

**FORECLOSURE**

Advisors LC, in the original principal amount of \$194m048.00, dated February 25, 2005 and recorded in Deed Book 41923, Page 106, Gwinnett County, Georgia records, as may be transferred and/or assigned from time to time. The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due in the manner provided in the Note to Secure Debt. 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 Deed to Secure Debt and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as **599 Simonton Oak Lane, Lawrenceville, GA 30045**, together with all fixtures and personal property attached to and constituting a part of said property. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Gabre M. Royes or tenant or tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; (2) O.C.G.A. Section 9-13-172.1; and (3) 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 nonjudicial 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 in the preceding paragraph. Pursuant to O.C.G.A. Section 44-14-162.2, the entity that has full authority to negotiate, amend and modify all terms of the mortgage with the debtor is: Select Portfolio Servicing, Inc., Attention: Loss Mitigation Department 3217 S. Decker Lake Drive Salt Lake City, Utah 84119-1888-818-6032 The foregoing notwithstanding, nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require the secured creditor to negotiate, amend or modify the terms of the Deed to Secure Debt described herein. This sale is conducted on behalf of the secured creditor under the power of sale granted in the aforementioned security instrument, specifically being U.S. Bank National Association, as Indenture Trustee for Towd Point Mortgage Trust 2020-4 as attorney in fact for Gabre M. Royes Richard B. Maner, P.C. 180 Interstate N Parkway, Suite 200 Atlanta, GA 30339 404.252.6385 THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. FC23-296 950 99325 4/5,12,19,26, 2023

**NOTICE OF SALE UNDER POWER STATE OF GEORGIA, GWINNETT COUNTY**  
By virtue of a Power of Sale contained in that certain Security Deed from **NELSON A SANTANA AND GLORIA P SANTIAGO & METLIFE HOME LOANS, A DIVISION OF METLIFE BANK, N.A.**, dated February 3, 2010, recorded February 10, 2010, in Deed Book 49935, Page 00241, Gwinnett County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Seventy-Seven Thousand and 00/100 dollars (\$177,000.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to **Mortgage Assets Management, LLC**, there will be sold at public outcry to the highest bidder for cash at the Gwinnett County Courthouse, within the legal hours of sale on the first Tuesday in May, 2023, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 1 OF THE 7TH DISTRICT OF GWINNETT COUNTY, GEORGIA, BEING KNOWN AS LOT 80, BLOCK A, OF AVALON FOREST SUBDIVISION, UNIT TWO, AS PER PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 59, PAGE 191, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION: BEING KNOWN AS 2800 CAMELOT WOODS DRIVE, ACCORDING TO THE PRESENT SYSTEM OF NUMBERING HOUSES IN GWINNETT COUNTY, GEORGIA. Said legal description being correct, however the property is more commonly known as **2800 CAMELOT WOODS DRIVE, LAWRENCEVILLE, GA 30044**. The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys fees (notice of intent to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an as-is basis without any representation warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants; and any other matters of record superior to said Security Deed. To the

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best of the knowledge and belief of the undersigned, the owner and party in possession of the property is **NELSON A SANTANA, GLORIA P SANTIAGO, ESTATE AND/OR HEIRS-AT-LAW OF GLORIA SANTIAGO MICHAEL T KING, RAQUEL CUADRADO, ESTATE AND/OR HEIRS AT LAW OF NELSON SANTANA**, or tenants(s). The sale will be conducted subject to (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: PHH Mortgage Corporation, Loss Mitigation Dept., 1681 Worthington Road Ste 100, West Palm Beach, FL 33409, Telephone Number: 866-503-5559. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument. **MORTGAGE ASSETS MANAGEMENT, LLC** as Attorney in Fact for **NELSON A SANTANA, GLORIA P SANTIAGO & METLIFE HOME LOANS, A DIVISION OF METLIFE BANK, N.A.** MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW, IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Ruben Lublin, LLC, 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. RMU-22-04940-2 Ad Run Dates 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023 rlsaw.com/property-listing 950 98616 4/5,12,19,26, 2023

