Foreclosures

Federal

Navy Federal Credit Union is the entity or in-dividual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

Navy Federal Credit Union Navy Federal Union Navy Federal Credit Union 820 Folin Lane Vienna, VA 22180-4907 (888) 503-7102

Note, however, that such

Foreclosures

Credit

Funding, Inc they can be contacted at (480) 369-9351 for Loss Mitigation Dept, or by writing to 40 W Baseline Rd Ste 206, Tempe, AZ 85283, to discuss possible alternatives to avoid foreclosure. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate closed by an accurate survey and inspection of the property, any assess the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

To the best knowledg and belief of the undersigned, the party in possession of the property is Top Design Group, LLC

session of the property is Top Design Group, LLC or tenant(s); and said property is more com-monly known as 1552 Todd Lane, Lilburn, GA

Todd Lane, Lilburn, GA 30047.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) final confirmation and audit of the status of the loan with the holder of the security deed and (3) any right of redemption or other lien not extion or other lien not ex-tinguished by foreclo

sure. Nvestor Funding, Inc. as Attorney in Fact for Top Designs Group, LLC by member Richard Walk-

Brock & Scott, PLLC 4360 Chamblee woody Road Dunwoody Roda Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no.: 23-07830 08/09/2023 08/16/2023 08/30/2023

GPN11
gdp3975
NOTICE OF FORECLOSURE SALE UNDER
POWER
GWINNETT COUNTY,
GEORGIA
Under and by virtue of
the Power of Sale contained in a Security Deed
given by Phillip E. Mann
to, Mortager Electronic given by Phillip E. Mann to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Mid-Atlantic Financial Services Inc., dated March 12, 2009, and recorded in Deed Book 49357, Page 736, Gwinnett County, Georgia Records, as last transferred to PHH Mortgage Corporation by assignment recorded on October 4, 2019 in Book 56931 Page 193 in the Office of the Clerk of Superior Court of Gwinnett County, Georgia

rior Court of Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of Eighty-Nine Thousand Nine Hundred Fourteen and 0/100 dollars (889,914.00), 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, within the legal hours of sale on September 5, 2023, the following described prop-

September 5, 2023, fine following described property:

ALL THAT TRACT OR PARCEL OF LAND LY-ING AND BEING IN LAND LOT 167 OF THE 6TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 9, BLOCK C, HAMPSHIRE, HILLS SUBDIVISION, UNIT III, AS PER PLAT RECORDED IN PLAT BOOK Q, PAGE 69-A, GWINNETT COUNTY, GEORGIA RECORDS, WHICH RECORDED PLAT IS INCORPORATED HEREIN BY THIS DESCRIPTION. SAID PROPERTY BEING KNOWN AS 1143 SOUTH MINISTER DRIVE ACCORDING THE KNOWN AS 1143 SOUTH
MINISTER DRIVE 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.

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 Security
Deed and by law, including attorneys fees (notice
of intent to collect attorneys fees having been
given). The entity having full au-

The entity having full authority to negotiate, amend or modify all terms of the loan (alterms of the loan (alterms of the loan) not required by law to do so) is: PHH Morfgage Corporation they can be contacted at 1-800-750-2518 for Loss Mitigation Dept, or by writing to 1661 Worthington Rd., Ste. 100, West Palm Beach, Florida 3409, to discuss possible

writing to 1661 Worthing-ton Rd., Ste. 100, West Palm Beach, Florida 33409, to discuss possible alternatives to avoid foreclosure. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate closed by an accurate survey and inspection of survey and inspection of the property, any assess-ments, liens, encum-brances, zoning ordi-nances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the under-

and belief of the under-signed, the party in pos-session of the property is Phillip E. Mann or ten-ant(s); and said property is more commonly

ant(s); and said property is more commonly known as 1143 5 Minister Dr, Tucker, GA 30084. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) final confirmation and audit of the status of the loan with the holder of the security deed and of the security deed and (3) any right of redemption or other lien not ex-tinguished by foreclo-

sure.
PHH Mortgage Corporation as Attorney in Fact
for Phillip E. Mann.
Brock & Scott, PLLC
4360 Chamblee Dun-

4360 Chamblee D woody Road Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no.: 22-18116 08/09/2023 08/13/2023 08/30/2023 Gpn11

