

FORECLOSURES

NOTICE OF SALE UNDER POWER GEORGIA, UPSON COUNTY Under and by virtue of the Power of Sale contained in a Security Deed given by **Garrett Gerard White to Mortgage Electronic Registration Systems, Inc.**, as grantee, as nominee for Fairway Independent Mortgage Corporation DBA Northpoint Mortgage, its successors and assigns dated August 23, 2024, recorded in Deed Book 1927, Page 310, Upson County, Georgia Records, as last transferred to MIDFIRST BANK by assignment recorded in Deed Book 2034, Page 245, Upson County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of **ONE HUNDRED FIFTY THOUSAND FIVE HUNDRED NINETY AND 00/100 DOLLARS (\$150,590.00)**, with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash at the Justice Center at 1185 Highway 19 South, Thomaston, GA 30286, Upson 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, 2026, 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 and payable because of default having been made of the terms of the Note and Security Deed. The terms remaining in default, this sale will be made for the purpose of paying the total debt, including all expenses of this sale, as provided in the Security Deed and by law which includes, but is not limited to, attorney’s fees (notice pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters 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 on an “as-is” basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence. MIDFIRST BANK 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: Midland Mortgage, a division of MidFirst Bank, 999 N.W. Grand Boulevard Suite 100, Oklahoma City, OK 73118-6116, 800-654-4566. Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan. Upon information and belief, said property is more commonly known as **6490 Crest Hwy, Thomaston, GA 30286-1666**. Should a conflict arise between the property address and the legal description, the legal description shall control. ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the “Rule”), found at 89 FR 70258, went into effect. The Rule applies to certain residential real estate sale transactions (including some that go beyond the typical one-to-four family residence) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicion Activity Report requirement. If applicable, as part of this Rule, buyers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule’s federal reporting requirements, if applicable.* This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable. *The Rule is the subject of ongoing litigation in several jurisdictions. We suggest that you seek your own legal counsel if you have questions about the status of the Rule and its applicability to your sale, if any. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258, if applicable. MIDFIRST BANK as Attorney in Fact for Garrett Gerard White McCalla Raymer Leibert Pierce, LLP 1544 Old Alabama Rd Roswell, GA 30076 www.foreclosurehotline.net EXHIBIT “A” All that tract or parcel of land con-

