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RATION, THE BY-LAWS OF THE NORTHEAST CONDOMINIUM ASSOCIATION OF RESIDENT OWNERS, THE BUILDING PLANS AND PLATS OF RECORDS AND THE GRANTEE ASSUMES AND PERFORM EACH AND EVERY PROVISION OF SAID DOCUMENTS AS WELL AS AMENDMENTS THEREOF. CONDOMINIUM UNITS ARE RESTRICTED TO THE RESIDENTIAL USE ONLY AND MAY NOT BE LEASED OR A RIOD OF LESS THAN THREE (3) MONTHS. THE USE OF SAID UNITS IS FURTHER RESTRICTED BY THE TERMS OF SAID DECLARATION, WHICH IS INCORPORATED HEREIN BY REFERENCE. Said property being known as: 386 NORTHDALE CT LAWRENCEVILLE, GA 30046.

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holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2. The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Fay Servicing, LLC, 425 S. Financial Place, Suite 1000, Chicago, IL 60605, 800-495-7166. Note, however, that such entity is not required by law to negotiate, amend, or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party in possession of the property is Shekinah B. Carter-Frazier F/K/A Shekinah B. Carter or a tenant or tenants and said property is sold subject to the mortgage as 295 Laurelton Cir, Lawrenceville, Georgia 30044. Should a conflict arise between the property description and the legal description the legal description will control. The sale will be conducted subject to (1) confirmation and audit of the status of the loan with the holder of the security deed and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

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holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately after the sale. Select Portfolio Servicing, Inc. as agent and Attorney in Fact for S. Darlene Smallwood of Advantage Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1012-15031. LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-15031A. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

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quired by Wells Fargo Bank, N.A., conveying the after-described property to secure a Note in the original principal amount of \$187,550.00 with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder or cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated on the plat of record) on the first Tuesday of the month of July, 2023 (being the first Tuesday of the month of July, 2023), within the legal hours of sale on July 5, 2023 (being the first Tuesday of the month of July, 2023), at the Courthouse door of Gwinnett County, Georgia, being Lot 3, Block B, Unit One (1), REGENCY WOODS PLAT RECORDED IN PLAT BOOK T, PAGE 57A, RECORDS OF GWINNETT COUNTY, GEORGIA, BUT WHICH IS INCORPORATED HEREIN AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

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when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 4105 Waters End Lane, Snellville, GA 30039 together with all fixtures and personal property attached to and constituting a part of the property. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Michael Williams or tenant or tenants. PHH Mortgage Corporation is the entity or individual who shall have full authority to negotiate, amend and modify all terms of the mortgage. PHH Mortgage Corporation, 661 Worthington Rd Suite 100 West Palm Beach, FL 33409 (800) 750-2518, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable, (c) the right of redemption of any taxing authority, (d) any assessments, liens, encumbrances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

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and Melissa Esther Tapia or a tenant or tenants and said property is more commonly known as 3656 Sweet Breeze Way, Lawrenceville, GA 30052. Should a conflict arise between the property address and the legal description of the legal description will control. Notice of intent to collect attorneys fees having been given. Subject (1) to 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. Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2021-1, as Attorney in Fact for Norman Leo Buckley, III McCalla Roymer Leibert LLC, 1544 Old Alabama Road, Roswell, GA 30076 www.foreclosurehotline.net. All that tract or parcel of land lying and being in the 5th District, Gwinnett County, Georgia, being Lot 6, Block A, Phase 1, Park Subdivision, Unit Two, Phase Two, as per plat recorded in Plat Book 80, Page 299, Gwinnett County, Georgia Records, which plat is incorporated herein by reference and made a part of this description. Said property is sold subject to 3656 Sweet Breeze Way according to the present system of numbering property in Gwinnett County, Georgia. MR/mc 75/23. Our file no. 23-11754 GA - F77. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

