FORECLOSURE

All that tract or parcel of land lying and being in Land Lot 1 of the 3rd District, Duncan's GMD 1749, Gwin-

nett County, Georgia, being Lot 64, Block J, High Point

Lot 64, Block J, High Point Phase Two, Hamilton Mill -A Home Town (Phase 4), ac-cording to plat of survey recorded in Plat Rook 72, Page 222, Gwinnett County,

Georgia Records, which plat and the record thereof are incorporated herein by refer-

POWER, GWINNETT COUN-

Pursuant to the Power of

Sale contained in a Security Deed given by Bobby N. Tucker to Mortgage Elec-tronic Registration Systems, Inc., as grantee, as nominee for Pine State Mortgage Cor-poration; its successors and

poration, its successors and assigns dated 9/27/2006 and

assigns dated 9/21/2006 and recorded in Deed Book 47095 Page 519 Gwinnett County, Georgia records; as last transferred to or acquired by Federal Home

Note in the original principal amount of \$231,200.00, with interest at these will be seed by

therein, there will be sold by

the undersigned at public outcry to the highest bidder

outcry to the highest bluder for cash before the Court-house door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court

order of the Superior County), within the legal hours of sale on November 1, 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)

Wednesday of said month), the following described

Property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND
BEING IN LAND LOT 17 OF

BEING IN LAND LOT 117 OF
THE 7TH DISTRICT, GWINNETT COUNTY, GEORGIA,
BEING KNOWN AND DESIGNATED AS LOT 20, BLOCK
B, THORNHILL COMMONS
SUBDIVISION AS MORE
PARTICULARLY DESCRIBED
ON THAT CERTAIN PLAT OF
SURVEY RECORDED AT
PLAT BOOK 114, PAGES
251- 252, GWINNETT
COUNTY, GEORGIA
RECORDS, REFERENCE TO

COUNTY, GEORGIA
RECORDS, REFERENCE TO
SAID PLAT OF SURVEY AND
THE RECORD THEREOF BEING HEREBY MADE FOR A
MORE COMPLETE DESCRIPTION.
The dath coursed by said

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, fail-

ure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the

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 being possible programs).

Said property is commonly known as 2478 Worrall Hill Way, Duluth, GA 30096 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 party in th

the subject property is (are

ne subject property is (are):
Bobby N. Tucker and Myoung Hee Tucker or tenant or tenants.
Select Portfolio Servicing, Inc. is the entity or individual

designated who shall have

designated with Shan have full authority to negotiate, amend and modify all terms of the mortgage.

Select Portfolio Servicing, Inc. Loan Resolution Depart-

ment 3217 South Decker Lake Drive Salt Lake City, UT

84119 (888) 818-6032
Note, however, that such entity or individual is not re-

quired by law to negotiate, amend or modify the terms

of the loan.

of the loan.
Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable and which may not be of record. (c) the right of

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

an accurate survey and in-spection of the property, and

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

record superior to the Secu-rity Deed first set out above. The sale will be conducted

subject to (1) confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code; and (2) final confirmation and audit of the status of the loan with the hold-

er of the Security Deed. Pursuant to 0.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding

the rescission of judicial and

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

mation and audit of the sta-

tus of the loan as provided

immediately above.
Federal Home Loan Mort-gage Corporation, as Trustee for the benefit of the Freddie

Mac Seasoned Loans Struc-

tured Transaction Trust. Se-

ries 2020-2 as agent and At-torney in Fact for Bobby N. Tucker Aldridge Pite, LLP, 15 Pied-

mont Center, 3575 Piedmont Road, N.E., Suite 500, At-

lanta, Georgia 30305, (404)

non-iudicial sales in

having been given).

ence thereto. Parcel ID: R3001-304

304

2022

ZONING

velopment on an 8.1± acre site, zoned RM (Multifamily Residential) District, located on Dorian Drive, Sneliville, Georgia (Tax Parcel 5028 008). A public hearing by the Sneliville Board of Appeals, as provided by law, will be held at a Regular Meeting on Tuesday, November 8, 2022 at 7:30 p.m. in the Council Chambers, Snellville City Hall, 2342 Oak Road, Snel-Iville, Georgia to consider said application and recomsaid application and recommendation by the Planning Department and conduct a public hearing. For inquiries call 770-985-3517 or visit Snellville City Hall, Department of Planning and Development, 2342 Oak Road, 2nd Elors Snellville Geography 2nd Floor, Snellville, Georgia 30078. Application informa-tion may also be found on the City's website at www.snellville.org. 934-84437 10/19,2022

