Foreclosures

Foreclosures

9075

Foreclosures the undersigned, the par-ty (or parties) in posses-sion of the subject prop-erty is (are): Ronald Simms and Michelle Simms or tenant or ten-

Similis of Island. — ants. PHH Mortgage Corporation is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. mortgage.
PHH Mortgage Corporation 1661 Worthington Rd Suite 100 West Palm Beach, FL 33409 (800) 750-2518

Beach, FL 33409 (800) 750-2518
Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and eight of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens.

tion of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures recertain procedures regarding the rescission of garding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. PHH Mortgage Corpora-

PHH Mortgage Corpora-tion S/B/M Ocwen Loan Servicing, LLC as agent and Attorney in Fact for Ronald Simms and Michelle Simms Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, At-lanta, Georgia 30305, (404) 994-7400.

(404) 994-7400.
1017-6061A
THIS LAW FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE. 1017-6061A
05/10/2023, 05/17/2023, 05/24/2023, 05/31/2023.

Gpn11

Gpn11
gdp1184
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Heather Sanford to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Mortgage Research Center, LLC dba Veterans United Home Loans, its successors and assignated 2/6/2018 and recorded in Deed Book 55695 Page 0140 and modified at Deed Book 55423 Page 29 Gwinnett County, Georgia records; as last transferred to or acquired by AmeriHome Georgia records; as last transferred to or acquired by AmeriHome Mortgage Company, LLC, conveying the after-described property to secure a Note in the original principal granuat of secure a Note in the original principal amount of \$225,597.00, 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 door of Gwinnert County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on June 6, 2023 (be-ing the first Tuesday of ing the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednes-day of said month), the following described prop-

erty: ALL THAT TRACT PAR-CEL OF LAND LYING AND BEING IN LAND LOT 206, 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 95, BLOCK A, HER-ITAGE CORNERS SUB-DIVISION, AS PER PLAT THEREOF DIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 137, PAGE 186-188, GWINNETT COUNTY, GEORGIA

TY, GEORGIA
RECORDS, WHICH
RECORDED PLAT IS
INCORPORATED
HEREIN BY REFERENCE AND MADE A
PART OF THIS DESCRIPTION
The debt secured by said

ENCE AND MADE A
PART OF THIS DESCRIPTION
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 919 Arbor Crowne Dr.,
Lawrenceville, GA 30045
together with all fixtures
and personal property at
fached 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): Heather
Sanford or tenant or tenants.

ants. Cenlar is the entity or inshall have full authority to negotiate, amend and modify all terms of the

modify all terms of the mortgage. Centar Mortgage Servicing Representative 425 Phillips Boulevard Ewing, NJ 08618 customerservice@loanadministration.com 1-800-223-6527 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

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

9075 Foreclosures 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 holder of the Security
Deed. Pursuant to
O.C.G.A. Section 9-13172.1, which allows for
certain procedures regarding the rescission of
iudicial and non-iudicial
sales in the State of
Georgia, the Deed Under
Power and other foreclo-Power and other foreclo-sure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. AmeriHome Mortgage Company, LLC as agent and Attorney in Fact for Heather Sanford Aldridae Pite, LLP, Six

Heather Sanford Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Geor-gia 30305, (404) 994-7400.

FORMATION OB-TAINED WILL BE USED FOR THAT PUR-POSE. 1010-1980A 05/10/2023, 05/17/2023, 05/10/2023, 05/17/ 05/24/2023, 05/31/2023.

gdp1186 NOTICE OF SALE UN-DER POWER, GWIN-NETT COUNTY

DER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Tania Fournier to Mortsage Electronic Registration Systems, Inc., a grantee, as nominee for Opteum Mortgage, a division of Metrocities Mortgage, LLC, its successors and assigns dated 12/7/2007 and recorded in Deed Book 48492 Page 220 and modified at Deed Book 51689 Page 465 Gwinnett County, Georgia records; as last transferred to or acquired by Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned by Salest Page 400 pages 100 page benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2019-3, conveying the afterdescribed property to secure a Note in the original principal amount of \$159,900.00, with interest at the rate specified therein, there will be sold by the undersigned to public outcry to the at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, 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 June 6, 2023 (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:

erty:
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 5 OF THE
TH DISTRICT, GWINNETT COUNTY, GEOR-GIA, BEING KNOWN AND DESIGNATED AS LOT 2, BLOCK C,
GWYNAY FOREST,
UNIT TWO, AS PER
PLAT RECORDED IN
PLAT BOOK 93, PAGE
293, GWINNETT COUNTY,
GEORGIA
DECORDS RECORDS,