**NOTICE OF FORECLOSURE SALE UNDER POWER STATE OF 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 **Bill O Sweat and Diane Sweat to Mortgage Electronic Registration Systems, Inc., as nominee for Citibank, N.A.** dated September 19, 2013 and recorded on October 2, 2013 in Deed Book 52557, Page 0874, Gwinnett County, Georgia Records, and later assigned to Nationstar Mortgage LLC by Assignment of Security Deed recorded on March 27, 2023 in Deed Book 60503, Page 138, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of Ninety-one Thousand One Hundred Seventy-Seven And 00/100 Dollars (\$91,177.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Gwinnett County, Georgia, within the legal hours of sale on May 2, 2023, the following described property: The following described property: All that tract or parcel of land lying and being in Land Lot 95 of the 6th Land District, Gwinnett County, Georgia, containing 1.43 acres and being designated as Lot No. 2 of the W.W. Noblett property on a Plat of Survey by S.R. Fields, Surveyor, dated September 8, 1958, and being more fully described as follows: Beginning at a point of the Southeast side of the proposed road shown on said Plat now known as Noblett Road, at a common corner with Lot No. 1 of said plat of survey and thence running along the line of Lot No. 1 of said plat of survey in a Southeasterly direction 348 feet to a point of the running South 58 degrees 54&#39; West, 180 feet to a point; thence running in a Northwesterly direction along the line of Lot No. 2 of said plat of survey 338 feet to a point on the Southeast side of said Noblett Road, thence running along the Southeast side of Noblett Road in a Northwesterly direction 180 feet to the point of beginning. Assessor&#39;s Parcel Number: 6-095 -005 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 in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the undersigned, the parties in possession of the property are **Bill O. Sweat and Diane Sweat** or tenant(s); and said property is more commonly known as **5582 Noblett Road, Stone Mountain, GA 30087**. The subject will be conducted subject to (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. Nationstar Mortgage LLC as Attorney in Fact for **Bill O Sweat and Diane Sweat** GA2023-00097 McMichael Taylor Gray, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 404-477-7149 MTG File No.: GA2023-00097 950 99716 4/5,12,19,26,2023

**NOTICE OF SALE UNDER POWER STATE OF GEORGIA, GWINNETT COUNTY**  
By virtue of a Power of Sale contained in that certain Security Deed from **JEKITA R TRIPLETT TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS GRANTEE, AS NOMINEE FOR ACCEPTANCE CAPITAL MORTGAGE CORPORATION**, dated December 6, 2017, recorded December 12,

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2017, in Deed Book 55583, Page 0192, Gwinnett County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Two Hundred Thirty-Five Thousand Six Hundred Fifty-Three and 00/100 dollars (\$235,653.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to U.S. Bank National Association, not in its individual capacity but solely as trustee for RMP Trust, Series 2021 Cottage-TT-V, there will be sold at public outcry to the highest bidder for cash at the Gwinnett County Courthouse, within the legal hours of sale on the first Tuesday in May, 2023, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 66 OF THE 7TH DISTRICT, OF GWINNETT COUNTY, GEORGIA AND BEING LOT 26, BLOCK "B" CHANDLER POND SUBDIVISION, UNIT 5, AS PER PLAT RECORDED IN DEED BOOK 75, PAGE 17, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY THIS REFERENCE. Said legal description being controlling, however the property is more commonly known as **349 BAY HILL CT, LAWRENCEVILLE, GA 30043**. The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an as-is basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants; and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is **JEKITA R TRIPLETT**, or tenants(s). The sale will be conducted subject to (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Rushmore Loan Management Services, LLC Loss Mitigation Dept 15480 Laguna Canyon Rd, Irvine, CA 92618, Telephone Number: 888-504-7300. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument. U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR RMP TRUST, SERIES 2021 COTTAGE-TT-V as Attorney in Fact for **JEKITA R TRIPLETT** THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW, IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Ruben Lublin, LLC, 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. RLM-23-00853-1 Ad Run Dates 04/05/2023, 04/12/2023, 04/19/2023, 04/26/2023 rlsaw.com/property-listing 950 97051 4/5,12,19,26, 2023

**Notice of Sale Under Power Georgia, Gwinnett County**  
Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by **Nadia Valverde to Mortgage Electronic Registration Systems, Inc. ("MERS") as nominee for SunTrust Mortgage, Inc.**, dated May 23, 2006, and recorded in Deed Book 4668, Page 465, Gwinnett County, Georgia records, as last transferred to **Deutsche Bank Trust Company Americas, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2006-QS17** by Assignment recorded in Deed Book 58782, Page 148, Gwinnett County, Georgia records, conveying the after-described property to secure a Note of even date in the original principal amount of \$113,600.00, 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, within the legal hours of sale on the first Tuesday in May, 2023, to wit: May 2, 2023, the following described property: All that tract or parcel of land lying and being in Land Lot 305 of the 6th District, Gwinnett County, Georgia, being Lot 243-160, Block B, Meadow Green Subdivision, Unit Four, as per plat recorded in Plat Book 57, Page 91, Gwinnett County, Georgia records, which recorded plat is incorporated herein by this reference and made a part of this description. Said property being known as 3866 Meadow Creek Drive, according to the present system of numbering houses in Gwinnett County, Georgia, the debt secured by said Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. 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. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other

