GDP1381

gpn11 STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER

UNDER POWER Because of a default un-der the terms of the Se-curity Deed executed by Yovalee Miranda and Louis C. Miranda to PHH Home Loans, LLC d/b/C Coldwell Banker Home Loans dated December 19, 2014, and recorded in Deed Book 53300, Page 0527, Gwinnett County Records, said Security

Deed Book 53300, Page 0527, Gwinnett County Records, said Security Deed having been last sold, assigned, trans-ferred and conveyed to LakeView Loan Servic-ing, LLC, securing a Note in the original prin-cipal amount of \$182,631.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said in-debtedness due and

entire amount of said in-debtedness due and payable and, pursuant to the power of sale con-tained in said Deed, will on the first Wednesday, July 5, 2023, during the legal hours of sale, be-fore the Courthouse door in said County, sell at public outery to the high-est bidder for cash, the

public outcry to the high-est bidder for cash, the property described in said Deed, to-wit: All that tract or parcel of land lying and being in Land Lot 194 of the 5th District, of Gwinnett County, Georgia, being Lot 32, Block C of the Landing At Bay Creek, Phase 2, Unit 1, as per Plat thereof recorded in

Plat thereof recorded in Plat Book 102, pages 42-44, Gwinnett County,

00EC Trada Nama	9056 Trade Name	0056 Trada Nama	0065 Dianning Commission	9066 Zoning	9066 Zoning	0075 Forceloguroo	0075 Forceloguras	0076 Foreeleauree
9056 Trade Name	9050 Trade Name	9056 Trade Name	9065 Planning Commission	9066 Zoning	9066 Zoning	9075 Foreclosures	9075 Foreclosures	9075 Foreclosures
undersigned who on oath deposes and says that:	Wellness 4530 Settles Bridge Rd Suwanee, GA	Sworn to and Subscribed before me	30518 to consider a spe- cial use permit at 3325	more or less, on plat of survey for Bill Joe &:	Tuggle Greer Road for Maxwell-Reddick & Asso-	BAR. The property, be- ing commonly known as	for Carrington Mortgage Loan Trust, Series 2006-	of any taxing authority, any matters which might
Moto Real Estate, Inc.	30044 (trade name ad-	This 2 day of June, 2023	Gravel Springs Road for	Brenice Dispain by	ciates. The variances re-	1607 Overview Cir,	NC3 Asset-Backed Pass-	be disclosed by an accu-
1424 11 th Ave, Suite 201, Seattle, WA 98122 Is/are	dress is in Gwinnett County) and the na-	-s- Kristal Young Notary Public or Deputy	Strike Eagle Invest- ments, LLC. The special	Thomas Wood dated	quest are: 1. To eliminate decelera-	Lawrenceville, GA, 30044 in Gwinnett County, will	Through Certificates. by assignment that is or to	rate survey and inspec- tion of the property, any
doing business in Gwin-	ture of the business is:	Clerk	use permit requested is	February 16, 1988, and being more particularly de-	tion lane.	be sold as the property of	be recorded in the Gwin-	assessments, liens, en-
nett County, Georgia un-	health consulting	6/21,28,2023	to allow a climate con-	scribed as follows: Begin-	2. To eliminate curb and	SHAHEENA T. AKBAR,	nett County, Georgia	cumbrances, zoning ordi-
der the Name of: TRADENAME: Tomo	-s- Amanda Parrish Sworn to and Subscribed	GDP2539	trolled storage facility. 5:24,31:6:7,14,21,28,2023	ning at an iron pin at a point on the southern right	gutter. 3. To eliminate sidewalk.	subject to any outstand- ing ad valorem taxes (in-	Records, there will be sold by the undersigned	nances, restrictions, covenants, and matters
Real Estate 40 Technolo-	before me	gpn06		of way of Springlake Drive	4. To eliminate street	cluding taxes which are	at public outcry to the	of record superior to the
gy Pkwy South, #300, Norcross, GA 30092	This 24 day of May, 2023 -S-	GWINNETT SUPERIOR COURT TRADE NAME	GDP1887 gpn13	(8'0 foot right of	lights. 5. To eliminate brick,	a lien and not yet due and payable), any mat-	highest bidder for cash at the Gwinnett County	Security Deed first set out above. The proceeds
(trade name address is	Notary Public or Deputy	REGISTRATION	The City of Buford Plan-	way), said pin being 345.65 feet east, as mea-	stucco, rock or stone on	ters affecting title to the	Courthouse within the le-	of said sale will be ap-
in Gwinnett County) and the nature of the	Clerk 6/21,28,2023	BOOK 23T	ning and Zoning Board will meet on Tuesday,	sured along said right of	the rear of the building. 6:7,14,21,2023	property which would be disclosed by accurate	gal hours of sale on the first Tuesday in August,	plied to the payment of said indebtedness and all
business is: Real estate		PAGE 00581 Personally appeared the	June 13, 2023 at 7:00 p.m.	way, from the intersection of said right of way and		survey and inspection	2023, the following de-	expenses of said sale as
brokerage -s- Carey Armstrong	GDP2532 gpn06	undersigned who on oath	and the Buford City Com- mission will meet on	the eastern right of way of	GDP2079 gpn13	thereof, and all assess- ments, liens, encum-	scribed property: All That Tract or Parcel	provided in said Deed, and the balance, if any,
Sworn to and Subscribed	GWINNETT SUPERIOR	deposes and says that: BTW Outdoors and more,	Monday, July 17, 2023 at	Springlake Circle (50 foot right of way); thence run-	The City of Buford Zon-	brances, restrictions,	of Land Lying and Being	will be distributed as
before me This 17 day of May, 2023	COURT TRADE NAME REGISTRATION	LLC 990 Peachtree In-	7:00 p.m. at Buford City Hall, 2300 Buford High-	ning south 36 degrees 27	ing Board of Appeals will meet on Monday, June	covenants, and matters of record to the Security	in Land Lot 58 of the 6th District, Gwinnett Coun-	provided by law. The sale will be conducted
-s- Hunter Jeffers	BOOK 23T	dustrial Blvd #1751, Suwanee, GA 30024 Is/are	way, Buford, Georgia	minutes west along the	26, 2023 at 7:00 p.m. at	Deed.	ty, Georgia, Being Lot	subject (1) to confirma-
Notary Public or Deputy Clerk	PAGE 00574	doing business in Gwin-	30518 to consider a spe- cial use permit at 5575	line of Monsour, a dis- tance of 48.8.76 feet, to	Buford City Hall, 2300 Buford Highway, Buford,	Pursuant to O.C.G.A. Section 44-14-162.2, the	13, Block A, Unit Five, Rockbridge Acres Subdi-	tion that the sale is not prohibited under the U.S.