TY, GEORGIA
RECORDS, WHICH
PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A
PART HEREOF.
The debt secured by said
Security Deed has been
and is hereby declared
due because of, among
other possible events of
default, failure to pay the
indebtedness as and
when due and in the
manner provided in the
Note and Security Deed.
The debt remaining in
default, this sale will be
made for the purpose of derdult, fills 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, includ-ing attorneys fees (notice of intent to collect attor-neys fees having been given)

neys tees naving been given).
Said property is commonly known as 628
Dovie Place,
Lawrenceville, GA 30046 together with all fixtures and personal property at-

and personal property at-tached to and constitut-ing a part of said proper-ty, if any. To the best knowledge and belief of the undersigned, the par-ty (or parties) in posses-sion of the subject prop-erty is (are): Tania Fournier or tenant or tenants. tenants.
Select Portfolio Servicing, Inc. is the entity or individual designated who shall have full au-

who shall have full au-thority to negotiate, amend and modify all terms of the mortage. Select Portfolio Servic-ing, Inc. Loan Resolution Department 3217 South Decker Lake Drive Salt Lake City, UT 84119 (888) 818-6032 Note, however, that such

Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and propuble). (b) unsubstanding and valorem taxes (including taxes which are a lien, but not yet due and propuble). due and payable), (b) un-paid water or sewage bills that constitute a lien against the property whether due and payable

whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the

mation 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 9-1372.1, which allows for certain procedures regarding the rescission of iudicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Fereddie May Serve

of the Freddie Mac Sea-soned Loans Structured Transaction Trust, Series 2019-3 as agent and Attor-ney in Fact for Tania

Fournier Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. THIS LAW FIRM MAY BE ACTING AS A DEBT THIS LAW FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION BE
USED FOR THAT PURPOSE. 1012-14900A
05/10/2023, 05/11/2023,
05/24/2023, 05/31/2023. 05/10/2023, 05/11/ 05/24/2023, 05/31/2023

9075 Foreclosures

Gpn11 gdp1188 NOTICE OF SALE UN-DER POWER, GWIN-NETT COUNTY Pursuant to the Power of Sale contained in a Secu-rity Deed given by Amirity Deed given by Ami-na J Isom to Mortgage Electronic Registration The first state of the court of an public outery to me 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 June 6, 2023 (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:

THE TOTAL TO THE TOTAL TO THE TOTAL TO THE TOTAL TO THE TOTAL THE

PART OF THIS DESCRIPTION.
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
Mote 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 5109
Woodfall Dr SW, Lilburn,
GA 30047 together with
all fixtures and personal
property attached to and
constituting a part of

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): Amina J Isom or tenant or tenants. Selene Finance, LP is the entity or individual desembly or individual desembly a part of state of the property is the entity or individual desembly or individua

seiene Finance, LP is the entity or individual des-ignated who shall have full authority to negoti-ate, amend and modify all terms of the mort-

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 toxes (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

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 accu-rate survey and inspec-tion of the property, and (e) any assessments, lies, 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 large with the tus of the loan with the holder of the Security Deed. Pursuant to nolder of the Security
Deed. Pursuant to
O.C.G.A. Section 9-13172.1, which allows for
certain procedures regarding the rescission of
iudicial and non-iudicial
sales in the State of
Georgia, the Deed Under
Power and other foreclosure documents may not
be provided until final
confirmation and audit of
the status of the loan as
provided immediately
above.

provided immediately above.

MCLP Asset Company, Inc. as agent and Attorney in Fact for Amina J Isom Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400 7400. 1078-219A

1078-219A
THIS LAW FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE. 1078-219A
05/10/2023, 05/17/2023,
05/24/2023, 05/31/2023.

