now due and payable):

the right of redemption of any taxing authority; matters

FORECLOSURE

an accurate survey or by an inspection of the property; all zoning ordinances; as sessments; liens; encum brances; restrictions; covenants, and any other matters of record superior to said Security Deed. To the best of the knowledge and best of the undersigned, the owner and party in pos-session of the property is CYNTHIA M ELDER, LENDEZ ELDER, or tenants(s). The sale will be conducted sub-icit (1) to confirmation that sale Will be conducted sub-ject (1) to confirmation that the sale is not prohibited un-der the U.S. Bankruptcy Code and (2) to final confir-mation and audit of the status of the loan with the holder of the Security Deed. The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Mid America Mortgage, Inc., Loss Mitigation Dept., PO Box 2229, Addison, TX 75001-2229, Tephone Number: 214-261-3323. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a setus of the loan with the hold section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument. MID AMERICA MORTGAGE, INC. as Attorney in Fact for CYNTHIA M ELDER, LENDEZ CYNTHIA M ELDER, LENDEZ ELDER THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Rubin Lublin, LLC, 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. MID-18-03254-20 Ad Run Dates 02/02/2022, 02/16 Dates 02/09/2022, 02/23/2022 02/16/2022.

2/2,9,16,23,2022

NOTICE OF SALE UNDER POWER GEORGIA, GWINNETT COUNTY By virtue of a Power of Sale contained in that certain Secontained in that certain Security Deed from HEATHER FERGUSON to CHOICE CAPITAL FUNDING INC, dated August 29, 2000, recorded September 1, 2000, in Deed Book 21207, Page 204, Gwinnett County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of original principal amount of Ninety-Four Thousand Nine Hundred and 00/100 dollars (\$94,900.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to U.S. Bank Trust National Association, not in its indi-vidual capacity but solely as Owner Trustee for VRMTG Asset Trust , there will be sold at public outery to the highest bidder for cash at the Gwinnett County Courthouse, within the legal hours of sole on the first Trusday. house, within the legal hours of sale on the first Tuesday in March, 2022, 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 176 OF THE 6TH DISTRICT, GWINNETT COUNTY GEOR. GWINNETT COUNTY, GEOR-GIA, BEING LOT 13, BLOCK B, PHASE II OF ARCH WAY

scription being controlling, however the property is more commonly known as 811 HERITAGE VALLEY ROAD, NORCROSS, GA 30093. The indebtedness several by each Sewith Dood cured by said Security Deed has been and is hereby de-clared due because of de-fault under the terms of said Security Deed. The indebtedness remaining in default this sale will be made for the purpose of paying the same, all expenses of the sale, in-cluding attorneys' fees (notice to collect same having been given) and all other payments provided for un-der the terms of the Security Deed. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against warranty of recourse against the above-named or the un-dersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad val-

AS RERE

INFORMATION

950-60646 2/2,9,16,23,2022

WILL BE USED FOR THAT PURPOSE

NOTICE OF SALE UNDER POWER GEORGIA, GWIN-NETT COUNTY By virtue of a

Power of Sale contained in

title: any outstanting ad var-orem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an all acturate survey of by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is HEATHER FERGUSON, ESTATE AND ON LEISE AT HEATHER FERGÜSÖN, ESTATE AND/OR HEIRS-AT-LAW OF HEATHER R. FER-GUSON, or tenants(s). The sale will be conducted sub-ject (1) to confirmation that the sale is not prohibited un-der the U.S. Bankruptcy Code and (2) to final confir-mation and audit of the sta-tus of the loan with the hold-er of the Security Deed. The entity having full authority to negotiate, amend or modify all terms of the loan (al-though not required by law to do so) is: Selene Finance, Loss Mitigation Dept., 9990 Richmond Ave, Suite 400, Houston, TX 77042, Tele-phone Number: 1-877-768-3759, Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument. U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST as Attorney in Fact for HEATHER FERGUSON THE BELOW LAW FIRM MAY BE HELD TO BE ACTION, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Rubin Lublin, LLC, 3145 Avalon Ridge, Place, Suite 100, construed to require a se-Ridge Place, Suite 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. SEF-20-01538-4 Ad Run