6/21,28,2023	Personally appeared the undersigned who on oath	nett County, Georgia un- der the Name of:	Lanier Islands Parkway	an iron pin; thence running	Georgia 30518 to consider	name, address and tele-	vision, as Per Plat	Bankruptcy Code and (2)
GDP2525	deposes and says that:	TRADENAME: BTW	for David Rothwell. The special use permit re-	north 51 degrees 02 min- utes west along the line of	a variance request at 2980 Gravel Springs Road	phone number of the in- dividual or entity who	Recorded in Palt Book 5, Page 30, Gwinnett Coun-	to final confirmation and audit of the status of the
gpn06	Passport Fragrances Limited Liability Compa-	Pristine Services 990 Peachtree Industrial	quested is to allow for	Monsour, a distance of	for Taylor Sharrett. The	shall have the full au-	ty, Georgia Records.	loan with the secured
GWINNETT SUPERIOR COURT TRADE NAME	ny 3183 Bagley Passage Duluth, GA 30097 Is/are	Blvd #1751, Suwanee, GA	boat sales. 5:24,31:6:7,14,21,28,2023	105.00 feet to an iron pin; thence running south 38	variance request is to re- duce the undisturbed	thority to negotiate, amend or modify all	Which Said Plat is Incor- porated Herein by This	creditor. The property is or may be in the posses-
REGISTRATION	doing business in Gwin-	30024 (trade name ad- dress is in Gwinnett		degrees 56 minutes west	buffer from 75 feet to	terms of the above de-	Reference and Made a	sion of Newal S. Mo-
BOOK 23T	nett County, Georgia un-	County) and the na-	GDP1888 gpn13	along Springlake Estates, a distance of 671. 78 feet.	19.69 feet. 6:7,14,21,2023	scribed mortgage is as follows: Specialized Loan	Part of This Description, Being Improved Proper-	hammed, successor in in- terest or tenant(s). Wells
PAGE 00567 Personally appeared the	der the Name of: TRADENAME: La Luz	ture of the business is: Landscaping	The City of Buford Plan-	to an iron pin; thence run-		Servicing, LLC, 8742 Lu-	ty.	Fargo Bank, N.A. as At-
undersigned who on oath	Boutique 3183 Bagley	-s- Brandon Williams	ning and Zoning Board will meet on Tuesday,	ning south 53 degrees 33	GDP2080 gpn13	cent Blvd Suite 300, High- lands Ranch, CO 80129,	Being the same property conveyed to Stevie	torney-in-Fact for Newal S. Mohammed File no.
deposes and says that: Keel Digital Solutions	Passage Duluth, GA 30097 (trade name ad-	Sworn to and Subscribed before me	June 13, 2023 at 7:00 p.m.	minutes east, a distance of 211.65 feet, to an iron	The City of Buford Zon-	720-241-7251. The forego-	Roberts by deed from	20-076360
Ltd. 2 Bloor Street E.,	dress is in Gwinnett	This 2 day of June, 2023	and the Buford City Com-	pin: thence running north	ing Board of Appeals will meet on Monday, June	ing notwithstanding, nothing in O.C.G.A. Sec-	David H. Cooper and Karen B. Cooper record-	LOGS LEGAL GROUP LLP* Attorneys and
Suite 810 Toronto, On- tario, Canada M4W 1A8	County) and the na- ture of the business is:	-s- P J Desai Notary Public or Deputy	mission will meet on Monday, July 17, 2023 at	40 degrees 02 minutes east. a distance of	26, 2023 at 7:00 p.m. at	tion 44-14-162.2 shall re-	ed 10/14/2002 in Deed	Counselors at Law 211
ls/are doing business in	Retail Store- Internet	Clerk	7:00 p.m. at Buford City Hall, 2300 Buford High-	1081.37 feet, to an iron	Buford City Hall, 2300 Buford Highway, Buford,	quire the secured credi- tor to negotiate, amend	Book 29172 Page 127, in the Office of the Clerk of	Perimeter Center Park- way, N.E., Suite 130 At-
Gwinnett County, Geor- gia under the Name of:	Selling (including inde- pendent sales on auction	6/21,28,2023	way, Buford, Georgia	pin; thence running north 09 degrees 58 minutes	Georgia 30518 to consider	or modify the terms of	the Superior Court of	lanta, GA 30346 (770) 220-
TRADENAME: Keel	site)	GDP2540	30518 to consider a rezon-	west, a distance of 150.03	a variance request at 3180 Lee Drive, out of	the mortgage instru- ment. The sale will be	DeKalb County, Georgia. Tax ID: R6058 181	2535/***CF_REFER-
Mind 2 Sun Court, Suite 400, c/o CSC, Peachtree	-s- Tisca Seecharan, Member		ing request from R-100 to C-2 with a special use	feet, to an iron pin on the	parcel 07-329-002001H,	conducted subject (1) to	The debt secured by said	ENCE_INITIALS*** https://www.logs.com/
Corners, GA 30092 (trade	Sworn to and Subscribed	COURT TRADE NAME	permit to allow interior	southern right of way of Spring lake Drive; thence	containing 1.148 acres for Beniamin Corey McDon-	confirmation that the	Security Deed has been	*THE LAW FIRM IS
name address is in Gwin- nett County) and the	before me This 10 th day of May, 2023	REGISTRATION	access climate controlled self-storage/mini-ware-	running south 89 degrees	ald. The variance re-	sale is not prohibited un- der U.S. Bankruptcy	and is hereby declared due because of, among	ACTING AS A DEBT COLLECTOR. ANY IN-
nature of the business is:	-s- Kevin Estrella	BOOK 23T PAGE 00582	house at 4266 Hamilton	40 minutes west along said right of way, a dis-	quest is for the require-	code and (2) to final con-	other possible events of	FORMATION OB-
Health Care Technolo- gies	Notary Public or Deputy Clerk	Personally appeared the	Mill Road for Old Atlanta Commerce, LLC.	tance of 45.69 feet, to an	ment of four-sided brick house changed to board	firmation and audit of the status of the loan	default, failure to pay the indebtedness as and	TAINED WILL BE
-s- Jay Fischbach	6/21,28,2023	undersigned who on oath deposes and says that:	5:24,31:6:7,14,21,28,2023	iron pin, the place or point of beginning. Parcel	and batten with stone ac-	with the holder of the Se-	when due and in the	USED FOR THAT PURPOSE.
Sworn to and Subscribed before me	GDP2533	Clearinghouse Furniture	GDP1889	IDR7225 159.	cents and to reduce the driveway width require-	curity Deed. Albertelli Law Attorney	manner provided in the Note and Security Deed.	5/31,6/7,14,21,28,2023
This 27 th day of April,	gpn06	Partners Inc. 6155 Jim-	gpn13	5/24,31,6/7,14,21,28,2023	ment from 18 feet to 12	for The Bank of New	Because the debt re-	CDP1291

