FORECLOSURE

Deutsche Bank National Trust Company, as Trustee for GSAMP Trust 2006-NC2, Mortgage Pass-Through Certificates, Series 2006-NC2, conveying the after-described property to secure a Note in the original principal amount of $150,300.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on April 5, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

All that tract or parcel of land lying and being in Land Lot 65 of the 7th District of Gwinnett County, Georgia, being Lot 23 in Block B of The Circles Subdivision, Unit One as per plat recorded in Plat Book 1, Page 285 of the Gwinnett County Records, which plat is incorporated herein and made a part hereof by reference.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property is commonly known as **1696 Deer Run Rd., Lawrenceville, GA 30043** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Thomas Medley or tenant or tenants.

PHH Mortgage Corporation is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

PHH Mortgage Corporation One Mortgage Way Mount Laurel, NJ 08054 (800) 750-2518

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

Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens,

encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

Deutsche Bank National Trust Company, as Trustee for GSAMP Trust 2006-NC2, Mortgage Pass-Through Certificates, Series 2006-NC2 as agent and Attorney in Fact for Thomas Medley

Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637.

1017-5373A

THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1017-5373A

950-62756 3/9 16 23 30 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY

Pursuant to the Power of Sale contained in a Security Deed given by Linda J. Stockton to Washington Mutual Bank, FA dated 1/5/2005 and recorded in Deed Book 41303 Page 0001 Gwinnett County, Georgia records; as last transferred to or acquired by JPMorgan Chase Bank, National Association, conveying the after-described property to secure a Note in the original principal amount of $229,500.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on April 5, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

LYING AND BEING LOCATED IN THE CITY OF LAWRENCEVILLE, COUNTY OF GWINNETT, STATE OF GEORGIA; ALL THAT CERTAIN PARCEL OR TRACT OF LAND KNOWN AS:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 115 OF THE 5TH LAND DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING LOT LOT 35, BLOCK A, HANARY ESTATES, NORTH SUBDIVISION, UNIT THREE, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 29, PAGE 63, OF THE PUBLIC RECORDS OF GWINNETT COUNTY, GEORGIA, WHICH SAID PLAT IS INCORPORATED BY REFERENCE AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property is commonly known as **2700 Daylilly Ln, Lawrenceville, GA 30044** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Joy D. Maney and Philip A. Roebuck or tenant or tenants.

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

JPMorgan Chase Bank, NA Homeowner's Assistance Department
3415 Vision Drive
Columbus, Ohio 43219
1-866-550-5705

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

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

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

JPMorgan Chase Bank, National Association as agent and Attorney in Fact for Joy D. Maney f/k/a Joy D. Roebuck, Philip A. Roebuck a/k/a Phillip A. Roebuck and James Barry Maney to Bank One, NA, conveying the after-described property to secure a Note in the original principal amount of $135,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on April 5, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 41 OF THE 7TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING LOT 144, BLOCK B, THE WILDINGS SUBDIVISION, UNIT THREE, AS PER PLAT RECORDED IN PLAT BOOK 28 PAGE 214, REVISED AND RERECORDED IN PLAT BOOK 38, PAGE 255, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLATS ARE INCORPORATED HEREIN AND BY THIS REFERENCE MADE A PART HEREOF.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property is commonly known as **2211 Line Dr, Lawrenceville, GA 30043** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Gerardo Gonzalez or tenant or tenants.

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

PennyMac Loan Services, LLC Loss Mitigation 3043 Townsgate Road #200, Westlake Village, CA 91361 1-866-549-3583

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

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

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

JPMorgan Chase Bank, National Association s/b/m to Bank One, NA as agent and Attorney in Fact for Joy D. Maney f/k/a Joy D. Roebuck, Philip A. Roebuck a/k/a Phillip A. Roebuck and James Barry Maney

Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637.