GPn11
gdp4027
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Charles Rayford to Mortagge Electronic Registration Systems, Inc., as grantee, as nominee for Summit Funding, Inc., its successors and assigns dated 10/13/2020 and recorded in Deed Book signis duted in Deed Book 58101 Page 583 Gwinnett County, Georgia records; as last transferred to or acquired by Summit Funding, Inc., conveying

the afterdescribed property to secure a Note in the original principal amount of \$375,365.00, amount of \$375,365.00, 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 Court of said county), within the legal hours of sale on September 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:

Foreclosures

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following described property:
All that tract or parcel of land lying and being in Land Lot 18 of the 7th District, Gwinnett County, Georgia, being Lot 14, ty, Georgia, being Lot 14, Block A, Apalachee Station, Phase I, as per plat recorded in Plat Book 109, Pages 196-198, last revised in Plat Book 120, Pages 29-31, Gwinnett County, Georgia records, which plats are incorporated herein by reference and pages 20-21. ence and made a part

ence and made a part hereof.
Also known by street and number 810 Valla Crucis Lane, Dacula, GA 30019. 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

neys fees having been given).
Said property is commonly known as 810 Valla Crucis Lane, Dacula,
GA 30019 together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the sublect property is (are): Charles M Rayford and Joy N. Andrews or tenant or tenants.
PHH Mortgage Corporation is the entity or individual designated who shall have full authority to negotiate, amend and amodify all terms of the mortgage.
PHH Mortgage Corporation 1661 Worthington Rd Suite 100 West Palm Beach, FL 33409 (800) neys fees having been

Suite 100 West Palm Beach, FL 33409 (800) 750-2518 750-2518
Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan.
Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage paid water or sewage bills that constitute a lien onis that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accul-

any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of ludicial and non-judicial sales in the State of Georgia, the Deed Under as indenture irustee not he SACO I Trust 2006-8, Mortgage-Backed Notes, Series 2006-8 as agent and Attorney in Fact for Mario A. Hernandez Aldridge Pite, LLP, Six Piedmont Road, N.E., Suite 700, Attlanta, Georgia 30305, (404) 994-7400. 1017-6286A (404) 994-7400. 1017-6286A (404) PAGE ATTEMPTING TO COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1017-6286A (8079/2023, 08/16/20 08/23/2023, 08/30/2023. GP111

GP

Power and other foreclo-sure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately

provided immediately above.
Summit Funding, Inc. as agent and Attorney in Fact for Charles Rayford Aldridge Pite, LLP, Six Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Geor-gia 30305, (404) 994-7400. 1017-6229A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR AT-TEMPTING TO COL-LECT A DEBT. ANY IN-

LECT A DEBT. ANY INFORMATION OB-TAINED WILL BE USED FOR THAT PUR-POSE. 1017-6229A 08/09/2023, 08/16/2023, 08/23/2023, 08/30/2023.

Gpn11
gdp4028
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Mario A. Hernandez to Mortagge Electronic Registration Systems, Inc., as grantee, as nominee for Just Mortgage Inc., its successors and assigns dated 3/31/2006 and recorded in Deed Book 46428 Page 810 Gwinnett County, Georgia records; Gpn11 46428 Page 810 Gwinnett Country, Georgia records; as last transferred to or acquired by Wilmington Trust, National Association, as Successor Indenture Trustee to Citibank, N.A. as Indenture Trustee for the SACO I Trust 2006-8, Mortgage-Backed Nates Series Backed Notes, Series 2006-8, conveying the af-2006-8, conveying the af-ter-described property to secure a Note in the orig-inal principal amount of \$29,430.00, 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

Georgia (or such other area as designated by area as designated by Order of the Superior Court of said county), within the legal hours of sale on September 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: FOILOWING DESCRIBED PROPERTY:

ALL THAT TRACT OR PARCEL OF LAND LY.

