9080

met

4135 Buckley Woods DR APT 208 Norcross GA 30093 County: DeKalb County Date of Arrest: 09/17/2021 Time of Arrest: 2:54 am Place of Arrest: DeKalb County Case Number: 22C00734 Disposition of Case;

Case Number: 22C00734 Disposition of Case: \$2020 Fine/ Risk reduction program/ Undergo alcohol and drug evaluation and treatment/ Submit to ran-dom screenings/ Com-plete 2 victim impact pan-els/ Eligible to apply com-pleted conditions / Ignition interlock/ Surrender tags/ To run concurrent to case

To run concurrent to case 21C04528/ Eligible to re-port via mail, phone or email/Terminate probation once all conditions are

Bv: J Pearson

Deputy Clerk, State Court of DeKalb County 6/7,2023

Gpn14 gdp2043 Notice of Conviction

-

1

GWINNETT

COURT: STATE COURT

ACCUSATION NO.: 22-D-03320-S5

NEE LOVE

DATE & TIME OF ARREST: 02/28/2022 10:29:58

PLACE OF ARREST: GWINNETT COUNTY

CASE DISPOSITION: Guilty on 5/11/2023 5/31,2023

9088 Probate Administration

GDP1677 gpn18 IN THE PROBATE COURT OF GWINNETT COUNTY

COUNTY STATE OF GEORGIA ESTATE NO. 23-E-000669 IN RE: ESTATE OF URANIA DENNY DECEASED PETITION FOR LETTERS OF ADMINISTRATION NOTICE TO: CHERYL DENNY AND ALTHEA MICHELL

10: CHERYL DENNY AND ALTHEA MICHELL EMERSON DENNY has petitioned to be appoint-ed Administrator of the estate of URANIA DEN-NY, deceased, of said County. All interested persons are hereby noti-fied to show cause why said petition should not be granted. All objec-tions to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the

CONVICTED PERSO

CHIQUITA RE-

ADDRESS: Lawrenceville, GA 30044

DUI

9088 Probate Administration

tioned to be appointed Administrators of the es-tate of TIMOTHY CARL WOOD, deceased, of said County. The petitioner

WOOD, deceased, of said County. The petitioner has also applied for waiver of bond, waiver of reports, waiver of state-ments, and/or grant of certain powers contained in O.C.G.A. § 53-12-261. All interested persons are hereby notified to show cause why said pe-tition should not be

are hereby notified to show cause why said pe-tition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such ob-jections, and must be filed with the Court on or before JUNE 12, 2023. BE NOTIFIED FUR-THER: All objections to the petition must be in writing, setting forth the grounds of any such ob-jections. All objections should be sworn to be-fore a notary public or before a probate court clerk, and filing fees must be tendered will your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any observed

for the required amount of filing fees. If any ob-jections are filed, a hear-ing will be scheduled at a later date. If no objec-tions are filed, the peti-tions are filed, the peti-

tion may be granted without a hearing. Christopher A. Ballar Judge of the Probate Court

By:\_\_\_\_\_ Brianna Bray, Clerk of the Probate Court 75 Langley Drive, Lawrenceville, Georgia

5/17,24,31,6/7,2023

GDP1680

GDP1680 gpn18 IN THE PROBATE COURT OF GWINNETT COUNTY STATE OF GEORGIA ESTATE NO. 23-E-000647 IN RE: ESTATE OF VLADIMIR SHILYAYEV DECEASED PETITION FOR LETTERS OF ADMINISTRATION NOTICE TO: ALL HEIRS AND INTERESTED PARTIES IN THE ESTATE OF VLADIMIR SHILYAYEV: LYILOWEY

INTERESTED PARTIES IN THE ESTATE OF VLADIMIR SHILYAPEV: LYUDMILA PETROVNA SINIAEVA has petitioned to be appointed Adminis-trator of the estate of VLADIMIR SHILYAYEV, deceased, of said County. The peti-tioner has also applied for waiver of bond, waiv-er of reports, waiver of statements, and/or grant of certain powers con-tained in O.C.G.A. § 53-12-261. All interested per-sons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such ob-jections, and must be tiled with the Court on or before JUNE 12, 2023. BE NOTIFIED FUR-THER: All objections to the petition must be in writing, setting forth the grounds of any such ob-jections. All objections should be sworn to be fore a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact

you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any ob-iections are filed, a hear-ing will be scheduled at a later date. If no objec-tions are filed, the peti-tion may be granted without a hearing. Christopher A Bollar

Christopher A. Ballar Judge of the Probate Court

By: Brianna Bray, Clerk of the Probate Court 75 Langley Drive, Lawrenceville, Georgia 30046

GDP1682

50048 770-822-8350 5/17,24,31,6/7,2023

770-822-8350

Tax Notice

known as Tax Map & Parcel R6271B004, Gwin-nett County, Georgia.

Map & Parcel: R6271B006 Defendant in Fi Fa: Koyfman, Igor Current Record Holder: Koyfman, Igor & Koy-famn, Svetlana CRH Address: 3719 Her-mitage Drive Barkalou Laka, CA 20096

Berkeley Lake, GA 30096

Tax Years Due:2022, 2021 Deed Book:55891/442

Deed Book:55891/442 Legal Description:All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 271, 6th District, being 0.0628 acres, more or less. Being Building 2, of Medlock Centre Condo-minium Subdivision

minium Subdivision, Phase IV. As shown in

Phase IV. As shown in Condominium Book 1, Page 202. Or as further described a portion in Deed Book 55891, Page 442. Being known as Tax Map & Parcel R6271B006, Gwinnett County, Geor-gia.

Map & Parcel: R6271B007 Defendant in Fi Fa: Koyfman, Igor Current Record Holder: Koyfman, Igor & Koyf-man, Svetlana

CRH Address: 3719 Her-mitage Drive Berkeley Lake, GA 30096

Amount Due:\$264.18

Amount Due:\$264.18 Tax Years Due:2022, 2021 Deed Book:55891/442 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 271, 6th District. Being Building 1, of Medlock Centre Subdivision, Phase V. As shown in Condominium Plat Book 55891, Page 442. Being Known as Tax Map & Parcel R6271B007, Gwin-nett County, Georgia.