CITY OF SUGAR HILL NO-TICE OF PUBLIC HEARING REZONING RZ-22-006

Notice is hereby given to the Public that an application has been filed with the City of Sugar Hill, Georgia reof Sugar Hill, Georgia requesting to rezone to Medium Density Mixed Residential District (R36), for the properties located at 5583, 5585, 5597, 5605, and 5615 Cumming Highway (aka Old Cumming Road, and Henry Bailey Road), and 5613 Henry Bailey Road, also known as Tax Parcel ID: R7-320A-004, R7-320A-005, R7-320A-028 004, R7-320A-005, R7-320A-007, R7-320A-028, R7-320A-029, R7-320A-020, & R7320A-024 containing 10.46 acres +/- and more particularly described as follows: The properties are lows: The properties are presently zoned Medium Density Single Family Residential District (RS-100) in the City of Sugar Hill. The applicant is requesting to rezone to Medium Density Mixed Residential District Mixed Residential District (R36) for 48 single-family attached homes. A Tract of land to be Rezoned, situated in Land Lot 320, 7th District, City of Sugar Hill, Gwinnett County, Georgia; the bearings of which are based on State Plane Grid (Georgia West Zone) and being more particularly described as folparticularly described as follows: Commencing at the intersection of the Northern tersection of the Northerly Land Lot Line of Land Lot 320 and the Southerly line of the Warrenton Subdivision, Thence S58°15'16"W a dis-tance of 441.43 feet to the Point of Beginning of the Tract herein described: Thence \$19°44'44"E a distance of 628.94 feet, N88° 14'44"W a distance of 53.74 feet, S19°44'44"E a distance 169.86 feet or 169.86 feet to the Northerly Right-of-Way of Georgia Highway 20 [vari-able r.w.]; Thence along said Northerly Right-of-Way, N89°28'58"W a distance of N89-28'58"W a distance of 151.81 feet. Thence leaving said Northerly Right-of-Way, N03°34'02"W a distance of 182.89 feet. N75°44'39"W a distance of 200.00 feet, S03°34'02"E a distance of 203.21 feet to the said Northerly Right-of-Way; Thence along said Northerly Right-of-Way the following courses and distances: N76°41'17"W a distance of 135.14 feet, Northerly 199.24 feet along a curve to 199.24 feet along a curve to the right (having a radius of 2080.00 feet, a chord bear-ing of N73°56'38"W, and a

tersection of said Northerly Right-of-Way and the Easter-ly Right-of-Way of Benefield ly Right-of-way or periodic. Road [variable r.w.]; Thence along said Easterly Right-of-Way, N24°58'54"W a distance of 238.78 feet to the Southerly line of the Warren-ton Subdivision; Thence along said Southerly line, N58°15'16"E a distance of 739.79 feet to the Point of 739.79 feet to the Point of Beginning. Containing 10.46 acres or 455,638 square feet as depicted on a Rezoning Sketch prepared by Atlas Land Surveying & Mapping, LLC; dated 01 July 2022 (Project N° 22177). The Sugar Hill City Council will consider whether to rezone the property. The Mayor and City Council has authority to zone the proper-ty as requested or place such other zoning classifica-tion and conditions on the property as they deem ap-propriate, constitutional, and in the best interest of the citizens of Sugar Hill. The public is invited to attend public ic is invited to attend public hearings scheduled for Monday, October 17, 2022, at 7:00 p.m. for the Planning Commission and Monday November 14, 2022, at 7:30 p.m. for the Mayor and City Council in city hall, which is located at 5039 West Broad Streat Suger Hill Georgia

chord distance of 199.16 feet) to the intersection of said Northerly Right-of-Way and the Northerly Right-of-Way of Henry Bailey Road [variable r.w.]; Thence along

yariable r.w.j. Tience along a said Northerly Right-of-Way, Northerly 82.05 feet along a curve to the right (having a radius of 2080.00 feet, a chord bearing of N70° 04'11"W, and a chord discharge of 8'204 feet) to the in-

tance of 82.04 feet) to the in-

Broad Sugar Hill, Georgia, Monday through Friday, from 8:30 a.m. to 4:30 p.m. 934-81193 9/28,10/19, 2022 FORECLOSURE

