FORECLOSURE

tion, not in its individual ca-pacity but solely as owner trustee for RCF 2 Acquisition

950-72831

6/8,15,22,29,2022 STATE OF GEORGIA COUNTY OF GWINNETT

BEING IN LAND LOT 61

PARCEL NO. R5061296

FORECLOSURE

4242 By: Rohan Rupani For the Firm THIS FIRM IS ACT-ING AS A DEBT COLLECTOR ATTEMPTING TO A DEBT. ANY INFORMATION A DEB I. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. - 22-005299 A-4750566 06/08/2022, 06/15/2022, 06/29/2022, 06/29/2022, 06/22/2022, 07/06/2022, 07/13/2022 07/20/2022 950-72906 6/8,15,22,29,7/6,13,20,2022

NOTICE OF FORECLOSURE SALE UNDER POWER GWINNETT COUNTY,

GEORGIA

GEORGIA
THIS IS AN ATTEMPT TO
COLLECT A DEBT. ANY INFORMATION OBTAINED
WILL BE USED FOR THAT
PURPOSE. Under and by virtue of the Power of Sale contained in a Power of Sale contained in a Security Deed given by Elizabeth A. Inouye to Wells Fargo Home Mortgage, Inc. dated July 25, 2003 and recorded on August 5, 2003 in Deed Book 34006, Page 0045, Gwinnett County, Georgia Records, modified by Loan Modification recorded on January 18, 2022 in by Loan Modification Leading to Use of the Country ciation, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2018 G-CTT by Assignment of Security Deed recorded on March 11, 2021 in Deed Book 58481, Page 827, Gwinnett County, Geor gia Records, conveying the after-described property to secure a Note in the original principal amount of One Hundred One Thousand Four WILL BE USED FOR THAT PURPOSES. Hundred Eighteen Dollars

00/100 (\$101,418.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder outcry to the highest bidder for cash before the courthouse door of Gwinnett County, Georgia, within the legal hours of sale on July 5, 2022 the following described property: All that certain parcel of land situate in Land Lot 278 of the 5th District, County County Gwinnett County, State of Georgia, being known and designated as Lot 30 of Block A, Leigh's Brook Subblock A, Leigh's Brook Stude division, as per plat recorded in Plat Book 71, Page 28, Gwinnett County Records, which plat is incorporated herein by reference and made a part hereof, being improved property known as 995 Leigh's Brook Way according to the present system of numbering houses in Gwinnett County, Georgia. Tax ID #. R5278-072 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 Nota and Security Deed. The debt remaining in default, this sale will be made for the sale will be made for the purpose of paying 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). Your mortgage servicer, Rushmore Loan Management Services, LLC, as servicer for U.S. Bank National Association, not in its individual capacity but solely individual capacity but solely as trustee for the RMAC
Trust, Series 2018 G-CTT,
can be contacted at 888504-7300 or by writing to
15480 Laguna Canyon Road,
Suite 100, Irvine, CA 92618,
to discuss possible alternatives to avoid forgeloure tives to avoid foreclosure said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments. liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the undersigned, the parties in prospection of

Inouye or tenant(s); and said property is more commonly known as 995 Leighs Brooks way, Dacula, GA 30019.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code and (2) to final confirmation and audit of the status of the loan with the b holder of the security deed. U.S. Bank National Associa-tion, not in its individual ca-pacity but solely as trustee for the RMAC Trust, Series 2018 G-CTT as Attorney in Fact for Elizabeth A. Inouye McMichael Taylor Gray, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 404-474-7149 MTG File No.: GA2022-00238 950-72820 6/8,15,22,29,2022

the parties in possession of the property are Elizabeth A.

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-ty deed executed by Ralph Kelley, hereinafter referred to as Grantor, to Mortgage Electronic Registration Sys-tems, Inc. as nominee for Pine State Mortgage Corporation recorded in Deed Book 34747, beginning at page 157, of the deed Book 34/4/, beginning at page 157, 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 attempts in the second of the undersigned attorney-in fact for the aforesaid Granto (which attorney-in-fact is the present holder of said secunegotiate, amend, or modify the terms of the mortgage instrument. FREEDOM rity 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 instrument. FREEDUM MORTGAGE CORPORATION as Attorney in Fact for CAN-DICE VIRGINIA KIRKas Attorney in Fact for CANDICE VIRGINIA KIRKPATRICK 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: RuDin Lublin, LLC, 3145 Avalon
Ridge Place, Suite 100,
Peachtree Corners, GA
30071 Telephone Number:
(877) 813-0992 Case No.
PREM-22-02518-1 Ad Run
Dates 05/25/2022,
06/22/2022, 06/15/2022,
06/22/2022, 06/29/2022 highest bidder on the first Tuesday in August 2022, all property described in said security deed including but not limited to the following described property. All that not limited to the following described property: All that tract or parcel of land lying and being in Land Lot 179 of the 5th District, of Gwinnett County, Georgia, and being Lot 46, Block D of Springlake Falls, as per plat recorded in Plat Book 96, Page 295 of Gwinnett County, Georgia, records, which rage 295 of swillieft Court, y, Georgia records, which plat is incorporated herein and made a part hereof by reference. Said legal de-scription being controlling, however, the Property is 5/25.6/8.15.22.29.2022 more commonly known as:
482 Marsh Lake Road,
Lawrenceville, GA 30045
Said property will be sold on
an "as-is" basis without any Under and by virtue of the Power of Sale contained in a

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 out-

standing ad valorem taxes (including taxes which are a

Notice of Sale

Deed to Secure Debt given

by Tonia S Lewis and Gerald A. Abraham to Mortgage Electronic Registration Systems, Inc., ("Mers"), As Nomi-Nee for Suntrust Mort-

Under Power State of Georgia, County of GWINNETT.