Map & Parcel: R6272A015 Defendant in Fi Fa: Yue, Yong Ae Current Record Holder: Peterson, Elliott Lamont CRH Address: 150 Forest Avenue, Unit 623 Oak Park, IL 60301 1396 Amount Due: \$1,751.16 Tax Years Due: 2022, 2021 Deed Book: 59919/434 Legal Description: All

Tax Arears bue? 2022, 2021 Deed Book: 59919/434 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 272, 6th District, being 0.03 acres, more or less. Being Unit 70, Building L, Block A, of Wyngate Subdivision, Unit 1. As shown in Plat Book 74, Page 262. Or as further described in Deed Book 59919, Page 434. Being known as Tax Map & Parcel Ré272A015, Gwinnett County, Georgia.

Map & Parcel: R6272A047 Defendant in Fi Fa: Ju-dith A. MacManus Current Record Holder: MacManus, Judith A. CRH Address: 5510 Reps Trace

CRH Address: 5510 Reps Trace Norcross, GA 30071 Amount Due:\$2,058.02 Tax Years Due:2022, 2021Deed Book:59895/596 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 272, 6th District, being 0.03 acres, more or less. Being Lot 8, Building A, of Wingate Subdivision, Unit II. As shown in Plat Book 75, Page 174. Or as further described in Deed Book 59895, Page 596. Being known as Tax Map & Parcel R&272A047, Gwinnett County, Geor-gia.

Director of Finance City of Norcross, Geor-

gia \* Deed Book: Refers to Deed Records located in the Gwinnett County Courthouse, Clerk of Courts Office

Superior Courts Office where property is more fully described. 4C 2 26 6/7,14,21,28,2023

Gdp2031

Paul Hanebuth

9080

COURT: COUNTY COURT

BOYZO,

PAOLA

WALK DR

DANTS

GWINNETT RECORDERS

3117

Amount Due:\$264.18

9075	F

ELECTRONIC REGIS-TRATION SYSTEMS INC. AS GRANTEE, AS NOMINEE FOR LOAN-DEPOT.COM, LLC, dat-ed June 25, 2016, record-ed July 6, 2016, in Deed Book 54411, Page 0607, Gwinnett County, Geor-gia Records, said Securi-ty Deed having been giv-en to secure a Note of even date in the original principal amount of One Hundred Three Thousand One Hundred Seventy-Hundred Three Thousand One Hundred Seventy-One and 00/100 dollars (\$103,171.00), with inter-est thereon as provided for therein, said Security Deed having been last sold, assigned and trans-ferred to Lakeview Loan Servicing, LLC., there will be sold at public out-cry to the highest bidder for cash at the Gwinnett County Courthouse, with in the legal hours of sale in the legal hours of sale on the first Wednesday in

on the first Wednesday in July, 2023, all property described in soid Securi-ty Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LY-ING AND BEING IN LAND LOT 111, 6TH DIS-TPLCT GWINNETT TRI

GWINNETT GEORGIA, COUNTY, COUNTY, GEORGIA, BEING LOT 8, BLOCK F, UNIT 2, HANARRY ESTATES SUBDIVI-SION, ACCORDING TO PLAT OF SURVEY RECORDED IN PLAT BOOK 0, PAGE 342, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT AND THE RECORD THEREOF

WHICH PLAT AND THE RECORD THEREOF ARE INCORPORATED HEREIN BY REFER-ENCE THERETO. Said legal description be-ing controlling, however the property is more commonly known as 386 KILLIAN HILL ROAD SW, LILBURN, GA 30047. The indebtedness se-cured by soid Security

cured by said Security Deed has been and is hereby declared due behereby declared due be-cause of default under the terms of said Securi-ty Deed. The indebted-ness remaining in de-fault, this sale will be made for the purpose of paying the same, all ex-penses of the sale, in-cluding attorneys fees (notice to collect same having been given) and all other payments pro-vided for under the terms of the Security Deed. Said property will be sold

Said property will be sold Said property will be solid on an as-is basis without any representation, war-ranty 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 outstanding ad valorem taxes (including taxes taxes taxes which are a lien, whethe which are a lien, whether or not now due and payable); the right of re-demption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the proper-ty; all zoning ordinances:

ordinances; assessments; liens; en-

assessments; liens; en-cumbrances; restric-tions; covenants, and any other matters of record superior to said Security Deed. To the best of the knowl-edge and belief of the un-dersigned, the owner and party in possession of the property is RYAN M CHAMBERLIN, RICK JUDAH RICHARD S. CHAMBERLIN, RICK JUDAH RICHARD S. JUDAH, ESTATE AND/OR HEIRS AT LAW OF ANN M. JU-DAH A/K/A ANNA MAE JUDAH, or tenants(s). The sale will be conduct-ed subject (1) to confir-mation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirma-tion and audit of the sto-tus of the loan with the

tus of the loan with the holder of the Security Deed.

Deed. The entity having full au-thority to negotiate, amend or modify all terms of the loan (al-though not required by law to do so) is: M & T Bank, Loss Mitigation Dept, 1100 WEHRLE DRIVE

WILLIAMSVILLE, NY 14221, Telephone Num-ber: 1-800-724-1633. Noth-ing in O.C.G.A. Section 44-14-162.2 shall be con-strued to require a se-cured creditor to negoti-ate, amend, or modify the terms of the mort-gage instrument. LAKEVIEW LOAN SER-VICING, LLC.

Foreclosures 9075 Foreclosures

NUMBERING IN GWIN-NETT COUNTY, GEOR-GIA. Said property may more commonly be known as commonly be known as 4895 Avala Park Lane,

9075

Foreclosures

06/07/2023, 06/21/2023,

Right to Redeem

Duluth, GA 30097 Phone: 470.321.7112 Firm File No. 22-068707 – LiV

Gdp1749

v 05/24/2023,

06/14/2023, 06/28/2023.