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BACKED SECURITIES, SERIES 2021 F as Attorney in Fact for BEVERLY M HUNT. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 10000070807868 BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP 4004 Belt Line Road, Suite 1000, Addison, Texas 75001 Telephone: (972) 341 5398. 6/7 14 21 28 2023

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ry to the highest bidder for cash at the Gwinnett County Courthouse, within the legal hours of sale on the first Wednesday in July, 2023, all property described in said Security Deed including but not limited to the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 111, 6TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 8, BLOCK F, UNIT 2, HANRRY ESTATES SUBDIVISION, ACCORDING TO PLAT RECORDED IN PLAT BOOK O, PAGE 342, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT AND THE DEED INCORPORATED HEREIN BY REFERENCE IS INCORPORATED HEREIN BY REFERENCE. Said legal description being as follows: The property is more commonly known as 386 KILLIAN HILL ROAD SW, LILBURB, GA 30077. The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of the Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorneys fees (notice to collect same having been given) and the cost of recording this deed provided for under the terms of the Security Deed. Said property will be sold subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable); the right of redemption of any taxing authority; matters which may be disclosed by an accurate survey and inspection of the property; all zoning ordinances; liens, encumbrances, restrictions, covenants, and any other matters of record superior to said Security Deed. The best of the knowledge and belief of the undersigned, the owner and party in possession of the property is RYAN M CHAMBERLIN, RICK JUDAH RICHARD S. JUDAH, ESTATE AND/OR HEIRS AT LAW OF ANN M. JUDAH and/or HEIRS AT LAW of the said JUDAH, or tenants(s). The sale will be conducted subject to (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

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ing been given). Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable); (2) the right of redemption of any taxing authority; (3) all zoning ordinances; (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed. Said sale will be conducted subject to the following: (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. The best of the knowledge and belief of the undersigned, the party in possession of the property is (are): Elizabeth Abdouk or tenant or tenants. Selene Finance, LP is the entity or individual who shall have full authority to negotiate, amend and modify all terms of the mortgage with the debtor is: Fay Servicing, LLC, 425 S. Financial Place, Suite 1000, Chicago, IL 60605, 800-495-7166. Note, however, that such entity is not required by law to negotiate, amend, or modify the terms of the loan. To the best knowledge and belief of the undersigned, the party in possession of the property is Shekinah B. Carter-Frazier F/K/A Shekinah B. Carter or a tenant or tenants and said property is sold subject to the mortgage as 295 Laurelton Cir, Lawrenceville, Georgia 30044. Should a conflict arise between the property description and the legal description the legal description will control. The sale will be conducted subject to (1) confirmation and audit of the status of the loan with the holder of the security deed and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

Gp11 gdp2128

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Pursuant to the Power of Sale contained in a Security Deed given by Elizabeth T Abdouk to Bank of America, N.A. dated 12/21/2006 and recorded in Deed Book 49004 Page 465 and modified at Deed Book 56900 Page 452 Gwinnett County, Georgia records, as last transferred to or acquired by U.S. Bank Trust National Association, not in its individual capacity, but solely as Trustee or owner trustee for RCF 2 Acquisition Trust, conveying the after-described property to secure a Note in the original principal amount of \$415,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on July 5, 2023 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: All that tract or parcel of land lying and being in Land Lot 179 and 184 of the 7th District, Gwinnett County, Georgia, being Lot 302, Block A, Hidden Falls Subdivision, Phase 3, as per plat recorded in Plat Book 101, Page 63-286, Gwinnett County, Georgia records, which recorded plat is incorporated herein by reference. Said property being known as 3145 Hidden Shoals Rd, NE according to the present system of numbering property in Gwinnett County, Georgia. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 3145 Hidden Shoals Rd, NE, Atlanta, Georgia 30305, (404) 994-7400. THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-15031. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

