This 17 day of July, 2023 -s-Notary Public or Deputy Clerk

8/2,9,2023

GDP3910
gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00734
Personally appeared the
undersigned who on ooth
denoses and saws that:

8/2,9,2023 GDP3782

7/26,8/2,2023

GDP3783

gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

BOOK 23T

PAGE 00716
Personally appeared the undersigned who on oath deposes and says that: Northeast Georgia Diagnostic Associates and Clinic, LLC. 1000 Johnson Ferry Rd, NE., Atlanta, GA 30342 is/are doing business in Gwinnett County, Georgia under the Name of: TRADENAME: Northside Hospital Diagnostic Clinic- Dudot 10 Diagnostic Diagnostic Clinic Diagnostic Diagnostic Diagnostic Diagnostic Diagnosti

NAME: Northside Hospi-tal Diagnostic Clinic- Du-luth 3500 McClure Bridge Road, Duluth, GA 30096 (trade name address is in Gwinnett County) and the nature of the busi-ness is: Healthcare -s- Kristin Crea Sworn to and Subscribed before me This 11 day of July, 2023 -s-

Notary Public or Deputy 7/26,8/2,2023

GDP3902

GDP3902
gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00726
Personally appeared the
undersigned who on oath
deposes and says that:
Award Marketing Group,
LLC. 4104 Nobleman
Point Peachtree Corners,
GA 30097 is/are doing
business in Gwinnett
County, Georgia under
the Name of: TRADENAME: Physicians Marketing Team, 4101 Nobleman Point Peachtree
Corners, GA 30097 (trade

man Point Peachtree Corners, GA 30097 (trade name address is in Gwin-nett County) and the na-ture of the business is: Online Business Consult-

ing -s- Nneka Unachuknu Sworn to and Subscribed

before me This 12th day of July, 2023 -s- Ditynna A Fletcher Notary Public or Deputy

8/2,9,2023

GDP3906

gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION

BOOK 23T PAGE 00730

PAGE 00730
PAGE 00730
Personally appeared the undersigned who on ooth deposes and says that:
Dumpster MAN North Atlanta, LLC. East Point, 6A 30344 is/are doing business in Gwinnett County, Georgia under the Name of: TRADE-NAME: redbox+ Dumpster of Atlanta, 1492 Central Avenue, East Point, GA 30344 (trade name address is in Gwinnett County) and the nature of the business is: providing dumpster rentals

-s-Sworn to and Subscribed Sworn to and Subscribed before me This 2nd day of June, 2023 -s- Kandy L Angel Notary Public or Deputy Clerk

8/2,9,2023

GDP3894

Trade Name

9056

9056 Trade Name undersigned who on oath deposes and says that: TCMLOGAN LLC. 1908 Great Shoals Cir Lawrenceville, GA 30045 1st Proprietor

1st Proprietor
Tony Streeter
1908 Great Shoals Cir
Lawrenceville, GA 30045
2nd Proprietor
is/are doing business in
Gwinnett County, Georgia under the Name of:
TRADENAME: SteaknShake 3370 Buford Dr Buford, GA 30519 (trade name address is in Gwinnett County) and the na-ture of the business is:

-s- Tony Streeter Sworn to and Subscribed before me This 14 day of July, 2023

Notary Public or Deputy Clerk 8/2.9.2023

GDP3907 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

REGISTRATION
BOOK 23T
PAGE 00731
Personally appeared the
undersigned who on ooth
deposes and says that:
Kevin Jenkins 1690 Sugarloaf Club Drive Duluth,
GA 30097 is/are doing
business in Gwignett business in Gwinnett County, Georgia under the Name of: TRADE-NAME: Poleaxe Games 1690 Sugarloaf Club Drive Duluth, GA 30097 (trade name address is in Gwinnett County) and the nature of the busi-ness is: Game Develop-ment

-s- Kevin Jenkins Sworn to and Subscribed before me This 30th day of June, 2023

-s- Kevin Estrella Notary Public or Deputy Clerk

8/2,9,2023

GDP3909 gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION BOOK 23T

PAGE 00733
Personally appeared the undersigned who on oath deposes and says that:
Lily G Inc. 925B
Pagehtren St NE #204 deposes and says
Lily G Inc. 925B
Peachtree St. NE #206,
Atlanta, GA 30309 is/are
doing business in Gwinnett Country, Georgia under the Name of:
TPADENAME: WBJC. Georgia 925B Peachtree St. NE #206, Atlanta, GA 30309 (trade name address is in Gwinnett County) and the nature County) and the nature
of the business is: Buying Junk Cars
-s- Jesse Galli, President
Sworn to and Subscribed
before me
This 5 day of July, 2023
-s- X Hubbard
Notary Public or Deputy
Clerk

8/2,9,2023

GDP3911 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

BOOK 23T
PAGE 00735
Personally appeared the undersigned who on oath deposes and says that:
Jarrett Michael Terry 1685 Old Norcross Rd, Suite 700A, Lawrenceville, GA 30046 1st Proprietor

1st Proprietor
Pierria Henry
1685 old Norcross Rd
Suite 700A
Lawrenceville, GA 30046
2nd Proprietor
is/are doing business in
Gwinnett County, Georgia under the Name of:
TRADENAME: Something Healthy 1685 Old
Norcross Rd, Suite 700A,
Lawrenceville, GA 30046
(frade name address is Lawrenceville, GA 30046 (trade name address is in Gwinnett County) and the nature of the business is:Food and Beverage (Service) – Mobile food service -s- Jarrett Michael Terry, Partner Sworn to and Subscribed

ry, Partner Sworn to and Subscribed before me This 16th day of May, 2023 -s- Hiren Thakordas Topiwala