4895 Aviala Park Lane, Norcross, GA 30092. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remainion in default, this 9076 gpn11 NOTICE OF FORECLOSURE OF RIGHT TO REDEEM [REF. O.C.G.A., Section 48-4-5 et seq.; 48-4-45 & amp; 48-4-46] on said loan. The dept remaining in default, this sale will be made for the purpose of paying the same and all expenses of

this case #: 23-003432-1 sale, including attorneys fees (notice of intent to collect attorneys fees hav-ing been given). The individual or entity that has full authority to negotiate, amend and modifix all terms of the IRENE GUTIERREZ NICOLAS GUTIERREZ and his Unknown Heirs at GWINNETT COUNTY, GEORGIA

Occupant of 6204 JANE ROAD, Gwinnett County, negotiate, amend and modify all terms of the Ioan is MCLP Asset Com-Georgia. RE: FORECLOSURE OF EQUITY OF REDEMP-TION FOR TAX SALE DEED (REF. O.C.G.A. § pany, Inc., 2001 Ross Av-enue, Suite 2800, Dallas, TX 75201.

TX 75201. Said property will be sold on an as-is basis without any representation, war-ranty or recourse against the above-named or the undersigned. The sale will also be subject to the fol-lowing items which may affect the title: a) zon-ing ordinances: b) matters 48-4-45, 46) Take notice that:

ing ordinances; b) matters which would be disclosed

45, 46) Take notice that: The right to redeem the following described prop-erty, to wit will expire and be forever foreclosed and be forever foreclosed and be ared as of five oclock (5 p.m.) on June 23, 2023 or 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later: All that tract or parcel of land lying and being in Land Lot 246 of the 6th District, Gwinnett County, Georgia, being Lot 71, Block Hof Liberty Heights subdivi-sion, unit two as per plat by Harold L. Bush and As-sociates Engineers and Surveyors dated March 1956, record-ed in Plat Book F, Page 288, Gwinnett County records, being improved property known as 6204 Jane Road according to the present lettering and numbering in Gwinnett County, Georgia. That property known as 6204 JANE FIOAD accord.

ing ordinances; b) matters which would be disclosed by an accurate survey or by an inspection of the property; c) any outstand-ing ad valorem taxes, in-cluding taxes, which con-stitute liens upon said property whether or not now due and payable; d) special assessments; e) the right of redemption of any taxing authority; f) all outstanding bills for public utilities which constitute liens upon said property; g) all restrictive covenants, easements, rights-of-way and any other matters of record superior to said Se-curity Deed. To the best of the knowledge and belief of the undersigned, the owners and party in pos-session of the property are 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 Security Deed. Gwinnett County, Georgia. That property known as 6204 JANE ROAD accord-ing to the present system of numbering homes and having tax parcel identifi-cation number R6246B123.

The tax deed to which this The tax deed to which this notice relates is dated May 3, 2022, and is recorded in the Office of the Clerk of the Superior Court of Gwinnett County, Georgia in Deed Book 60000, Page 3. The property may be re-deemed on or before the time and date stated above by payment of the

as Attorney-in-Fact for Jae Young Lee Contact:

Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520 Ad Run Dates: 06/07/23; 06/14/23; 06/21/23; 06/28/23

6/7.14.21.28.2023

Gpn17 gdp1584 STATE OF GEORGIA COUNTY OF GWIN-

Social Carolinia Danial Bryant Esq. Ayoub, Mansour & amp; Bryant, LLC 675 Seminole Avenue, Suite 301 Atlanta Goorgia 30307 NETT NOTICE OF SALE UN-DER POWER Pursuant to the power of sale contained in the Se-curity Deed executed by JUNE E. KINION to METLIFE HOME LOANS, A DIVISION OF METLIFE BANK, N.A. in the original pricing

Atlanta, Georgia 30307 404.892.2599 Please be governed accordingly. 5/17,24,31,6/7,2023

Gdp1758

gpn11 NOTICE TO FORECLOSE THE RIGHT TO REDEEM in the original principal amount of \$255,000.00 datamount of \$255,000.00 dat-ed July 1, 2010 and recorded in Deed Book 50154, Page 163, Gwinnett County records, said Se-curity Deed being 1ast transferred to MORT-GAGE ASSETS MAN-AGEMENT, LLC in Deed Book 59883, Page 00001 Gwinnett County To all, including Louise Corbin and Arthur L. Hogue and any heirs or other person,

time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the follow-

ing address: DANIEL MARTINEZ-RO-

MAN c/o Carolina Dallal Bryant

other person, including tenants or occu-pants residing at the here-in described property and,

person or entity who is en-titled to exercise the right to redeem the herein de-scribed

Deed Book 59883, Page 00001, Gwinnett County records, the undersigned will sell at public outcry to the highest bidder for cash, before the Court-house door in said Coun-ty, or at such other place as lawfully designated, within the legal hours of sale, on July 05, 2023, the property in said Security Deed and described as follows:

scribed property. Pursuant to OCGA 48-4-45 et sec, and Georgia law, take notice that the right to redeem the following de-scribed property to wit: ALL THAT LOT OR PAR-CEL of land situated, lying and being in Land Lot 305 of

9077

Deed and described as follows: ALL THAT TRACT OR PARCEL OF LAND LOYING AND BEING IN LAND LOTS 296 AND 297, 6TH DIS-TRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 2, BLOCK C, UNIT I, OF HOWELL WOOD SUBDIVISION, AS PER PLAT RECORDED IN PLAT of the 7 TH District City of Sugar Hill, Gwinnett Coun-ty, Georgia, being known and designated as Lot 7, Block D, Hillcrest Woods Subdi-vision, Phase II, as more particularly described on that certain survey plat dated May 1984 prepared by AS PER PLAT RECORDED IN PLAT BOOK 7, PAGE 251, IN GWINNETT COUNTY GWINNETT COUNTY RECORDS, WHICH RECORDED PLAT IS INCORPORATED HEREIN AND BY REF-ERENCE MADE A PART HEREOF FOR A MORE COMPLETE DE-SCRIPTION OF THE PROPERTY HEREBY DESCRIBED. Soid property being by Thomas Woods and Associates, Registered Survey-or, which plat is recorded in Plat Book 28, page 25, Gwin-nett County Georgia nett County Georgia records. Map and Parcel: R7305 121 Property address: 5277 Pass Court Buford, Ga 30518 being Said property being known as: 3989 HOWELL ROAD DUwill expire and be forever