1031-149A

THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1031-149A

950-62474 3/9 16 23 30 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY

Pursuant to the Power of Sale contained in a Security Deed given by Gerardo Gonzalez to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for PennyMac Loan Services, LLC, its successors and assigns. dated 10/1/2018 and recorded in Deed Book 56201 Page 00540 Gwinnett County, Georgia records; as last transferred to or acquired by PennyMac Loan Services, LLC, conveying the after-described property to secure a Note in the original principal amount of $257,732.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on April 5, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

SITUATED IN THE 7TH DISTRICT, COUNTY OF GWINNETT, STATE OF GEORGIA:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 105 OF THE 7TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING LOT 56, BLOCK B, THE INFIELD (FORMERLY KNOWN AS LANSKY ESTATES), AS PER PLAT RECORDED IN PLAT BOOK 126, PAGES 133-135, GWINNETT COUNTY RECORDS, WHICH PLAT IS HEREBY REFERRED TO AND MADE A PART OF THIS DESCRIPTION.

TAX ID NO: R7105 293 (PROPERTY ID) 33309669 (ALTERNATE ID)

BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED

GRANTOR: INFIELD HOMES, LLC GRANTEE: GERARDO GONZALEZ DATED: 03/29/2013 RECORDED: 04/02/2013 DOC#/BOOK-PAGE: 52124-0545 LIMITED

ADDRESS: 2211 LINE DR , LAWRENCEVTLLE, GA 30043

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property is commonly known as **2211 Line Dr, Lawrenceville, GA 30043** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Gerardo Gonzalez or tenant or tenants.

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

PennyMac Loan Services, LLC Loss Mitigation 3043 Townsgate Road #200, Westlake Village, CA 91361 1-866-549-3583

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

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

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

PennyMac Loan Services, LLC as agent and Attorney in Fact for Gerardo Gonzalez

Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637.

1120-23334A

THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1120-23334A

950-62703 3/9 16 23 30 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY

Pursuant to the Power of Sale contained in a Security Deed given by Stan J. Martin and Drusilla Martin to H&R Block Mortgage Corporation dated 7/28/2003 and recorded in Deed Book 34167 Page 191 Gwinnett County, Georgia records; as last transferred to or acquired by U.S. Bank National Association, not in its individual capacity but solely as trustee of NRZ Pass-Through Trust XVI, conveying the after-described property to secure a Note in the original principal amount of $112,500.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on April 5, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 174 OF THE 6TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 35, BLOCK B, PARK FOREST SUBDIVISION, UNIT FOUR, AS PER PLAT RECORDED IN PLAT BOOK 23, PAGE 124, GWINNETT COUNTY, GEORGIA RECORDS, SAID PLAT BEING INCORPORATED HEREIN AND MADE REFERENCE HERETO.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property is commonly known as **1043 Park Forest Dr NW, Lilburn, GA 30047** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Stan J. Martin and Drusilla Martin or tenant or tenants.

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

Fay Servicing, LLC P.O. Box 814609 Dallas, TX 75381-4609 1-800-495-7166

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

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

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

U.S. Bank National Association, not in its individual capacity but solely as trustee of NRZ Pass-Through Trust XVI as agent and Attorney in Fact for Stan J. Martin and Drusilla Martin

Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637.

1216-2699A

THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1216-2699A

950-63256 3/9 16 23 30 2022

NOTICE OF SALE UNDER POWER

GEORGIA, GWINNETT COUNTY

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 Security Deed given by John Kevin Dargon to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for loanDepot.com, LLC, its successors and assigns , dated August 14, 2015, recorded in Deed Book 53879, Page 91, Gwinnett County, Georgia Records and as modified by that certain Loan Modification Agreement recorded in Deed Book 55219, Page 142, Gwinnett County, Georgia Records, as last transferred to loanDepot.com, LLC by assignment recorded in Deed Book 54804, Page 350, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of TWO HUNDRED THREE THOUSAND ONE HUNDRED FIFTY AND 0/100 DOLLARS ($203,150.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in April, 2022, the following described property:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property is commonly known as **961 Bay Pointe Way SW, Lilburn, Georgia 30047.**

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.

loanDepot.com, LLC
as Attorney in Fact for
John Kevin Dargon
McCalla Raymer Leibert Pierce, LLC
1544 Old Alabama Road
Roswell, GA 30076
www.foreclosurehotline.net
EXHIBIT A

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 91 & 92, 6TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING KNOWN AS LOT 67, BLOCK A, HAMPTON LAKES, PHASE II, AS PER PLAT RECORDED IN PLAT BOOK 80 PAGE 241, GWINNETT COUNTY GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF.