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**Meadow Creek Drive, Norcross, GA 30092**, together with all fixtures and personal property attached to and constituting a part of said property. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): **Nadia Valverde and Ramon Acosta** or tenant or tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; (2) O.C.G.A. Section 9-13-172.1; and (3) final confirmation and audit of the status of the loan with the holder of the security deed. Pursuant to O.C.G.A. Section 44-14-162.2, the entity that has full authority to negotiate, amend and modify all terms of the mortgage with the debtor is: Select Portfolio Servicing, Inc. Attention: Loss Mitigation Department 3217 S. Decker Lake Drive Salt Lake City, Utah 84119-1888-818-6032 The foregoing notwithstanding, nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require the secured creditor to negotiate, amend or modify the terms of the Deed to Secure Debt described herein. This sale is conducted on behalf of the secured creditor under the power of sale granted in the aforementioned security instrument, specifically being Deutsche Bank Trust Company Americas, as Trustee for Residential Accredit Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2006-QS17 as attorney in fact for **Nadia Valverde Richard B. Maner, P.C.** 180 Interstate N Parkway, Suite 200 Atlanta, GA 30339 404.252.6385 THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. FC23-045 950 99324 4/5,12,19,26, 2023

**Notice of Sale Under Power State of Georgia, County of Gwinnett**  
Under and by virtue of the Power of Sale contained in a Security Deed given by **Heather M. Walter and Donte Deshon Pitchford to Mortgage Electronic Registration Systems, Inc.**, as nominee for Real Estate Mortgage Network, Inc. (the Secured Creditor), dated February 12, 2010, and Recorded on March 23, 2010 as Book No. 49991 and Page No. 870, Gwinnett County, Georgia records, conveying the after-described property to secure a Note of even date in the original principal amount of \$105,375.00, with interest at the rate specified therein, as last assigned to **Carrington Mortgage Services, LLC** by assignment that is or to be recorded in the Gwinnett County, Georgia Records, there will be sold by the undersigned at public outcry to the highest bidder for cash at the Gwinnett County Courthouse within the legal hours of sale on the first Tuesday in May 2023, the following described property: All that tract or parcel of land lying and being in Land Lot 12 of the 6th District, Gwinnett County, Georgia, being Lot 16, Block A, Unit Two, Iris Brooke-West Subdivision, N1/2, Tournament Ridge-West, Unit 2, as per plat recorded in Plat Book 50, page 148, Gwinnett County records, said plat being incorporated herein by reference thereto. Tax ID: R6012-107 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. Because the debt remains 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&#39;s fees (notice of intent to collect attorney's fees having been given). Carrington Mortgage Services, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Carrington Mortgage Services, LLC is the entity with the full authority to negotiate, amend and modify all terms of the loan. Pursuant to O.C.G.A. §44-14-162.2, Carrington Mortgage Services, LLC may be contacted at: 1-800-790-9502 or by writing to 1600 South Douglas Road, Suite 110 and 200-A, Anaheim, CA 92806-5951. Please note that, pursuant to O.C.G.A. §44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as **3708 WOODROSE COURT, SNELLVILLE, GA 30039** is/are: **Heather M. Walter and Donte Deshon Pitchford** or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. 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. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other

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er foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. Funds used at sale shall be in certified funds and payable to Bell Carrington Price & Gregg, LLC. Carrington Mortgage Services, LLC as Attorney in Fact for **Heather M. Walter and Donte Deshon Pitchford**. Any information obtained on this matter may be used by the debt collector to collect the debt. **Bell Carrington Price & Gregg, LLC**, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)- 509-5078. File: 23-4106 950 97868 3/22,29,4/5,12,19,26, 2023