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Louis Williams to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Western Express Lending dba WE Lending, its successors and assigns. dated 9/13/2022 and recorded in Deed Book 60218 Page 161 Gwinnett County, Georgia records; as last transferred to or acquired by American Financial Resources, Inc., a New Jersey Corporation, conveying the original principal amount of \$486,500.00, with interest at the rate specified therein, there will be sold by the undersigned of 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 said on said on June 6, 2023 (being the first Tuesday of said month unless said said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property:

erty: ALL THAT TRACT OR ALL THAT TRACT OR PARCEL OF LAND LY-ING AND BEING IN LAND LOT 186 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 43, BLOCK A, QUINTON CROSSING FKA CHANDLER CROSSING, AS PER PLAT RECORDED

Foreclosures IN PLAT BOOK 113,

IN PLAT BOOK 113, PAGES 6668, GWINN-NETT COUNTY, GEOR-GIA RECORDS, SAID PLAT BEING INCOR-PORATED HEREIN BY REFERENCE THERE-TO. FOR INFORMATIONAL PURPOSES ONLY: SAID PROPERTY IS KNOWN BY ADDRESS 560 WILLIE KATE LANE, ACCORDING TO THE PRESENT SYSTEM OF NUMBERING PROPERTY IN GWINNETT COUNTY, GEOR-MACTOR TO THE PRESENT SYSTEM OF NUMBERING PROPERTY IN GWINNETT COUNTY, GEOR-GIA.

9075

NETT COUNTY, GEOR-GIA.
The debt secured by said security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the 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

of intent to callect attorneys fees having been given).
Said property is commonly known as 560 Willie Kate Lane, Lawrenceville, 6A 30045 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): Louis Williams or tenant or tenants.

tenants. LoanCare, LLC is the en-LoanCare, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. LoanCare, LLC Attention: Loss Mitigation Department 3637 Sentara Way Virginia Beach, VA 23452 800-909-9525

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 sublect 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 gagnist the property whether due and payable or not yet due and reight of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out dove. The sale will be conducted subject to (1) confirmation that thes ale 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 first procedures regarding the rescission of iudicial and non-iudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided immediately above.

American Financial Resources, Inc., a New Jersey Corporation as agent and Attorney in Fact for Louis Williams
Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Center, 3525 Piedmont Center, 3525 Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400.

THIS LAW FIRM MAY BE ACTING AS A DEBT BE ACTING AS A DEBT COLLECTOR AT TEMPTING TO COL-LECT A DEBT. ANY IN-FORMATION OB-TAINED WILL BE USED FOR THAT PUR-POSE. 1154-2369A 05/10/2023, 05/11/2023, 05/24/2023, 05/31/2023.

Gpn11

Gpn11
gdp1196
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contoined in a Security Deed given by Mark
A White to Wachovia
Bank, National Association dated 276/2006 and recorded in Deed Book
46228 Page 133 Gwinnett
County, Georgia records: recorded in Deed Book 46228 Page 133 Gwinnett County, Georgia records; as last fransferred to or acquired by Wells Fargo Bank, N.A., s/b/m to Wachovia Bank, National Association, conveying the after-described property to secure a Note in the original principal amount of \$107,800.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on June 6, 2023 (being the first Tuesday of said month unless said to a Epetarli

willin the legal floors of sale on June 6, 2023 (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 CERTAIN PROPERTY SITUATED IN THE CITY OF LILBURN IN THE COUNTY OF GWINNETT AND STATE OF GEORGIA AND BEING DESCRIBED IN A DEED DATED 12/06/2000 AND RECORDED 04/02/2001 IN BOOK 22664, PAGE 176 AMONG THE LAND RECORDS OF THE COUNTY AND STATE COUNTY BOOK S, PLAT PAGE 101. PARCEL ID NUMBER: R6074 100 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