FORECLOSURE

lien but not yet due and payable); any matters which might be disclosed by an ac-

curate 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) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and widit of the details of the 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 negotiaté, amend and modify the terms of the Note and Security Deed. MidFirst Bank, 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 1-300-552-3000. To the best of the undersigned's knowledge and belief, the party in possession of the property ate, amend and modify the edge and belief, the party in possession of the property is believed to be Ralph Kelley and Lorisa Michele Sevil-ley and Lorisa Michele Sevil-le-Kelley, as Administrator of Estate of Ralph Kelley, Jr., or tenant(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 Elenridge Connector, Suite Glenridge Highlands II 5565 Glenridge Connector, Suite 350 Atlanta, GA 30342 (770) 392-0041 22-6735F1 THIS LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED

950-72907 6/8,15,22,29,7/6,13,20,27, 2022

NOTICE OF SALE UNDER POWER GEORGIA.

RECORDED IN CONDOMINI-UM PLAT BOOK CD4, PAGES 127 132, AS LAST REVISED IN PLAT BOOK CD5, PAGES 75 80, GWIN NETT COUNTY, GEORGIA RECORDS, AS MAY BE AMENDED AND THE FLOOR PLANS RECORDED IN CON-DOMINIUM FLOOR PLAN FOLDER NO. 5162, AFORE-SAID RECORDS, AS MAY BE AMENDED. GEORGIA,
GWINNETT COUNTY
By virtue of a Power of Sale
contained in that certain Security Deed from CANDICE
VIRGINIA KIRKPATRICK to
MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS
INC. AS GRANTEE, AS NOMINEE FOR NEW YORK COMMUNITY BANK, dated Auqust 7, 2015, recorded Au-SAID RECORDS, AS MAY BE AMENDED.
TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON AREAS.
REFERENCE: 2200 HYS-SOP WAY, BUFORD, GEORGIA 30519 / JOB #8886203
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 indebted-MUNITY BANK, dated August 7, 2015, recorded August 11, 2015, in Deed Book 53748, Page 436, Gwinnett County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Eighty-Five Thou-sand Five Hundred Seventyfailure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt. Because the debt remains in default, this sale Six and 00/100 dollars (\$185,576.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to will be made for the purpose will be flade to the purpose of paying the same and all expenses of this sale, as provided in the Deed to Secure Debt and by law, including attorney's fees (notice of intent to collect attorney's fees busine beauty for the paying heart of the pay FREEDOM MORTGAGE COR-PORATION, there will be sold at public outcry to the highest bidder for cash at the Gwinnett County Courthouse, within the legal hours of sele on the first Turoday. ney's fees having been giv-en). WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CA-PACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST house, within the legial hours of sale on the first Tuesday in July, 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 GM DISTRICTS 1397 AND 1749. GWINNETT COUNTY, GEORGIA, BEING LOT 62, BLOCK A. DUNCAN RIDGE SUBDIVISION, UNIT TWO, AS PER 2015 1 holds the duly endorsed Note and is the current assignee of the Security Deed to the property. PLANET HOME LENDING, LLC, acting on behalf of and, as acting on behalf of airly, and necessary, in consultation with WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2015 14 by current investor. VISION, UNIT TWO, AS PER PLAT THEREOF RECORDED PLAT THEREOF RECORDED
IN PLAT BOOK 77, PAGE
245, GWINNETT COUNTY,
GEORGIA RECORDS,
WHICH PLAT AND LEGAL
DESCRIPTION THEREON
ARE INCORPORATED HEREIN BY REFERENCE THERE-2015 1 (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pur-suant to O.C.G.A. § 44 14 162.2, PLANET HOME TO Said legal description being controlling, however the 162.2. PLANET HOME LENDING, LLC may be con-tacted at: PLANET HOME LENDING, LLC, 321 RE-SEARCH PARKWAY, SUITE 303, MERIDEN, CT 06450, . property is more commonly known as 3470 DUNCAN BRIDGE DR, BUFORD, GA 30519. The indebtedness se-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 indebt-edness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, inbest knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 2200 HYSSOP WAY, BUFORD, GEORGIA 30519 is/are: TONIA S LEWIS AND GERALD A. cluding attorneys? fees (notice to collect same having been given) and all other payments provided for un-der the terms of the Security ABRAHAM or tenant/tenants. Said property will be sold subject to (a) any outstand-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 ing ad valorem taxes (in-cluding taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by be subject to the following 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 an accurate survey and in-spection of the property, and (c) all matters of record su-perior to the Deed to Secure perior to the Deed to Secure Debt first set out above, in-cluding, but not limited to, assessments, liens, encumany taxing authority; matters which would be disclosed by an accurate survey or by an assessments, lenk, encountry
brances, zoning ordinances,
easements, restrictions,
covenants, etc. The sale will
be conducted subject to (1)
confirmation that the sale is
not prohibited under the U.S. an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances: restrictions: brances; 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 pos-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 session of the property is CANDICE VIRGINIA KIRK-PATRICK, or tenants(s). The sale will be conducted subsection 9 is 72.1, 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 ject (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. The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Freedom Mortgage Corporation, Loss Mitiject (1) to confirmation that documents may not be pro-vided until final confirmation vided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. WILM-INGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTE FOR MFRA TRUST 2015 1 as Attorney in Fact for TONIA S LEWIS AND GERALD A. ABRAHAM. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. gage Corporation, Loss Mitigation Dept., 10500 Kincaid Dr., Suite 300, Fishers, IN gation Dept., 10500 Kincaid Dr., Suite 300, Fishers, IN 46037, Telephone Number: 1-855-690-5900. Nothing in 0.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to