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Street, Sugar Hill, Georgia. A copy of the proposed re-zoning is available for review in the office of the Planning

and Development Depart-ment located at 5039 West

Pursuant to the Power of Sale contained in a Security Deed given by Akintunde Durosinmi-Etti and Elizabeth Durosinmi-Etti to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for BANK OF AMERICA, N.A., its succes-AMIERICA, N.A., Its successors and assigns dated 3/26/2015 and recorded in Deed Book 53457 Page 227 Gwinnett County, Georgia records; as last transferred to or acquired by BANK OF AMERICA, N.A., conveying the after-described property to secure a Note in the original principal amount of \$249,696.00, with interest at the rate specified therein, there will be sold by the unbefore 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 November 1, 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 All that tract or parcel of

land lying and being in Land Lot 284 of the 5th District, Gwinnett County, Georgia, being Lot 148, Block A, being Lot 148, Block A, Austin Commons, as per plat recorded in Plat Book 127, Pages 129-132, Gwinnett

FORECLOSURE

County, Georgia 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, failsince events of detault, and ure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the surpass of poving the same and all expenses 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 hear given)

tent to collect attorneys fees having been given). Said property is commonly known as **2148 Austin Com-mon Way, Dacula, GA 30019** 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 e subject property is (are): kintunde Durosinmi-Etti Akintunde and Elizabeth Durosinmi-Etti

or tenant or tenants.

Bank of America is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mort-

Loan Assistance Dept. 7105 Corporate Drive Plano, TX 75024 (800) 669-6650 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 said property will be solved as 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 lies against the proper 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 of the property of the prop thority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, (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 hold. tus of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other fore-closure documents may not be provided until final confir-mation and audit of the stamation and audit of the sta-

tus of the loan as provided immediately above. BANK OF AMERICA, N.A. as agent and Attorney in Fact for Akintunde Durosinmi-Etti and Elizabeth Durosinmi-Etti Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, (404) 994-7637.

tus of the loan as provided

1016-5351A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY INFORMATION OBTAINED
WILL BE USED FOR THAT
PURPOSE. 1016-5351A
950-82520 10/5 12 19 26 2022

NOTICE OF SALE UNDER POWER, GWINNETT COUN-Pursuant to the Power of Sale contained in a Security

Deed given by George H.
McCutchen to GWINNETT
FEDERAL SAVINGS AND
LOAN ASSOCIATION dated
12/22/1986 and recorded in Gwinnett County, Georgia records; as last transferred to or acquired by U.S. Bank Trust National Association. but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association, conveying the after-described property to secure a Note in the original principal amount of \$25,000.00, 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 design nated by Order of the Sune

nated by Order of the Superior Court of said county), within the legal hours of sale on November 1, 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 PAR-

ALL THACT OR PARCEL OF LAND LYING AND
BEING IN LAND LOT 113 OF
THE 5TH DISTRICT OF
GWINNETT COUNTY, GEORGIA, AND BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT LOCATED ON THE SOUTHEASTERLY RIGHT OF WAY
OF CRAIG DRIVE (HAVING
A 60-FOOT RIGHT OF WAY)
125.0 FEET NORTHEASTER. 125.0 FEET NORTHEASTER

125.0 FEEI NORTHEASTERLY, AS MEASURED ALONG THE SOUTHEASTERLY RIGHT OF WAY OF CRAIG DRIVE, FROM THE CORNER FORMED BY THE INTERSECTION OF THE SOUTHEASTERLY RIGHT OF WAY OF CRAIG DRIVE AND THE OF CRAIG DRIVE AND THE NORTHEASTERLY RIGHT OF WAY OF CRAIG PLACE (HAVING A 60FOOT RIGHT

WAY OF CRAIG PLACE
(HAVING A 60F00T RIGHT
OF WAY); RUNNING
THENCE NORTHEASTERLY
ALONG THE SOUTHEASTERLY RIGHT OF WAY OF
CRAIG DRIVE 140.0 FET
TO A POINT; THENCE
SOUTH 32 DEGREES 14
MINUTES EAST 168.5 FEET
TO A POINT; THENCE
SOUTH 58 DEGREES 24
MINUTES WEST 140.0 FEET
TO A POINT; THENCE
NORTH 32 DEGREES 14
MINUTES WEST 168.5 FEET
TO THE POINT; OF BEGINNING, BEING SHOWN AS A
PORTION OF LOT 16,
BLOCK E, CRAIGDALE ESTATES, ON SURVEY FOR
GEORGE H. MCCUTCHEN
PREPARED BY S. R.
FIELDS, DATED MARCH 20,
1972, AND RECORDED IN
PLAT BOOK X, PAGE 4,
GWINNETT COUNTY
ECCORDS. APN: R5113010