Notary Public or Deputy Clerk 8/2,9,2023

gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T

PAGE 00737
Personally appeared the undersigned who on oath deposes and says that:
Basia TV Productions
LLC. 3930 Charleston
Market St, Suwanee, GA Market St, Suwanee, GA
30024 is/are doing business in Gwinnett County,
Georgia under the Name
of: TRADENAME: Basia Homes 3930
Charleston Market St
Suwanee, GA 30024
(trade name address is
in Gwinnett County) and
the nature of the business is: Home Renovation & Flipping
-s- Basia Alicia Powell
Sworn to and Subscribed
before me

before me This 17 day of July, 2023

Notary Public or Deputy Clerk

8/2,9,2023 GDP3914

gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION

REGISTRATION
BOOK 23T
PAGE 00738
Personally appeared the undersigned who on oath deposes and says that: Rhodesia Jones 1290 Old Peachtree Rd, Apt 4213, Duluth, GA 30097 is/are doing business in Gwinsett Courty Ceorgia un

doing business in Gwinnett County, Georgia under the Name of:
TRADENAME:
TheGhoulishCat 1290 Old
Peachtree Rd, Apt 4213,
Duluth, GA 30097 (trade
name address is in Gwinnett County) and the nature of the business is:
Selling Stickers and
handmade art
s- Rhodesia Jones -s- Rhodesia Jones Sworn to and Subscribed

This 17 day of July, 2023

Notary Public or Deputy Clerk 8/2,9,2023

GDP3915 gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION

PAGE 00739

Personally appeared the undersigned who on oath deposes and says that:

A&JSJ LLC. 752 Winer Industrial Way Ste G, Lawrenceville, GA 30046 is/are doing business in Gwinnett County, Georgia under the Name of:

TRADENAME: J & J Cables 752 Winer Industrial Way Ste G, Lawrenceville, GA 30046 (trade name address is (trade name address is in Gwinnett County) and the nature of the busi-ness is: E-commerce -s- Aniruddhsinh Parmar Sworn to and Subscribed before me This 18 day of July, 2023

Notary Public or Deputy Clerk 8/2,9,2023

GDP3766 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION BOOK 23T PAGE 00699

9056 Trade Name LLC. 1495 Duluth Hwy
Ste FPMC-1152
Lawrenceville, GA 30043
is/are doing business in
Gwinnett County, Georgia under the Name of:
TRADENAME: Gracie
Barra Lawrenceville 2100
Riverside Pkwy #119A
Lawrenceville, GA 30043
(trade name address is
in Gwinnett County) and
the nature of the business is: Martial Arts
School
-s- Victoria Bambic

-s- Victoria Bambic Sworn to and Subscribed before me This 6th day of July, 2023

Notary Public or Deputy Clerk 7/26,8/2,2023

GDP3765 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

undersigned who on oath deposes and says that:
Dr. Freddie J. Wakefield, Jr. Amalgamated Milestone Systems, Inc. 5505 Peachtree Dunwoody Rd. Suite 470, Atlanta, GA 30342 is/are doing business in Gwinnett County, Georgia under the Name of: TRADE NAME: Milestone Dentistry of Suwanee, 1230 Satellite Blyd. Suite 100, BOOK 23T PAGE 00698 NAME: Milestone Den-tistry of Suwanee, 1230 Satellite Blvd, Suite 100, Suwanee, GA 30024 (trade name address is in Gwinnett County) and the nature of the busi-ness is: Dental Pratice -s- Dr. Freddie J. Wake-field, Jr. Sworn to and Subscribed before me This 14 day of July, 2023 -s- Ameenha Hafeesah Guillory Notary Public or Deputy Personally appeared the undersigned who on oath undersigned who on oath deposes and says that: Dariya Dee Docus 2892 Briaroak Drive Dulluth, GA 30096 is/are doing business in Gwinnett County, Georgia under the Name of: TRADE-NAME: Her Wealthy Windset 2892 Briaroak Drive Duluth, GA 30096 (trade name address is in Gwinnett County) and the nature of the business is: Retail -s- Dariya Dee Docus Sworn to and Subscribed before me Notary Public or Deputy Clerk

before me This 6 day of July, 2023 -S-Notary Public or Deputy

7/26,8/2,2023 GDP3777

GDP3782
gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00715
Personally appeared the
undersigned who on ooth
deposes and says that:
Northeast Georgia Diagnostic Associates and
Clinic, LLC. 1000 Johnson
Ferry Road, NE., Af-GDP3777
gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00710
Personally appeared the
undersigned who on oath
deposes and savs that:
Ecap Mortgages LLC.
14897 Clayton Road,
Chesterfield, MO 63017
s/are doing business in
Gwinnett County, Georgia under the Name of: Clinic, LLC. 1000 Johnson Ferry Road, NE., Atlanta, GA 30342 Is/are doing business in Gwinnett County, Georgia under the Name of: TRADE-NAME: Northside Hospital Diagnostic Clinic-Braselton 1270 Friendship Road Suite 100, Braselton, GA 30517 (trade name address is in Gwinnett County) and the nature of the business is: Healthcare S- Kristin Crea Gwinnett County, Georgia under the Name of:
TRADENAME: Homestead Financial Mortgage 289 South Culver
Street, Lawrenceville,
GA 30046 (trade name
address is in Gwinnett
County) and the nature
of the business is: Mortgages -s- Kristin Crea Sworn to and Subscribed before me This 11 day of July, 2023 gages -s- Andros Loakimides Notary Public or Deputy Clerk

-s- Andros Loakimides Sworn to and Subscribed before me This 5 day of July, 2023 -s- Brandy Saab Notary Public or Deputy Clerk

7/26,8/2,2023

GDP3903 gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION

REGISTRATION
BOOK 23T
PAGE 00727
Personally appeared the undersigned who on oath deposes and says that:
Alicia Stephens 930
Franklin Mill Trace, Loganville, GA 30052 is/are doing business in Gwinnett County, Georgia under the Name of:
TRADENAME: Island Legacy Catering + More LLC. 930 Franklin Mill Trace Loganville, GA LLC. 930 Franklin Mill Trace Loganville, GA 30052 (trade name ad-dress is in Gwinnett County) and the nature of the business is: Small catering food, body prod-ucts, hair care needs. -s- Alicia Stephens Sworn to and Subscribed before me This 14 day of July, 2023