Gdp1900

Gdp1900 gpn13 NOTICE OF PUBLIC HEARING UPON APPLICATION FOR ANNEXATION AND REZONING Pursuant to O.C.G.A. § 36-36-1 et seq. and O.C.G.A. § 36-36-20 et seq. notice is hereby giv-en that the City of Buford, a Georgia Municipal Cor-poration, will hold a public hearing to evaluate the ap-plications of certain landowners, more fully set

gies -s- Jay Fischbach Sworn to and Subscribed before me This 27th day of April, 2023

Notary Public or Deputy Clerk

6/21,28,2023 GDP2526

GDP2526 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00568 Personally appeared the undersigned who on oath deposes and says that: Keel Digital Solutions Ltd. 2 Bloor Street E., Suite 810 Toronto, On-tario, Canada M4W 1A8 Is/are doing business in Gwinnett County, Geor-gia under the Name of: TRADENAME: Keelm Digital Solutions 2 Sun Court, Suite 400, c/o CSC, Peachtree Corners, GA 30092 (trade name ad-dress is in Gwinnett County) and the no-ture of the Dusiness in

ture of the business is: Health Care Technolo-

gies gles -s- Jay Fischbach Sworn to and Subscribed before me This 27th day of April, 2002

This 2023

Notary Public or Deputy

6/21,28,2023

GDP2527 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

BOOK 23T PAGE 00569

PAGE 00569 Personally appeared the undersigned who on oath deposes and says that Polyonymous Projects LLC. 4305 Paxton Ln Unit 1722, Lilburn, GA 30047 Is/are doing busi-ness in Gwinnett County, Geograio under the Name nature of the business is: Consulting- Management, -s- Edward C Mainous, President Sworn to and Subscribed before me This 24th day of May, 2023 Georgia under the Name of: TRADENAME of: TRADENAME: Grant Projects 4305 Pox-fon Ln Unit 1722, Lilburn, GA 30047 (trade name address is in Gwinnett County) and the na-ture of the business is: Government Contracting -s- Austin Sanders Sworn to and Subscribed before me This I day of June, 2023 -s- Bsrat Zewdu Aleme Notary Public or Deputy -s- Sam Sheikh Notary Public or Deputy Clerk gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

Notary Public or Deputy Clerk 6/21,28,2023

GDP2528

gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00570 Personally appeared the undersigned who on ooth densess and snus that:

REGISTRATION BOOK 23T PAGE 00577 Personally appeared the undersigned who on oath deposes and says that: HNS AMERICA LLC. 2327 Merry Mount Dr Suwanee, GA 30024 Is/are doing business in Gwin-net County, Georgia un-der the Name of: TRADENAME: DH Con-stuction Group Inc. 2327 Merry Mount Dr Suwa-

before

Clerk

Jasen Brown

GDP2540 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00582 Personally appeared the undersigned who on oath deposes and says that: Clearinghouse Furniture Partners Inc. 6155 Jim my Carter Blvd Suite G, Norcross, GA 30071 Is/are doing business in Gwin-nett County, Georgia un-der the Name of: TRADENAME: Furni-ture Source 6155 Jimmy

6/21,28,2023

GDP2541

BOOK 23T

1 S No Rd S

GDP2533

GDP2533 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00575 Personally appeared the undersigned who on oath deposes and says that: Donnally Palmer 155 Lin-dridge Drive Lilburn, GA 30047 Is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Don Polmer Baby 155 Lin-dridge Drive Lilburn, GA 30047 (trade name ad-dress is in Gwinnett County) and the no-ture of the business is: Online Reail -s-Donnally Palmer TRADENAME: Furni-ture Source 6155 Jimmy Carter Bivd Suite G Nor-cross, GA 30071 (trade name address is in Gwin-nett County) and the nature of the business is: Retail Furniture -s- Daryl Brown Sworn to and Subscribed before me This 6 day of June, 2023 -s-Notary Public or Deputy

-s- Donnally Palmer

GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION Sworn to and Subscribed before me This 7th day of May, 2023

-s- Jacqueleen Garcia Notary Public or Deputy Clerk 6/21,28,2023

GDP2534

6/21,28,2023

GDP2535

BOOK 23T PAGE 00583 Personally appeared the undersigned who on oath deposes and says that: 6131 Business LLC 6314 Mimosa Cir Tucker, GA 30084 Is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Ris-ing Market 6131 S Nor-GDP2334 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00576 Personally appeared the undersigned who on oath deposes and says that: insider management Coring Market 6131 cross Tucker F #500, Norcross, GA 30093 deposes and says that: insider management Cor-poration 3180 Sugarload Club Drive, Duluth, GA 30097 Is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Tris-tar Growth Ventures 3180 Sugarloaf Club Drive, Duluth, GA 30097 (trade name address is in Gwin-nett County) and the nature of the business is:

#500, Norcross, GA 30093 (trade name address is in Gwinnett County) and the nature of the business is: retail Store -s- Amees Kotadia Sworn to and Subscribed before me This 6th day of June, 2023 -s- Crystal L Rogers Parahams Natary Public or Deputy y Public or Deputy Clerk

6/21,28,2023

GDP2542

gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T

PAGE 00584 PAGE 00384 Personally appeared the undersigned who on oath deposes and says that: 6131-550 Business LLC 6314 Mimosa Cir Tucker, GA 30084 Is/are doing business in Gwinnett GA 30084 Is/are doing business in Gwinnett County, Georgia under the Name of: TRADE-NAME: Las Brisas #1 6131 S Norcross Tucker Rd Ste #550, Norcross, GA 30093 (trade name address is in Gwinnett County) and the na-ture of the business is: Restaurant & Bar -s- Amees Kotadia Sworn to and Subscribed before me This 6th day of June, 2023 -s- Crystal L Rogers

- Crystal L Rogers arahams

5:24,31:6:7,14,21,28,2023 GDP1889

GDP1889 gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, June 13, 2023 at 7:00 p.m. and the Buford City Com-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford High-way, Buford, Georgia 30518 to consider a rezon-ing request from R-100 to C-2 at 4695 South Lee Street for Karma Salon & Spa. 5:24,31:6:7,14,21,28,2023

GDP1890

gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, June 13, 2023 at 7:00 p.m. June 13, 2023 at 7:00 p.m. and the Buford City Com-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford, Georgia 30518 to consider a rezon-ing request from RA-200 to R-100 at 6157 Gaines Ferry Road, being parcel 08-139-003008A, containing 4.52 acres for Meridith Simes.

5:24,31:6:7,14,21,28,2023 GDP1891

GDP1891 gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, June 13, 2023 at 7:00 p.m. and the Buford City Com-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford, Georgia 30518 to consider a rezon-ing request from RA-200 to R-100 at 6157 Gaines Ferry Road, being parcel 08-189-003008A, containing 6.51 acres for Meridith Simes.

Simes. 5:24,31:6:7,14,21,28,2023 GDP1892

gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, June 13, 2023 at 7:00 p.m. and the Buford City Com-mission will most on and the Buford City Com-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford High-way, Buford, Georgia 30518 to consider a spe-cial use permit at 4141 and 4151 Gainesville Highway for Thomas & Hutton. The Special use permit requested is to al-low boat and RV storage low boat and RV storage 5:24,31:6:7,14,21,28,2023

GDP2476

gpn13 Please take notice that the City of Bufords regu-

ment from ... 15 feet. 6:7,14,21,2023

GDP2081 gpn13 The City of Buford Zon-ing Board of Appeals will meet on Monday, June 26, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Buford, Georgia 30518 to consider a variance request on East Maddox Road, be-ing parcel 7-227-028, for Meridith Simes. The variances requested are: 1. To reduce the lot width on Lot #2 from 100 feet to 25.09 feet. GDP2081

25.09 feet. 2. To reduce the lot width on Lot 3, 4, 5, 6 and 7 from 100 feet to 15.60

feet. 3. To allow a shared common driveway. 6:7,14,21,2023

GDP2082

GDP2082 gpn13 The City of Buford Zon-ing Board of Appeals will meet on Monday, June 26, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Buford, Georgia 30518 to consider a variance request at 175 Westbrook Street for Maridith Simes The

GDP2255 gpn13 The City of Buford Zon-ing Board of Appeals will meet on Monday, June 26, 2023 at 7:00 p.m. at Buford Cit+ Hall, 2300 Buford Highway, Buford, Georgia 30518 to consider a variance request at 1671 Horizon Parkway for DI Development, LLC. The variance re-quested is to reduce the required 20 TDU's per acre per Section 1315 of the Zoning Ordinance to 10 TDU's per acre. 67,714,21,2023

GDP2438 gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, July 11, 2023 at 7:00 p.m. and the Buford City Com-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford High-way Buford Georgia

indebtedness as and when due and in the manner provided in the Note and Security Deed. Because the debt re-mains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's the status of the loan with the holder of the Se-curity Deed. Albertelli Law Attorney for The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certifi-cate holders of the CWABS, Inc., Asset-Backed Certificates, Se-ries 2006-14 as Attorney in Fact for SHAHEENA T. AKBAR 100 Galleria Parkway, Suite 960 At-lanta, GA 30339 Phone: (770) 373-4242 By: Rohan Rupani For the Firm THIS FIRM IS ACTING AS A DEBT COLLECTOR AT-TEMPTING TO COL-LECT A DEBT. ANY IN-FORMATION OB-TAINED WILL BE USED FOR THAT PURlaw, including attorney's fees (notice of intent to fees (notice of intent to collect attorney's fees having been given). Wells Fargo Bank N.A., as Trustee, for Carring-ton Mortgage Loan Trust, Series 2006-NC3 Asset-Backed Pass-Through Certificates holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Carrington Mortgage Services, LLC is the enti-ty with the full authority to negotiate, amend, and modify all terms of the Joan. TAINED WILL BE USED FOR THAT PUR-POSE. - 20-009019 A-4785927 05/24/2023, 05/31/2023, 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023 5:24,31; 6:7,14,21,28-2023

Pursuant to O.C.G.A. §44-GDP-2178 GPN-11 NOTICE OF SALE UNDER POWER GWINNETT COUNTY, GEORGIA Because of default in the payment of the indebted-ness, secured by that certain Deed to Secure Debt and Security Agree-ment from OH-DABI PROPERTIES, LLC ("Borrower") to ABL RPC Residential Credit Acquisition LLC ("Se-cured Creditor"), record-ed at Deed Book 6019, Page 161, Gwinnett Coun-ty, GA records, Secured Creditor pursuant to said deed and the note there-by secured, has declared the entire amouni of said GDP-2178

Pursuant to O.C.G.A. §44-14-162.2, Carrington Mortgage Services, LLC may be contacted at: 1-800-790-5902 or by writing to 1600 South Douglass Road, Suite 110 and 200-A, Anaheim, CA 92806-5951. Please note that, pur-