GWINNETT COUNTY RECORDS. APN: R5113010 The debt secured by said Security Deed has been and is hereby declared due be-cause of, among other pos-sible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees

FORECLOSURE

Said property is commonly known as **696 Craig Drive**, **Lawrenceville**, **GA 30245** 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): Marsha S. Mc-Cutchen or tenant or tenants. Selene Finance, LP is the partity or individual designat. entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the

and moonly all terms of the mortgage.
Selene Finance, LP 3501
Olympus Blvd 5th Floor.
Suite 500 Dallas, TX 75019
1-877-735-3637
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 (ining ad valorem taxes (in-cluding taxes which are lien, but not yet due and payable), (b) unpaid water or sewage bills that consti-tute a lien against the prop-erty whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing au-thority, (d) any matters which might be disclosed by an accurate survey and

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. mation 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 fore-closure documents may not be provided until final confirmation and nutil final confirmation and nutil of the state. mation and audit of the sta-

tus of the loan as provided immediately above.
U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acowner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association as agent and Attorney in Fact for George H. McCutchen Aldridge Pite, LLP, 15 Pied-mont Center, 3575 Piedmont Road, N.E., Suite 500, 4404) lanta, Georgia 30305, (404) 994-7637. 1078-167A THIS LAW FIRM MAY BE

ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1078-167A 950-82182 10/5 12 19 26

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

Sale contained in a Security Deed given by Clarence E. Evans and Karen Evans to HomeBanc Mortgage Corporation dated 6/15/2005 and ration dated 6/13/2005 and recorded in Deed Book 43179 Page 42 and modified at Deed Book 50330 Page 96 and Deed Book 5639 Page 79 Gwinnett County, Georgia records; as last transferred to or acquired by U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee of Legacy Mortgage Asset Trust 2020-GS5, conveying the after-described property to secure a Note in the origi-nal principal amount of \$257,300.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash of Gwinnett County, Georgia (or such other area as designated by Order of the Supenated by Order of the Superior Court of said county), within the legal hours of sale on November 1, 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:

property:
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 69 OF THE 7TH DISTRICT, GWIN-NETT COUNTY, GEORGIA, BEING LOT 14, BLOCK A, STERLING RIDGE AT PEN-NY LANE SUBDIVISION, AS PER PLAT RECORDED IN
PLAT BOOK 107, PAGE 163,
GWINNETT COUNTY
RECORDS, WHICH PLAT IS
HEREBY REFERRED TO AND
MADE A PART OF THIS DE-

SCRIPTION. 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 1712 Penny Lane, 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): Clarence E. Evans or tenant

Clarence E. Evans or tenant or tenants.
Rushmore Loan Management Services, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. mortgage.
Rushmore Loan Management Services, LLC PO Box 52708 Irvine, CA 92619 888.504.7300

Note, however, that such entity or individual is not re-quired 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 994-7637 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 he of record (c) the right be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and

The sale will be conducted subject to (1) confirmation

FORECLOSURE

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

ediately above . Bank Trust U.S. Bank Trust National Association, not in its individual capacity but solely as vidual capacity but solely as owner trustee of Legacy Mortgage Asset Trust 2020-GS5 as agent and Attorney in Fact for Clarence E. Evans and Karen Evans Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Attack Cassing 2020-6404. lanta, Georgia 30305, (404) 994-7637

1208-3454A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY INFORMATION OBTAINED
WILL BE USED FOR THAT
PURPOSE. 1208-3454A
950-89133, 10/5, 12, 19, 26 950-82133 10/5 12 19 26

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of Sale contained in a Security Deed given by Raj P. Patel and Gira Patel to Mortgage Electronic Registration Sysand Gira Patel to Mortgage Electronic Registration Sys-tems, Inc., as grantee, as nominee for MetLife Home Loans, a Division of MetLife Bank, N.A., its successors and assigns. dated 7/8/2009 and recorded in Deed Book 49668 Page 0003 Gwinnett County, Georgia records as 49000 Fagle 1000 GWIIII-000 Fagle 2000 GWIII-000 Fagle 2000 Fagle 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 November 1, 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 County, Georgia (or such following described property: ALL THAT TRACT OR PAR-

CEL OF LAND LYING AND BEING IN LAND LOT 214 OF THE 7TH DISTRICT OF GWINNETT COUNTY, GEOR-GIA, BEING LOT 8, BLOCK "H", MORNINGVIEW SUBDI-VISION, TRACT "F"- UNIT ONE, PARCEL #2, AS PER PLAT RECORDED IN PLAT POOK 77, PACE 322, CWIM. BOOK 77, PAGE 282, GWIN-NETT COUNTY, GEORGIA RECORDS