taining 5.126 acres, more or less, lying and being in Land Lot 191 of the 15th Land District of Upson County, Georgia, and being more particularly shown and designated as 5.126 acres according to that certain plat of survey entitled “Plat for Doug Matthews” dated July 6, 2021, prepared by Robert A. Moreland, Georgia Registered Professional Land Surveyor #1891, a copy of which said plat is recorded in Plat Book 33, page 86, Clerk’s Office, Superior Court, Upson County, Georgia, and which said plat, together with the metes, bounds, courses and distances as shown thereon with respect to the said 5.126 acres, is by this reference incorporated herein in aid of this description as fully as if copied at length herein. Parcel ID: 012 013A JD September 1, 2026 Our file no. 26-23247GA 26-23247GA 07/29, 08/05,12,19,26 NOTICE OF SALE UNDER POWER STATE OF GEORGIA UPSON COUNTY Under and by virtue of the Power of Sale contained in a Security Deed given by, **Paula E. Madsen, to Mortgage Electronic Registration Systems, Inc.**, as grantee, as nominee for Van Dyk Mortgage Corporation, dated 5/25/2021, and recorded on 5/27/2021, in Book 01718, Page 0314, Upson County, Georgia Records, as last assigned to as last assignment to Carrington Mortgage Services, LLC by assignment recorded 7/10/2026 as Instrument No. in book 02049, Page 0103-0104, conveying the after described property securing the payment of a Note in the amount of **\$74,328.00** with interest thereon as set forth therein. NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Security Deed by the Holder, and by virtue of the power of sale and authority vested in it, will on 10/6/2026 sell at public outcry to the highest bidder for cash: During the legal hours of sale before the door of the courthouse of Upson County, Georgia, the following described property situated in Upson County, Georgia, to wit: ALL THAT CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL IMPROVEMENTS THEREON, SITUATE, LYING AND BEING IN LAND LOT NO. 182 OF THE TENTH LAND DISTRICT OF UPSON COUNTY, GEORGIA, KNOWN AND DESIGNATED AS LOT NO. 10, BLOCK “L”, SECTION TWO OF THE SUBDIVISION OF PROPERTY OF THOMASTON COTTON MILLS, ACCORDING TO PLATS OF SURVEY OF SECTIONS TWO, THREE AND FOUR OF SAID SUBDIVISION, WHICH PLATS ARE OF RECORD IN PLAT BOOK 5, PAGES 126-154, INCLUSIVE, CLERK’S OFFICE, SUPERIOR COURT, UPSON COUNTY, GEORGIA, REFERENCE TO WHICH IS HERE MADE IN AID OF THIS DESCRIPTION, INCLUDING THE BOUNDARIES, METES, COURSES OR DISTANCES OF SUCH REAL ESTATE DELINEATED OR SHOWN THEREON. Tax Parcel ID: T39-107 Being real property commonly known as **123 AVENUE E THOMASTON, GA 30286** The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney’s fees (notice of intent to collect attorney’s fees having been given). Said sale will be made subject to the following items which may affect the title to said property: All restrictive covenants, easements and rights-of-way appearing of record, if any; all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; all outstanding or unpaid bills and assessments for street improvements, curbing, garbage, water, sewage and public utilities which may be liens upon said property; and any outstanding taxes, assessments and other liens superior to the security deed being foreclosed hereby. To the best knowledge and belief of the undersigned, the above-described property is in the possession of the borrower and/or other persons with the consent and acquiescence of the borrower. Except to the extent that the Holder may bind and obligate Mortgageors to warrant title to the Property under the terms of the Security Deed, conveyance of the Property shall be made without any representations or warranties whatsoever, express or implied. All sales are “as is”, “where is”. The entire purchase price is due and payable at the conclusion of the auction in the form of certified funds. Insufficient funds will not be accepted. Amounts received in excess of the winning bid will be refunded to the successful purchaser. This property is being sold with express reservation that the sale is subject to 1) confirmation and audit of the status of the loan by the holder of the security deed, 2) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, 3) procedures for rescission of sale under O.C.G.A. Section 9-13-172.1, whereby 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 above. Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the person or entity who shall have full authority to negotiate, amend, or modify all terms of the above-described mortgage is as follows:

Carrington Mortgage Services, LLC, 500 N. State College Blvd., Suites 1030, 1300 & 1400 Orange, CA 92868 , Telephone No.: 800-561-4567 The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require Carrington Mortgage Services, LLC to negotiate, amend, or modify the terms of the Security Deed described herein. Please be advised that the trustee may require entity or trust bidders at this trustee’s sale to provide information, documentation and/or certification of the vesting instructions and the data required to be reported pursuant to FinCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. The required information must be provided to the trustee before a deed under power will be issued for covered transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. Additional information regarding these regulations and the required transferee information and certifications can be found at: <https://www.federalregister.gov/doc/11818/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> and https://www.fincen.gov/rre-faqs#D_5 Carrington Mortgage Services, LLC as Attorney in Fact for Paula E. Madsen For Foreclosure sale information please contact Vylla Solutions, LLC, P.O. Box 3309, Anaheim, California 92803, Phone: (888) 313-1969 TS # 26-41221 THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 07/29, 08/05,12,19,26,09/02,09,16,23,30 NOTICE OF SALE UNDER POWER GEORGIA, Upson County By virtue of a Power of Sale contained in that certain Security Deed from **CATHY CELESTE WILSON to First Mortgage Company** dated 06/20/2002, recorded 06/21/2002 in Book 806 at page 192, Upson County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of **Seventy-Nine Thousand Six Hundred Fifty and 00/100 dollars (\$79,650.00)**, with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to Towd Point Mortgage Trust 2018-2, U.S. Bank National Association, as Indenture Trustee, there will be sold at public outcry to the highest bidder for cash at the Upson County, During the legal hours of sale before the door of the courthouse of Upson County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the 09/01/2026, all property described in said Security Deed including but not limited to the following described property: ALL THAT CERTAIN TRACT OR PARCEL OF LAND CONTAINING 2.000 ACRES, TOGETHER WITH ALL IMPROVEMENTS THEREON, SITUATE, LYING AND BEING IN LAND LOT 73 OF THE 15TH LAND DISTRICT OF UPSON COUNTY, GEORGIA, SHOWN AND DESIGNATED AS TRACT “A-2” ON THAT CERTAIN PLAT OF SURVEY ENTITLED “PLAT FOR FOUR OAKS GROUP, L.L.C.”, PREPARED BY GARY F. SELF, REGISTERED LAND SURVEYOR, DATED JUNE 17, 1999, AND OF RECORD IN PLAT BOOK 24, PAGE 21, IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF UPSON COUNTY, GEORGIA, WHICH SAID PLAT, INCLUDING THE BOUNDARIES, METES, COURSES, AND DISTANCES OF SAID REAL ESTATE AS SHOWN AND DELINEATED THEREON, IS BY THIS REFERENCE INCORPORATED HEREIN IN AID OF THIS DESCRIPTION JUST AS THOUGH THE SAME WERE SET FORTH HEREIN VERBATIM. Said legal description being controlling, however the property is more commonly known as **369 SUNNYSIDE CIR, THOMASTON, GA 30286**. The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys’ fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an “as-is” basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owner and party in possession of the