00000009508441 BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP 4004 Belt Line Road, Suite 100 Addi-

Please note that, pursuant to O.C.G.A. § 44 14 162.2, the secured creditor is not re-

quired to amend or modify the terms of the loan. To the

best knowledge and belief of

Texas 75001 Telephone: (972) 341 5398. 6/8,15,22,29,2022 NOTICE OF SALE UNDER POWER

GEORGIA, GWINNETT COUNTY GWINNETT COUNTY
By virtue of a Power of Sale
contained in that certain Security Deed from LITTLE
DOLLAR INC. to GROUNDFLOOR REAL ESTATE 1,
LLC, dated July 30, 2021,
recorded August 6, 2021, in
Deed Book 59043, Page 231
, Gwinnett County, Georgia
Records, said Security Deed
having been given to secure Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Four Hundred Eighty-Seven Thousand Four Hundred Thirty and 00/100 dollars (\$487,430.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to GROUNDFLOOR REAL ESTATE 1, LLC, there will be sold at public outcry to the **FORECLOSURE**

FORECLOSURE

GAGE, INC., ITS SUCCESSORS AND ASSIGNS, dated 11/30/2007, and Recorded on 12/26/2007 as Book No.

on 12/26/2007 as Book No. 48520 and Page No. 811, GWINNETT County, Georgia records, as last assigned to WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT

IN ITS INDIVIDUAL CAPACI-TY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2015 1 (the Secured Credi-

tor), by assignment, conveying the after described property to secure a Note of even date in the original principal amount of \$158,450.00, with

interest at the rate specified therein, there will be sold by

the undersigned at public outcry to the highest bidder for cash at the GWINNETT County Courthouse within the legal hours of sale on the

FURTHER AMENDED.
THIS CONVEYANCE IS
MADE SUBJECT TO THE
DECLARATION AND ALL
MATTERS REFERENCED
THEREIN, ALL MATTERS
SHOWN ON THE PLAT
RECORDED IN CONDOMIN

highest bidder for cash at the Gwinnett County Court-house, within the legal hours of sale on the first Tuesday of sale on the first Tuesday
in July, 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 LOT
254 OF THE 6TH DISTRICT
OF GWINNETT COUNTY,
GEORGIA, BEING KNOWN
AND DESIGNATED AS LOT
9, BLOCK A, NORCROSS
HILLS SUBDIVISION, UNIT
ONE, ACCORDING TO PLAT
RECORDED IN PLAT BOOK
K, PAGE 3, GWINNETT
COUNTY, GEORGIA
RECORDS, AND BEING
MORE PARTICULARLY DE-GEORGIA AND BEIN'S MORE PARTICULARLY MORE PARTICULARLY DE-SCRIBED AS FOLLOWS: BE-GINNING AT A POINT FORMED BY THE INTER-SECTION OF THE SOUTH-WESTERLY SIDE OF RIDGE-County Cournouse within the legal hours of sale on the first Tuesday in July, 2022, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 178 OF THE 7TH DISTRICT OF GWINNETT COUNTY GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: CONDOMINIUM UNIT 3 IN BUILDING 20 OF MILL CREEK LAKES, PHASE 2, A CONDOMINIUM, AS MORE PARTICULARLY DESCRIBED AND DELINEATED IN THE DECLARATION OF CONDOMINIUM FOR MILL CREEK LAKES, A CONDOMINIUM, RECORDED IN DEED BOOK 46309, PAGE 173, ET SEO., GWINNETT COUNTY, GEORGIA RECORDS, AS MAY BEFURTHER AMENDED.