9076 Right to Redeem on and after 17th day of June, 2023. The tax deed to which this notice relates is dat-ed the 1st day of March, 2022, and is recorded in the office of the Clerk of Gwinnett County, Geor-gia, in Deed Book 59810 ot page 503. The property may be re-deemed at any time be-fore the 15th day of November, 2022, by pay-ment of the redemption price as fixed and pro-vided by law to the un-dersigned attorney at the following address: Smith & Meadows, LLC 215 Greencastle Road, Ty-rone GA 30290. The redemption amount is \$348,934.00 with the ad-dition of service and pub-lication fees as permitted by law until the right to redeem is closed. Please be governed ac-cordingly. Blake W. Meadows on and after 17th day of

Cordingly. Blake W. Meadows Smith & Meadows, LLC 6/7,14,21,28,2023

Smith & Meddows, LLC 6/7,14,21,28,2023 Gpn11 gdp2101 NOTICE OF FORECLOSURE OF RIGHT TO REDEEM TO: Def in Fir Fa ALLEN R. COOK and CLARISSA M COOK; Occupant/Resi-dent of TAMER LANE, LILBURN, 30047 GA, GWINNETT County, GA; All persons known and un-known having of record in GWINNETT County, GA; All persons known and un-known having of record in GWINNETT County, GA; All persons known and un-thown having of record in GWINNETT County, GA; All creditors of any of the foregoing; and ALL THE WORLD. TAKE NOTICE THAT: Pursuant to O.C.G.A. 48-4-45 and 48-4-46, the right to redeem the following described property, previously owned by tax fi- fa. Defen dant TAMER LANE, LLL-BURN, 30047 GA, GWIN-NETT County, GA; to wit: All that tract or parcel of and Lying and being in Land Lot 109 of the 6th District, Gwinnett County, Georgia, being Lot 19, Block "H", Unit Two, Fox-moor Subdivision, as per District, Gwinnett County, Georgia, being Lot 19, Block "H", Unit Two, Fox-moor Subdivision, as per plat recorded at Plat Book 4, Page 193, Gwinnett County, Georgia Records, and being known as **3793 Finger Creek Drive, Lil-burn, Georgia, 30047**, ac-cording to the present sys-tem of numbering houses. This conveyance is sub-

This conveyance is sub-ject to the following: Con-ditions, restrictions, reser-vations, limitations, easements, and utility agree-ments of record, if any, but this is not to reimpose some. As described in Deed Book 2862, Page 100. Further described as Map & Parcel R6109 102., will overlage and he forever will expire and be forever foreclosed and barred on and after APRIL, 24TH, 2023. The property may be redeemed at any time before the date stated above by payment of the redemption price as fixed and provided by law to above by payment of the redemption price as fixed and provided by law to ADA AKPATI, SOVRAN LAW FIRM 1300 RIDE-NOUR BLVD, SUITE 100 KENNESAW GA 30152. Note: redemption must be made only to ADA AK-PATI. personally, and re-demption funds cannot be left at the law firm ad-dress. Tender must be made as required in O.C.G.A. 48-4-42 in lawful money of the United States (no revocable mon-etary instrument will satis-fy the requirements of the above-cited statute.) Last minute redemption is a complicated legal process and if you are planning re-demption, please review and comply with the 72 Hour Redemption Policy posted at the law firm. The title issues with this prop-erty are complex. The in-clusion of any given party appearing in the To. line in the above Notice DOES NOT NECESSARILY MEAN that such party/iss MEAN that such party/ies possess a redemption right. 5/31,6/7,14,21,2023

GDP-1639

Tax Notice

Tax Notice 9077 Current Record Holder: Contreras, Ronny CRH Address: 552 Davidwhose names immediate ly precede the property description. Each of the respective parcels of son Drive property are located in City of Norcross, State of

Tax Notice

Peachtree Corners, GA 30071

Amount Due:\$1,778.41

Gwinnett County, Geor-gia.

59620, Page 613. Being known as Tax Map &

Parcel R6243 070, Gwinnett County, Georgia.

Gwinnett County, Geor

Map & Parcel: R6243 217 Defendant in Fi Fa: C.R.S Investments, LLC Current Record Holder:

Current Record Holder: C.R.S Investments, LLC CRH Address: 450 South Peachtree Street Norcross, GA 30071 Amount Due: 33,951.97 Tax Years Due: 2022, 2021 Deed Book: 55413/424 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 243, 6th District. Being Lot 2, of Magnolio Sta-

243, 6th District. Being Lot 2, of Magnolia Sta-tion Subdivision. As shown in Plat Book 99, Page 209, Or as further described in Deed Book 55415, Page 424, Being known as Tax Map & Parcel R6243 217, Gwinnett County, Georgia.

gia.

20852

9077

Son Drive Norcross, GA 30071 3933 Amount Due:\$1,262.57 Tax Years Due:\$1,262.57 Tax Years Due:2022,2021 Deed Book:50917/122 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 242, 6th District, being All acres. more or less City of Norcross, State of Georgia. The years for which said levied are stated oppo-site the name of the own-er in each case. Each de-fendant and tenant in possession, if applicable, has been notified of levy time and place of sale 0.411 acres, more or less Being Lot 1. has been notified of levy time and place of sale. Purchaser shall pay for title, all transfer costs, all taxes, advertising costs and recording fees. Being Lot 1. As shown in Plat Book 124, Page 261. Or as fur-ther described in Deed Book 50917, Page 122. Be-ing known as Tax Map & Parcel R6242 029, Gwin-nett County, Georgia. costs and recording fees. Any mobile home(s) situ-ated on the parcels are excluded from sale un-less otherwise noted. Any mobile home included will be considered a fix-ture of the property. All redemption rights given to the land will apply to the mobile home. Map & Parcel: R6243 058 Defendant in Fi Fa: Su-san OwenCurrent Record Holder:Owen, Susan CRH Address: 245 South Peachtree Street