property is **CATHY CELESTE WILSON**, or tenants(s). 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. The entity having full authority to negotiate, amend and modify all terms of the loan (although not required by law to do so) is: Select Portfolio Servicing, Inc , Loss Mitigation Dept., PO Box 65250 Salt Lake City, UT 84165-0250 Telephone Number: (888) 818-6032. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument. Towd Point Mortgage Trust 2018-2, U.S. Bank National Association, as Indenture Trustee as Attorney in Fact for **CATHY CELESTE WILSON** THE BELOW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Contact: Premium Title Services, Inc., 114 Mesa Park Drive, Suite 100, El Paso, TX 79912 Telephone Number: (866) 337-7097 Case No. TS No.: 2026-00075-GA-SPS 08/05,12,19,26 NOTICE OF SALE UNDER POWER GEORGIA, UPSON COUNTY By virtue of a Power of Sale contained in that certain Security Deed from **BENJAMIN BEVERLY and CHRISTINA BEVERLY to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.** AS GRANTEE, AS NOMINEE FOR VAN DYK MORTGAGE CORPORATION, dated January 3, 2025, recorded January 21, 2025, in Book 01947, Page 0306-0322, Upson County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of **Two Hundred Nine Thousand Nine Hundred Fifty-Four and 00/100 dollars (\$209,954.00)**, with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to NEWREZ LLC, there will be sold at public outcry to the highest bidder for cash at the Upson County Justice Center, within the legal hours of sale on the first Tuesday in September, 2026, all property described in said Security Deed including but not limited to the following described property: ALL THAT CERTAIN TRACT OF LAND, TOGETHER WITH ALL IMPROVEMENTS THEREON, LYING AND BEING IN LAND LOT NO. 96 OF THE 15TH LAND DISTRICT OF UPSON COUNTY, GEORGIA, ON THE NORTHWEST SIDE OF OLD ALABAMA ROAD, AND EXTENDS BACK NORTHWESTERLY TO A BACK LINE OF 136.76 FEET, THE NORTHEAST SIDE OF SAID TRACT MEASURING 160.06 FEET, AND THE SOUTHWEST SIDE THEREOF MEASURING 184.72 FEET, ALL AS SHOWN BY SAID PLAT. Said legal description being controlling, however the property is more commonly known as **2548 OLD ALABAMA RD, THOMASTON, GA 30286**. The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys’ fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an “as-is” basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is **BENJAMIN BEVERLY, CHRISTINA BEVERLY**, or tenants(s). The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) purchaser’s tendering to Rubin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the