THIS CONVEYANCE THE CREST DRIVE AND THE NORTHWESTERLY SIDE OF VALLEY ROAD; THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY ALONG THE NORTHWESTERLY ROAD, 221.7 FEET TO AN IRON PIN; THENCE NORTHWESTERLY ALONG THE NORTHEASTERLY SIDE OF LOT 8, SAID BLOCK AND SUBDIVISION, 185.9 FEET TO AN IRON PIN ON THE NORTHENCEST LIVE OF LAND LOT CREST DRIVE AND THE NORTHWESTERLY SIDE OF IRON PIN ON THE NORTHWEST LINE OF LAND LOT
254: THENCE NORTHEASTERLY ALONG THE NORTHWEST LINE OF LAND LOT
254, 204.7 FEET TO AN
IRON PIN ON THE SOUTHWESTERLY SIDE OF RIDGECREST DRIVE: THENCE
SOUTHEASTERLY ALONG
THE SOUTHWESTERLY
SIDE OF RIDGECREST
DRIVE, 211.7 FEET TO AN
IRON PIN AND THE POINT
OF BEGINNING. Said legal
description being controldescription being control-ling, however the property is more commonly known 487 RIDGECRÉST DRIVE. NORCROSS, GA 30071. The indebtedness secured by said Security Deed has been and is hereby declared due because 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 expenses of the sale, including attorneys? fees (notice to col-lect same having been 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 sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. 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 which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; as-sessments; liens; encumsessiments, items; 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 possession of the property is LITTLE DOLLAR INC., IFESI OKOYE, or tenants(s). The sale will be conducted subject (4) to enfirmetic that iect (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 (al-though not required by law though not required by law to do so) is: Groundfloor Holdings GA LLC, Loss Miti-Holdings GA LLC, LOSS MILI-gation Dept., 83 South Street Suite 302, Freehold, NJ 07728, Telephone Number: 404-793-0222. Nothing in 0.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. GROUNDFLOOR instrument. GROUNDFLOOR REAL ESTATE 1, LLC as Attorney in Fact for LITTLE DOLLAR INC. THE BELOW DULLAR INC. THE BELOW
LAW FIRM MAY BE HELD
TO BE ACTING AS A DEBT
COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED

> 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. GRND-22-02764-1 Ad Run Dates 06/08/2022, 06/15/2022, 06/22/2022, Dates 06/15/2022, 06/29/2022 950-72815 6/8.15.22.29.2022 STATE OF GEORGIA COUNTY OF GWINNETT

> FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Rubin Lublin, LLC, 3145 Avalon Ridge Place, Suite

100. Peachtree Corners, GA

NOTICE OF SALE UNDER POWER Because of a default under the terms of the Security Deed executed by Betty K Mims and Willie C Mims to Mortgage Electronic Registration Systems, Inc., as Nominee for Mortgage Lenders Network USA, Inc. dated July 17, 2006, and recorded in Deed Book 46940, Page 564, Gwinnett County Records, said Security Deed having been last rity Deed having sold, assigned, transferred and conveyed to U.S. Bank National Association Trustee for Residential Asset Securities Corporation,
Home Equity Mortgage Asset-Backed Pass-Through
Certificates, Series 2006-EMX8, securing a Note in the original principal amount of \$26,780.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness amount of said indeptedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, July 5, 2022, during the legal hours of sale, before the Courtof sale, before the Court-house door in said County, sell at public outcry to the highest bidder for cash, the property described in said property described in Said Deed, to-wit: ALL THAT TRACT OR PARCEL OF IRAD UN PARCEL OF LAND LYING AND BEING IN LAND LOT 225, 6TH DIS-TRICT, GWINNETT COUNTY, GEORGIA, BEING KNOWN AS LOT 4, BLOCK 'B', UNIT TWO, MITCHELL RISE SUB-IWO, WILLIAME SUBJECT AS SUBJECT IN BY REFERENCE THERE-TO. Said property is known as 5618 Charmaine Bend, Norcross, GA 30071, together with all fixtures and personal property attached to and constituting a part of said property, if any. This conveyance is made subject to that certain Security Deed

in favor of MERS, acting solely as nominee for Mort-

gage Lenders Network USA, Inc., recorded in Deed Book 46940 page 544, Gwinnett County Records. Said prop-

erty will be sold subject to

any outstanding ad valorem taxes (including taxes which

FORECLOSURE

are a lien, 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 assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The proceeds of said sale will be applied to the payment of said indebtedness and all expenses of editiess 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 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 Betty K Mims and Willie C Mims, successor in interest or ten-ant(s). U.S. Bank National Association, as Trustee for Residential Asset Securities Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-EMX8 as Attorney-in-Fact for Betty K Mims and Willie C Mims File no. 22-078701 LOGS LEGAL GROUP LLP* Attorneys and Counselors at Law 211 Perimeter Center Parkway, N.E., Suite 300 Atlanta, GA 30346 (770) 220-2535/GR N.E., SUITE 300 ATRIATIS, 30346 (770) 220-2535/GR https://www.logs.com/ *THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 960-73825 950-72825 6/8,15,22,29,2022

Notice of Sale Under Power State of Georgia,
County of GWINNETT.
Under and by virtue of the
Power of Sale contained in a Deed to Secure Debt given beed to Secure Debt given by Tonya Patterson to Mortgage Electronic Registration Systems, INC. ("MERS") AS NOMI-NEE FOR SILVERTON MORT-GAGE SPECIALISTS. IN GEORGIA CORPORATION, and Recorded on 02/08/2012 as Book No. 51165 and Page No. 556, GWINNETT County, Georgia records, as last as-signed to WELLS FARGO BANK, N.A. (the Secured