Map & Parcel:

9077

Map & Parcel: R223A002 Defendant in Fi Fa: 1.5.K. GA, Inc. Current Record Holder: 1.5.K. GA, Inc. CRH Address: 808 Val-brook Court Southwest Lilburn, GA 30047 Amount Due: \$2,078.25 Tax Years Due: 2022, 2021 Deed Book: 58702/79 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 223, 6th District, being 0.72 acres, more or less. Or as further described as a part of in Deed Book 58702, Page 79. Less & Except: Ihat part of the property being assessed as Tax Map & Parcel R223A003. Being known as Tax Amount Due:\$1,778.41 Tax Years Due: 2022, 2021, 2020, 2019 Deed Book: 48385/284 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 243, 6th District, being 1.033 acres, more or less. As shown in Plat Book Ass, Page 240 A. Or as fur-ther described in Deed Book 48385, Page 284. Being known as Tax Map & Parcel R6243 058, Gwinett County, Georas Tax

Map & Parcel: R6243 070 Defendant in Fi Fa: Hartley, Elmer L. Etal Current Record Holder: KMT Norcross Kitchens, LLCCRH Address: 6116 Executive Boulevard, Suite 100 North Bethesda, MD 20852 20852 Amount Due:\$7,421.95 Tax Years Due:2022, 2021 Deed Book:59620/613 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 243, 6th District, being 1.4591 acres, more or less. Or as further de-scribed in Deed Book 59620, Page 613. Being

Map & Parcel R6223A002, Gwinnett County, Geor-gia. Map & Parcel: R6224 046 Defendant in Fi Fa: Abu Investment Group Current Record Holder: Abu Investment Group Abu Investment Group CRH Address: PO Box

Amount Due;\$2,120.36 Amount Due;\$2,120.36 Tax Years Due:2022,2021 Deed Book:600744C23 Legal Description:All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 224, 6th District. Being Lot 13, Block A, of West-ern Hills Subdivision, Unit One. As shown in ern Hills Subdivision, Unit One. As shown in Plat Book 5, Page 264. Or as further described in Deed Book 60074, Page 623. Being known as Tax Map & Parcel R62224 046, Gwinnett County, Geor-gia.

Map & Parcel: R6243 210 Defendant in Fi Fa: Con-dit, Robert John Defendant in Fi Fa: Con-dit, Robert John Current Record Holder: Condit, Robert John CRH Address: 450 South Cemetery Street Norcross, GA 30071 Amount Due: \$2,661.84 Tax Years Due: 2022, 2021 Deed Book: 50978/381 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 243, 6th District. Being of Fairmont Woods Condo-minium Subdivision, Unit 301. As shown in Plat Book 2, Page 75. Or as further described in Deed Book 50978, Page 381. Being known as Tax Map & Parcel R6243 210, Gwinnett County, Georain

Map & Parcel: R6224 087 Defendant in Fi Fa: Miller, Maria Del Car-men Current Record Holder: Miller, Maria Del Car-men men CRH Address:1031

Rabun Drive Northwest Lilburn, GA 30047 2635 Amount Due:\$1,852.34

Amount Due:\$1,822.34 Tax Years Due:\$1,822.34 Tax Years Due:2022, 2021 Deed Book:58674/S11 Legal Description:All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 224, 6th District, being 0.27 acres, more or less. Being Lot 10, Block F, of The Marshes at Oak-brook Subdivision, Unit One. As shown in Plat Book 24, Page 121. Or as further described in Deed Book 58674, Page 511. Being known os Tax Map & Parcel R6224 087, Gwinnett County, Geor-gia.

Map & Parcel: R6224 418 Defendant in Fi Fa: Aguirre, Erlinda G. Current Record Holder:

Aguirre, Erlinda G. CRH Address:2127

Gwinnett County, Geor

Map & Parcel: R6224 465 Defendant in Fi Fa: Hickory Springs Resi-dents Association, Inc.

Current Record Holder Hickory Springs Residents Association, Inc. CRH Address:2920 Wood-bine Hill WayNorcross,

bine Hill WayNorcross, GA 30071 2848 Amount Due:\$3,086.51 Tax Years Due:2022, 2021, 2020, 2019, 2018, 2017, 2016 Deed Book:24530/53 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot

of Norcross, Land Lot 224, 6th District, being 0.168 acres, more or less.

Common Area, of Hicko-ry Springs Subdivision. Or as further described in Deed Book 24530, Page 53. Being known as Tax Map & Parcel R6224 465, Cwinnett

Map & Parcel: R6225 163 Defendant in Fi Fa: Da-han, Elie

Current Record Holder:

Gwinnett County, Geor

Current Record Holder

Wright, Tanesha Devon

CRH Address:2274 Mitchell Road Norcross, GA 30071 4528 Amount Due:\$1,954.90 Tax Years Due: 2022, 2021

2021 Deed Book:48819/161 Legal Description:All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norsecs Land Lat

County of Gwinnett, City of Norcross, Land Lot 225, 6th District, being 0.12 acres, more or less. Being Lot 2, Block A, of Sunset Properties Subdi-vision. As shown in Plat Book 55, Page 287. Or as further described in Deed Book 48819, Page 161. Being known as Tax Map &

Map & Parcel R6225 347, Gwin-nett County, Georgia.

Map & Parcel: R6242 029 Defendant in Fi Fa: Con-treras, Ronny

gia.

Gwinnett

Dahan, Elie CRH Address:5697A Heron Court

County, Georgia.

gia.

gia.