ING AND BEING IN LAND LOT 179 OF THE GHOWN THE COUNTY, GEORGIA, BEING LOT 88, BLOCK "A" COPPERFIELD SUBDIVISION, UNIT I, AS PER PLAT RECORDED IN PLAT BOOK 58, PAGE 213, GWINNETT COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DEPART O

made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

The entity having full authority to negotiate, amend or modify all terms of the loan (alterns of the loan (alterns of the loan (alterns of the loan (alterns of the content of the loan (alterns of the loan (law to do so) is: Selene Finance they can be contacted at (877) 735-3637 for Loss Mitigation Dept, or by writing to 3501 Olympus Boulevard, 5 th Floor, Suite 500, Coppell, Texas 75019, to discuss possible alternatives to avoid foreclosure. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any maters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encum-PART OF THIS DE-SCRIPTION. This foreclosure is sublect to that Security Deed dated March 31, 2006, filed of record April 27, 2006 in Deed Book 46428, Page 785, Gwinnett County, Georgia records, from Mario A. Hernan-dez to Mortgage Elec-tronic Registration Sys-tems, Inc. as nominee

for Just Mortgage, Inc., in the original principal amount of \$117,720.00. The debt secured by said Security Deed has been brances, zoning nances, restrictions, covenants, and matters of record superior to the Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the Mote and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, includent

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Foreclosures

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Foreclosures

Kibbe Circle,
Lawrenceville, GA 30044
together with all fixtures
and personal property attached to and constituting a part of said property, if any. To the best
knowledge and belief of
the undersigned, the party (or parties) in possession of the subject property is (are): Mario A.
Hernandez and Saida R.
Hernandez or tenant or
tenants.

tenants. PHH Mortgage Corpora-

tion is the entity or indi-vidual designated who shall have full authority

to negotiate, amend and modify all terms of the

mortgage.
PHH Mortgage Corporation 1661 Worthington Rd
Suite 100 West Palm
Beach, FL 33409 (800)
750-2518

750-2518
Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem toxes (including taxes which are a lien, but not yet due and payable). (b) unpoid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the security Deed.

Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of iudicial and non-iudicial sales in the State of Power and other foreclo

sure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately

obove.
Wilmington Trust, National Association, as Successor Indenture Trustee to Citibank, N.A. as Indenture Trustee For the SACO I Trust 2006-8, Montrarea Recked Notes.

Davies and Emma E. Akojede to Mortgage

Akojede to Mortgage Electronic Registration

Electronic Registration Systems, Inc., as grantee, as nominee for SunTrust Mortgage, Inc. Mortgage, dated February 5, 2004, and recorded in Deed Book 37045, Page 2, Gwinnett County, Georgia Records, as last transferred to Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, noi individually but as trustee for

riona Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust by assignment recorded on March 7, 2016 in Book 54141 Page 534 in the Office of the Clerk of Superior Court of Gwinnett County Georgia Paccycle.

Court of Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of One Hundred Seventy-Six Thousand Two Hundred and 0/100 dollars (\$176,200.00), 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, within the legal hours of sale on September 5, 2023, the following described property.

September 5, 2023, the following described prop-

erty: All that tract or parcel of land lying and being in Land Lot 246 of the 5th District, Gwinnett Coun-

District, Gwinnett County, Georgia, being Lot 21, Block C, formerly Block B, Creekside Estates, Unit 3, as per plat recorded in Plat Book 97, Page 82-84, Gwinnett County, Georgia Records, which plat is incorporated herein by reference and made a part of this description.

The debt secured by said Security Deed has been and is hereby declared

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 Monte and Security Deed. The debt remaining in default, this sale will be made for the purpose of the came and all

of record superior to the Security Deed first set out above.
To the best knowledge and belief of the undersigned, the party in possession of the property is Cynthia H. Davies or tenant(s); and said property is more commonly known as 1206 Misty Valley Court, Lawrenceville, GA 30045.
The sale will be conducted subject to (1) confirprovided 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 1185
Kibbe Circle,

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) final confirmation and audit of the status of the loan with the holder of the security deed and (3) any right of redemption or other lien not extinguished by foreclosure. Wilmington Savings Fund Society, FSB, d/b/a

Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not in-dividually but as trustee for Pretium Mortgage Acquisition Trust as At-torney in Fact for Cyn-thia H. Davies and Emma E. Akojede. Brock & Scott, PLLC 4360 Chamblee Dun-woody Road Suite 310 Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no.: 21-01148

08/30/2023

GPn11
gdp4032
NOTICE OF SALE UNDER POWER
GEORGIA, GWINNETT
COUNTY
Under and by virtue of the Power of Sale contained in a Security Deed given by James D Pollari to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Rocket Mortgage, LLC FKA Quicken Loans, LLC, its successors and assigns, dated October 12, 2021, recorded in Deed Book 59327, Page 16, Gwinnett County, Georgia Records, as last transferred to Rocket Mortgage, LLC fk/a Quicken Loans, LLC by assignment recorded in Deed Book 60678, Page 876, Gwinnett County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of TWO HUNDRED THIRTY-EIGHT THOUSAND AND 0/100 DOLLARS (\$238,000.00), 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: SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HERE-

TACHED HERETO ANU MADE A PART HERE-OF The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and 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 poying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice pursuant to O.C.G.A. § 13-1-11 having been given).