Gp11 gdp2129

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Pursuant to the Power of Sale contained in a Security Deed given by S. Darlene Smallwood to BANK OF AMERICA, N.A. dated 12/21/2006 and recorded in Deed Book 49004 Page 465 and modified at Deed Book 56900 Page 452 Gwinnett County, Georgia records, as last transferred to or acquired by Select Portfolio Servicing, LLC, conveying the after-described property to secure a Note in the original principal amount of \$187,550.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on July 5, 2023 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: All that tract or parcel of land lying and being in Land Lot 179 and 184 of the 7th District, Gwinnett County, Georgia, being Lot 302, Block A, Hidden Falls Subdivision, Phase 3, as per plat recorded in Plat Book 101, Page 63-286, Gwinnett County, Georgia records, which recorded plat is incorporated herein by reference. Said property being known as 3145 Hidden Shoals Rd, NE according to the present system of numbering property in Gwinnett County, Georgia. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 3145 Hidden Shoals Rd, NE, Atlanta, Georgia 30305, (404) 994-7400. THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-15031. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

Gp11 gdp2130

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Pursuant to the Power of Sale contained in a Security Deed given by S. Darlene Smallwood to BANK OF AMERICA, N.A. dated 12/21/2006 and recorded in Deed Book 49004 Page 465 and modified at Deed Book 56900 Page 452 Gwinnett County, Georgia records, as last transferred to or acquired by Select Portfolio Servicing, LLC, conveying the after-described property to secure a Note in the original principal amount of \$187,550.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on July 5, 2023 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: All that tract or parcel of land lying and being in Land Lot 179 and 184 of the 7th District, Gwinnett County, Georgia, being Lot 302, Block A, Hidden Falls Subdivision, Phase 3, as per plat recorded in Plat Book 101, Page 63-286, Gwinnett County, Georgia records, which recorded plat is incorporated herein by reference. Said property being known as 3145 Hidden Shoals Rd, NE according to the present system of numbering property in Gwinnett County, Georgia. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 3145 Hidden Shoals Rd, NE, Atlanta, Georgia 30305, (404) 994-7400. THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-15031. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

Gp11 gdp2131

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Pursuant to the Power of Sale contained in a Security Deed given by S. Darlene Smallwood to BANK OF AMERICA, N.A. dated 12/21/2006 and recorded in Deed Book 49004 Page 465 and modified at Deed Book 56900 Page 452 Gwinnett County, Georgia records, as last transferred to or acquired by Select Portfolio Servicing, LLC, conveying the after-described property to secure a Note in the original principal amount of \$187,550.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on July 5, 2023 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: All that tract or parcel of land lying and being in Land Lot 179 and 184 of the 7th District, Gwinnett County, Georgia, being Lot 302, Block A, Hidden Falls Subdivision, Phase 3, as per plat recorded in Plat Book 101, Page 63-286, Gwinnett County, Georgia records, which recorded plat is incorporated herein by reference. Said property being known as 3145 Hidden Shoals Rd, NE according to the present system of numbering property in Gwinnett County, Georgia. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 3145 Hidden Shoals Rd, NE, Atlanta, Georgia 30305, (404) 994-7400. THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-15031. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

Gp11 gdp2132

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Pursuant to the Power of Sale contained in a Security Deed given by S. Darlene Smallwood to BANK OF AMERICA, N.A. dated 12/21/2006 and recorded in Deed Book 49004 Page 465 and modified at Deed Book 56900 Page 452 Gwinnett County, Georgia records, as last transferred to or acquired by Select Portfolio Servicing, LLC, conveying the after-described property to secure a Note in the original principal amount of \$187,550.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on July 5, 2023 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: All that tract or parcel of land lying and being in Land Lot 179 and 184 of the 7th District, Gwinnett County, Georgia, being Lot 302, Block A, Hidden Falls Subdivision, Phase 3, as per plat recorded in Plat Book 101, Page 63-286, Gwinnett County, Georgia records, which recorded plat is incorporated herein by reference. Said property being known as 3145 Hidden Shoals Rd, NE according to the present system of numbering property in Gwinnett County, Georgia. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 3145 Hidden Shoals Rd, NE, Atlanta, Georgia 30305, (404) 994-7400. THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR. ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-15031. 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023.