Notary Public or Deputy

8/2,9,2023 GDP3768

GDP3768
gpm06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00701
Personally appeared the
undersigned who on oath
deposes and says that:
Dong Liu 256 Autumn
Place Way Narcross, GA Dong Liu 256 Autumn Place Way Norcross, GA 30071 is/are doing busi-ness in Gwinnett County, Georgia under the Name of: TRADENAME: Jok-er corals LLC. 256 Au-tumn Place Way Nor-cross, GA 30071 (trade name address is in Gwin-nett County) and the na-ture of the business is: ture of the business is. Live Fish/ Coral Farm-Dons Liu

Sworn to and Subscribed Sworn to dua Subscribed before me This 1st day of July, 2023 -s- Vinod K Sagar Notary Public or Deputy Clerk

7/26,8/2,2023 GDP3908 gpn06 GWINNETT SUPERIOR COURT TRADE NAME REGISTRATION

COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00732
Personally appeared the
undersigned who on oath
deposes and says that:
ATY Management, LLC.
4451 Woodward Walk
Lane, Suwanee, GA 30024
is/are doing business in
Gwinnett County, Georgia under the Name of:
TRADENAME: Kennedy
Building Management
4451 Woodward Walk
Lane Suwanee, GA 30024
(trade name address is
in Gwinnett County) and
the nature of the business is: Property Management
-s- Boram Hwang
Sworn to and Subscribed
before me
This 12th day of July, 2023
-s- Jong Dae kim
Notary Public or Deputy
Clerk
8/2,9,2023

8/2,9,2023 GDP3899

> 8/2,9,2023 GDP3911

Winding Valley Dr. Lil-burn, GA 30047 is/are do-ing business in Gwinnett

County, Georgia under the Name of: TRADE-NAME: lilburn light con-

struction 651 Winding valley Dr. Lilburn, GA 30047 (trade name address is in Gwinnett County) and the nature of the business is:specialty trades construc-

GDP3894
gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00718
Personally appeared the
undersigned who on oath
deposes and says that:
Shoot The Hooch, LLC.
9755 Roberts Dr. Sandy
Spings, GA 30350 is/are
doing business in Gwinnett County, Georgia under the Name of
TRADENAME: Shoot
The Hooch 9755 Roberts
Dr. Sandy Springs, GA
30350 (trade name address is in Gwinnett
County) and the nature
of the business is: All
That is Legal GDP3899
gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION
BOOK 23T
PAGE 00723
Personally appeared the
undersigned who on oath
deposes and says that:
Inspirational one Gifts
and Candy LLC. 1801 McConnell Rd., Grayson,
GA 30017 is/are doing
business in Gwinnett
County, Georgia under
the Name of: TRADENAME: Laney Bee CusNAME: Laney Bee That is Legal ture of the busines Retail Store - D ture of the business is: Retail Store - Direct Sales - Online -s- Melaine Freeman, Member Sworn to and Subscribed before me This 29 day of June, 2023 -s-Shanell Alexander Notary Public or Deputy Clerk usiness is: - Direct Sworn to and Subscribed

before me This 12 day of July, 2023 -S-Notary Public or Deputy Clerk 8/2,9,2023

GDP3770 gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION gpn06
GWINNETT SUPERIOR
COURT TRADE NAME
REGISTRATION PAGE 00736
Personally appeared the undersigned who on oath deposes and says that:
Dale C. Stroehman 651

REGISTRATION
BOOK 23T
PAGE 00703
Personally appeared the
undersigned who on ooth
deposes and says that.
Amos G. Adedokun 1309
Station Ridge Dr.,
Lawrenceville, GA 30045
is/are doing business in
Gwinnett County, Georgia under the Name of:
TRADENAME: Synergy
Enterprises 1309 Station
Ridge Dr.,
Dr., Ridge awrenceville, GA 30045 Lawrenceville, GA 3004s (trade name address is in Gwinnett County) and the nature of the business is: Entertainment-Online Video productions- Amos G. Adedokun, Owner Sworn to and Subscribed

9056 Trade Name before me This 23rd day of June, 2023 -s- Dale Stroehman Sworn to and Subscribed before me -s- ShanellAlexander Notary Public or Deputy Clerk 7/26,8/2,2023

> GDP3778 gpn06
> GWINNETT SUPERIOR
> COURT TRADE NAME
> REGISTRATION
> BOOK 23T
> PAGE 00711

> PAGE 00711
> Personally appeared the undersigned who on oath deposes and says that: Myrian P Liverance 5397 Valley Mist Ct Peachtree, Corners, GA 30092
> 1st Proprietor July 20072
> July 20072

Proprietor 2nd Proprietor is/are doing business in Gwinnett County, Georgia under the Name of: TRADENAME: Valley Mist Spinone 5397 Valley Mist Ct Peachtree Corners, GA 30092 (trade name address is in Gwinnett County) and the nature of the business is: Dog Breeding -s- Myriam P Liverance Sworn to and Subscribed

sworth to this subscribed before me This 8th day of July, 2023 -s- Sohaib Javed Notary Public or Deputy Clerk 7/26,8/2,2023

9065 Planning Commission

GDP3623
gpn16
The City of Buford Planning and Zoning Board
will meet on Tuesday,
August 8, 2023 at 7:00
p.m. and the Buford City
Commission will meet on
Tuesday, September 5,
2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highaway, Buford,
Georgia 30518 to consider
a special use permit at
1651 Horizon Parkway
for US Aufo Moto, LLC.
The special use permit GDP3623 The special use permit requested is to allow motorcycle sales and ser