§ 13-1-11 having been giv-en). Said property will be sold subject to any outstand-ing ad valorem taxes (in-cluding taxes which are a lien, but not yet due and payable), the right of redemption of any tax-ing authority, any mat-ters which might be dis-closed by an accurate survey and inspection of the property, any assess-ments, liens, encum-brances, zoning ordi-nances, restrictions, covenants, and any mat-ters of record including, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Rocket Mortgage, LLC flk/a Quicken Loans, LLC is the holder of the Security Deed to the property

rity Deed to the property rity 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: Rocket Mortgage, LLC, 1050 Woodward Avenue, Detroit, MI 48226, 734-805-7125.
Note, however, that such

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 under-signed, the party in pos-session of the property is James D Pollari or a ten-ant or tenants and said property is more commonly known as 1612
Cregon Ct,

Cregon Ct, Lawrenceville, Georgia 30043. Should a conflict arise between the properry eddress and the legal description the legal description will control. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankrupter Code not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security dood.

holder of the security deed.
Rocket Mortgage, LLC fk/a Quicken Loans, LLC as Attorney in Fact for James D Pollari McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076 www.foreclosurehot-

ROSWEII, GA 30076
www.foreclosurehotline.net
EXHIBIT A
Tax Id Number(s):
R7060 258
Land situated in the
County of Gwinnett in
the State of GA
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 60 OF THE
LAND WHICH PLAT IS INCOR

WHICH PLAT IS INCORPORATED HEREIN
AND MADE A PART
HEREOF BY REFERENCE FOR A MORE
DETAILED DESCRIPTION.
Commonly known as:
1612 Cregon Ct,
Lawrenceville, GA 300436996 Lawrenceville, GA 30043-6996
THE PROPERTY ADDRESS AND TAX PAR-CEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES.
MR/i.d 9/5/23 Our file no. 23-11971GA FT1

08/104/2023. 08/16/2023.

08/16/2023, 08/09/2023. 08/23/2023, 08/30/2023

Gpn11 gdp4039 NOTICE OF SALE UN-DER POWER GEORGIA, GWINNETT COUNTY Under and

Foreclosures

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GEORGIA, GWINNETT COUNTY
Under and by virtue of the Power of Sale contained in a Security Deed given by Chonfong Paul Yang to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for First Franklin Financial Corp., An Op. Sub. Of MLB&T Co., FSB, its successors and assigns, dated January 12, 2007, recorded in Deed Book 47486, Page 639, Gwinnett County, Georgia Records, as_last Deed Book 47486, Page 639, Gwinneth County, Georgia Records, as last transferred to First Franklin Mortgage Loan Trust, Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2007-FFC, U.S. Bank National Association, as Trustee, successor in interest to Bank of America, N.A., as Trustee, successor by merger to LaSalle Bank National Association, as Trustee by assignment recorded in Deed Book 60674, Page 69, Gwinnett Country, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of FORTY-ONE THOUSAND AND 0/100 DOLLARS (\$41,000.00), with interest therein there will SAND AND 0/100 DOLLARS (\$41,000.00), 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:
SEE 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

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 aftorney's fees (notice pursuant to O.C.G.A. § 13-11 having been given). s 13-1-11 naving been giv-en). Said property will be sold subject to any outstand-ing ad valorem taxes (in-cluding taxes which are a lien, but not yet due and payable), the right of redemption of any tax-ing authority, any mat-ters which might be dis-closed by an accurate

ters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold

superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. First Franklin Mortgage Loan Trust, Mortgage Loan Assel-Backed Certificates, Series 2007-FFC, U.S. Bank National Association, as Trustee, successor in interest to Bank of America, N.A., as Trustee, successor by merger to LaSalle Bank National Association, as Trustee is the 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: Specialized Loan Servicing LLC, 6200 S. Quebec St., Suite 300, Greenwood Village, CO 80111, 800-306-6059.
Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the boan.

the loan.