LESS and Except property conveyed to Gwinnett Coun-ty by Declaration of Taking Civil Action No. 21 A 05733 4, Book 59018 Page 45, Gwinnett County, Georgia Records

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

having been given).
Said property is commonly known as 3870 Regal Oaks Drive, Suwanee GA 30024 brive, Suwanee, GA 30024 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): Raj P. Patel and Gaira Patel a/k/a Gira Patel or tenant or tenants. Shellpoint Mortgage Servic-

ing is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.
Shellpoint Mortgage Servic-

Greenville, SC 29603-0826 1-800-365-7107 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms

Said property will be sold subject to: (a) any outstand-ing ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that consti-tute 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 au-thority, (d) any matters which might be disclosed by an accurate survey and in spection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of mation and audit of the sta-

covenants, and matters or record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibit-ed under the U.S. Bankrupt-cy Code; and (2) final confir-mation and audit of the status of the loan with the hold-er of the Security Deed. Pur-suant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the stamation and adoit of the says tus of the loan as provided immediately above. NewRez LLC d/b/a Shell-point Mortgage Servicing as agent and Attorney in Fact for Raj P. Patel and Gira Pa-

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

1263-2545A 1263-2545A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1263-2545A 950-82406 10/5 12 19 26 2022

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

Sale contained in a Security Deed given by Chhin Sok and Phorl Kao to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Primary Capital

FORECLOSURE

(or such other area as design

nated by Order of the Supe

and assigns. dated 6/19/2009 and recorded in Deed Book 49563 Page 169 Gwinnett County, Georgia Gwinnett County, Georgia records; as last transferred to or acquired by Wilming-ton Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust F, conreging the after-described property to secure a Note in the original principal amount of \$126,271.00, with interest at the rate specified therein, ing been given).
Said property will be sold subject to the following: (1) there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia

rior Court of said county), within the legal hours of sale on December 6, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described Said sale will be conducted subject to the following: (1) confirmation that the sale is Deed. telephone number of the in-dividual or entity who has full authority to negotiate, amend, and modify all terms

22, PAGE 238, GWINNETT COUNTY RECORDS, SAID PLAT BEING INCORPORAT-ED HEREIN AND MADE A PART HEREOF BY REFERof the mortgage is as follows: **ENCE** The debt secured by said Security Deed has been and is hereby declared due be-cause of, among other pos-sible events of default, failretedom Mortgage Corporation 907 Pleasant Valley Avenue, Suite 3 Mount Laurel, NJ 08054 Phone: (855) 690-5900 sible events of default, fall-ure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the

sale will be inade for in-purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of in-tent to collect attorneys fees having bean given) having been given). CORPORATION.

Said property is commonly known as 1432 Harbins Road, Norcross, GA 30093 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and the post the undersigned, the party (or parties) in possession of the subject property is (are): Chhin Sok and Phorl Kao or

tenant or tenants.

Carrington Mortgage Services, LLC is the entity or individual designated who shall have full authority to shall have full authorny to negotiate, amend and modify all terms of the mortgage. Carrington Mortgage Ser-vices, LLC 1600 South Dou-glass Road Suite 200-A Ana-heim, CA 92806 (800) 561-4567

Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstand-ing ad valorem taxes (in-cluding taxes which are a

lien, but not yet due and payable), (b) unpaid water 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 inan accurate survey and in-spection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of

record superior to the Secu-rity Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. 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-iudicial salés in State of Georgia, the Deed Under Power and other fore-closure documents may not be provided until final confirmation and audit of the sta-tus of the loan as provided

immediately above.
Wilmington Savings Fund
Society, FSB, as trustee of
Stanwich Mortgage Loan
Trust F as agent and Attorney in Fact for Chhin Sok
and Phorl Kao
Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont
Road, N.E., Suite 500, Atlanta, Georgia 30305, (404)
994-7637.
2191-2569A immediately above

994-7637.
2191-2569A
THIS LAW FIRM MAY BE
ACTING AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 2191-2569A 950-84150 10/19 26 11/2 9 16 23 30 2022

STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER Pursuant to the power of

Pursuant to the power of sale contained in the Security Deed executed by ROD-NEY COMER AND TINA COMER to MORTGAGE ELECTRONIC REGISTRA-TION SYSTEMS, INC NOMINEE FOR CF CROSS NOMINEE FOR CROSS-COUNTRY MORTGAGE, INC in the original principal amount of \$286,766.00 dat-ed November 20, 2015 and recorded in Deed Book 54042, Page 0556, Gwinnett County records, said Securi-ty Deed being last trans-ferred to FREEDOM MORT-GAGE CORPORATION in Deed Book 59706, Page 583, 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, the property in said Security Deed and described as fol-ALL THAT TRACT OR PAR-

