

FORECLOSURE

Gwinnett County records, the undersigned will sell at public outcry to the highest bidder for cash, before the Courthouse door in said County, at the Research Parkway, Suite 3033, Co 06450, 1-855-884-2250

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 all terms of the mortgage as follows: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 205 OF THE 5TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING LOT 8, BLOCK A, UNIT FOUR, ASHLAND MANOR SUBDIVISION, AS PER PLAT RECORDED IN PLAT BOOK 57, PAGE 175, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION.

Said property being known as: 354 SPRING FALLS DR LAWRENCEVILLE, GA 30045

To the best of the undersigned's knowledge, the party or parties in possession of said property is/are BRITAIN Y. HOLLINS AND BEN L. MURPHY SR 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 sale, including attorney 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:

Selene Finance LP, 3501 Olympus Boulevard, 5th Floor, Suite 500, Dallas, TX 75019, 877-768-3759

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 all 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.

SELENE FINANCE LP, AS ATTORNEY-IN-FACT FOR BRITAIN Y. HOLLINS AND BEN L. MURPHY SR

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, 10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097, Phone: 470.321.7112, Firm File No. 23-098083 - GaR

950-98537 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023.

STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by ERIC B. AARON AND BEVERLY K. AARON to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, AS NOMINEE FOR HOMESTAR FINANCIAL CORP. in the original principal amount of \$275,805.00 dated June 15, 2018, and recorded in Deed Book 55922, Page 983, Gwinnett County records, said Security Deed being last transferred to PLANET HOME LENDING, LLC in Deed Book 60264, Page 696, 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 May 02, 2023, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 3 OR THE 6TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING LOT 34, BLOCK C, CAMARON SPRINGS SUBDIVISION, UNIT ONE, AS PER PLAT RECORDED IN PLAT BOOK 35, PAGE 93, GWINNETT COUNTY, GEORGIA RECORDS, BEING MORE COMMONLY KNOWN AS 4371 CAMARON WAY, SNELLVILLE, GA 30039

Said property being known as: 4371 CAMARON WAY SNELLVILLE, GA 30039

To the best of the undersigned's knowledge, the party or parties in possession of said property is/are ERIC B. AARON AND BEVERLY K. AARON 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 sale, including attorney 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

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full authority to negotiate, amend, and modify all terms of the mortgage is as follows:

Planet Home Lending, LLC, 3501 Research Parkway, Suite 3033, Co 06450, 1-855-884-2250

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.

PLANET HOME LENDING, LLC, AS ATTORNEY-IN-FACT FOR ERIC B. AARON AND BEVERLY K. AARON

Robertson, Anschutz, Schneid, Crane & Partners, PLLC, 10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097, Phone: 470.321.7112, Firm File No. 23-098773 - GaR

950-98423 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023.

STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by HOWARD D. PATRICK TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR FREEDOM MORTGAGE CORPORATION in the original principal amount of \$113,364.00 dated November 16, 2017 and recorded in Deed Book 55583, Page 627, Gwinnett County records, said Security Deed being last transferred to FREEDOM MORTGAGE CORPORATION in Deed Book 60395, Page 10, 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 May 02, 2023, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 159 OF THE 6TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 2, BLOCK C, OF JACKSONS#595, MOUNTAIN VIEW UNIT 4, AS PER PLAT RECORDED IN PLAT BOOK 19, PAGE 168, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY THIS REFERENCE.

Said property being known as: 775 JACKSONS MILL WAY NW LILBURN, GA 30047

To the best of the undersigned's knowledge, the party or parties in possession of said property is/are HOWARD D. PATRICK 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 sale, including attorney 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:

Freedom Mortgage Corporation, 951 W Yamato Road, Suite 175, Boca Raton, FL 33431, 855-690-5900

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 all 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.

FREEDOM MORTGAGE CORPORATION, AS ATTORNEY-IN-FACT FOR HOWARD D. PATRICK TO ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097, Phone: 470.321.7112, Firm File No. 23-093966 - Liv

950-98409 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023.

STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by WENDY CASTILLO DAVID TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, ACTING SOLELY AS NOMINEE FOR BROKER SOLUTIONS, INC., DBA NEW AMERICAN FUNDING in the original principal amount of \$218,960.00 dated December 18, 2019 and recorded in Deed Book 57132, Page 290, Gwinnett County records, said Security Deed being last transferred to LAKEVIEW LOAN SERVICES, LLC in Deed Book 59439, Page 0190, 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 May 02, 2023, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 80

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OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 8, BLOCK I, QUAIL RUN PHASE, UNIT PL 5E, LAWNCHA PER PLAT RECORDED IN PLAT BOOK 6, PAGE 120, GWINNETT COUNTY RECORDS, TO WHICH SAID PLAT REFERENCE IS MADE FOR A MORE PARTICULAR DELINEATION OF A METS, BOUNDS AND COURSES DESCRIPTION.

Said property being known as: 515 BIRCH LN LAWRENCEVILLE, GA 30044

To the best of the undersigned's knowledge, the party or parties in possession of said property is/are WENDY CASTILLO DAVID 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 sale, including attorney 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:

Secur Care, 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 SERVICES, LLC, AS ATTORNEY-IN-FACT FOR WENDY CASTILLO DAVID ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097, Firm File No. 23-101183 - DaG

950-97254 03/22/2023, 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023.

STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by CANDICE VIRGINIA KIRKPATRICK TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., AS GRANTEE, AS NOMINEE FOR NEW YORK COMMUNITY BANK in the original principal amount of \$185,576.00 dated August 7, 2015 and recorded in Deed Book 53748, Page 436, Gwinnett County records, said Security Deed being last transferred to FREEDOM MORTGAGE CORPORATION in Deed Book 59934, Page 368, 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 May 02, 2023, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN GM DISTRICTS 1397 AND 1749, GWINNETT COUNTY, GEORGIA, BEING LOT 62, BLOCK A, DUNCAN RIDGE SUBDIVISION, UNIT TWO, AS PER PLAT RECORDED IN PLAT BOOK 77, PAGE 245, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT AND LEGAL DESCRIPTION THEREON ARE INCORPORATED HEREIN BY REFERENCE THERETO.

Said property being known as: 340 DUNCAN BRIDGE DR BUFORD, GA 30519

To the best of the undersigned's knowledge, the party or parties in possession of said property is/are CANDICE VIRGINIA KIRKPATRICK 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 sale, including attorney 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:

Freedom Mortgage Corporation, 951 W Yamato Road, Suite 175, Boca Raton, FL 33431, 855-690-5900

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.

FREEDOM MORTGAGE CORPORATION, AS ATTORNEY-IN-FACT FOR CANDICE VIRGINIA KIRKPATRICK ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097, Firm File No. 23-102652 - GaR

950-98239 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023.

NOTICE OF SALE UNDER POWER GEORGIA, GWINNETT COUNTY

Under and by virtue of the Power of Sale contained in a Security Deed given by Cheryl Byer to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Optimum Financial Services, LLC, its successors and assigns, dated August 31, 2006, recorded in Deed Book 46985, Page 436, Gwinnett County, Georgia Records, as last transferred to MEB Loan Trust VI, U.S. Bank National Association, not in its individual capacity but solely as trustee by assignment recorded in Deed Book 60372, Page 500, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of THIRTY-NINE THOUSAND SEVEN HUNDRED FIFTY AND 0/100 DOLLARS (\$39,750.00), 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 May, 2023, 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 fees (notice pursuant to O.C.G.A. § 13-1-11 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), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on a "quotes-as-is" basis without any representation, warranty or recourse against the above-named or the undersigned.

The sale is being conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

The 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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The sale will be conducted subject to the following: (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

The 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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

ber 2, 2016, recorded in Deed Book 54628, Page 739, Gwinnett County, Georgia

Records, as last transferred to Specialized Loan Servicing LLC by assignment to be recorded in the Office of the Clerk of Superior Court of Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of SIXTY-TWO THOUSAND EIGHT HUNDRED FORTY-SEVEN AND 0/100 DOLLARS (\$62,547.00) 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 May, 2023, 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 fees (notice pursuant to O.C.G.A. § 13-1-11 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), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on a "quotes-as-is" basis without any representation, warranty or recourse against the above-named or the undersigned.

The sale is being conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

The 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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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FIFTY-FIVE THOUSAND TWO HUNDRED EIGHTY-FIVE AND 0/100 DOLLARS (\$255,285.00), 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 May, 2023, 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 fees (notice pursuant to O.C.G.A. § 13-1-11 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), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on a "quotes-as-is" basis without any representation, warranty or recourse against the above-named or the undersigned.

The sale is being conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

The 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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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:

Specialized Loan Servicing LLC is the holder of the Security Deed to the property in accordance with OCGA