BANK, N.A. ture Creditor), by assignment, conveying the after de-scribed property to secure a Note of even date in the orig-ical principal amount of inal principal amount of \$144,430.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the GWINNETT County Courthouse within the legal LOURINGUES WITHIN THE LEGAL HOURS OF SALE ON THE FIRST TUESDAY IN JULY, 2022, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 306 OF THE 5TH DISTRICT, COUNTY CECTS. 306 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 38, BLOCK B. FAIRMONT ON THE PARK, UNIT 6A, PER PLAT BOOK 107, PAGE 179 181, GWINNETT COUNTY, GEORGIA RECORDS, WHICH IS REFERRED TO AND MADE A OF PART OF THIS DESCRIPTION. The debt secured by said Deed to Secure Debt has been and is hereby declared due be-

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 Debt. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this cale as prepenses of this sale as propenses of this sale, as pro-vided in the Deed to Secure Debt and by law, including attorney's fees (notice of in-tent to collect attorney's fees having been given). WELLS FARGO BANK, N.A. holds the duly endorsed Note and is the current assignee of the Security Deed to the proper-ty. WELLS FARGO BANK, N.A., acting on behalf of and, as necessary, in consultation with WELLS FARGO BANK, with WELLS FARGO BANK, N.A. (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. § 44 14 162.2. WELLS FARGO BANK, N.A. may be contacted at: WELLS FARGO BANK, N.A., 3476 STATEVIEW BLVD. FORT MILL, SC 29715, 800 288 3212. Please note that, pursuant to O.C.G.A. § 44 14 162.2. the secured creditor is not required to amend or modify the terms of the loan. modify the terms of the loan To the best knowledge and

thereon as set forth thereon as hereon as hereofer the courthouse door of Gwinnett County, Georgia, within the legal hours of sale on July 5, 2022, the following described property: ALL THAT PARCEL OF LAND IN CITY OF LAWRENCEVILLE, GWIN-METT COUNTY, STATE OF GEORGIA, AS MORE FULLY DESCRIBED IN DEED BOOK 23617, PAGE 192, ID# R7050 034, BEING KNOWN AND DESIGNATED AS LOT 7, BLOCK A, TIMBER LAUREL, UNIT ONE, LAND LOT 60, 7TH DISTRICT, FILED IN PLAT BOOK 32, PAGE 280. BY FEE SIMPLE DEED FROM SHARON BIGGERES IRWIN To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 346 RELIANCE WAY, DACULA, GEORGIA 30019 is/are: TONYA PATTERSON or tenant/tenats. 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 in spection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, in-GWINNETT COUNTY RECORDS, STATE OF GEOR-GIA. 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 mapper provided in Debt first set out above, in-cluding, but not limited to, assessments, liens, encum-brances, zoning ordinances, 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 Security Deed and by law, including attorney's fees (notice of intent to collect attorpay's face having heap div. easements, restrictions, covenants, etc. 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 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 proamend or modify all terms of the loan (although not required by law to do so) is: Selene Finance they can be contacted at (877) 735-3637 for Loss Mitigation Dept, or by writing to 3501 Olympus Boulevard, 5 th Floor, Suite 500, Coppell, Texas 75019, to discuss possible alternatives to avoid foreclosure. Said property will be sold documents may not be pro-vided until final confirmation and audit of the status of the loan as provided in the pre-ceding paragraph. WELLS FARGO BANK, N.A. as Attor-ney in Fact for TONYA PAT-TERSON. THIS LAW FIRM IS ACTING AS A DEBT COLsatile property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be IS ACHING AS A DEBI CUL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000009481821 BARRETT DAEEM PRODUED TURNED

DAFFIN FRAPPIER TURNER DAFFIN FRAPPIER TORNER
& ENGEL, LLP 4004 Belt
Line Road, Suite 100 Addi
son, Texas 75001 Telephone: (972) 341 5398.
950-72911-6/8,15,22,29,2022 STATE OF GEORGIA

COUNTY OF GWINNETT Because of a default under the terms of the Security Deed executed by **Richard V** Petro and Andra Lynn Petro to Citibank dated August 10, 2005, and recorded in Deed Book 44190, Page 0106, Gwinnett County Records, Gwinnett County Records, securing a Note in the original principal amount of

FORECLOSURE

\$100,000.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness amount of said indeptedness due and payable and, pur-suant to the power of sale contained in said Deed, will on the first Tuesday, July 5, 2022, during the legal hours of sale, before the Courtof sale, before the courr-house 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 Deed, to-wit: All that tract or parcel of land lying and be-ing in Land Lot 44 of the 5th District, Gwinnett County, Georgia, being Lot 7, Block B, Unit One of Singley Springs Subdivision, as per plat thereof recorded in Plat Book 45, Page 130, Gwin-nett County, Georgia Records, which recorded plat is incorporated herein by reference and made a part of this description. Said part of this description. Said property is known as 2242 Windland Drive, Lawrenceville, GA 30044, together with all fixtures and personal property attached to and constituting a part of said property, if any. This conveyance is made subject to that certain Security Deed in favor of National City in favor of National City
Mortgage a division of National City Bank of Indiana,
recorded in Deed Book
43013, page 139, Gwinnett
County Records. Said property will be sold subject to 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, 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 first set out above. The proceeds of said sale will be applied to the payment of said indebt-edness and all expenses of editiess 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 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 credi-

To the best of the undersigneds knowledge, the party or parties in possession of said property is/are HEN-RY REID, JR. AND SARON-DA REID or tenant(s).