ALL IHAI I HACT ON PAR-CEL OF LAND LYING AND BEING IN LAND LOT 299 OF THE 5TH DISTRICT, GWIN-NETT COUNTY, GEORGIA, BEING LOT 19, BLOCK A OF DEL MAR CLUB AT
HARBINS SUBDIVISION,
PHASE 36 PER PLAT
THEREOF RECORDED IN
PLAT BOOK 131, PAGE 240243, GWINNETT COUNTY,
FEORDIA PEOODES **GFORGIA** RECORDS WHICH RECORDED PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE PART OF THIS DESCRIP-TION.

Said property being known as: 1144 BENTLEY ESTATES
DR DACULA, GA 30019
To the best of the undersigneds knowledge, the paror parties in possession

of said property is/are ROD-NEY COMER AND TINA COMER or tenant(s). The debt secured by said Security Deed has been and is hereby declared due and payable because of, among

FORECLOSURE

other possible events of de-fault, failure to pay the in-debtedness 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 attornevs fees (notice of intent to collect attorneys fees hav-

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 assess-ments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out

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 The name, address, and

Freedom Mortgage Corpo-

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 INIS LAW FIRM IS ACTING
AS A DEBT COLLECT A
TEMPTING TO COLLECT A
DEBT. ANY INFORMATION
OBTAINED MAY BE USED
FOR THAT PURPOSE.
FREEDOM MORTGAGE

as Attorney-in-Fact for RODNEY COMER AND TINA COMER Anschutz. Robertson. Schneid, Crane & Partners, 10700 Abbotts Bridge Road

Suite 170 Duluth, GA 30097 Phone: 470.321.7112 Firm File No. 22-014643 –

950-81661 9/28 10/5 12 19 26 2022

NOTICE OF SALE UNDER GWINNETT COUNTY Under and by virtue of the

Power of Sale contained in a Security Deed given by Richard L Winstead and Cheryl C Felder AKA Cheryl Roberson Felder to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Cardinal Finannóminee for Cardínal Finan-cial Company, Limited Part-nership, its successors and assigns, dated August 28, 2020, recorded in Deed Book 57821, Page 153, Gwinnett County, Georgia Records, as last transferred to Cardinal Financial Compa-ny, Limited Partnership by assignment recorded in assignment recorded in Deed Book 59913, Page 74, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of TWO principal amount of TWO
HUNDRED EIGHTY-FOUR
HOUSAND SEVEN HUNDRED FORTY-SEVEN AND
0/100 DOLLARS
(\$284,747.00), with interest

(\$284,747.00), 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, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in November, 2022, the following described property: SEE EXHIBIT A ATTACHED HFRFT0 AND MADE PART HEREOF

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 pursuant to O.C.G.A. § 13-1-11

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and in spection of the property, any assessments, liens, encumassessments, nens, encum-brances, zoning ordinances, restrictions, covenants, and any matters of record in-cluding, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Cardinal Financial Company, Limited Partnership is the holder of the Security Deed to the property in ac-cordance 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: Cardinal Financial Company, Limited Partnership, 1 porate Drive, Suite 360, Lake Zurich, IL 60047, Zurich, IL 60047, 8006694268. Note, however, that such entity is not required by law

to negotiate, amend or modify the terms of the loan.

To the best knowledge and belief of the undersigned, the party in possession of the property is Richard Winstead and Cheryl Felder AKA Chervl Roberson Felder or a tenant or tenants and said property is more commonly known as 1714 Lake Heights Circle, Dacula, Georgia 30019. Should a conflict arise between the property address and the legal description the legal de

Cheryl C Felder AKA Cheryl

Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076

Roberson Felder

FXHIBIT A

994-7637. 1012-14731A THIS LAW FIRM MAY ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY INscription will control. The sale will be conducted FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-14731A 950-82324 10/5 12 19 26 subject (1) to confirmation that the sale is not prohibited under the U.S. Bankrupt-cy Code and (2) to final con-firmation and audit of the status of the loan with the 2022 NOTICE OF SALE UNDER holder of the security deed. Cardinal Financial Company, Limited Partnership as Attorney in Fact for Richard L Winstead and