Gp11 gdp2244

Notice of Sale Under Power, State of Georgia, County of GWINNETT. Under and by virtue of the Power of Sale contained in a Deed of Trust, Series 2021-1, as Attorney in Fact for Beverly M Hunt to Mortgage Electronic Registration Systems, Inc. as Grantor, and U.S. Bank National Association, as Trustee on Behalf of and With Respect to AJAX Mortgage Loan Trust 2021 F, Mortgage Backed Securities, Series 2021 F (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$182,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the GWINNETT County Courthouse, within the legal hours of sale on the first Wednesday in July, 2023, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 307, 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 86, BLOCK C, FAIRMONT ON THE PARK, UNIT 6B, AS PER PLAT RECORDED IN PLAT BOOK 80, PAGE 299, GWINNETT COUNTY, GEORGIA RECORDS, SAID PLAT BEING INCORPORATED HEREIN BY REFERENCE. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt. Because the debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt, the sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). BANK OF AMERICA, N.A. (the Secured Note and is the current assignee of the Security Deed)MORGAN CHASE BANK, NATIONAL ASSOCIATION, acting on behalf of and, as necessary, in consultation with BANK OF AMERICA, N.A. (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: M & T Bank, Loss Mitigation Dept., 1100 WEHRLÉ DRIVE, WILMINGSVILLE, NY 14221, Telephone Number: 1-800-724-1633. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to prohibit the secured creditor to negotiate, amend, or modify all terms of the mortgage instrument. Telephone Number: (877) 813-0992 Case No. MTB-22-00668-1. Ad Run Dates 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023

Gp11 gdp2259

Notice of Sale Under Power, State of Georgia, County of GWINNETT. Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by EDGINA T. SMITH to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR SUNTRUST MORTGAGE INC. D/B/A WELLS FARGO AMERICA MORTGAGE, ITS SUCCESSORS AND ASSIGNS, dated 05/28/2004, and Recorded on 06/04/2004 as Book No. 05818 and Page No. 133, AS AFFECTED BY BOOK 53230, PAGE 643, LOAN MODIFICATION AGREEMENTS, BOOK 53699, PAGE 429 AND BOOK 54770, PAGE 497, GWINNETT County, Georgia records, as last transferred to or acquired by U.S. BANK NATIONAL ASSOCIATION, as Trustee on Behalf of and With Respect to AJAX Mortgage Loan Trust 2021 F, Mortgage Backed Securities, Series 2021 F (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$171,150.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the GWINNETT County Courthouse, within the legal hours of sale on the first Wednesday in July, 2023, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 337 OF THE 4TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT TWO (2) OF WYNTNER HAVEN SUBDIVISION AS MORE CLEARLY SHOWN IN THE CERTAIN PLAT RECORDED AT PLAT BOOK 100, PAGE 297 298, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt. Because the debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt, the sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given). BANK OF AMERICA, N.A. (the Secured Note and is the current assignee of the Security Deed)MORGAN CHASE BANK, NATIONAL ASSOCIATION, acting on behalf of and, as necessary, in consultation with BANK OF AMERICA, N.A. (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: M & T Bank, Loss Mitigation Dept., 1100 WEHRLÉ DRIVE, WILMINGSVILLE, NY 14221, Telephone Number: 1-800-724-1633. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to prohibit the secured creditor to negotiate, amend, or modify all terms of the mortgage instrument. Telephone Number: (877) 813-0992 Case No. MTB-22-00668-1. Ad Run Dates 06/07/2023, 06/14/2023, 06/21/2023, 06/28/2023