ioan with the secured creditor. The property is or may be in the possession of Richard V Petro; Andra Lynn Petro, successor in interest or tenant(s). Citibank, N.A. as Attorney-in-Fact for Richard V Petro and Andra Lynn Petro File no. 22-078725 LOGS LEGAL GROUP LLP* Attorneys and Counselors at Law 211 Perimeter Center Parkway, N.E., Suite 300 Atlanta, GA 30346 (770) 220-2535/GR https://www.logs.com/*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 950-72826 The debt secured by said Security Deed has been and is hereby declared due and payable because of, among other possible events of default, failure to pay the indebtedness as provided for in the Note and said Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of sale, including attorneys fees (notice of intent to collect attorneys fees hav-950-72826 6/8,15,22,29,2022 to collect attorneys fees having been given).

NOTICE OF FORECLOSURE SALE

UNDER POWER GWINNETT COUNTY,

GWINNETT COUNTY, GEORGIA Under and by virtue of the Power of Sale contained in a Security Deed given by Dirk D. Pullen to Mortgage Elec-tronic Registration Systems, Inc., as grantee, as nomi-nee for GMAC Mortgage Cornoration dated May 13

Corporation, dated May 13, 2004, and recorded in Deed Book 38733, Page 90, Gwinnett County, Georgia Records, as last transferred to U.S. Bank Trust National Association and in its indi-

Association, not in its indi-

vidual capacity but solely as owner trustee for RCF 2 Ac-

quisition Trust by assignment recorded on April 28, 2022 in Book 59905 Page

109 in the Office of the Clerk

of Superior Court of Gwinnett County, Georgia

Records, conveying the after-described property to secure a Note in the original

principal amount of One

Thousand One Hundred Fifty

and 0/100 dollars (\$127,150.00), with interest thereon as set forth therein, there will be sold at public

BY FEE SIMPLE DEED FROM SHARON BIGGERES IRWIN AS SET FORTH IN DEED BOOK 23617, PAGE 192 DATED 06/18/2001 AND RECORDED 06/25/2001, GWINNETT COUNTY

in the manner provided in the Note and Security Deed.

ney's fees having been giv-en). The entity having full

authority to negotiate, amend or modify all terms

Said property will be sold

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 Secu-rity Deed first set out above.

rity beed first set out above.

To the best knowledge and belief of the undersigned, the party in possession of the property is Dirk D. Pullen or tenant(s); and said property is more commonly known as 210 Timber Laurel

Ln, Lawrenceville, GA 30043. The sale will be con-ducted subject to (1) confir-mation 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 redemp-

tion or other lien not extin-

guished by foreclosure. U.S

Hundred

Twenty-Seven

Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, whether or not yet due and payable); (2) the right of redemption of any taxing authority; (3) any matters which might be disclosed by an accurate survey and inspection of the prop erty; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above above.

Said sale will be conducted subject to the following: (1) confirmation that the sale is not prohibited under the U.S Bankruptcy Code; and (2) fi-nal confirmation and audit of the status of the loan with the holder of the Security Deed. The name, address, and

telephone number of the in-dividual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as fol-

Selene Finance LP

3501 Olympus Boulevard, 5th Floor, Suite 500

Dallas, TX 75019

Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is

required by law to negotiate, amend, or modify the terms of the mortgage.

THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR AT-TEMPTING TO

COLLECT A DEBT. ANY IN-FORMATION OBTAINED MAY BE USED FOR THAT

PLIBPOSE

SELENE FINANCE LP. as Attorney-in-Fact for

HENRY REID, JR. AND SARONDA REID

Schneid, Crane & Partners, PLLC

10700 Abbotts Bridge Road Duluth, GA 30097 Phone: 470.321.7112 Firm File No. 22-024086

950-70826, 5/18,6/8,15,22,29,2022 NOTICE OF SALE UNDER POWER

STATE OF GEORGIA, COUNTY OF GWINNETT By virtue of a Power of Sale contained in that certain Secontained in that certain se-curity Deed from Emma Reynolds-Middleton aka Emma Middleton aka Emma Reynolds to Wells Fargo Home Mortgage, Inc. , dat-ed February 23, 2001 and recorded on March 14, 2001

ed February 23, 2001 and recorded on March 14, 2001 in Deed Book 22502, Page 9, in the Office of the Clerk of Superior Court of Gwinnett County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of One Hundred Seven Thousand Five Hundred Eighteen and 00/100 dollars (\$107,518.00) with interest thereon as provided therein, as last transferred to The Bank of New York Mellon, fka The Bank of New York as Trustee for Reperforming Loan REMIC Trust, Series 2003-R3, recorded in Deed Book 52897, Page 349, aforesaid records, will be sold at public outcry to the highest bidder for cash before the courthouse door of

highest bidder for cash be-fore the courthouse door of Gwinnett County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in July, 2022, all property described in said