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 attorof intent to collect attorneys fees having been neys fees having been given).
Said property is commonly known as 1557
Todd Lane, Lilburn, GA
30047 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in

the party (or parties) in possession of the subject property is (are): Mark A White or tenant or tenants.
Wells Fargo Home Equity Collections Group is
the entity or individual
designated who shall 9075 Foreclosures have full authority to negotiate, amend and modi-fy all terms of the mort-

fy all terms of the mort-gage.
Wells Fargo Home Equi-ty Collections Group Wells Fargo Home Equi-ty Solutions 7000 Vista Device West Des Moines, IA 50266 1-866-623-1022 Note, however, that such entity or individual is not required by law to nego-tiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any out-standing ad valorem tax-es (including taxes which es (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might

right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of iudicial and non-iudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

provided immediately above.
Wells Fargo Bank, N.A., s/b/m to Wachovia Bank, National Association as agent and Attorney in Fact for Mark A White Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1125-368A
THIS LAW FIRM MAY

910 30303, (404) 7747-400.
1125-368A FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE. 1125-368A
05/10/2023, 05/17/2023,
05/24/2023. 05/31/2023 05/24/2023, 05/31/2023

G5/24/2023, O5/31/2023

Gpn11
gdp1198

NOTICE OF SALE UNDER POWER
GEORGIA, GWINNETT
COUNTY
Under and by virtue of the Power of Sale contained in a Security Deed given by Christopher Hermitt and Aiesha L Hermitt to Mortgage Electronic Registration Systems, Inc., as

HUNDRED SEVENTY-FOUR AND 0/100 DOL-LARS (\$172,674.00), with interest thereon as set forth therein, there will 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 June, 2023, the following described property:

first Tuesday in June, 2023, the following described property:
SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HERE-OF 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 indebtedness as when due and in

indebtedness as and the manner provided in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paving 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 accusto. ters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but notlimited to, those superior to the Security Deed first set out above. Said property will be sold

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. M& T Bank is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2. The entity that has full The entity that has full The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: M&T Bank , One Fountain Plaza, Buffalo, NY 14203, 800-724-1633. Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the

the loan.
To the best knowledge and belief of the undersigned, the party in possession of the property is Christopher Hermitt and Alesha L Hermitt or a tenant or tenants and said property is more commonly known as 3092 Hollowstone Drive, Loganville, stone Drive, Loganville, Georgia 30052. Should a conflict arise between

the

conflict arise between the property address and the legal description the legal description will control.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code 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.

M&T Bank as Attorney in Fact for Christopher Hermitt and Aiesha L Hermitt McCalla Raymer Leibert Pierce, LLC

Pierce, LLC 1544 Old Alabama Road

Foreclosures Roswell, GA 30076 17:17 Page 2

Page 2
www.foreclosurehotline.net
EXHIBIT A
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOTS 132 AND
133, 5TH DISTRICT,
GWINNETT COUNTY,
GEORGIA, BEING LOT
10, BLOCK
" A" HOL-

GEORGÍA, BEÍNG LOT 10, BLOCK & 4001; A" A HOLLOWSTONE SUBDIVISION, PHASE 1, AS PER PLAT RECORDED IN PLAT BOOK 120, PAGES 86-87, GWINNETT COUNTY, GEORGÍA RECORDS, WHICH PLAT IS HERBY INCORPORATED HERBY REFERENCE (" THE LAND"). THIS PROPERTY BEING THE SAME AS DESCRIBED IN THAT WARRANTY DEED BOOK 50207, PAGE 142, RECORDS OF GWINNETT COUNTY, GEORGÍA.

GIA. MR/mac 6/6/23 Our file no. 23-11245GA – FT5 FT5 05/10/2023, 05/17/2023, 05/24/2023, 05/31/2023.