VICING, LLC. as Attorney in Fact for RYAN M CHAMBER-LIN, RICK JUDAH RICHARD S. JUDAH RICHARD S. JUDAH FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY IN-FORMATION OB-TAINED WILL BE FERRY LUTH, GA 30096 To the best of the under-TAINED WILL BE USED FOR THAT PUR-POSE

Attorney Contact: Rubin Lublin, LLC, 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071

 30071
 Number:

 Telephone
 Number:

 (877)
 813-0992
 Case

 MTB-22-00668-1
 Ad Run Dates
 06/07/2023,

 Ad Run Dates
 06/07/2023,
 06/21/2023,

06/28/2023

 
 66/28/2023

 Gpn11 gdp1003 NOTICE OF SALE UNDER POWER STATE OF GEORGIA, COUNTY OF GWINNETT

 By virtue of a Power of Sale contained in that cer-tain Security Deed from Jae Young Lee to Mort-gage Electronic Registra-tion Systems, Inc., solely as nominee for Mortgage Assurance, Inc., dated September 04, 2015 and recorded on September 14, 2015 in Deed Book S3816, Page 272, in the Office of the Clerk of Su-perior Court of Gwinnett County, Georgia, said Se-curity Deed having been given to secure a Note of even date, in the original principal amount of One Hundred Eighty-Five Thousand and O0/100 dollars
 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 collect any matters which might be disclosed by an accu-rate survey and inspec-Thousand and

dollars 00/100 (\$185,000.00) with interest thereon as provided therein, as last transferred to MCLP

be disclosed by an accu-rate survey and inspec-tion of the property; and (4) any assessments, liens, encumbrances, zoning ordinances, re-strictions, covenants, and matters of record superi-or to the Security Deed first set out above. Said sale will be conduct-ed subject to the follow-ing: (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 neto MCLP Asset Company, Inc., recorded in Deed Book 60490, Page 335, afore-said records, will be sold at public outcry to the highest bidder for cash be-fore the courthouse door of Gwinnett County, Geor-gia, or at such place as has or may be lawfully designated as an alterna-tive location, within the lehas full authority to ne-gotiate, amend, and mod-ify all terms of the mortify all terms of the mort-gage is as follows: PHH Mortgage Corpora-tion 1661 Worthington Road, Suite 100 West Palm Beach, FL 33409 866-503-5559 Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or enti-ty is not required by law to negotiate, amend.

ty is not required by law to negotiate, amend,

fas or may be lawfully designated as an alterna-tive location, within the le-gal hours of sale on the first Wednesday in July, 2023, all property de-scribed in said Security Deed including but not limited to the following de-scribed property: ALL THAT TRACT OR PARCELOF LAND LYING AND BEING IN LAND DISTRICT, GWINNETT COUNTY, GEORGIA, BE-TING LOT 16, BLOCK A, AVALA SUBDIVISION, AS PER PLAT RECORDED IN PLAT BOOK 62, PAGE 86, GWINNETT COUNTY, GEORGIA RECORDS, WHICH RECORDED IN PLAT BOOK 62, PAGE 86, GWINNETT COUNTS, GEORGIA RECORDS, WHICH RECORDED PLAT IS INCORPORAT-ED HEREIN BY THIS REFERENCE AND MADE A PART OF THIS DE-SCRIPTION, SAID PROP-ERTY BEING KNOWN AS 4895 AVALA PARK LANE ACCORDING TO THE PRESENT SYSTEM OF

foreclosed and barred on and after the 26th day of June 2023. (The redemption

deadline date). The tax deed to which this notice relates is dated the 3 rd day of May 2022 and

To the best of the under-signeds knowledge, the party or parties in pos-session of said property is/are JUNE E. KINION 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 remain-ing 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 callect attorneys fees is recorded in the office of the Clerk of the Superior Court of Gwinnett County, Georgia, in Deed Book 60000 at page 15. The property may be re-deemed at any time on or before the redemption deadline date by payment of the redeadline date by payment of the re-demption price as fixed and provided by law to Roxanne Rental Resources, LLC, care of the undersigned at the following address: 3461-D Lawrenceville Suwanee Road, Suwanee GA 30024. Please be governed ac-cordingly, Kevin J. Pratt 5/17,24,31,6/7,2023 fees

attorneys

GDP2247

GDP2247 gpn11 Notice of the Foreclosure of the Right of Redemption As provided in O.C.G.A. Section 48-4-45 Beniamin Franklin El-Izey, MD Estate (aka B. Frank Ellzey), Jane Lewis Ellzey MD, Stephen Lewis Ellzey and Lanette Ellzey Bolf (aka Lanette Autry), and/or their heirs, suc-cessors or assigns, and any occupants of the be-low described property. Take notice that: The right to redem the fol-lowing described proper-ty, to wit:

All that lot, tract or par-

All that lot, tract or par-cel of land situated and being in Land Lot 54 of the 6th District of Gwin-nett County Georgia, and being Lot 16, Block A, Knots Landing Subdivi-sion, as per plat recorded in Plat Book 31, Page 60, in the Office of the Clerk of the Superior Court of Gwinnett County Geor-gia, said plat being incor-porated into this descrip-

porated into this descrip tion. As described in Deed or modify the terms of the mortgage. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR AT-TEMPTING TO COL-LECT A DEBT. ANY IN-EORMATION OB-AS described in Deed Book 59810, Page 0503 of the Records of the Clerk of the Superior Court of Gwinnett County, Geor-gia. Further described as Map & Parcel R5054 228

as Map & Parcer 1228 This property is also now FORMATION OB-TAINED MAY BE USED FOR THAT PURPOSE. FOR THAT PURPOSE. MORTGAGE ASSETS MANAGEMENT, LLC, as Attorney-in-Fact for JUNE E. KINION Robertson, Anschutz, Schneid, Crane & amp; Partners, PLLC 10700 Abbotts Bridge Road Suite 170\_\_\_\_\_ known as Gwinnett Coun-ty Tax Parcel R5054 228 and also now known as

and also now known as 2331 Gary Circle, Snel-lville, GA 30039. LESS AND EXCEPT any property not being part of County Tax Parcel R5054 228 will expire and be forev-er foreclosed and barred