5951. Please note that, pur-suant to O.C.G.A. §44-14-162.2, the secured credi-tor is not required to amend or modify the terms of the loan.

amend or modify the terms of the loan. To the best knowledge and belief of the under-signed, the party/parties in possession of the sub-iect property known as 5333 POUNDS DRIVE NORTH, STONE MOUN-TAIN, GA 30087 is/are: Stevie Roberts or tenant/tenants. Said property will be sold sub-iect to (a) any outstand-ing ad valorem taxes (in-cluding taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superi-or to the Security Deed first set out above, in-cluding, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, etc. The sale will be conductthe entire amount of said indebtedness due and payable and pursuant to payable and pursuant to the power of sale con-tained in said deed, and pursuant to O.C.G.A Sec-tion 9-13-161(a) will on the first Wednesday in July 2023, during the le-gal hours of sale, at the Courthouse door in Gwing Courthouse door in Gwin-nett County, Georgia, sell at public outcry to the highest bidder for cash, the property de-scribed in said deed to with

etc. The sale will be conduct-ed subject to (1) confir-mation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirma-tion and audit of the sta-tus of the loan with the holder of the security deed. Pursuant to O.C.G.A. §9-13-172.1, which allows for certain procedures re-garding the rescission of judicial and nonjudicial

44, Gwinnett County, Georgia records, which Plat is incorporated herein and made a part hereof by reference for a more detailed descrip-tion; being known as 963 Creek Bottom Road, ac-cording to the present system of numbering property in Gwinnett County. Georgia Country, Georgia Said property is known as 963 Creek Bottom Road, Loganville, GA 30052, together with all fixtures and personal property attached to and constituting a part of said property, if any. Said property will be sold subject to any outstand-ing ad valorem taxes (in-cluding taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority. County, Georgia

of any taxing authority, any matters which might be disclosed by an accube disclosed by an accu-rate survey and inspec-tion of the property, any assessments, liens, en-cumbrances, zoning ordi-nances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The proceeds of said sale will be applied to the garding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclo-sure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph. provided in the preceding paragraph. Funds used at sale shall be in certified funds and payable to Bell Carring-ton Price & Gregg, LLC. Wells Fargo Bank N.A., as Trustee, for Carring-ton Mortgage Loan Trust, Series 2006-NC3 Asset-Backed Pass-Through Certificates. as Attorney in Fact for Ste-vie Roberts. will be applied to the payment of said indebt-edness and all expenses of said sale as provided in said Deed, and the bal-ance, if any, will be dis-tributed as provided by law. The sale will be conduct-ed subject (1) to confir-mation that the sale is mation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirma-tion and audit of the sta-tus of the loan with the secured creditor. The property is or may be in the possession of Yovalee Miranda and Louis C. Miranda, suc-cessor in interest or ten-ant(s). Allohiley in tack to the city vie Roberts. Any information obtained on this matter may be used by the debt collec-tor to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Hey-ward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 23-53677 6:7,14,21,28; 7:5,12,19,26-2023 vie Roberts. ant(s). Lakeview Loan Servic-Gen11 gdp1051 STATE OF GEORGIA COUNTY OF GWINNETT NOTICE OF SALE UNDER POWER Because of a default un-der the terms of the Se-curity Deed executed by Newal S. Mohammed to Wells Fargo Bank, N.A. dated June 9, 2010, and recorded in Deed Book Sol76, Page 876, Gwinnett County Records, secur-ing a Note in the original principal amount of \$197,342.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said in Gpn11 ing, LLC as Attorney-in-Fact for Yovalee Miran-da and Louis C. Miranda File no. 23-080446 LOGS LEGAL GROUP

hearing to evaluate the ap-plications of certain landowners, more fully set forth on Exhibit A, to an-nex and zone property to the corporate limits of the City of Buford as provided in O.C.G.A. § 36-36-20 which is contiguous to the existing limits. The proper-ty proposed for annexation and rezoning is contiguous to the present corporate limits of the City of Buford and is more particularly described in Exhibit A at-tached hereto. The City of Buford Planning Commis-sion will hold a public hear-ing and make recommension will hold a public hear-ing and make recommen-dation on such application for annexation and rezon-ing on June 13, 2023, at 7:00 pm, Buford City Hall, 2300 Buford Highway, Bu-ford, Gwinnett County, Georgia 30518. The Bu-ford City Commission will hold a public hearing to Westbrook Street for Meridith Simes. The variances requested are: 1. To reduce the lot width To reduce the lot width from 100 feet to 15 feet on Lot #1.
To reduce the lot width from 100 feet to 0 feet on Lot #2.
To reduce the lot width from 200 feet to 0 feet on Lot #3. hold a public hearing to discuss and pass upon the proposed applications

4. To have a shared com-mon driveway with ac-

cess easement. 6:7,14,21,2023 GDP2255

6:7,14,21,2023 GDP2438

deposes and says that: Alianza Rent A Car LLC. 4550 Atwater Ct Ste 20449, Buford, GA 30518 20449, Buford, GA 30518 Isfare doing business in Gwinnett County, Geor-gia under the Name of: TRADENAME: Alianza Cars 4550 Atwater C1 Ste 20449, Buford, GA 30518 (trade name address is in Gwinnett County) and the nature of the business is: Used Car Dealership Dealership

Sworn to and Subscribed before me This 2 day of June, 2023

Notary Public or Deputy Clerk

6/21,28,2023

GDP2529

GDP2529 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00571 Personally appeared the undersigned who on oath deposes and says that: Credit Karma Mortgage, Inc. 1100 Broadway, Suite 1800, Oakland, CA 94607 Is/are doing busi-

Suite 1800, Oakland, CA 94607 Is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Intuit Credit Karma 289 South Culver Street Lawrenceville, GA 30046 (trade name address is in Gwinnett County) and the nature of the business is: Mortgage broker broker -s- Kenneth Lin Sworn to and Subscribed before me This 27 day of April, 2023