POWER. GWINNETT COUN-Sale contained in a Security

Deed given by Gunther Czar-

Deed given by Gunther Czar-necki to Bank of America, N.A. dated 3/5/2003 and recorded in Deed Book 31730 Page 0021 Gwinnett County, Georgia records; as last transferred to or ac-quired by Bank of America, N.A., conveying the after-de-McCalla Raymer Leibert www.foreclosurehotline.net COMMONLY

FORECLOSURE

KNOWN AS: 1714 Lake Heights Circle, Dacula, GA 30019 TAX PARCEL ID/AP: R3001 scribed property to secure a Note in the original principal amount of \$50,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Court-house door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on November 1, 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: County, Georgia (or such

Commonly Known As: 1714 Lake Heights Circle, Dacula, Georgia 30019 MR/jay 11/1/22 Our file no. 22-07226GA – property: ALL THAT TRACT OR PAR-ALL THAT TRACT OR PAR-CEL OF LAND LYING AND BEING IN LAND LOT 290 OF THE 6TH DISTRICT OF GWINNETT COUNTY, GEOR-GIA, AND BEING KNOWN AS 950-83014 10/5 12 19 26 CONDOMINIUM UNIT NO 701, BUILDING NO. 7, PHASE III, OF BERKELEY WOODS CONDOMINIUM, RECORDED IN CONDOMINI-NOTICE OF SALE LINDER

UM PLAT BOOK 2, PAGE 12, OF GWINNETT COUNTY, GEORGIA, RECORDS, AND AS MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DECLARATION OF CONDOMINIUM FOR BERKELEY WOODDS CONDOMINIUM DATED OCTOBER 5, 1989, AND RECORDED IN DEED BOOK 6009, PAGE 323, AFORESAID RECORDS. AS THE SAME MAY BE UM PLAT BOOK 2, PAGE 12

THE SAME MAY AMENDED FROM TIME TO quired by Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2020-2, conveying the after-described property to secure a Mate in the original principal. AMENDED FROM TIME TO TIME (HEREINAFTER, RE-FERRED TO AS THE "DECLA-RATION") TOGETHER WITH ALL THE RIGHTS, TITLE, AND INTEREST OF AND INTEREST OF GRANTEE IN THE AFORE-SAID UNIT AND THE AP-PURTENANCES THERETO AS SET FORTH IN THE DEC-LARATION, INCLUDING SUCH UNDIVIDED INTER-

SUCH UNDIVIDED INITER
EST IN THE COMMON AREAS AS SET FORTH IN THE
DECLARATION.
BEING THE SAME PROPERTY CONVEYED TO GUNTHER CZARNECKI BY DEED
TOOM SERVICED TO THE TRANSPORT OF T THER CZARNECKI BY DEED FROM BERKLEY DEVELOP-MENT, INC. RECORDED 08/13/1991, IN DEED BOOK 6690, PAGE 260, IN THE CLERK'S OFFICE OF THE SUPERIOR COURT, GWINNETT COUNTY, GEORGIA.

TAX ID. # R6290A046
This foreclosure is subject to the Security Deed from Gunther Czarnecki to Sun-Trust Bank, Atlanta, dated 5/15/2000 5/15/2000, recorded 7/15/2000 in the original principal amount of \$10,000.00, recorded in Deed Book 20856, Page 116, Gwinnett County, Georgia

records.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failas 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 surpress of points the page. 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 heen given)

tent to collect attorneys fees having been given). Said property is commonly known as 701 Berkeley Woods Dr, Duluth, GA 30096-6357 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) signed, the party (or parties) in possession of the subject property is (are): Gunthe Czarnecki or tenant or ten

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

Loan Assistance Dept. 7105 Corporate Drive Plano, TX 75024 (800) 669-6650 Note, however, that such entity or individual is not required by law to negotiate,

amend or modify the terms of the loan.

of the loan.
Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of be of record. (c) the right of redemption of any taxing au-thority, (d) any matters which might be disclosed by an accurate survey and in-spection of the property, and spection 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 chief to (1) confirmation

subject to (1) confirmation that the sale is not prohibit-ed under the U.S. Bankrupt-cy Code; and (2) final confirmation and audit of the sta tus of the loan with the holder of the Security Deed, Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial salés in the State of Georgia, the Deed Under Power and other fore-closure documents may not be provided until final confirmation and audit of the status of the loan as provided

főr Gunther Czarnećki Aldridge Pite, LLP, 15 Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, At-lanta, Georgia 30305, (404) 994-7637. 1016-5336A

THIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1016-5336A 950-82252 10/5 12 19 26 2022 NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of