7:19,26;8:2,9,16,23,2023

GDP3633
gpn13
The City of Buford Planning and Zoning Board
will meet on Tuesday,
August 8, 2023 at 7:00
p.m. and the Buford City
Commission will meet on
Tuesday, September 5,
2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Buford,
Georgia 30518 to consider
a special use permit at
3829 Buford Drive for
Capitalist Ventures, Inc.
The special use permit capitalist Ventures, Inc.
The special use permit at
requested is to allow a
drive-thru restaurant.
7:19,26;8:2,9,16,23,30,2023 GDP3633

Zoning

GDP3718
gpn13
CITY OF SNELLVILLE
PUBLIC HEARING
Notice is hereby given to
the general public that
the City of Snellville has
received an application
for Variance (Case #BOA
23-02) from Jennifer
Wolfe (applicant) and
Stephen Rocca (property
owner) requesting variance from Sec. 403-1.4.A.
(Stream Buffer and Setback Requirements) of
Article 3 of Chapter 400
of the Unified Development Ordinance for the
City of Snellville, Georgia.
Specifically, the appli-

Specifically, the appli-cant is requesting a vari-ance to encroach into the ance to encroach into the 75-feet impervious surface buffer by adding 182 sq. ft. (3.1%) of additional impervious coverage for a proposed 16-feet by 20-feet (320 sq. ft.) two-story addition to the rear of the two-story single-family residential dwelling on the 1.014 +/care lot, zoned RS-30 (Single-family Residential) District, 2478 Ellis Court, Snellville, Georgia (Tax Parcel 5028 068. A public hearing by the Snellville Board of Appeals, as provided by peals, as provided by law, will be held at a Regular Meeting on Tuesday, September 12, 2023 at 7:30 p.m. in the Council Chambers, Snel-Iville City Hall, 2342 Oak Pood Snellville Georgia

Council Chambers, size iville City Hall, 2342 Oak Road, Snellville, Georgia to consider said application and recommendation by the Planning Department and conduct a public hearing. For inquiries call 770-985-3517 or visit Snellville City Hall, Department of Planning and Development, 2342 Oak Road, 2nd Floor, Snellville, Georgia 30078. Application information may also be found on the Citys website at www.snellville.org.
8:2,2023

GDP3944 The City of Buford Zoning Board of Appeals will meet on Monday, August 21, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Buford, Georgia 30518 to consider Georgia 30518 to consider
a variance request at
5435 Shadburn Ferry
Road for Justin Jones.
The variance requested
is to allow a fence in the
front yard.
8:2,9,16,2023

GDP3945 GDP3945
gpn13

The City of Buford Zoning Board of Appeals will
meet on Monday, August
21, 2023 at 7:00 p.m. at
Buford City Hall, 2300
Buford Highway, Buford,
Georgia 30518 to consider
a variance request at 603
Church Street for Mickey
Miller. The variance requested is to allow a
fence within the front
yard. fence yard.

8:2,9,16,2023 GDP3946
gpn13
The City of Buford Zoning Board of Appeals will
meet on Monday, August
21, 2023 at 7:00 p.m. at
Buford City Hall, 2300
Buford Highway, Buford,
Georgia 30518 to consider
a variance request at 540
Clover Drive for ZB
Homes. The variance requested is to reduce the
rear setback from 30 feet
to 25 feet and to reduce
the right side setback
from 10 feet to 5 feet.
8:2,9,16,2023 GDP3946 8:2,9,16,2023

gpn13
The City of Buford Zoning Board of Appeals will ing Board of Appeals will meet on Monday, August 21, 2023 at 7:00 p.m. at Buford City Hall, 230 Buford Highway, Buford, Georgia 30518 to consider a variance request at 545 Power Avenue for ZB Homes. The variance requested is to reduce the rear setback from 30 feet to 25 feet and to reduce the left side setback from 10 feet to 5 feet.

8:2,9,16,2023

GDP3947

8:2,9,16,2023 GDP3948
gpn13

The City of Buford Zoning Board of Appeals will
meet on Monday, August
21, 2023 at 7:00 p.m. at
Buford City Hall, 2300
Buford Highway, Buford,
Georgia 30518 to consider
a variance request on
Peachtree Industrial
Boulevard, being parcel
7-328-017, for Cecil GDP3948

9066 Zoning Breedlove. The variance requested is to reduce the rear buffer from 75 feet to 40 feet and to reduce the side buffer from 75 feet to 5 feet. t to 5 feet. 8:2,9,16,2023

GDP3949 GDP3949
gpn13

The City of Buford Zoning Board of Appeals will
meet on Monday, August
21, 2023 at 7:00 p.m. at
Buford City Hall, 2300
Buford Highway, Buford,
Georgia 30518 to consider
a variance request at Georgia 30518 to consider a variance request at 2752 Peachtree Industrial Boulevard for Dale Brown. The variance requested is to reduce the left property line buffer from 75 feet to 5 feet, to reduce the left side setback from 20 feet to 5 feet and to reduce the rear buffer from 75 feet to 40 feet.

8:2,9,16,2023 8:2,9,16,2023

GDP3950

gpn13
The City of Buford Zoning Board of Appeals will meet on Wednesday, August 21, 2023 at 7:00 p.m. at Buford City Hall, 2300 Buford Highway, Donor Georgia 30518 to consider request at Georgia 30518 to consider a variance request at 5459 Shadburn Ferry Road for Shadburn Ferry Properties, LLC. The variance requested is to reduce the road frontage from 100 feet to 40.23 feet for Tract #2.