To the best knowledge and belief of the undersigned, the party in possession of the property is Chonfong Paul Yang or tenant or tenants and said property is more commonly known as 1825 Abinger Ln, Lawrenceville, Georgia 30043. Should a conflict arise between the property address and the legal description will control.

gal description the legal description will control. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

deed. First Franklin Mortgage Loan Trust, Mortgage Loan Trust, Mortgage
Loan Asset-Backed Certificates, Series 2007FFC, U.S. Bank National
Association, as Trustee,
successor in interest to
Bank of America, N.A.,
as Trustee, successor by
merger to LaSalle Bank
National Association, as
Trustee
as Attorney in Fact for
Chonfong Paul Yang

as Attorney in Fact for Chonfong Paul Yang McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076 www.foreclosurehot-line net

WWW.to-cline.net
EXHIBIT A
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 88, 7TH DISTRICT, GWINNETT
GEORGIA, ING AND BEING IN LANDLOT 88, 7TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING KNOWN AS LOT 28, BLOCK A, WEST-OVER SUBDIVISION, UNIT II, AS PER PLAT RECORDED AT PLAT BOOK 57, PAGE 72, GWINNETT COUNTY, GEORGIA RECORDS. SAID PLAT BEING INCORPORATED HEREIN BY REFERENCE THERETO. SUBJECT TO THAT CERTAIN SECURITY DEED FROM CHONFONG PAUL YANG TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, AS NOMINEE FOR FIRST FRANKLIN FINANCIAL CORP., AN OP. SUB. OF MLB&T CO., FSB, ITS SUCCESSORS AND AS SIGNS, DATED JANUARY 12, 2007, AND RECORDED IN DEED BOOK 47486, PAGE 620, GWINNETT COUNTY, GEORGIA RECORDS. MR/chr 9/5/23 OUR file no. 23-11523GA -

MR/chr 9/5/23 Our file no. 23-11523GA -FT7

08/09/2023, 08/16/2023, 08/23/2023, 08/30/2023.

Gpn11
gdp4040
STATE OF GEORGIA
COUNTY OF GWINNETT
NOTICE OF SALE UNDER POWER
Pursuant to the power of
sale contained in the Security Deed executed by
NAKAIAH ADAMS to
MORTGAGE ELECTRONIC REGISTRA-MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.,
AS NOMINEE FOR
PANORAMA MORTGAGE GROUP, LLC
DBA LEGACY HOME
LOANS in the original
principal amount of
\$348,665.00 dated July 21,
2021 and recorded in

Foreclosures 9075 erty is (are): Deborah D Bryant or tenant or ten-ants. Navy

Deed Book 58983, Page 439, Gwinnett County records, said Security Deed being last transferred to SERVIS ONE, INC. DBA BSI FINAN-CIAL SERVICES in Deed Book 60702, Page 535, Gwinnett County records, the undersigned will sell at public outery to the highest bidder for cash, before the Courthouse door in said County, or at such other place

INCORPORATED
HEREIN BY REFERENCE AND MADE A
PAN OF THIS DESCRIPTION.
Said property being
known as: 1852 IVY
VIEW WALK LOGANVILLE, GA 30052
To the best of the undersigneds knowledge, the
party or parties in possession of said property
is/are NAKAIAH ADAMS
or tenant(s).
The debt secured by said
Security Deed has been
and is hereby declared
due and payable because
of, among other possible
events of default, failure
to pay the indebtedness
as provided for in the
Note and said Security
Deed. The debt remaining in default, this sale
will be made for the purpose of paying the same
and all expenses of sale,
including attorneys fees
(notice of intent to collect attorneys fees having been given).
Said property will be sold
subject to the following
taxes which are a lien,
whether or not yet due
and payable); (2) the
right of redemption of
any taxing authority; (3)
any matters which might
be disclosed by an accurate survey and inspection of the property; and

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gdp4049
NOTICE OF SALE UNDER POWER
GEORGIA, GWINNETT
COUNTY

rate survey and inspection of the property; and
(4) any assessments,
liens, encumbrances,
zoning ordinances, restrictions, covenants, and
matters of record superior to the Security Deed
first set out above.
Said sale will be conducted subject to the following: (1) confirmation
that the sale is not prohibited under the U.S.
Bankruptry Code; and
(2) final confirmation
and audit of the status of
the loan with the holder
of the Security Deed.
The name, address, and
telephone number of the
individual or entity who
has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:
BSI Financial Services,
Inc.
4200 Regent Blvd., Suite

Inc. 4200 Regent Blvd., Suite B200 Irving, TX 75063 800-327-7861 Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortage mortgage.
THIS LAW FIRM IS
ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OB-

LECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED
FOR THAT PURPOSE.
SERVIS ONE, INC. DBA
BSI FINANCIAL SERVICES,
as Attorney-in-Fact for
NAKAIAH ADAMS
Robertson, Anschutz,
Schneid, Crane & Partners, PLLC
13010 Morris Rd.
Swite 450 Suite 450 Alpharetta, GA 30004 Phone: 470.321.7112 Firm File No. 23-131721 -

08/09/2023, 08/16/2023, 08/23/2023, 08/30/2023.