-s- Aracely Picazo Notary Public or Deputy Clerk

6/21,28,2023

GDP2530 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00572 Personally appeared the undersigned who on ooth deposes and says that: Club Champion LLC. 7501 S Quincy St. Ste 130, Wil-lowbrook, IL 60527 Is/are doing business in Gwinlowbrook, IL 60527 Is/are doing business in Gwin-nett County, Georgia un-der the Name of TRADENAME: Club Champion Golf 3310 Bu-ford, GA 30519 (trade name address is in Gwin-nett County) and the nature of the business is: Custom Golf Club Fitting and Retail and Retail

-s- Jon Reepmeyer Sworn to and Subscribed before me This 12th day of May, 2023 -s- Pearce McPartlin Notary Public or Deputy Clerk

6/21,28,2023

GDP2531

GDP2531 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00573 Personally appeared the undersigned who on oath deposes and says that: Serenity Wellness Ser-vices, LUC. 4530 Settles Bridge Rd Suwanee, GA 30024 Is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Serenity Lactation &

Merry Mount Dr Suwa-nee, GA 30024 (trade name address is in Gwin-Clerk nett County) and the nature of the business is: Finishing Contractor GDP2543 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00585 Personally appeared the undersigned who on oath deposes and says that: Horizon Transport - Big Boy Toys LLC. 2461 Ten-nyson Trail Grayson, GA 30017 Is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Hori-zon Contract Manage-ment Group 2461 Ten-nyson Trail Grayson, GA 30017 (trade name ad-dress is in Gwinnett County) and the no-ture of the business is: Contract Fulfillment & Negotiations Sworn to and Subscribed This 5 day of June, 2023 Notary Public or Deputy 6/21,28,2023 GDP2536 GDP2336 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00578 Personally appeared the undersigned who on oath deposes and says that: Tia Evans 722 Thornapple Trail Lawrenceville, GA 30046 1¹⁰ Proprietor Jasen Brown 722 Thornapple Trail Lawrenceville, GA 30046 Negotiations Lawrenceville, GA 30046 2nd Proprietor Is/are doing business in Gwinnett County, Geor-gia under the Name of: TRADENAME: Sweet Savannah CBD Company 722 Thornapple Trail Lawrenceville, GA 30046 (trade name address is in Gwinett County) 6/21,28,2023 GDP2544 (trade name address is in Gwinnett County) and the nature of the business is: CBD Sales -s- Tia Evans Sworn to and Subscribed before me gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION before me This 5 day of June, 2023

Notary Public or Deputy Clerk 6/21,28,2023

GDP2537

gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

BOOK 23T PAGE 00579 Personally appeared the undersigned who on oath deposes and says that: Lanier Hospice LLC. 4536 Lanier Hospice LLC. 4536 Nelson Brogdon Bivd Building D. Suite 2, Sug-ar Hill, GA 30518 Is/are doing business in Gwin-nett County, Georgia un-der the Name of: TRADENAME: Georgia Hospice Care 4356 Nelson Brogdon Blvd Building D. Suite 2 (trade name address is in Gwinnett County) and the na-

County) and the na-ture of the business is: Hospice Care -s- Shauna Axelrod Sworn to and Subscribed before me before me This 9 day of May, 2023 -s- Jordan Ferguson Notary Public or Deputy

Clerk 6/21,28,2023

GDP2538 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

BOOK 23T PAGE 00580 PAGE 00580 Personally appeared the undersigned who on oath deposes and says that: LRLD Safe and Locks, LLC. 1148 Gwens Trail SW, Lilburn, GA 30047 Is/are doing business in Gwinnett County, Geor-gia under the Name of: TRADENAME: RCL 1148 Gwens Trail Lil-burn, GA 30047 (trade name address is in Gwin-nett County) and the nature of the business is: Safe installaltion & Main-tenance -s-Chantel Dicks

Notary Public or Deputy 6/21,28,2023 GDP2543

-s- Daryl Jackson Sworn to and Subscribed before me This 6th day of June, 2023 Notary Public or Deputy Clerk

COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00586 Personally appeared the undersigned who on oath deposes and says that: Trinite Counseling and Consulting, LLC. 516 Sosebee Farm Rd Grayson, GA Grayson, GA 30017 Is/are doing business in Gwin-nett County, Georgia un-der the Name of: TRADENAME: Trinite Wellness 516 Sosebee Farm Rd Grayson, GA 30017 (trade name ad-dress is in Gwinnett County) and the no-ture of the business is: Behavioral Health and Wellness Services s. Amondal Ecster Wellness Services -s- Amanda L Foster Sworn to and Subscribed before me This 6th day of June, 2023 Notary Public or Deputy Clerk 6/21,28,2023 9065 Planning Commission

GDP1820

GDP1820 gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, June 13, 2023 at 7:00 p.m. and the Buford City Com-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford High-way, Buford, Georgia 30518 to consider a spe-cial use permit at 5574 Lanier Islands Parkway for Babbs Engineering for Babbs Engineering Consultants. The special use permit requested is to allow a boat and RV storage facility. 5:24,31:6:7,14,21,28,2023

GDP1821

gpn13 The City of Buford Plan-ning and Zoning Board will meet on Tuesday, June 13, 2023 at 7:00 p.m. and the Buford City Com-mission will Mining Borold City Con-mission will meet on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford High-way, Buford, Georgia

larly scheduled Commis-sion meeting for the month of July will take place on Monday, July 17, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Buford, Georgia 30518. 6:21,28;7:5,12,2023 GDP2477 gpn13 Please take notice that the City of Rest Havens regularly scheduled regularly scheduled Council meeting for the month of July will take place on Monday, July 10, 2023 at 7:30 p.m. at 922 Gainesville Highway, Suite 103, Buford, Geor-gia 30518. 6:21,28;7:5,2023 GDP2588