Gpn11 gdp1200 NOTICE OF SALE UN-DER POWER, GWIN-NETT COUNTY Pursuant to the Power of Sale contained in a Secu-rity Deed given by Tana Pursuant to the Power of Sale contrained in a Security Deed given by Tena Brown to H&R Block Mortgage Corporation, a Massachusetts Corporation dated &19/2004 and recorded in Deed Book 39732 Page 100 Gwinnett County, Georgia records; as last transferred to or acquired by Deutsche Bank National Trust Company, as Trustee for GSAMP Trust 2005-SD2, Mortgage Pass-Through Certificates, Series 2005-SD2, conveying the afterdescribed property to secure a Note in the original principal amount of \$135,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County. before the Courthouse door of Gwinnett County, 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 June 6, 2023 (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:

rollowing described property:
The Land Referred To In This Commitment is Described As Follows:
All That Tract or Parcel of Land Lying And Being In Land Lot 85 of The 7th District, Gwinnett County Georgia Reing Lot 1 District, Gwinnett County, Georgia, Being Lot 1,
Block E of Hunting
Creek Subdivision Unit
One, As Per Plat Recorded In Plat Book 4, Page
127, Gwinnett County,
Georgia Records, Which
Plat is Hereby Incorporated Herein By Reference.
The debt secured by said

rated Herein By Reference.

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

Said property is commonly known as 894 Roberts Way Lawrenceville, GA 30043, 1006 together with all fixtures and personal property attacked 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 Tene

possession of the subject property is (are): Tena Brown or tenant or ten-ants. PHH Mortgage Corpora-tion is the entity or indi-vidual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

modify all terms of the mortage. PHH Mortagae Corporation 1661 Worthington Rd Suite 100 West Palm Beach, FL 33409 (800) 750-2518 Note, however, that sech entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which

above. Deutsche Bank National

POSE. 1017-6 05/10/2023, 05/17/ 05/24/2023, 05/31/2023.

Gpn11 gdp1202 STATE OF GEORGIA COUNTY OF GWIN-

NETT NOTICE OF SALE UN-

DER POWERPursuant to the power of

Pursuant to the power of sale contained in the Security Deed executed by EUN JUNG KO to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, ACTING

Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Nations Direct Mortgage, LLC dba Motive Lending, its successors and assigns dated 1/8/2018 and recorded in Deed Book 55648 Page 0597 and modified at Deed Book 59998 Page 154 Gwinnett County, Georgia records; as last transferred to a cuired by PENNYMAC LOAN SERVICES, LLC, conveying the after-described property to secure a Note in the original principal amount of \$171,830.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the ses (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of ony taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of iudicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately 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 June 6, 2023 (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:

erty:
All that tract or parcel of land lying and being in Land Lot 128 of the 5th Land District of Gwinnett County, Georgia, being Lot 182, Block B of Parchantida Club Subdia Breckenridge Club Subdivision, Phase VII, as per vision, Phase VII, as per plat recorded in Plat Book 93, Page 91, Records of Gwinnett County, Georgia, which plat is by reference in-corporated herein and made a part hereof. Parcel ID: R5128 348 The debt secured by said Security Deed has been

above.
Deutsche Bank National
Trust Company,
Trust Gompany,
Trust Ender Gr GSAMP
Trust 2005-SD2, Mortgage
Pass-Through Certificates, Series 2005-SD2 as
agent and Attorney in
Fact for Tena Brown
Aldridge Pite, LLP, Six
Piedmont Center, 3525
Piedmont Road, N.E.,
Suite 700, Atlanta, Georgia 30305, (404) 994-7400.
1017-6030A
THIS LAW FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE. 1017-6030A
05/10/2023, 05/17/2023,
05/24/2023, 05/31/2023. 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 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 269 Rockinsham Drive, Loganville, GA 30052 together with all fixtures and personal property at ached to and constitutions.

tached to and constitut-ing a part of said propering a part or 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): Clement F. Francis or tenant or ten 9075 Foreclosures PennyMac Loan Services, LLC is the entity or individual designated or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. PennyMac Loan Services, LLC Loss Mitigation 3043 Townsgate Road #200, Westlacke Village, CA 91361 1-866-549-3583

SOLELY AS NOMINEE FOR PMAC LENDING SERVICES, INC. in the original principal amount of \$147,283.00 dated August 28, 2015 and recorded in Deed Book 53803, Page 54, Gwinneth County records, said Security Deed being last transferred to LAKEVIEW LOAN SERVICING, LLC in Deed Book 59452, Page 462, Gwinneth 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 June 06, 2023, the property in said Security Deed and described as follows:

ALL THAT TRACT OR PARCE OF LAND LYING AND BEING IN LAND LOT 49 OF THE 7TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 85, BLOCK A OF COLLINS VILLAGE SUBDIVISION, UNIT ONE, PER PLAT THEREOR RECORDED IN PLAT BOOK 43, PAGE 21, GWINNETT COUNTY, GEORGIA RECORDS WHICH RECORDED PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION.