FORECLOSURE

Security Deed including but not limited to the following described property. All that tract or parcel of land lying and being in Land Lot 128 of the 6th District, Gwinnett County, Georgia, being Lot 33, Block H of Brentwood Gates, Unit Four, as per plat recorded in Plat Book 68, Page 214, Gwinnett County, Georgia Records which plat Trust as Attorney in Fact for Dirk D. Pullen. Brock & Scott, PLLC 4360 Chamblee Dunwoody Road Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no.: 22-01428 950-7281 Georgia Records, which plat is incorporated herein by reference and made a part hereof Said property may more commonly be known as 545 Heathgate Drive, Lawrenceville, GA 30044. The debt secured by said Security Deed has been and is hereby deplared due he-NOTICE OF SALE UNDER POWER Pursuant to the power of sale contained in the Security Deed executed by HENRY REID, JR. AND SARONDA REID to TAYLOR, BEAN & WHITAKER MORTGAGE CORP. in the original principal amount of \$175,493.00 dated October 26, 2007 and recorded in Deed Book 48394, Page 0710, Gwinnett County records, said Securiis 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. Ine default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (notice of intent to collect atcorney's fees having been given). The individual or entity that has full authority to County records, said Security Deed being last transferred to **SELENE FINANCE** ferred to **SELENE FINANCE LP** in Deed Book 53358,
Page 685, Gwinnett County tity that has full authority to negotiate, amend and modify all terms of the loan is Specialized Loan Servicing, LLC, 6200 S. Quebec Street, Greenwood Village, CO. 80111, 800-315-4757. Said property will be sold on an ? as-is? basis without any representation, warranty or recourse against the abovenamed or the undersigned. The sale will also be subject tity that has full authority to Page 685, Gwinnett County records, the undersigned will sell at public outcry to the highest bidder for cash, before the Courthouse door in said County, or at such other place as lawfully designated, within the legal hours of sale, on July 05, 2022, the property in said Security Deed and described as follows: The sale will also be subject to the following items which may affect the title: a) zoning ordinances; b) matters which would be disclosed by ALL THAT TRACT OR PAR-CEL OF LAND LYING AND which would be discressed by an accurate survey or by an inspection of the property; c) any outstanding ad valorem taxes, including taxes, which constitute liens upon said property whether or not now the and pareable of pageints. OF THE 5A DISTRICT OF GWINNETT COUNTY, GEOR-GIA, BEING KNOWN AS LOT 13, BLOCK C, BROOKSIDE MEADOWS SUBDIVISION, MEADOWS SUBDIVISION, UNIT 1 F/K/A ROCKDALE CROSSING, AS PER PLAT RECORDED IN PLAT BOOK 99, PAGE 53, GWINNETT COUNTY RECORDS, WHICH SAID RECORDED PLAT IS INCORPORATED HEREIN AND BY REFERENCE MADE A PART HEREOF. property wnetter or not now due and payable; d) special assessments; e) the right of redemption of any taxing authority; f) all outstanding bills for public utilities which constitute liens upon said property; g) all restrictive covenants, easements, ciphts of way, and any other rights-of-way and any other matters of record superior to said Security Deed. To the best of the knowledge and Said property being known as: 1860 MEADOWN CHASE COURT SNELLVILLE, GA belief of the undersigned, belief of the undersigned, the owners and party in pos-session of the property are Emma Reynolds-Middleton aka Emma Middleton aka Emma Reynolds and or tenant(s). The sale will be con ducted 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. The Bank of New York Melon, fka The Bank of New York, as Trustee for Reperforming Loan REMIC Trust Certificates, Series 2003-R3

Certificates, Series 2003-R3 as Attorney-in-Fact for Emma Reynolds-Middleton aka Emma Middleton aka Emma Reynolds Contact: Padgett Law Group: 6267 Old Water Oak Road, Suit-203, Tallahassee, FL 32312; (850) 422-22520 Ad Run Dates: 06/28/22; 06/29/22; 950-72850 6/8215,2229,2022 NOTICE OF FORECLOSURE SALE UNDER POWER GWINNETT COUNTY, GEORGIA Under and by virtue of the Power of Sale contained in a Security Deed given by Jose Rios to Mortgage Electronic Registration Systems, Inc., negistration systems, micro-as grantee, as nominee for RBC Mortgage Company, dated June 30, 2005, and recorded in Deed Book 43383, Page 0204, Gwinnett County, Georgia Records, as last transferred to U.S. Bank Trust National Association not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust by assignment recorded on April 28, 2022 in Book 59905 Page 844 in the Office Court of Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the origi-nal principal amount of One Hundred Thirty-Three Thou-sand Seven Hundred Minety-Seven and 0/100 dellers sand Seven Hundred Ninety-Seven and 0/100 dollars (\$133,797.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the court-house door of Gwinnett County, Georgia, within the legal hours of sale on July 5, 2022, the following described property: All that tract or parcel of land lying and being in Land Lot 171 of the 6th District of Gwinnett the 6th District of Gwinnett County, Georgia, and being Lot 2, Block A, Oxford Place, Unit Two, as per Plat recorded in Plat Book 24, Page 219, in the Office of the Clerk of the Superior Court of Gwinnett County, Georgia: Being improved property known as 3345 Weatherford Road, according to the Road, according to the present system of numberpresent system of numbering houses in Gwinnett 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 Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having 6/8,15,22,29,2022 NOTICE OF leet 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: Selene Finance they can

is. Selete Finance they con-be contacted at (877) 735-3637 for Loss Mitigation Dept, or by writing to 3501 Olympus Boulevard, 5 th Floor, Suite 500, Coppell, Texas 75019, to discuss

lexas 75019, to discuss possible alternatives to avoid foreclosure. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due

and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encum-

hrances, zoning ordinances

matters, comming ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the

undersigned, the party in

undersigned, the party in possession of the property is Jose Rios or tenant(s); and said property is more commonly known as 5545 Weatherford Rd, Norcross,