8:2,9,16,2023

GDP3951 GDP3951
gpn13

The City of Buford Zoning Board of Appeals will meet on Monday, August 21, 2023 at 7:00 p.m. at Buford City Hall, 2300
Buford Highway, Buford, Georgia 30518 to consider a variance request at 2199 and 2201 East Maddox Road for Chris 2199 and 2201 East Maddox Road for Chris Brown. The variance re-quest is to reduce the width of the shared driveway from 18 feet to 13 feet for a portion of the driveway from exist-ing conditions. 8:2,9,16,2023

GDP3952 GDP3952
gpn13
The City of Buford Zoning Board of Appeals will
meet on Monday, August
21, 2023 at 7:00 p.m. at
Buford City Hall, 200
Buford Highway, Buford,
Georgia 30518 to consider
a variance request at
1671 Horizon Parkway
for DI Development,
LLC. The variance requested is to eliminate
the requirement for inter-parcel access 8:2,9,16,2023 GDP3954

GDP3954
gpn13
The City of Buford Zoning Board of Appeals will meet on Monday, August 21, 2023 at 7:00 p.m. at Buford City Hall, 2300
Buford Highway, Buford, Georgia 30518 to consider a variance request at 960
Gainesville Highway for MGJ Trading, LLC. The variance requested is to allow retraining walls in the front yard.
8:2,9,16,2023

9075

Foreclosures GDP3610

GDP3610
gpn11

NOTICE OF SALE UNDER POWER STATE
OF GEORGIA COUNTY
OF GWINNETT Under
and by virtue of the power of sale contained with
that certain Security
Deed dated September
16, 2005, from Cecelia A.
Collins to Mortgage Electronic Registration Systems, Inc., as nominee
for Acoustic Home
Loans, LLC, recorded on
October 20, 2005 in Deed
Book 44946 at Page 0171
Gwinnett County, Georgia records, having been
last sold, assigned, transferred and conveyed to
Wells Fargo Bank, National Association, successor by merger to
Wells Fargo Bank Minnesota, National Assocition formed y known as-Wells Fargo Bank Minnesota, National Association (formerly known as
Norwest Bank Minnesota, National Association),
not in its individual or
banking capacity, but
solely in its capacity as
Trustee for the Merrill
Lynch Mortgage Investors Trust, Series
2006-HEI by Assignment
and said Security Deed
adving been given to seand said Security Deed having been given to secure a note dated September 16, 2005, in the amount of \$141,950.00, 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 Gwinnett County, Georgia, on September 5, 2023 the following described real

nett County, Georgia on September 5, 2023 the following described real property (hereinafter referred to as the "Property"): ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 137, 64Th DISTRICT, GWINNETT COUNTY, GEORGIA, BEING KNOWN AS LOT 1, BLOCK C, UNIT 2, HARMONY GROVE ESTATES SUBDIVISION, AS PER PLAT RECORDED AT PLAT BOOK N PAGE 160, GWINNETT COUNTY, GEORGIA RECORDS. SAID PLAT BEING INCORPORATED HEREIN BY REFERENCE THERETO. BEING INFOVEN AS 148 JENNIFER LANE ACCORDING TO THE PRESENT SYSTEM OF NUMBERING IN GWINNETT COUNTY, GEORGIA THE CORDING TO THE PRESENT SYSTEM OF NUMBERING IN GWINNETT COUNTY, GEORGIA THE PRESENT COUNTY, GEORGIA THE GEORGIA THE GEORGIA THE HAVE ACCORDING TO THE PRESENT COUNTY, GEORGIA THE GEORGIA T because of, among other possible events of de-fault, failure to make the

fault, failure to make the payments as required by the terms of the Note. The debt remaining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees fees. Notice of intention to collect attorneys' fees has been given as provided by law. To the best of the undersigned's knowledge, the person(s) in possession of the property is Cecelia A. Collins. The property, being commonly known as 148 Jennifer Lane NW, Lilburn, GA, 30047 in Gwinnett County, will be sold as the property of Cecelia A. Collins, subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting tile to the property which would be disclosed by accurate survey and inspection thereof, and all assessments, liens, encumbrances, restrictions, covenants, and matters of record to the Security Deed. Pursuant to O.C.G.A. Section 44-14-162.2, the name, address and telephone number of to collect attorneys' fees

to O.C.G.A. Section 44-14-162.2, the name, address and telephone number of the individual or entity who shall have the full authority to negotiate, amend or modify all terms of the above described mortgage is as follows: Nationstar Mortage II C dh/m Mr. follows: Nationstar Mortagge LLC db/a Mr. Cooper, 8950 Cypress Waters Blvd, Coppell, TX 75019, 888-480-2432 . The foregoing notwithstaning, nothing in O.C.G.A. Section 44-14-162.2 shall require the secured creditor to negotiate, amend

9075 Foreclosures or modify the terms of the mortgage instru-ment. The sale will be conducted subject (1) to 9075

Foreclosures

ment. The sale will be conducted subject (1) to condifferation that the sale is not prohibited under U.S. Bankruptcy code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. Albertelli Law Attorney for Wells Fargo Bank, National Association, successor by merger to Wells Fargo Bank, Minnesota, National Association, formerly known as Norwest Bank Minnesota, National Association, not in its individual or banking capacity, but solely in its capacity as Trustee for the Merrill Lynch Mortgage Investors Trust, Series 2006-HEI as Attorney in Fact for Cecelia A. Collins 100 Galleria Parkway, Suite 960 Atlanta, GA 30339 Phone: (770) 373-4242 By: Rohan Rupani For the Firm THIS FIRM IS ACTING AS A DEBT COLLECTOR AS ADEBT COLLECTOR AS ADEBT COLLECTOR THAT PURPOSE - 22-006739 A-4789105

7: 26;8: 2,9,16,23,30,2023

GDP3612
gpn11

NOTICE OF SALE UNDER POWER STATE
OF GEORGIA COUNTY
OF GWINNETT Under
and by virtue of the power of sale contained with that certain Security
Deed dated September
13, 2021, from Ursula
Johnson-Randle to Mortgage Electronic Registration Systems, Inc., as nominee for CalCon Mutual Mortgage LLC, recorded on September
23, 2021 in Deed Book Sy216 at Page 00730 Gwinnet County, Georgia records, having been last sold, assigned, transferred and conveyed to solid, assigned, fransferred and conveyed to calCon Mutual Mortgage LLC dba One Trust Home Loans by Assignment and said Security Deed having been given to secure a note dated september 13, 2021, in the amount of \$389,500.00, 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 Gwinnett County, Georgia, on September 5, 2023 the following described real property (hereinafter referred to as the "Property"): ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 152 OF THE STH LAND DISTRICT, GWINNETT COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 27, BLOCK C, UNIT TWO OF THE WHEAT-FIELDS SUBDIVISION, RS PER THAT OF SAID SUBDIVISION RECORD.