Said property being known as: 200 RADNER RUN.

LAWRENCEVILLE, GA 30043

TICH TO THE SECORDED LAWRENCEVILLE, GA 30043

TICH TO THE SECORDED TO PATHES IN POSSESSION OF SAID TO PATHES TO PATHES IN POSSESSION OF SAID TO PATHES TO PATHES TO PATHES IN POSSESSION OF SAID TO PATHES IN POSSESSION OF SAID TO PATHES TO PATHES TO PATHES SAID TO PATHES 3583
Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. tiate, amend or modify the terms of the loan. Said property will be sold sublect to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any matters which might be stisclosed by an accurate survey and inspection of the property, and (e) any assessments, 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

and (2) final confirma-tion and audit of the sta-tus of the loan with the holder of the Security Deed. Pursuant to 0.C.G.A. Section 9-13-172.1, which allows for certain procedures re-garding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclo-sure documents may not sure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately to pay the indebtedness as provided for in the Note and said Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of sale, including attorneys fees (notice of intent to collect attorneys fees (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, cavenants, and matters

session of said property is/dre EUN JUNG KO 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 Nate and said Security

provided immediately above.
PENNYMAC LOAN SERVICES, LLC as agent and Attorney in Fact for Clement F. Trancis Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400.

Georgia 30305, (404) 9947400.
1120-23851A
THIS LAW FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE
USED FOR THAT PURPOSE. 1120-23851A
05/10/2023, 05/17/2023, 05/17/2023, 05/10/2023, 05/17 05/24/2023, 05/31/2023.

Gpn11

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 followins: (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 mortage is as follows: LoanCare, LLC 3637 Sentara Way Virginia Beach, VA 23452 Gpn11
gdp1215
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Ruben L. Bermeio to Perimeter Mortgage Funding Corporation dated 8/27/1999 and recorded in Deed Book 19163 Page 185 and modified at Deed Book 54158 Page 757 Gwinnett County, Georgia records; as last transferred to or acquired by UMB BANK, National Association, not in its individual capacity, notional Association, not in its individual capacity, but solely as legal title trustee for PRL Title Trust I, conveying the after-described property to secure a Note in the original principal amount of \$116,936.00, 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 Courty, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on June 6, 2023 (being the first Tuesday of said month unless said 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

TEMPTING TO COL-LECT A INFORMA-TION OBTAINED MAY BE USED FOR THAT PURPOSE LAKEVIEW LOAN SER-VICING, LLC, as Attorney-in-Fact for EUN JUNG KO said month unless said date falls on a Federal Holiday, in which case being the first Wednes-day of said month), the following described prop-erty: ALL THAT TRACT OR

Robertson, Anschutz, Schneid, Crane & Partners, PLLC

Partners, PLLC 10700 Abbotts Bridge Road Suite 170 Duluth, GA 30097 Phone: 470.321.7112 Firm File No. 23-105816 – GaR

GP111

gdp1204

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY

Pursuant to the Power of Sale contained in a Security Deed given by Clement F. Francis to Mortgage Electronic Registration Systems, Inc., as grantee, as nomi-

05/24/2023, 05/31/2023.