GA 30093. 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 control of the local with the

status of the loan with 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. U.S. Bank Trust National Associa-

tion, not in its individual ca

pacity but solely as owner

FORECLOSURE

trustee for RCF 2 Acquisition Trust as Attorney in Fact for Jose Rios. Brock & Scott, PLLC 4360 Chamblee Dunwoody Road Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no.: 22-03021 950-72832 6/8,15,22,29,2022

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-

ty deed executed by Erika

Janeth Rodriguez Ro-

ty deed executed by Erika
Janeth Rodriguez Ro
driguez, hereinafter referred
to as Grantor, to Mortgage
Electronic Registration Systems, Inc. as nominee for
Nationwide Mortgage
Bankers, Inc. recorded in
Deed Book 57761, beginning
at page 510, of the deed
records of the Clerk of the
Superior Court of the afore-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 Granton (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 place of conducting Sheriff's sales in said county within the legal hours of sale, for cash, to the highest bidder on the first Tuesday in July 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 136 of the 6th Land District, Gwinnett County, Georgia, being Lot 6, Block A, Norris Nash subdivision, as being more particularly described as follows: Beginning at an iron pin found on the Northwesterly side of Hood Road Extension, 555 feet Southwesterly, as meafeet Southwesterly, as mea-sured along the Northwestsured along the Northwest-erly side of Hood Road Ex-tension, from the intersec-tion of the Northwesterly side of Hood Road Extension with the Northeasterly line of Land Lot 136; running thence South 59 degrees 35 minutes West, along the Northwesterly side of Hood Road Extension, 100 feet to an iron pin found; running thence North 32 degrees 08 minutes West, 208.3 feet to an iron pin found; running thence North 59 degrees 35 minutes East 100 feet to an iron pin found; running thence South 32 degrees 8 minutes East, 208.3 feet to an iron pin on the North-westerly side of Hood Road extension and the point of beginning; being improved property having a one story frame house thereon and be-ing more particularly shown on survey prepared by Joseph C. King, land surveyor, dated May 5,1976. Said legal description being controlling, however, the Property is more commonly known as: 5149 Hood Road NW Lilburg GA 3004 Said known as: 5149 Hood Road NW, Lilburn, GA 30047 Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the abovenamed 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 (including taxes which are a lien but not yet due and payable); any matters which might be disclosed by an accurate survey and inspection of the property; any assessments, liens, encumbrances, zoning ordinances, restrictions, and all other matters of record superior to the 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. First Nationa Bank of America is the entity with authority to negotiate, amend and modify the terms of the Note and Security Deed. First National Bank of America?'s address is 241 East Saginaw, East Lansing, MI 48826. First National Bank of America may be contacted by telephone at 800-642-4578. To the best of the undersigned's knowledge and belief, the party in possession of the property is helieved to be Erika is believed to be Erika Janeth Rodriguez Rodriguez, or tenant(s). First National Bank of America, as Transferee, Assignee, andSecured Creditor As attorney-in-fact Creditor As attorney-in-fact for the aforesaid Granthor Campbell & Brannon, LLC Attorneys at Law Glenridge Highlands II 5565 Glenridge Connector, Suite 350 Atlanta, GA 30342 (770) 392-0041 22-6753 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 PURPOSE. USED FOR THAT PURPOSE

FORECLOSURE SALE UNDER POWER GWINNETT COUNTY,

GEORGIA
THIS IS AN ATTEMPT TO
COLLECT A DEBT. ANY INFORMATION OBTAINED
WILL BE USED FOR THAT
PURPOSE.
Under and by virtue of the Under and by virtue of the Power of Sale contained in a

Recurity Deed given by Karol R. Rollins and Dale W. Rollins to Wells Fargo Bank, N.A. dated May 28, 2010 and recorded on June 3, 2010 in Deed Book 50101, Page 810, Gwinnett County, Georgia Records, and later assigned to **U.S.** Bank National Association not in its individual capacity CTT by Assignment of Secu-rity Deed recorded on March 15, 2021 in Deed Book 15, 2021 in Deed Book 58492, Page 245, Gwinnett County, Georgia Records, conveying the after-de-scribed property to secure a Note in the original principal amount of One Hundred Sixteen Thousand Six Hundred Seventy-Eight And 00/100 Dollars (\$116,678.00), 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, within the legal hours of sale on July 5, 2022 the following described property: All that tract or parcel of land lying and being in Land Lot 49, 6th District, Gwinnett County, Coornia being Lot 19, Georgia, being Lot 10, Block D, Eastmont Cove Block D, Eastmont Cove Subdivision, Unit One, as per plat recorded in Plat Book 38, Page 210, Gwin-nett County, Georgia Records, which Plat is in-corporated herein and made a part of this de-scription. Tax ID #: R6049 037 The debt secured by yaid Security Deed has been and is hereby declared due

and is hereby declared due

because of, among other possible events of default, failure to pay the indebted-