ED IN PLAT BOOK 87, AS PER THAT OF SAID SUBDIVISION RECORD.

ED IN PLAT BOOK 87, AGE SERVINGER SIR SIR SIR GIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF. The debt secured by the Secu

being commonly known as 1503 Sweet Branch Trail, Grayson, GA, 30017 in Gwinnett County, will be sold as the property of Ursula Johnson-Randle, subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting title to the property which would be disclosed by accurate survey and inspection

property which would be disclosed by accurate survey and inspection thereof, and all assessments, liens, encumbrances, restrictions, covenants, and matters of record to the Security Deed. Pursuant to O.C.G.A. Section 44-14-162.2, the name, address and telephone number of the individual or entity who shall have the full

the individual or entity who shall have the full authority to negotiate, amend or modify all terms of the above described mortgage is as follows: Service Mac, LLC, 9726 Old Bailes Road, Suite 200, Fort Mill, SC 29707, 844-478-2622. The foregoing notwithstanding, nothing

Mill, SC 29707, 844-4782622. The foregoing notwithstanding, nothing in O.C.G.A. Section 44-14162.2 shall require the secured creditor to negotiate, amend or modify the terms of the mortgage instrument. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under U.S. Bankrupty code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. Albertelli Law Attorney for Cal Con Mutual Mortgage LLC dba One Trust Home Loans as Attorney in Fact for Ursula Johnson-Randle 100 Galleria Parkway, Suite 960 Atlanta, GA 30339 Phone: (770) 373-4242 By: Rohan Departs of the Security Control of the Security Control of the Security Deed.

(770) 373-4242 By: Rohan Rupani For the Firm THIS FIRM IS ACTING

THIS FIRM IS ACTING
AS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT.
ANY INFORMATION
OBTAINED WILL BE
USED FOR THAT PURPOSE. 23-006578 A4789094

7:26;8:2,9,16,23,30,2023

GDP3673

gpn11 Notice of Sale Under Power Georgia, Gwinnett

Georgia, Gwinnett
County
Under and by virtue of
the Power of Sale contained in a Deed to Secure Debt given by Hugo
Sontillana to Mortgage
Electronic Registration
Systems, Inc. ("MERS")
as nominee for Taylor,
Bean & Whitaker Mortgage Corp., dated June
23, 2009, and recorded in
Deed Book 49619, Page
559, Gwinnett County,
Georgia records, having
been modified at Deed
Book 52801, Page 486;
Deed Book 53830, Page
649; Deed Book 53194,
Page 827; Deed Book
56361, Page 642; and
Deed Book 59631, Page
752, aforesaid records

752, aforesaid records and as last transferred to

and as last transferred to Carrington Mortgage Services, LLC by Assign-ment recorded in Deed Book 53264, Page 750, Gwinnett County, Geor-gia records, conveying the after-described prop-erty to secure a Note of even date in the original

principal amount of \$222,130.00, 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,

are a lien, but not yet due and payable), buny matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; (2) O.C.G.A. Section 9-13-172.1; and (3) final confirmation and audit of the status of the loan with the holder of the security deed.

Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and 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 in the preceding paragraph.

Pursuant to O.C.G.A. Section 44-14-162.2, the entity that has full authority to negotiate, amend and modify all terms of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the mortgage with the other in the protection of the protection of the mortgage with the other in the protection of the protection PART HEREOF. The debt secured by the Security Deed and evidenced by the Note and has been, and is hereby, declared due and poyable because of, among other possible events of default, failure to make the payments as required by the terms of the Note. The debt remaining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees. In the property is Ursula Johnson-Randle. The property, being commonly known as 1503 Sweet Branch with the debtor is: Carrington Mortgage with the debtor is: Carrington Mortgage Services, LLC Attention: Loss Mitiga-tion Department 1600 South Douglass Road, Suite 200-A Anaheim, CA 92806 1-800-561-4567

1-800-561-4567
The foregoing notwithstanding, nothing in
OC.G.A. Section 44-14162.2 shall be construed
to require the secured
creditor to negotiate,
amend or modify the
terms of the Deed to Secure Debt described cure Debt described herein.
This sale is conducted on behalf of the secured creditor under the power of sale granted in the aforementioned security instrument specifically.

instrument, specifically ngton Carrington Mortgage Services, LLC as attorney in fact for Hugo Santillana Maner, Martin & Brunavs, LLC 180 Interstate N Park-way, Suite 200 Atlanta, GA 30339 404.252.6385

AND THE POSE.