2/2,9,16,23,2022

NOTICE OF SALE UNDER POWER CONTAINED IN SE-CURITY DEED STATE OF GEORGIA, COUNTY OF Gwinnett

Pursuant to a power of sale contained in a certain securi-ty deed executed by William M. Golson, II, hereinafter referred to as Grantor, to Mortgage Electronic Regis-

for Amerisave
Corporation
in Deed Bool recorded 53833. I 53833, beginning at page 0766, of the deed records of the Clerk of the Superior Court of the aforesaid state and county, and by virtue of a default under the terms of said security deed, and the related note, the undersigned attorney-in-fact for the aforesaid Grantor (which attorney-in-fact is the present holder of said security deed and note secured thereby) will sell at the usual place of conducting Sheriff's sales in said county within the legal hours of sale, to the highest hidder on the first highest bidder on the first Tuesday in March 2022, 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 168 & 169 of the 7th District, Gwin-nett County, Georgia, being Lot 57, Block "A", Unit Two of Northbrooke Square Sub-division, as per plat thereof division, as per plat thereof recorded in Plat Book 74, Page 232, Gwinnett County, Georgia records, which recorded plat is incorporated herein by reference and made a part of this descrip-tion. Said legal description being controlling, however, the Property is more com-monly known as: 3085 monly known as: 3085 Northcliff Drive, Suwanee, GA 30024 Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will be subject to the following items which may affect the title: any outstanding ad val-orem taxes (including taxes which are a lien but not yet due and payable); any matclosed by an accurate survey and inspection of the prop-erty; any assessments, liens, encumbrances, zoning ordinances, restrictions, and all other matters of record superior to the said Security Deed. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. Midfirst Bank, the whole is the division Midford Midford Security Deed. through its division Midland Mortgage is the entity with authority to negotiate, amend and modify the terms of the Note and Security Deed. MidFirst Bank, through its division Midland through its division Midland Mortgage?s address is 999 N.W. Grand Blvd., Oklahoma City, OK 73118. MidFirst Bank, through its division Midland Mortgage may be contacted by telephone at 1-800-552-3000. To the best of the undersigned knowle of the undersigned's knowledge and belief, the party in possession of the property is believed to be William M. Golson, II and Tracie N. Gol-Goison, II and Tracie N. Golson son and Bryleigh A. Golson and Tracie N. Golson, as Ad-ministrator of the Estate of William M. Golson, II, or tenant(s). MidFirst Bank, as Transferee, Assignee, and Secured Creditor As attorney-in-fact for the aforesaid Grantor Campbell & Bran-non, LLC Attorneys at Law Glenridge Highlands II 5565 Glenridge Connector, Subte 350 Atlanta, GA 30342 (770) 392-0041 21-6538 THIS LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY

that certain Security Deed from MARY LOIS HANEY to JPMORGAN CHASE BANK N.A., dated February 23, 2013, recorded March 11, 2013, in Deed Book 52071, Page 209, Gwinnett County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Three Hundred Sixty-Nine Thousand Four Hundred Twenty-Six and 00/100 dollars (\$369,426.00), with interest thereon as provided for (\$309,420.00), will limited therein as provided for therein, said Security Deed having been last sold, assigned and transferred to Community Loan Servicing, LLC, a Delaware Limited Liability Company, FKA Bayview Loan Servicing LLC, there Loan Servicing, LLC, there will be sold at public outcry to the highest bidder for cash at the Gwinnett County Courthouse, within the legal hours of sale on the first Tuesday in March, 2022, al 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 323 OF THE 5TH LAND DISTRICT OF 5TH LAND DISTRICT OF GWINNETT COUNTY. GEORGIA. AND BEING KNOWN AND DESIGNATED AS LOT 16. BLOCK "A" OF ROLLING HILLS. CONTAINING 10.00 ACRES. ACCORDING TO A PLAT OF SURVEY BY WT. DUNAHOO & ASSOCIATES. SURVEYORS. DATED MAY 5.1977. AND RECORDED IN PLAT BOOK 6. PAGE 113. GWINNETT COUNTY. GEORGIA RECORDS. SAID PLAT GWINNETT COUNTY, GEOR-GIA RECORDS. SAID PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF. A PORTION OF THIS PROPERTY WAS CONVEYED TO MICHAEL ACTON UNDER WARRANTY DEED DATED MARCH 18.1988. AND CON-VEYED BACK TO GRANTO BY WARRANTY DEED DAT-BY WARRANTY DEED DAT-JUNE 10 1996 RECORDED IN DEED BOOK 12957. P 0256. GWINNETT COUNTY. GEORGIA RECORDS. Said legal description being controlling, however the property is more commonly known as 3339 BOLD SPRINGS RD, DACULA, GA 30019. The indebtedness secured by said Security Deed has been and is hereby declared due be-cause of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be

made for the purpose of paying the same, all expens-es of the sale, including at-torneys? fees (notice to collect same having beer given) and all other pay-ments provided for under the terms of the Security Deed. Said property will be sold on an ?as-is? basis without any representation, 02/02/2022. Dates 02/02/2022, 02/09/2022, 02/16/2022, warranty or recourse against the above-named or the un-dersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an

inspection of the property

all zoning ordinances; as