**Notice of Sale Under Power State of Georgia, County of Gwinnett**  
Under and by virtue of the Power of Sale contained in a Security Deed given by **Grant Wiley, Jr. to Mortgage Electronic Registration Systems, Inc.**, as nominee for **Suntrust Mortgage, Inc. (the Secured Creditor)**, dated October 16, 2008, and recorded in Deed Book 2008 as Book No. 49127 and Page No. 211, Gwinnett County, Georgia records, conveying the after-described property to secure a Note of even date in the original principal amount of \$193,333.00, with interest at the rate specified therein, as last assigned to Carrington Mortgage Services, LLC by assignment that is or to be recorded in the Gwinnett County, Georgia Records, there will be sold by the undersigned at public outcry to the highest bidder for cash at the Gwinnett County Courthouse within the legal hours of sale on the first Tuesday in May, 2023, the following described property: All that tract or parcel of land lying and being in Land Lot 109 of the 5th Land District, Gwinnett County, City of Lawrenceville, Georgia, being Lot 5, Highgate Subdivision, on plat of said subdivision recorded in Gwinnett County, Georgia plat records at Plat Book 108, page 224, which plat is incorporated herein by reference for a more complete description. Together with a one thirty-sixth (1/36th) undivided interest in that area shown as open space on the within stated subdivision. Tax ID: R5109 529 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. Because the debt remains 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). Carrington Mortgage Services, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Carrington Mortgage Services, LLC is the entity with the full authority to negotiate, amend and modify all terms of the loan. Pursuant to O.C.G.A. §44-14-162.2, Carrington Mortgage Services, LLC may be contacted at: 1-800-790-9502 or by writing to 1600 South Douglas Road, Suite 110 and 200-A, Anaheim, CA 92806-5951. Please note that, pursuant to O.C.G.A. §44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as **1128 GATEVIEW DRIVE, LAWRENCEVILLE, GA 30046** is/are: **Grant Wiley, Jr. and Herminia P. Wiley** or tenants/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. 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. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. Funds used at sale shall be in certified funds and payable to Bell Carrington Price & Gregg, LLC. Carrington Mortgage Services, LLC as Attorney in Fact for **Grant Wiley, Jr.** Any information obtained on this matter may be used by the debt collector to collect the debt. **Bell Carrington Price & Gregg, LLC**, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)- 509-5078. File: 23-40871 950 98593 3/29,4/5,12,19,26, 2023

**NOTICE OF SALE UNDER POWER STATE OF GEORGIA, GWINNETT COUNTY**  
By virtue of a Power of Sale contained in that certain Security Deed from **HERMANCE WILLIAMS TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, AS NOMINEE FOR OAKTREE FUNDING CORP.** dated October 27, 2021, in Deed Book 59338, Page 00834, Gwinnett County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Seven Hundred Eighty Thousand Three Hundred and 00/100 dollars (\$780,300.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to **Citibank, N.A.**, not in its individual capacity but solely as trustee of COLT 2022-2 Trust, there will be sold at public outcry to the highest bidder for cash at the Gwinnett County Courthouse within the legal hours of sale on the first Tuesday in May, 2023, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND

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BEING IN LAND LOT 3 OF THE 3RD DISTRICT, GMD 1749 OF GWINNETT COUNTY, GEORGIA, BEING LOT 167 BLOCK A OF STONEWATER GREEN, UNIT 1, AS PER PLAT RECORDED IN PLAT BOOK 122, PAGE 13, ET. SEQ., GWINNETT COUNTY RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE. Said legal description being controlling, however the property is more commonly known as **2021 SKYBROOKE COURT, HOSCHTON, GA 30646**, the indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an as-is basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants; and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owners and party in possession of the property are **Robert T. Wright and Stacy S. Wright** and/or tenant(s). 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. MCLP Asset Company, Inc. as Attorney-in-Fact for **Robert T. Wright and Stacy S. Wright** Contact: Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520 Ad Run Dates: 04/05/23, 04/12/23, 04/19/23, 04/26/23, 950-99722 4/5,12,19,26, 2023

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matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owners and party in possession of the property are **Robert T. Wright and Stacy S. Wright** and/or tenant(s). 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. MCLP Asset Company, Inc. as Attorney-in-Fact for **Robert T. Wright and Stacy S. Wright** Contact: Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520 Ad Run Dates: 04/05/23, 04/12/23, 04/19/23, 04/26/23, 950-99722 4/5,12,19,26, 2023

**7 LITTLE WORDS**  
Find the 7 words to match the 7 clues. The numbers in parentheses represent the number of letters in each solution. Each letter combination can be used only once, but all letter combinations will be necessary to complete the puzzle.

CLUES	SOLUTIONS
1 drooped (6)	_____
2 superficiality (11)	_____
3 snub (6)	_____
4 foolishness (7)	_____
5 porcelain imperfections (5)	_____
6 Tony Hawk or Michelle Kwan (6)	_____
7 sprint and 5K (5)	_____

RUB NE ED SA LL  
GG IG TER SS BI  
OW SH HT SHA PS  
CHI CES SKA RA SL

Tuesday's Answers: 1. FERRIS 2. ROOMS 3. NEVADA 4. SUBURBS 5. OVERCHARGED 6. TARZAN 7. COMMERCIALS 4/12

**Advertising?**

**Our local content reaches your local customer**

**Let us be your #1 Choice**