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date falls on a Federa Holiday, in which case being the first Wednes-day of said month), the following described prop-

following described property:
ALL THAT TRACT OR PARCEL OF LAND LY.
ING AND BEING IN LAND LOT 70 OF THE THE DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 59, BLOCK B, PRESTON-WOOD SUBDIVISION, UNIT III, AS PER PLAT RECORDED IN PLAT BEOOK 50, PAGE 55 AND REVISED PLAT RECORDED IN PLAT BOOK 50, PAGE 55 AND REVISED PLAT BOOK 51, PAGE 1, GWINNETT COUNTY, GEORGIA RECORDE, WHICH RECORDE, TRACT SINCORPORT.

GEORGIA RECORDS WHICH RECORDEI PLAT IS INCORPORAT

PLAT 15 INCORPURATION
ED HEREIN BY THIS
REFERENCE AND
MADE A PART OF THIS
DESCRIPTION. SAID
PROPERTY BEING
KNOWN AS 1539 LONGWOOD DRIVE ACCORD-

ING TO THE PRESENT SYSTEM OF NUMBER-ING PROPERTY IN

GWINNETT COUNTY,

GEORGIA The debt secured by said

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

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 1539

monly known as 1539
Longwood Drive,
Lowrenceville, GA 30043
together with all fixtures
and personal property at-

tached to and constituting a part of said proper-ty, if any. To the best knowledge and belief of the undersigned, the par-ty (or parties) in posses-sion of the subject prop-

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gdp4041

NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Deborah D Bryant to Navy Federal Credit Union dated 7/20/2017 and recorded in Deed Book 55287 Page 0834 Gwinnett County, Georgia records; as last transferred to or acquired by Navy Federal Credit Union, conveying the afterdescribed property to secure a Note in the original principal amount of \$147,200.00, 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 and of Gwinnett County, Georgia (or such other and of Gwinnett County, Georgia (or such other area as designated by 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 Note and Security Deed.
The debt remaining in
default, this sale will be
made for the purpose of
paying the same and all
expenses of this sale, as
provided in the Security
Deed and by law, including attorney's fees (notice pursuant to O.C.G.A.

13 111 busing been al. § 13-1-11 having been giv 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 September 5, 2023 (being the first Tuesday of said month unless said data falls on a Endard

en). Said property will be sold subject to any outstanding ad valorem taxes (ining ad valorem taxes (in-cluding taxes which are a lien, but not yet due and payable), the right of redemption of any tax-ing authority, any mat-ters which might be dis-closed by an accurate survey and inspection of survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named against the above-named or the undersigned. Wilmington Savings Fund Society, FSB, d/b/s Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.

described property: SEE EXHIBIT A ATTACHED HERETO AND

MADE A PART HERE-

44-14-162.2. The entity that has full 44-14-162.2.
The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Selene Finance, 3501 Olympus Boulevard, 5th Floor, Suite 500, Dallas, TX 75019, 7136252034.
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 Maria Camacho and Yunior J Silva or a tenant or tenants and said property is more commonly known as 4185 Davis Road, Buford, Georgia 30518. Should a conflict crise between the property address and the legal description the legal

arise between the property address and the legal description the legal description the legal description will control. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the tus of the loan with the holder of the security

deed.
Wilmington Savings
Fund Society, FSB, d/b/a
Christiana Trust, not ini
dividually but as trustee
for Pretium Mortgage
Acquisition Trust
as Attorney in Fact for

9075 Foreclosures Maria Camacho McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Road Roswell, GA 30076 www.foreclosurehot-

www.toreclosurenor-line.net
EXHIBIT A
All that tract or parcel of
land lying and being in
Land Lot 230 of the 7th
District, Gwinnett County, Georgia, being Lot 87,
Highland Creek, Unit Highland Creek, Unit One, as per plat recorded in Plat Book 113, pages 112-115, Gwinnett County, Georgia Records, said plat is incorporated here-in by reference thereto. MR/iay 9/5/23 Our file no. 5472019 FT18 08/09/2023, 08/16/2023, 08/23/2023, 08/30/2023.