MR/meh 4/5/22

Our file no. 20-03809GA – FT7

950-62479 3/9 16 23 30 2022

STATE OF GEORGIA COUNTY OF GWINNETT

NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by THOMAS CHRISTOPHER JOHNSON to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR MORTGAGE RESEARCH CENTER, LLC, DBA VETERANS UNITED HOME LOANS in the original principal amount of $355,000.00 dated June 6, 2017 and recorded in Deed Book 55186 , Page 126, Gwinnett County records, said Security Deed being last transferred to MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY in Deed Book 55964, Page 610, 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 April 05, 2022, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 249 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 93, BLOCK A, RIVERSPRINGS SUBDIVISION, UNIT 1, PHASE 1, (FKA EWING CHAPEL ROAD TRACT), AS PER PLAT RECORDED IN PLAT BOOK 108, PAGES 171-172, SAID PLAT BEING REVISED AND RE-RECORDED AT PLAT BOOK 109, PAGES 288-289, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE

PARCEL ID# R5249 091

Said property being known as: 1675 RIVERPARK DR, DACULA, GA 30019

To the best of the undersigneds knowledge, the party or parties in possession of said property is/are THOMAS CHRISTOPHER JOHNSON or tenant(s).

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 this sale, including attorneys fees (notice of intent to collect attorneys fees having been given).

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 property; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out 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) final confirmation and audit of the status of the loan with the holder of the Security Deed.

The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:

Cenlar Federal Savings Bank 425 Phillips Boulevard Ewing, NJ 08618

Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.

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

MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY, as Attorney-in-Fact for THOMAS CHRISTOPHER JOHNSON

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 10700 Abbotts Bridge Road Suite 170 Duluth, GA 30097 Phone: 470.321.7112

Firm File No. 20-053798

950-63880 3/9 16 23 30 2022

STATE OF GEORGIA COUNTY OF GWINNETT

NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by MARYANN MCKENDRY to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS A NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, its successors or assigns, in the original principal amount of $147,283.00 dated December 30, 2019 and recorded in Deed Book 57145, Page 573, Gwinnett County records, said Security Deed being last transferred to LAKEVIEW LOAN SERVICING LLC in Deed Book 59452, Page 463, 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 April 05, 2022, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 305 OF THE 6TH DISTRICT, OF GWINNETT COUNTY, GEORGIA, BEING LOT 19, BLOCK B, OF MEADOWBROOK VILLAGE SUBDIVISION, UNIT ONE, AS PER PLAT RECORDED IN PLAT BOOK 25, PAGE 138, GWINNETT COUNTY, GEORGIA RECORDS; WHICH PLAT IS HEREBY REFERRED TO AND MADE A PART OF THIS DESCRIPTION.

PARCEL ID: R6305B044

Said property being known as: **6466 MEADOW RUE DR, PEACHTREE CORNERS, GA 30092**

To the best of the undersigneds knowledge, the party or parties in possession of said property is/are MARYANN MCKENDRY or tenant(s).

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 this sale, including attorneys fees (notice of intent to collect attorneys fees having been given).

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 property; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out 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) final confirmation and audit of the status of the loan with the holder of the Security Deed.

The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:

LoanCare, LLC 3637 Sentara Way Virginia Beach, VA 23452 1-800-274-6600

Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.