6:21,28;7:5,2023 Zoning 9066 Gdp1899

gpn13 NOTICE OF PUBLIC HEARING UPON APPLI-CATION FOR ANNEXA-HEARING UPON APPLI-CATION FOR ANNEXA-TION AND REZONING Pursuant to O.C.G.A. § 36-36-1 et seq. and O.C.G.A. § 36-36-20 et seq., notice is hereby giv-en that the City of Buford, a Georgia Municipal Cor-poration, will hold a public hearing to evaluate the ap-plications of certain andowners, more fully set forth on Exhibit A, to an-nex and zone property to the corporate limits of the City of Buford as provided in O.C.G.A. § 36-36-20 which is contiguous to the existing limits. The proper-ty proposed for annexation and rezoning is contiguous to the present corporate limits of the City of Buford and is more particularly described in Exhibit A at and is more particularly described in Exhibit A at-tached hereto. The City of Buford Planning Commis-sion will hold a public hear-Buford Planning Commis-sion will hold a public hear-ing and make recommen-dation on such application for annexation and rezon-ing on June 13, 2023, at 7:00 pm, Buford City Hall, 2300 Buford Highway, Bu-ford, Gwinnett County, Georgia 30518. The Bu-ford City Commission will hold a public hearing to discuss and pass upon the proposed applications for annexation and rezon-ing on July 17, 2023 at 7:00pm, Buford City Hall, 2300 Buford Highway, Bu-ford, Gwinnett County, Georgia 30518. This 15 th day of May, 2023. CHAN-DLER, BRITT & JAY, LLC City Attorneys OWNER: TIMOTHY S. AUTRY CURRENTLY ZONED: R-100 PRO-POSED ZONING: R-100 ADDRESS: 2996 SPRINGLAKE DR All that tract or parcel of land lying an being in land District, Gwinnett County, Georgia, as shown and delineated as 4.80 acres,

The population and rezon-ing on July 17, 2023 at 7:00pm, Buford City Hall, 2300 Buford Highway, Bu-ford, Gwinnett County, Georgia 30518. This 15 th day of May 2023. CHAN-DLER, BRITT & Amp, JAY, LLC City Attorneys OWN-ES, LLC CURRENTLY ZONED: R-100 PRO-POSED ZONING: O armp: I ADDRESS: PLUNKETTS RD A parcel of land lying in Land Lot 218 of the 7th District, Gwinnett County, Georgia and being more particular-y described as follows: Begin at a the intersection of the southerly right-of-way of Blue Ridge Road (having a 608#39; rght-of-way) and the northwester y right-of-way), said point ly-ing on a curve to the left having a follow site of the southerly right-of-way) and the northwester y right-of-way of Plunketts Road (having a variable right of-way) and the northwester y right-of-way for a distance of 299.62 feet; Thence run along the arc of said curve and said northwesterly right-of-way for a distance of 296.10 feet to a point; Thence run North 37 De-grees 37 Minutes 45 Sec-onds West for a distance of 212.60 feet to a point; Thence run North 36 De-grees 27 Minutes 45 Sec-onds East; and a chord distance of 225.26 feet; Thence run North 36 De-grees 39 Minutes 05 Sec-onds East along said right-of-way for a distance of 231.2 feet to a to a point; Thence run along the arc of said curve and said right-of-way for a distance of 235.60 feet to a point; Thence run along the arc of said curve and said right-of-way for a distance of 252.60 feet to a point; Thence run along the arc of said curve and said right-of-way for a distance of 252.60 feet to a point; Thence run along the arc of said curve and said right-of-way for a distance of 252.60 feet to a point; Thence run along the arc of said curve and said right-of-way for a distance of 252.60 feet to a point; Thence run along the arc of said curve and said right-of-way for a distance of 252.60 feet to a point; Thence run along the arc of said curve and said right-of-way for a distance of 253.60 feet to the Point of Beginning. Said parcel containing 49,991 Hall, 2300 Buford High-way, Buford, Georgia 30518 to consider a spe-cial use permit on High-way 20, being parcel 7-219-023, for AutoNation, Inc. The special use per-mit requested is to allow a car dealership as a permitted use and vari-ances for relief from the overlay district require-ments for exterior elevaments for exterior elevations 6/14,21,28,7/5,2023 9075 which plat and record thereof are incorporated herein and made a part thereof for a more com-plete description. TRACT TWO: All that tract or par-cel of land lying and being in Land Lots 326 and 302 of the 7th District, Gwin-nett County, Georgia, be-ing Tract 5, as shown and delineated by plat of sur-vey of the Estate of Ander-son Green by Thomas Wood and Associates, Dated July 2, 1990, recorded in Plat Book 54, Page 77, Gwinnett County Records, which plat is hereby incorporated by reference thereto. Parcel ID: R7326 079 (prior com-panion parcel ID: R7326 081) 5/24,31,6/7,14,21,28,2023 which plat and record thereof are incorporated

081) 5/24,31,6/7,14,21,28,20**23**

Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees has been given as provid-ed by law. To the best of the undersigned's knowl-edge, the person(s) in possession of the proper-ty is SHAHEENA T. AK-

cush, the proventy deed to wit: All that tract or parcel of land lying and being in Land Lot 254 of the 5th District, Gwinnett Coun-ty, Georgia being Lot 12, Block A., Tapestry Sub-division, as per plat recorded in Plat Book 113, Page 241, Gwinnett County, GA records, which recorded plat is in-corporated herein by ref-erence and made a part of this description. Together with all fixtures and other personal prop-erty conveyed by said deed. The sale will be held sub-ject to any unpaid taxes, assessments, rights-of-ways, easements, projecject to any unpaid taxes, assessments, rights-of-ways, easements, protec-tive covenants or restric-tions, liens, and other su-perior matters of record which may affect said property. 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 sta-tus of the loan with the holder of the security deed.

holder of the security deed. Notice has been given of intention to collect attor-ney's fees in accordance with the terms of the note secured by said deed. The name, address and telephone number of the individual or entity who has full authority to ne-gotiate, amend, and mod-ity all terms of the mort-gage is as follows: Matthew Borba, 30 Mont-gomery Street, Suite 215, Jersey City, NJ 07302 (832) 351-2013. Note that pursuant to O.C.G.A. Section 44-14-162.2, the above individual or enti-ty is not required by law to negotiate, amend, or modify the terms of the loan.