Lane Viellind, VA Zzlov4907 (888) 503-7102
Note, however, that such
entity or individual is not
required by law to negotiate, amend or modify
the terms of the loan.
Said property will be sold
subject to: (a) any outstanding ad valorem taxes (including taxes which
are a lien, but not yet
due and payable), (b) unpaid water or sewage
bills that constitute a lien
against the property
whether due and payable
or not yet due and

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sdp4056
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Eileen Brown to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Irwin Mortgage Corporation, its successors and against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; ond (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of iudicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents many not be provided until final grantee, as nominee for Irwin Mortgage Corporation, its successors and assigns. dated 37/2006 and recorded in Deed Book 46294 Page 559 and modified at Deed Book 56334 Page 706 Gwinnett County, Georgia records; as last transferred to or acquired by U.S. Bank National Association, as Indenture Trustee on behalf of and with respect to Ajax Mortgage Loan Trust 2021-G, Mortgage Backed Securities, Series 2021-G, conveying the after-described property to secure a Note in the original principal amount of \$165,420.00, 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, within the legal hours of sale on September 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 U.S. Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

Navy Federal Credit Union as agent and Attorney in Fact for Deborah D Bryant Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 2049-172A

THIS LAW FIRM MAY DEB COLLECTOR ATTEMPTING TO COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 2049-172A

807097023, 08706/2023, 0873/2023, 0873/2023, 0873/2023, 0873/2023.

erty:
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 321 OF THE
4TH DISTRICT OF
GWINNETT COUNTY,
GEORGIA, BEING LOT
25, BLOCK A, OF PEMBROOK FARMS, AS
PER PLAT RECORDED
IN PLAT BOOK 109,
PAGE 128-129, GWINNETT COUNTY, GEORGIA RECORDS, WHICH
PLAT IS INCORPORATED HEREIN AND
MADE A PART HEREOF BY REFERENCE.
The debt secured by sole
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
Note and Security Deed
how 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 4740 Duval Point Way SW, SnelIville, GA 30039 together
with all fixtures and per-COUNTY
Under and by virtue of
the Power of Sale contained in a Security Deed
given by Maria Camacho
to Mortgage Electronic
Registration Systems,
Inc. as nominee SunTrust
Mortgage, Inc. dh/a Sun
America Mortgage, its
successors and assigns,
dated July 28, 2006,
recorded in Deed Book
46909, Page 733, Gwinnett
County, Georgia
Records, as last transferred to Wilmington
Savings Fund Society,
FSB, dh/a Christiana
Trust, not individually
but as trustee for
Pretium Mortgage Acquisition Trust by assignment recorded in Deed
Book 56369, Page 457,
Gwinnett County, Georgia Records, conveying
the after-described property to secure a Note in
the original principal
amount of TWO HUNDRED AND 0/100 DOLLARS (\$255,600.00), with
interest thereon as set
forth therein, there will
be sold at public outcry
to the highest bidder for
cash before the courtnouse door of Gwinnett
County, Georgia, or at
such place as may be
lawfully designated as an
alternative, within the legol hours of sale on the
first Tuesday in September, 2023, the following

with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Eileen Brown or tenant or tenants. Gregory Funding LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

gage.
Gregory Funding PO Box
230579 Tigord OR 97281
866-712-5698
Note, however, that such
entity or individual is not
required by law to negotiate, amend or modify
the terms of the loan.
Said property will be said 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

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

confirmation and audit of the status of the loan as provided immediately

nie strius of imerical vabove.
U.S. Bank National Association, as Indenture Trustee on behalf of and with respect to Ajax Mortgage Loan Trust 2021-G, Mortgage- Loan Trust 2021-G, Mortgage- Backed Securities, Series 2021-G as agent and Attorney in Fact for Eileen Brown Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1144-462A
THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBE-

LECT A DEBT. ANY IN-FORMATION OB-TAINED WILL BE USED FOR THAT PUR-POSE. 1144-462A 08/09/2023, 08/16/2023, 08/23/2023, 08/30/2023.