GDP-1639 GPN-20 IN THE SUPERIOR COURT OF GWINNETT COUNTY STATE OF GEORGIA NADIRA RAHMAN, Petitioner, V. FIRSTKEY MORTGAGE, LLC; MONIQUE LUNDY; THEODORE LUNDY; Respondents. CIVIL ACTION FILE NO. 23-A-01099-9 NOTICE OF SERVICE OF SUMMONS BY PUBLICATION PUBLICATION TO: a. Monique Lundy (2030 Cobblefield Cir, Dacula, GA 30019); b. Theodore Lundy (641 Hammond Dr, Atlanta, GA 30328); You are hereby notified that the above styled ac-tion, seeking to remove clouds on the Petitioners title to certain real prop-erty caused by the equi-ties of redemption follow-ing a tax sale, as specifi-cally provided by the cou-rey coused by the equi-ties of redemption follow-ing a tax sale, as specifi-cally provided by 0.C.G.A § 23-3-44, related to property located at 1107 Treymont Lane, Gwinnett County Tax Parcel ID R5108 361 was filed against you in the Superior Court of Gwin-nett County on the February 8, 2023, and Or-der for Service of Sum-mons by Publication en-tered by the Court on the 9th day of May, 2023 you are hereby commanded and required to file with the Clerk of said Court and serve upon John Coleman, Attorney at Law, whose address is 575 Seminole Ave. NE, Suite 302, Atlanta, GA 30307 an Answer to the Complaint within sixty (60) days.

WITNESS, the Honorable Melodie Conner, Judge of said Court. This the 9th day of May, 2023. Tiana Garner, Clerk of Superior Court, Gwinnett County 5:24,31; 6:7,14-2023

GDP2238

GDP2238 gpn20 DELINQUENT PROPERTY TAX SALE Under and by virtue of certain tax Fi. Fas is-sued by the City Clerk of Gity of Norcross, Geor-gia, in favor of the State of Georgia and County of Gwinnett, City of Nor-cross, against the follow-ing named persons and the property as described funds at public outcry, before the Norcross City funds at public outcry, before the Norcross, Gwinnett County, Geor-gia, between the legal hours of sale, on the first Wednesday in July, 2023, the same being July 5th, 2023, and continuing on July 6th, 2023, if neces-sary between the legal hours of sale, 10:00 AM and 4:00 PM. The below listed and described properties, or as much thereof as will satisfy the State and County tax ex-ecution on the respective state and county tax ex-ecution on the respective individual and property. The property (ies) here-inafter described have been levied on as the property of the persons

CRH Address:2127 Williams Place Norcross, GA 30071 Amount Due:\$ 2,432.66 Tax Years Due: 2022, 2021, 2020 Deed Book:6609/261 Legal Description:All that tract of land being in the: State of Georgia, County of Gwinneth, City of Norcross, Land Lot 224, 6th District, being 0.2109 acres, more or Map & Parcel: R6253 284 Defendant in Fi Fa: ATL 224, 6th District, being 0.2109 acres, more or less. Being Lot 1, Block B, of Treebrook Subdivision, Unit Five. As shown in Plat Book 51, Page 279. Or as fur-ther described in Deed Book 6609, Page 261. Be-ing known as Tax Map & Parcel R6224 418, Gwinnett County, Genr. Current Record Holder: Billionaire's Construction, Inc CRH Address:34

CRH Address: 34 Peachtree Street NW, Suite 2800 Atlanta, GA 30303 Amount Due: \$1,227.05 Tax Years Due: 2022, 2021, 2020 Deed Book: 55446/484 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 253, 6th District, being 0.05 acres, more or less. 253, 6th District, being 0.05 acres, more or less. Being open space, of Kennemore Manor Subdi-vision. As shown in Plat Book 140, Page 73. Or as further described in Deed Book 55446, Page 484, Being known as Tax Map & Parcel R6253 284, Gwin-pett County, Georgain

nett County, Georgia.

Map & Parcel: R6254A015 Defendant in Fi Fa: DBL Deleon Properties, LLC Current Record Holder: DBL Deleon Properties, LLCCRH Ad-dress: 525 Dogwood Cir-cleNorcross, GA 30071 2117

Amount Due:\$3,815.57 Amount Due:\$3,815.57 Tax Years Due:2022, 2021 Deed Book:53789/285 Legal Description:All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 254, 6th District. Being Town I of 44. Or os fur-Town Lot 44. Or as fur-ther described in Deed Book 53789, Page 285. Be-ing known as Tax Map & Parcel R6254A015, Gwinnett County, Geor-gia.

Atlanta, GA 30355 Amount Due:\$474.55 Tax Years Due:2022, 2021 Deed Book: 55367/168 &

All as a part of in Deed Book 55367, Pages 168 & 171. Being known as Tax Map & Parcel R6255 503, Gwinnett County, Geor-

Map & Parcel: R6271B004 Defendant in Fi Fa: Koyfman, Igor Current Record Holder: Koyfman, Igor & Koyf-man, Svetlana CRH Address: 3719 Her-mitage Drive Berkeley Lake, GA 30096 3117 Amount Due: \$264 18

Amount Due:\$264.18 Tax Years Due:2022, 2021 Deed Book: 55891/442 Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 271, 6th District, being 0.06 acres, more or less. Being Building 6, of Med-lock Centre Subdivision, Phase II. As shown in Condominium Plat Book 1, Page 202. Or as further described in Deed Book 55891, Page 442. Being Amount Due: \$264.18

forth the grounds of any such objections, and must be filed with the Court on or before JUNE 12, 2023. BE NOTIFIED FUR-THER: All objections to the petition must be in writing, setting forth the grounds of any such ob-iections. All objections should be sworn to be-fore a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any ob-iections are filed, a hear-ing will be scheduled at a later date. If no objec-tions are filed, the peti-tion may be granted without a hearing. Christopher A. Ballar DUI Christopher A. Ballar Judge of the Probate Court By: gpn14 NOTICE INFORMATION

GDP1682 gpn18 IN THE PROBATE COURT OF GWINNETT COUNTY STATE OF GEORGIA ESTATE NO. 23-E-000645 IN RE: ESTATE OF JOHN WILLIAM BURKE DECEASED Johnny Yang, Clerk of the Probate Court 75 Langley Drive, Lawrenceville, Georgia

30046 770-822-8350 5/17,24,31,6/7,2023

NOTICE TO: ALL HEIRS AND INTERESTED PARTIES IN THE ESTATE OF MICHAEL ARN VIC-TOP.