05/17/2023,

05/10/2023

erty:
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 173 OF THE
6TH DISTRICT, GWINNETT COUNTY, GEORGIA AND BEING LOT
26, BLOCK B OF INDIAN SPRINGS, UNIT
ONE, AS SHOWN AND
DESIGNATED ON A
PLAT THEREOF
RECORDED AT PLAT
BOOK 9, PAGE 87, IN
THE CLERK'S OFFICE
FOR THE SUPERIOR
COURT OF GWINNETT
COUNTY, GEORGIA TO

COURT OF GWINNETT COUNTY, GEORGIA TO WHICH PLAT REFER-ENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION AS TO THE METES, BOUNDS AND LOCATION OF SAID PROPERTY. This sale will be made subject to any right of the United States of America to redeem the hereinalbove described

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 possible events of

other possible events of default, failure to pay the 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).

neys fees having been given).
Said property is commonly known as 93 Indian Way, Lilburn, GA 30047 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in the party (or parties) in possession of the subject property is (are): Ruben L. Bermejo and Cande-laria Bermejo or tenant

laria Bermeio or tenant or tenants or tenants. Shellpoint Mortgage Servicing is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage. Shellpoint Mortgage Servicing PO Box 10826 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 of the loan. Said property will be sold subject to: (a) any outstanding ad valorem tax 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 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 accu-rate survey and inspace rate survey and inspec-tion of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, re-

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

UMB BANK, National Association, not in its individual capacity, but solely as legal title truste for PRL Title Trust I as agent and Attorney in Fact for Ruben L. Bermeio Aldridge Pite, LLP, Six Piedmont Center, 3325 Piedmont Center, 3325 Piedmont Center, 3325 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1263-2996A
THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1263-2996A

9075

05/10/2023, 05/17 05/24/2023, 05/31/2023.

Gpn11

gentling signification of the Power of Sale Under and by virtue of the Power of Sale contained in a Security Deed given by Saturnino Fernandez to Phoenix Global Mortgage Corporation, dated November 14, 2001, recorded in Deed Book 25684, Page 67, Gwinnett County, Georgia Records and as modified by that certain Loan Modification Agreement recorded in Deed Book 59682, Page 764, Gwinnett County, Georgia Records, as last transferred to Wells Fargo Bank, N.A. by assignment recorded in Deed Book 59682, Page 764, Gwinnett County, Georgia Records, as last transferred to Wells Fargo Bank, N.A. by assignment recorded in Deed Book 59682, Page 892, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED NINETY-NINE AND 0100 DOLLARS (\$135,299.00), withinterest 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 June, 2023, the following described property: SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HERE-OF

TACHED 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).

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, ments, liens, encumbrances, zoning ordinances, zoning ordinances, restrictions, covenants, and any mathers of record including, 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 undersigned. Wells Fargo Bank, N.A. is the holder of the Security Deed to the property in accordance with OCGA & 44-162.2. The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Wells Fargo Bank, N.A., PO Box 10335, Des Moines, 1A 50306, 1-800-416-1472. Note, however, that such exitive is not required by

IA 50306, 1-800-416-1472.
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 Saturnino Fernandez and Maria Orbelina Curtis or a tenant or tenants and

a tenant or tenants and said property is more commonly known as 5148 Falconwood Court, Nor-cross, Georgia 30071. Falconwood Court, Norcross, Georgia 3007.
Should a conflict arise between the property address and the legal description the legal description will control.
The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

deed. Wells Fargo Bank, N.A. as Attorney in Fact for Saturnino Fernandez McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076

www.foreclosurehot-line.net 18:17

line.net
18:17
Page 2
*Auction services provided
d by Auction.com
(www.auction.com)
EXHIBIT A
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 226 OF THE
6TH DISTRICT, OF
GWINNETT COUNTY,
GEORGIA, AND BEING
LOT 19, BLOCK A OF
FALCONWOOD, UNIT
ONE, AS PER PLAT
RECORDED IN PLAT
BOOK 8, PAGE 222 OF
GWINNETT COUNTY,
GEORGIA RECORDS,
WHICH PLAT IS INCORPORATED PORATED HEREIN AND MADE A PART HEREOF BY REFER-

ENCE.
MR/mac 6/6/23
Our file no. 22-10221GA –
FT5
05/10/2023, 05/17/2023,
05/24/2023, 05/31/2023.

Gpn11 9dp1231 NOTICE OF SALE UN-DER POWER, GWIN-NETT COUNTY PUTSUANTY
PUTSUANT to the Power of
Sale contained in a Security Deed given by Owen
T Kenan Jr to Generation Mortgage Company