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gdp4107
NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Jermaine Dumas and Bridget Dumas to Mortgage Electronic Registration Systems, Inc., a grantee, as nominee for Fairway Independent Mortgage Corporation, its successors and assigns dated 9/30/2008 and recorded in Deed Book 49107 Page 130 and modified at Deed Book 50836 Page 695 Gwinnett County, Georgia records; ast transferred to or acquired by U.S. Bank Trust National Associa-

tion, not in its individual capacity, but solely as Trustee of LSF9 Master Participation Trust, conveying the after-described property to secure a Note in the original principal amount of \$219,072.00, 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 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 September 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:

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day of said month), the following described property:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 159 OF THE 5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 28, BLOCK B, OAK CROSSING, UNIT 1, AS PER PLAT RECORDED IN PLAT BOOK 118, PAGES 181-182, GWINNETT COUNTY RECORDS, SAID PLAT BEING INCORPORATED HEREIN BY REFERENCE THERETO. 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 aftorneys fees (notice of intent to collect aftorneys fees having been given).

neys fees having been given).
Said property is commonly known as 128 Jarrod Oaks Court, Loganville, GA 30052 together with all fixtures
and personal property attached to and constituting a part of said property, if any. To the best
knowledge and belief of
the undersigned, the parknowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Jermaine Dumas and Bridget Dumas or tenant or tenants. Fay Servicing, LLC is the entity or individual designated who shall have full authority to negotiate, amend and modify all terms of the mortgage.

gotiate, amend and modify all terms of the mortgage.

Fay Servicing, LLC P.O.
Box 814699 Dallas, TX
75381-46091-800-495-7166
Note, however, that such
entity or individual is not
required by law to negotiate, amend or modify
the terms of the loan.
Said property will be sold
subject to: (a) any outstanding ad valorem taxes (including laxes which
are a lien, but not yet
due and payable), (b) unpaid water or sewage
bills that constitute a
lien against the property
whether due and payable
or not yet due and
payable and which may
not be of record, (c) the
right of redemption of
any taxing authority, (d)
any matters which might
be disclosed by an accurate survey and inspecany matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

The sale will be conductfirst set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures re-

regarding the rescission of judicial and non-judicial sales in the State of sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above.

U.S. Bank Trust National

Association, not in its in-dividual capacity, but solely as Trustee of LSF9 Master Participation Trust as agent and Attor-ney in Fact for Jermaine Dumas and Bridget Du-mas

mas Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Geor-gia 30305, (404) 994-7400. gia 30305, (404) 994-7400.
1216-3036A
THIS LAW FIRM MAY
BE ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BUSED FOR THAT PURPOSE. 1216-3036A

08/16/2023, 08/09/2023, 08/16 08/23/2023, 08/30/2023.

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NOTICE OF SALE UNDER POWER, GWINNETT COUNTY
Pursuant to the Power of Sale contained in a Security Deed given by Susan Gheen Thomas to Mortage Flectronic Pegis Gheen Thomas to Mortgage Electronic Registration Systems, Inc., as
grantee, as nominee for
MILend Inc., its successors and assigns dated
48/2015 and recorded in
Deed Book 53529 Page
131 Gwinnett County,
Georgia records; as last
transferred to or acquired by Finance of
America Reverse LLC,
conveying the after-de-America Reverse LLC, conveying the after-described property to secure a Note in the original principal amount of \$337,500.00, 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 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 September 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:

GOIOWING described property:
ALL THAT TRACT OR
PARCEL OF LAND LYING AND BEING IN
LAND LOT 73 OF THE
5TH DISTRICT, GWINNETT COUNTY, GEORGIA, BEING LOT 69,
BLOCK A, WOODBERRY SUBDIVISION, UNIT
ONE, AS PER PLAT
RECORDED IN PLAT
BOOK 103, PAGE 5,
GWINNETT COUNTY,
GEORGIA RECORDS,
WHICH PLAT IS INCORPORATED HEREIN BY
REFERENCE AND
MADE A PART OF THIS MADE A PART OF THIS DESCRIPTION SAID PROPERTY BEING PROPERTY BEING KNOWN AS 1590 WOOD-BERRY RUN DRIVE ACCORDING TO THE PRESENT SYSTEM OF NUMBERING PROPER. IN GWINNETT COUNTY, GEORGIA PARCEL ID NUMBER. R5073 275. SUBJECT TO ANY EASEMENTS OR