NAME DIANA TOR: TOR: CONSTANCE VICTOR has petitioned to be ap-pointed Administrator of the estate of MICHAEL ARN VICTOR, deceased, of said county. The peti-tioner has also applied for waiver of bond, waiv-er of reports, waiver of statements, and/or grant of certain powers con-tained in O.C.G.A. § 53-12-261. All interested per-sons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such ob-lections, and must be in writing, setting forth the grounds of any such ob-lections. All objections be used to anotary public or before a notary ADDRESS: 1019 BOARD-LAWRENCEVILLE. GA DATE OF ARREST: October 3rd, 2022 PLACE OF ARREST: WATERFORD PARK DR BOARD WALK DR Gwinnett County, GA CASE DISPOSITION: Conviction: Guilty Plea#a 6/7,2023

770-822-8350

5/17,24,31,6/7,2023

GDP1679



Gdp2032

Date: 5/19/2023 Name of Convicted Per-son: Dwight Erold McNeil City/Zip Code/County: Lithonia/300258/Gwinnett State: Georgia Date of Arrest: 02/16/2022 Time of Arrest: 02/16/2022 Time of Arrest: 11:30 P.M Place of Arrest Street Address: I75 EXPY/Cumberland Blvd Date: 5/19/2023

Disposition of the Case: Plea of guilty 12 months 3 days to serve in custody 11 months 27 days to serve on probation - S 900 fine plus all applicable sur-charges - \$ 25 publication fee 240 hours community service - \$ 39/month pro-bation fee

Information Provided by: Clerk of State Court of Cobb County#nty 6/7,2023

gdp2006 gpn14 NOTICE OF CONVICTION

Defendants Nam MELVIN JAMES THORNTON

GDP1678 GDP1678 gpn18 IN THE PROBATE COURT OF GWINNETT COUNTY STATE OF GEORGIA ESTATE NO. 23-E-000636 IN RE: ESTATE OF MICHAEL ARN VICTOR DECEASED PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN RE: ESTATE OF JOHN WILLIAM BURKE DECEASED PETITION FOR LETTERS OF ADMINISTRATION NOTICE TO: ALL HEIRS AND INTERESTED PARTIES IN THE ESTATE OF JOHN WILLIAM BURKE: NANCY MONTGOMERY Mas petitioned to be op-pointed Administrator of the estate of JOHN WILLIAM BURKE, de-ceased, of said County. The petitioner has disa applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 33-12-261. All interested persons are hereby notified to show cause why soid petition should not be granted. All objections to the peti-tion must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before JUNE 12, 2023. BE NOTIFIED FUR-THER: All objections to the petition must be in writing, setting forth the grounds of any such ob-jections. All objections to herefore a notary public our

iections. All objections should be sworn to be-fore a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any obof filing fees. If any ob-jections are filed, a hear-ing will be scheduled at a later date. If no objec-tions are filed, the peti-tion may be granted without a hearing. Christopher A. Ballar Judge of the Probate Court By-

Johnny Yang, Clerk of the Probate Court 75 Langley Drive, Lawrenceville, Georgia

50046 770-822-8350 5/17,24,31,6/7,2023 GDP1684

ing will be scheduled at a later date. If no objec-tions are filed, the peti-tion may be granted without a hearing. Christopher A. Ballar Judge of the Probate Court By: gpn18 gpn18 IN THE PROBATE COURT OF GWINNETT COUNTY STATE OF GEORGIA STATE OF GEORGIA

Johnny Yang, Clerk of the Probate Court 75 Langley Drive, Lawrenceville, Georgia

GDP1679 gpn18 IN THE PROBATE COURT OF GWINNETT COUNTY STATE OF GEORGIA ESTATE NO. 23-E-000710 IN RE: ESTATE OF TIMOTHY CARL WOOD DECEASED DECEASED DECEASED PETITION FOR LETTERS OF ADMINISTRATION NOTICE TO: ALL HEIRS AND INTERESTED PARTIES IN THE ESTATE OF TIMOTHY CARL WOOD: JONATHAN MARTIN DAVIS AND EDWARD A. WEISS have peti-

STATE OF GEORGIA ESTATE NO. 23-E-000612 IN RE: ESTATE OF MIGUEL VICENTE RO-DRIGUEZ, DECEASED PETITION FOR LET-TERS OF ADMINISTRA-TION NOTICE TO: ALL HEIRS OF THE ABOVE ESTATE, ALL INTERESTED PARTIES, AND TO WHOM IT MAY CON-CERN: JENNIFER ANN DAVIS has petitioned to be ap-JENNIFER ANN DAVIS has petitioned to be ap-pointed Administrator of the estate of MIGUEL VICENTE RODRIGUEZ, deceased, of said County. The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 33:12-261. All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the peti-

## Map & Parcel: R6255 503 Defendant in Fi Fa: North Peachtree Nor-cross, LLC Current Record Holder: North Peachtree Nor-cross, LLC CRH Address:PO Box 550869 550869

CRH Address:5697A Heron Court Norcross, GA 30071 Amount Due:32,656,95 Tax Years Due:2022, 2021 Beed Book:51880/70 Leg gal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Norcross, Land Lot 225, 6th District, being 0.62 acres, more or less. Being Lot 23, Block A, of Mitchell Ridge Subdivi-sion, Unit One. As shown in Plat Book 19, Page 240. Or as further de-scribed in Deed Book S1880, Page 170. Being known as Tax Map & Parcel R6225 163, Gwinnett County, Geor-171 Legal Description: Al that tract of land being in the: State of Georgia, County of Gwinneth, City of Norcross, Land Lot 255, 6th District, being 0.08 acres, more or less. Or as further described s a part of in Dead Book Map & Parcel: R6225 347 Defendant in Fi Fa: Wright, Tanesha & Burton, Domonique a/k/a Domonique Burton