Pursuant to the Power of Sale contained in a Security Deed given by Norma J Jones to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Guaranty Mortgage Services, LLC, its successors and assigns dated 6/18/2008 and recorded in Deed Rook and assigns dated or 10/2000 and recorded in Deed Book 48931 Page 0599 Gwinnett County, Georgia records; as last transferred to or acquired by PENNYMAC LOAN SERVICES, LLC, conveying the after-described property oscurs a Note in the original control of the contr to secure a Note in the origin nal principal amount of \$150,537.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as desig-nated by Order of the Superior Court of said county), within the legal hours of sale on November 1, 2022 (being

FORECLOSURE

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

land lying and being in Land Lot 47 of the 5th District, Lot 47 of the 5th District, Gwinnett County, Georgia, being Unit 18, Building R, Oakland Downs, Phase II, as per plat recorded in Plat Book 122, Pages 29-32, Gwinnett County Records, said plat being incorporated herein by reference thereto. The debt secured by said Security Deed has been and is hereby declared due beis hereby declared due because of, among other pos cause of, among other pos-sible events of default, fail-ure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees

having been given).
Said property is commonly known as 260 Oakland Hills known as 200 Uakland Hills Way, Lawrenceville, GA 30044 together with all fix-tures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the under-signed the party (or narties) and belief of the fulled signed, the party (or parties) in possession of the subject property is (are): Norma J Jones and Enchanta Jones or tenant or tenants. PennyMac Loan Services,

PennyMac Loan Services, LLC is the entity or individu-al designated who shall have full authority to negotiate, emend and modify all terms of the mortgage. PennyMac Loan Services, LLC Loss Mitigation 3043 Townsgate Road #200, 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 outstand-ing ad valorem taxes (in-

cluding taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority (d) thority, (d) any matters which might be disclosed by an accurate survey and in spection of the property, and (e) any assessments, liens, encumbrances, zoning or-dinances, restrictions, dinances, restrictions, covenants, and matters of record superior to the Secu-rity Deed first set out above.

The sale will be conducted subject to (1) confirmation that the sale is not prohibit-

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

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

1120-23654A THIS LAW FIRM MAY BE ACTING AS A DEBT COL-LECTOR ATTEMPTING TO COLLECT A DEBT. ANY IN-WILL BE USED FOR THAT PURPOSE. 1120-23654A 950-82392 10/5 12 19 26 2022 FORMATION OBTAINED

NOTICE OF SALE UNDER POWER, GWINNETT COUN-

Pursuant to the Power of Sale contained in a Security Deed given by Barbara Adams and Sheila Coffey to American General Financial Services, Inc. (DE) dated 10/27/2008 and recorded in Deed Book 49144 Page 114 and modified at Deed Book 51938Page 475Gwinnett County, Georgia records; as last transferred to or acquired by U.S. Bank National Association, not in its individual capacity but solely as Sale contained in a Security Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT, conveying the after-described property to secure a Note in the original principal amount of \$138,418.56, 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 before the Courthouse door of Gwinnett County, Georgia (or such other area as desig-nated by Order of the Supe-rior Court of said county), within the legal hours of sale on November 1, 2022 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first

property:
All that certain property situated in the County of
GWINNETT, and State of
GEORGIA, being described as follows

Wednesday of said month)

following described

as follows:
ALL THAT TRACT OR PAR-CEL OF LAND LYING AND BEING IN LAND LOT 93 OF THE 7TH DISTRICT OF GWINNETT COUNTY, GEOR-GWINNETI COUNTY, GEOR-GIA, BEING LOT 6, BLOCK R, THE BRANCHES, UNIT 1, ACCORDING TO PLAT RECORDED IN PLAT BOOK 39, PAGE 216, GWINNETT COUNTY RECORDS. REFER-ENCE TO SAID PLAT IS HEPBRY MADE ENDA COM-HEREBY MADE FOR A COM-PLETE DESCRIPTION OF THE PROPERTY HEREIN DESCRIBED. Tax Parcel Identification Number: R7093-199

This sale will be made sub-ject to any right of the United States of America to redeem the hereinabove described property within 120 days from the sale date aforesaid, in order to satisfy certain outstanding federal tax liens. The debt secured by said Security Deed has been and is hereby declared due because of, among other pos sible events of default, fail manner provided in the Note and Security Deed. The debi remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of in tent to collect attorneys fees having been given).
Said property is commonly known as 1910 Shady Creek

Lane, Lawrenceville, GA 30043 together with all fix-tures and personal property