MRECIA 2013 MBFC16-381 7: 26;8: 2,9,16,23,30,2023

GDP3824

GDP3824
gpn11
NOTICE OF SALE UNDER POWER STATE
OF GEORGIA COUNTY
OF GWINNETT Under
and by virtue of the power of sale contained with
that certain Security
Deed dated June 24, 2005, from Brant B. Barber and Kimotha R. Barber and Kimotha R. Barber to First Franklin A Division of Nat. City Bank of In, recorded on August 12, 2005 in Deed Book 43973 at Page 239 Gwinnett County, Georgia records, having been last sold, assigned, transferred and conveyed to Deutsche Bank National Trust Company, as Deutsche Bank National Trust Company, as Trustee for FFMLT Trust 2005-FF8, Mortagae Pass-Through Certificates, Series 2005-FF8 by Assignment and said sole anote dated June 24, 2005, in the amount of \$274,320.00, and said Note being in default, the unin the amount of \$274,320.00, 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 Gwinnett County, Georgia, on September 5, 2023 the following described real property (hereinafter referred to so the "Property"): ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 314 OF THE 6TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 4, BLOCK F, SPALDING CORNERS SUBDIVISION, UNIT III, AS PER PLAT RECORDED IN PLAT BOOK 9, PAGE 153, GWINNETT COUNTY, GEORGIA RECORDS, WHICH RECORDED LAT IS INCORPORATED HEREIN BY THIS REFERENCE AND WHICH RECONDED PLAT IS INCORPORATED HEREIN BY THIS REFERENCE AND MADE A PART OF THIS DESCRIPTION. SAID PROPERTY BEING KNOWN AS 3993 GLEN MEADOW DRIVE, ACCORDING TO THE PRESENT SYSTEM OF NUMBERING HOUSES IN GWINNETT COUNTY, GEORGIA. The debt secured by the Security Deed and evidenced by the Note and has been, and is hereby, declared due and payable because of, among other possible events of default, failure to make the payments as required by the terms of the Note. The debt rethe Note. The debt re-maining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees has

9075 Foreclosures been given as provided by law. To the best of the undersigned's knowledge, the person(s) in possession of the property are Brant B. Barber. The property, being commonly known as 3993 Glen Meadow Dr, Norcoss, GA, 30092 in Gwinnett County, will be sold as the property of Brant B. Barber and Kim Otha R. Barber, subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting title to the property which would be disclosed by accurate survey and inspection thereof and all

Georgia, within the legal hours of sale on the first Tuesday in September, 2023, to wit: September, 5, 2023, the following described property: All that tract or parcel of land lying and being in Land Lot 185 of the 5th District, Gwinnett County, Georgia, being Lot 24, Block B, Unit 6, Chandler Woods Estates Subdivision, as per plat thereof recorded in Plat Book 110, Pages 22-23, Gwinnett County, Georgia records, which recorded late is incorporated herein by reference and records, which recorded plat is incorporated here in by reference and made a part of this description.

The improvements there to being known as 567 Cattail lves Road, Lawrenceville, GA 30045 The debt secured by said beed to Secure Debt has been and is hereby declared due because of campa of the possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the manner provided in the manner provided in the manner provided in the work of the pay the indebtedness of paying the same and all expenses of this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Deed to Secure Debt and by law, including at orneys fees (notice of intent to collect attorneys fees having been given). Said property is commonly known as 567 Cattail Ives Road, Lawrenceville, GA 30045, together with all fixtures and personal property attached to and constituting a part of said property. To the best knowledge and belief of the undersigned, the party (or parties) in would be disclosed by accurate survey and inspection thereof, and all assessments, liens, encumbrances, restrictions, covenants, and matters of record to the Security Deed. Pursuant to O.C.G.A. Section 44-14-162.2, the name, address and telephone number of the individual or entity who shall have the full authority to negotiate, amend or modify all terms of the above described mortgage is as follows: Specialized Loan Servicing, LLC, 8742 Lucent Blvd Suite 300, Highlands, Ranch, CO., 80129, Servicing, LLC, 8742 Lucent Blvd Suite 300, Highlands Ranch, CO, 80129, 720-241-7251. The foregoing notwithstanding, nothing in 0.C.G.A. Section 44-14-162.2 shall require the secured creditor to negotiate, amend or modify the terms of the mortgage instrument. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under U.S. Bankrupty code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. Albertelli Law Attorney for Deutsche Bank National Trust Company, as Trustee for FFMLT Truste goos-FFR, Mortgage Pass-Through CEP best knowledge and be-lief of the undersigned, the party (or parties) in possession of the subject property is (are): Hugo Santillana or tenant or tenants. Said property will be sold subject to (a) any out-standing ad valorem tax-es (including taxes which are a lien, but not yet Trustee for FFMLI Trust 2005- FF8, Mortgage Pass-Through Certificates, Series 2005-FF8
as Attorney in Fact for
Barber 100 Galleria Parkway, Suite 960
Atlanta, GA 30339 Phone:
(770) 373-4242 By: Rohan
Rupani For the Firm
THIS FIRM IS ACTING
AS A DEBT COLLECT A DEBT.
ANY INFORMATION
OBTAINED WILL BE
USED FOR THAT PURPOSE: 23-006816 A-POSE. - 23-006816 A-4791095 7: 26;8: 2,9,16,23,30,2023

GDP3958

GDP3958
gpn11
Notice of Sale Under
Power
State of Georgia, County
of Gwinnett
Under and by virtue of
the Power of Sale contained in a Security Deed
given by Alberto Enrique
Jaramillo to Mortgage
Electronic Registration
Systems, Inc., as nominee for Bay Equity, LLC
(the Secured Creditor),
dated July 10, 2020, and
Recorded on July 16, 2020
as Book No. 57658 and
Pages No. 294, Gwinnett
County, Georgia records,
conveying the after-described property to secure a Note of even date
in the original principal
amount of \$300,440.00,
with interest at the rate
specified therein, as last with interest at the rate specified therein, as last assigned to Carrington Mortgage Services, LLC by assignment that is or to be recorded in the Gwinnett County, Georgia Records, there will be sold by the undersigned of public outcry to the highest bidder for cash at the Gwinnett County Courthouse within the legal hours of sale on the first Tuesday in September, 2023, the following described properlowing described proper-

lowing described property:
All that Tract or Parcel
of Land lying and being
in GMD 1749, Gwinnett
County, Georgia being
Lot 15, Block A, Oakpointe Subdivision, as
per plat recorded in Plat
Book 60, Page 87, Gwinnett County, Georgia
Records, which plat is incorporated herein and
made a part of this description.
Tax ID: R3007B015
The debt secured by said
Security Deed has been
and is hereby declared
due because of, among
other possible events of

other possible events of default, failure to pay the default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including aftorney's the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees baving been given). Carrington Mortgage Services, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Carrington Mortgage Services, LLC is the entity with the full

Mortgage Services, LLC is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. §44-14-162.2, Carrington Mortgage Services, LLC may be contacted at: 1-800-790-5902 or by writing to 1600 South Douglass Road, Suite 110 and 200-A, Anaheim, CA 92806-5951.