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

LAKEVIEW LOAN SERVICING, LLC, as Attorney-in-Fact for

MARYANN MCKENDRY

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 10700 Abbotts Bridge Road Suite 170 Duluth, GA 30097 Phone: 470.321.7112

Firm File No. 21-133119

950-59633 1/26 3/9 16 23 30 2022

STATE OF GEORGIA COUNTY OF GWINNETT

NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by ZANETA RAINEY to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR AMERICAN FINANCIAL RESOURCES, INC., its successors or assigns, in the original principal amount of $137,153.00 dated June 16, 2010 and recorded in Deed Book 50158, Page 235, Gwinnett County records, said Security Deed being last transferred to LAKEVIEW LOAN SERVICING LLC in Deed Book 59452, Page 461, 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 April 05, 2022, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 62 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 230, BLOCK F, THE PRESERVE AT HAYNES CREEK, UNIT 4, POD A, AS PER PLAT RECORDED IN PLAT BOOK 108, PAGES 14-15, GWINNETT COUNTY RECORDS, SAID PLAT BEING INCORPORATED HEREIN BY REFERENCE THERETO.

Said property being known as: **1840 WOODLAND RUN TRL, LOGANVILLE, GA 30052**

To the best of the undersigneds knowledge, the party or parties in possession of said property is/are ZANETA RAINEY or tenant(s).

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 this sale, including attorneys fees (notice of intent to collect attorneys fees having been given).

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 property; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out 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) final confirmation and audit of the status of the loan with the holder of the Security Deed.

The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:

LoanCare, LLC 3637 Sentara Way Virginia Beach, VA 23452 1-800-274-6600

Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.

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

LAKEVIEW LOAN SERVICING, LLC, as Attorney-in-Fact for

AARON SHERRILL AND VENUS SHERRILL

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 10700 Abbotts Bridge Road Suite 170 Duluth, GA 30097 Phone: 470.321.7112

Firm File No. 21-145929

950-59368 1/26 3/9 16 23 30

NOTICE OF SALE UNDER POWER

GEORGIA, GWINNETT COUNTY

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 Security Deed given by Valerie C Chung to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for First National Bank of Arizona, its successors and assigns, dated December 18, 2003, recorded in Deed Book 36555, Page 2, Gwinnett County, Georgia Records, as last transferred to HSBC Bank USA, National Association as Trustee for the DMSI Mortgage Loan Trust, Series 2004-4 Mortgage Pass Through Certificates by assignment recorded in Deed Book 57535, Page 522, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of NINETY-NINE THOUSAND AND 0/100 DOLLARS ($99,000.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in April, 2022, the following described property:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

HSBC Bank USA, National Association as Trustee for the DMSI Mortgage Loan Trust, Series 2004-4 Mortgage Pass Through Certificates is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: M&T Bank , One Fountain Plaza, Buffalo, NY 14203, 800-724-1633.

To the best knowledge and belief of the undersigned, the party in possession of the property is Valerie C Chung or a tenant or tenants and said property is more commonly known as **483 Marsh Lake Road, Lawrenceville, Georgia 30045.**

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.

HSBC Bank USA, National Association as Trustee for the DMSI Mortgage Loan Trust, Series 2004-4 Mortgage Pass Through Certificates

as Attorney in Fact for
Valerie C Chung
McCalla Raymer Leibert Pierce, LLC
1544 Old Alabama Road
Roswell, GA 30076
www.foreclosurehotline.net
EXHIBIT A

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 4, BLOCK A OF SPRINGLAKE FALLS, AS PER PLAT RECORDED IN PLAT BOOK 99, PAGE 43 OF GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE.

MR/meh 4/5/22

Our file no. 22-06207GA – FT5

950-62706 3/9 16 23 30 2022

NOTICE OF SALE UNDER POWER

GEORGIA, GWINNETT COUNTY

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 Security Deed given by Michael J Yohe to Wells Fargo Bank, N.A., dated June 11, 2010, recorded in Deed Book 50139, Page 80, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED FOURTEEN THOUSAND NINE HUNDRED TWENTY-SEVEN AND 0/100 DOLLARS ($114,927.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in April, 2022, the following described property:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

Wells Fargo Bank, N.A. is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Wells Fargo Bank, N.A., PO Box 10335, Des Moines, IA 50306, 1-