to negotiate, amend, or modify the terms of the loan. To the best knowledge and belief of the under-signed, the party (or par-ties) in possession of the subject property is: OH-DABI PROPERTIES, LLC and/or tenant or tenants and the proceeds of said sale will be ap-plied to the payment of said indebtedness, the expense of said sale, all as provided in said deed, and the undersigned will execute a deed to the purchaser as provided in the dforementioned Secu-rity Deed. ABL RPC Residential Credit Acquisition LLC as agent and attorney in fact for OH-DABI PROP-ERTIES, LLC Katz Durell, LLC 8065 Roswell Road, Suite 880 sectored has declared indi-debtedness due and payable and, pursuant to the power of sale con-tained in said Deed, will on the first Wednesday, July 5, 2023, during the legal hours of sale, be-fore the Counthouse door in said County, sell at public outcry to the high-est bidder for cash, the property described in said Deed, to-wit: ALL THAT TRACT OR PAR-CEL OF LAND LYING AND BEING IN LAND DOT 52 OF THE STH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 6, BLOCK H, OF SUMMIT AT SARATOGA SUBDIVI-SION, UNIT III, AS PER PLAT RECORDED IN PLAT BOOK 70, PAGE IO6, GWINNETT COUN-TY, GEORGIA, RECORDS, REFER-ENCE TO WHICH PLAT IS MADE FOR A COM-PLETE DESCRIPTION OF THE PROPERTY; AND BEING IM-PROVED PROPERTY KNOWN AS 2038 HIGH ROCK AVENUE AC CORDING TO THE PRESENT SYSTEM OF NUMBERING PROPER VINMBERING PROPERTY YIN GWINNETT COUNTY, GEORGIA, Said property attached to and constituting a part of adid property attached to and constituting a part of adid property attached to and constituting a part of adid property attached to any outstand-ing ad valorem taxes (in-culuding taxes which are a lien, whether or not now due and payable), the right of redemption

6065 Roswell Road, Suife 880 Atlanta, Georgia 30328 404-487-0040 THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR AND IS ATTEMPTING TO COL-LECT A DEBT. ANY IN-FORMATION OB-TAINED WILL BE USED FOR THAT PUR-POSE.

GDP-2181 GPN-11 Notice of Sale Under Power State of Georgia, County

State of Georgia, County of Gwinnett Under and by virtue of the Power of Sale con-tained in a Security Deed given by Stevie Roberts to Mortgage Electronic Registration Systems, Inc., as nominee for Mer-itLending.com (the Se-cured Creditor), dated April 27, 2006, and Recorded on May 1, 2006 as Book No. 46440 and Page No. 551, Gwinnett County, Georgia records, Page No. 351, Gwinnett County, Georgia records, conveying the after-de-scribed property to se-cure a Note of even date in the original principal amount of \$177,000.00, with interest at the rate specified therein, as last assigned to Wells Fargo Bank N.A., as Trustee,

Attorneys and Counselors at Lav

211 Perimeter Center Parkway, N.E., Suite 130 Atlanta, GA 30346

Aflonto, GA 30346 (770) 220-2535/***CF_REFER-ENCE_INITIALS*** https://www.logs.com/ *THE_LAW_FIRM_IS ACTING_AS_A_DEBT COLLECTOR_ANY_IN-FORMATION_OB-TAINED_WILL_BE TAINED WILL BE POSE

5:31;6:7,14,21,28,2023

Gdp1530

up 1330 gpn11 NOTICE OF SALE UN-DER POWER TS# 23-001653 Under and by virtue of the power of sale contained with that certain Security Peed dated lung 15

Deed dated June 15. 2012, from Lewis Mitchell to JPMorgan Chase Bank, N.A., recorded on June 27, 2012 in Deed Book 51456 at Page 0337 Gwin-nett County, Georgia records, having been last sold, assigned, transferred and conveyed to Nation-star Mortgage LLC by As-signment and said Securi-ty Deed having been given to secure a note dated June 15, 2012, in the amount of \$191,563.00, and said Note being in de-fault, the undersigned will sell at public outcry during the legal hours of sale be-fore the door of the court-house of Gwinnett County, Georgia on July 5, 2023 the following described real property (hereinafter referred to as the AUL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 181 OF THE 5TH BUSK TO F GWINNETT COUNTY, GEORGIA, BE-UNIT ONE AS PER PLAT BOOK 104, PAGE 183, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCOR-PORATED HEREIN AND MADE A PART HEREOF

because of, among other possible events of de-fault, failure to make the payments as required by the terms of the Note. The debt remaining is in The debt remaining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest,

GDP2078 GDP2078 gpn13 The City of Buford Zon-ing Board of Appeals will meet on Monday, June 26, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Buford, Georgia 30518 to consider a variance request at 499

Foreclosures GDP-1968 GPN-11 NOTICE OF SALE UNDER POWER STATE OF GEORGIA COUNTY OF GWINNETT Under and by virtue of the power of sale con-tained with that certain Security Deed dated July 20. 2006, from SHA-

Security Deed dated July 20, 2006, from SHA HEENA T. AKBAR to MORTGAGE ELEC-TRONIC REGISTRA-TION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR AMERI-CA'S WHOLESALE LENDER, recorded on July 24, 2006 in Deed Book 46787 at Page 527 Gwinneth County, Geor-gia records, having been last sold, assigned, trans-ferred and conveyed to ferred and conveyed to The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certificate holders of the CWABS, Inc., Asset-Backed Certificaters, Se-ries 2006-14 by Assign-ment and said Security Deed having been given to secure a note dated July 20, 2006, in the amount of \$175,200.00, and said Note being in default, the undersigned will sell at public outcry during the legal hours of sale before the door of the courthouse of Gwin-nett County, Georgia, on July 5, 2023 the following described real property (hereinafter referred to as the "Property"): ALL THAT TRACT OR PARCEL OF LAND LY-ING AND BEING IN LAND LOT 86 OF THE STH DISTRICT, GWIN-NETT COUNTY, GEOR-GIA, BEING LOT 150, BLOCK C OF WEBB GIN FARMS SUBDIVI-SION, PLASE TWO, AS PER PLAT RECORDED IN PLAT BOOK 95, PAGES 260-265, GWIN-NETT COUNTY, GEOR-GIA RECORDS, WHICH PLAT IS INCORPORAT-ED HEREIN AND MADE A PART HERE-DF BY REFERENCE. The debt secured by the Security Deed and evid-decored by the Note and has been, and is hereby, descrifted use and proble