5951.
Please note that, pursuant to O.C.G.A. \$44-14-162.2, the secured creditor is not required to amend or modify the terms of the loan.
To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as 2085 OAKPOINTE COURT, BUFORD, GASOSI9 is/are: Alberto En 2085 OAKPOINTE
COURT, BUFORD, GA
30519 is/are: Alberto Enrique Jaramillo and
Kason Jaramillo or
tenant/tenants. Said
property will be sold subiect to (a) any outstanding ad valorem taxes (including taxes which are
a lien, but not yet due
and payable), (b) any
matters which might be
disclosed by an accurate disclosed by an accurate survey and inspection of 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, assements, restrictions, covenants, etc 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 confirmation and audit of the status of the loan with the holder of the security deed.

Pursuant to O.C.G.A. §9-13-172.1, which allows for certain procedures re-garding the rescission of garding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paggargard. paragraph. Funds used at sale shall

be in certified funds and payable to Bell Carring-ton Price & Gregg, LLC. Carrington Mortgage Services, LLC as Attor-ney in Fact for Alberto Enrique Jaramillo. Any information obtained

9075 Foreclosures on this matter may be used by the debt collector to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 23-54843 8: 2,9,16,23,30,2023

GDP3964 gpn11 Notice of Sale Under Power

Power
State of Georgia, County
of Gwinnett
Under and by virtue of
the Power of Sale contained in a Security Deed
given by Nakitha Philip
to Mortgage Electronic
Registration Systems,
Inc., as nominee for Cityworth Mortgage, LLC
(the Secured Creditor),
dated March 22, 2019, dated March 22, 2019, and Recorded on March 27, 2019 as Book No. 56489 27, 2019 as Book No. 56489 and Page No. 518, Gwinnett County, Georgia records, conveying the ofter-described property to secure a Note of even date in the original principal amount of \$201,286.00, with interest at the rate specified therein, as last assigned to Lakeview Loan Servicing, LLC by assignment to Lakeview Loan Servicing, LLC by assignment that is or to be recorded in the Gwinnett County, Georgia Records, there will be sold by the undersigned at public outcry to the highest bidder for cash at the Gwinnett County Courthouse within the legal hours of sale on the first Tuesday in September, 2023, the following described property:

lowing described property:
All that tract or parcel of land I/ving and being in
Land Lot 7 of the 5th District of Gwinnett County,
Georgia, being Lot 20,
Block B, Hertford Woods
Subdivision, Unit #1, as
per plat recorded in Plat
Book R, Page 51, Gwinnett County, Georgia
records, said plat being
incorporated herein and
made a part hereof by
reference. reference.
Tax ID: RS007 132
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

other possible events of default, failure to pay the indebtedness as and when due and in the Note and Security Deed. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees (notice of intent to collect attorney's fees having been given). Lakeview Loan Servicing, LLC holds the duly endorsed Note and is the Security Deed to the Security all terms of the loan.

Pursuant to O.C.G.A. §44-14-162.2, the secured creditor is not required to the security of the secured creditor is not required to the security of the loan. terms of the loan.

To the best knowledge
and belief of the undersigned, the party/parties
in possession of the subiect property known as
2284 SUSSEX COURT,
SNELLVILLE, GA 30078
is/are: Nakitha Phillip or
tenant/tenants. Said
property will be sold subiect to (a) any outstanding ad valorem taxes (including taxes which are

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, ordinances, easements, restrictions, covenants, restrictions, covenants, etc.
The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the

holder of the security holder of the security deed.
Pursuant to O.C.G.A. §913-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as the status of the loan as provided in the preceding

provided in the preceding paragraph.
Funds used at sale shall be in certified funds and payable to Bell Carrington Price & Gregg, LLC. Lakeview Loan Servicing, LLC as Attorney in Fact for Nakitha Phillip.
Any information obtained on this matter may be Any information obtained on this matter may be used by the debt collector to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 23-54727 82:2,91.6/3.3.0 9093 Gpn11

gdp2473 STATE OF GEORGIA COUNTY OF GWIN-COUNTY OF GWINNETT
NOTICE OF SALE UNDER POWER
Because of a default under the terms of the Security Deed executed by
Ernest A. Hudson and
Janet Warkins Hudson to
Mortgage Electronic
Registration Systems,
Inc., as Naminee for Mortgage Electronic Registration Systems, Inc., os Nominee for North American Savings Bank, FSB dated April 6, 2015, and recorded in Deed Book 53499, Page 0492, as lost modified in Deed Book 60412, Page 617, Gwinnett County Records, said Security Deed having been last sold, assigned, transferred and conveyed to North American Savings Bank F.S.B. securing a

Bank F.S.B. securing a Note in the original prinrote in the original principal amount of \$142,015.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale conpayable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, september 5, 2023, during the legal hours of sale, before the Courthouse door in said Country, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit: All that certain parcel of land situate in the City of Gwinnett and State of Georgia bounded and described as follows: All

Lake Subdivision. Unit Two, as shown on plate recorded in Plat Book 51, Page 87, Gwinnett Coun-ty, Georgia Records, which plat is incorporat-ed herein and made a part hereof by reference. Said property is known as 231 Allatoona Road, Lawrenceville, GA 30043, together with all fixtures

Georgia bounded and ac-scribed as follows: All that tract or parcel of land lying and being in Land Lot 86 of the 7th District, Gwinnett Coun-ty Georgia, being Lot 39, Block B of Hearthstone Lake Subdivision. Unit