Gp11 gdp2595

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Under and by virtue of the Power of Sale contained in a Security Deed given by Patricia A. Aler to Planet Home Lending, Inc., dated February 22, 2001, recorded in Deed Book 22880, Page 74, Gwinnett County, Georgia Records and as modified by that certain Loan Modification Agreement recorded in Deed Book 57656, Page 120, Gwinnett County, Georgia Records, as last transferred to MidFirst Bank by assignment recorded in Deed Book 29730, Page 249, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED THOUSAND EIGHT HUNDRED EIGHTY-FOUR AND 08/100 DOLLARS (\$108,884.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in September, 2023, the following described property: 3155 PARKWAY AT, TACHED HERETO AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable); (2) the right of redemption of any taxing authority; matters which may be disclosed by an accurate survey and inspection of the property; all zoning ordinances; liens, encumbrances, restrictions, covenants, and any other matters of record superior to said Security Deed. The best of the knowledge and belief of the undersigned, the owner and party in possession of the property is RYAN M CHAMBERLIN, RICK JUDAH RICHARD S. JUDAH, ESTATE AND/OR HEIRS AT LAW OF ANN M. JUDAH and/or HEIRS AT LAW of the said JUDAH, or tenants(s). The sale will be conducted subject to (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

Gp11 gdp2595

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY, GEORGIA Under and by virtue of the Power of Sale contained in a Security Deed given by Patricia A. Aler to Planet Home Lending, Inc., dated February 22, 2001, recorded in Deed Book 22880, Page 74, Gwinnett County, Georgia Records and as modified by that certain Loan Modification Agreement recorded in Deed Book 57656, Page 120, Gwinnett County, Georgia Records, as last transferred to MidFirst Bank by assignment recorded in Deed Book 29730, Page 249, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED THOUSAND EIGHT HUNDRED EIGHTY-FOUR AND 08/100 DOLLARS (\$108,884.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in September, 2023, the following described property: 3155 PARKWAY AT, TACHED HERETO AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable); (2) the right of redemption of any taxing authority; matters which may be disclosed by an accurate survey and inspection of the property; all zoning ordinances; liens, encumbrances, restrictions, covenants, and any other matters of record superior to said Security Deed. The best of the knowledge and belief of the undersigned, the owner and party in possession of the property is RYAN M CHAMBERLIN, RICK JUDAH RICHARD S. JUDAH, ESTATE AND/OR HEIRS AT LAW OF ANN M. JUDAH and/or HEIRS AT LAW of the said JUDAH, or tenants(s). The sale will be conducted subject to (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed.

Gp11 gdp2117

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY Under and by virtue of the Power of Sale contained in a Security Deed given by Shekinah B. Carter-Frazier F/K/A Shekinah B. Carter and Tony Frazier, as Trustee for LSRMF MH Master Participation Trust II by assignment recorded in Deed Book 56094, Page 290, Gwinnett County, Georgia Records, as last transferred to or acquired by U.S. Bank Trust, N.A., as Trustee for LSRMF MH Master Participation Trust II by assignment recorded in Deed Book 56094, Page 290, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED SIXTY-EIGHT THOUSAND SIX HUNDRED TWENTY-TWO AND 00/100 DOLLARS (\$168,625.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Wednesday in July, 2023, the following described property: SAID EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable, (c) the right of redemption of any taxing authority, (d) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record superior to the Security Deed first set out above.

Gp11 gdp2117

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY Under and by virtue of the Power of Sale contained in a Security Deed given by Shekinah B. Carter-Frazier F/K/A Shekinah B. Carter and Tony Frazier, as Trustee for LSRMF MH Master Participation Trust II by assignment recorded in Deed Book 56094, Page 290, Gwinnett County, Georgia Records, as last transferred to or acquired by U.S. Bank Trust, N.A., as Trustee for LSRMF MH Master Participation Trust II by assignment recorded in Deed Book 56094, Page 290, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED SIXTY-EIGHT THOUSAND SIX HUNDRED TWENTY-TWO AND 00/100 DOLLARS (\$168,625.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the Courthouse door of Gwinnett County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Wednesday in July, 2023, the following described property: SAID EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorneys fees (notice pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable, (c) the right of redemption of any taxing authority, (d) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record superior to the Security Deed first set out above.

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