sale. The entity having full authority to negotiate, amend and modify all terms of the loan (although not required by law to do so) is: NewRez LLC, F/K/A New Penn Financial, LLC, D/B/A Shellpoint Mortgage Servicing, Loss Mitigation Dept., 75 Beattie Place Ste. 300, Greenville, SC 29601, Telephone Number: 800-365-7107. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument. NEWREZ LLC as Attorney in Fact for **BENJAMIN BEVERLY, CHRISTINA BEVERLY** THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Attorney Contact: Rubin Lublin, LLC 3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071 Telephone Number: (877) 813-0992 Case No. SHP-26-03254-1 Ad Run Dates 08/05/2026, 08/12/2026, 08/19/2026, 08/26/2026 rslaw.com/property-listing 08/05,12,19,26 NOTICE OF SALE UNDER POWER UPSON COUNTY Pursuant to the Power of Sale contained in a Security Deed given by **Caitlin Shumate to Mortgage Electronic Registration Systems, Inc.**, as grantee, as nominee for Rocket Mortgage, LLC, its successors and assigns dated 5/25/2023 and recorded in Deed Book 1854 Page 298 Upson County, Georgia records; as last transferred to or acquired by Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC, conveying the after-described property to secure a Note in the original principal amount of **\$139,428.00**, 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 Upson 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 1, 2026 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: All that tract or parcel of land, containing 0.304 acres, with all improvements thereon known as 620 S. Green Street, situate, lying and being in Land lot 225 of the 10th Land District of Upson County, Georgia, designated as all of Lot 29 and A Portion of Lot 28, Block “A”, of “Avalon-In-The-Pines Subdivision,” and being more particularly shown on that certain plat of survey entitled, “Plat for Alan A. Roberts and Dorothy L. Roberts,” dated October 4, 1993, prepared by Charles L. Moore and Gary F. Self, RLS, of record in Plat Book 17, Page 197, Clerk’s Office, Superior Court, Upson County, Georgia and having such size, shape, location, metes, bounds, courses, and distances as shown on said plat of survey which by reference is incorporated into and made a part of this description as fully and completely as if copied at length herein. Less and Except: All of a certain parcel of land fronting on the northwest side of South Green Street in the City of Thomaston, Upson County, Georgia, and being a strip six feet wide entirely across the northeast side of Lot No. 29 in Block “A” of the Subdivision known as “Avalon-in-the-Pines”, a plat of which subdivision is recorded in Plat Record One, page 72 in Clerk’s Office, Upson Superior Court, reference to which is here made in aid of this description. The parcel here conveyed being more particularly described as follows: Beginning at a point on the northwest side of said South Green Street, which point is the east corner of said Lot No. 29 in Block “A” of said subdivision, and running thence northwesterly along the northeast boundary line of said Lot No. 29 a distance of 150 feet, to the north corner of said lot; thence southwesterly along the northwest boundary line of said Lot No. 29 a distance of 6 feet; thence southeasterly in a straight line parallel to and 6 feet from the northeast boundary line of said Lot No. 29 a distance of 150 feet to the northwest side of South Green Street; and thence northeasterly along the northwest side of South Green Street a distance of 6 feet to the point of beginning. 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 attorney’s fees (notice of intent to collect attorney’s fees having been given). Said property is commonly known as **620 S Green St, Thomaston, GA 30286** 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): **Caitlin Shumate** or tenant or tenants. Nationstar Mortgage LLC d/b/a Mr. Cooper is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. Nationstar Mort-

gage LLC d/b/a Mr. Cooper 8950 Cypress Waters Blvd. Coppell, TX 75019 1-888-480-2432 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 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 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 immediately above. Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC as agent and Attorney in Fact for Caitlin Shumate Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1006-2741A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1006-2741A 08/05,12,19,26 NOTICE OF SALE UNDER POWER GEORGIA, UPSON COUNTY Said property will be sold pursuant to the order of the Superior Court of Upson County, Georgia, Civil Action File Number 24V0315, and under and by virtue of the Power of Sale contained in a Security Deed given by **Brandon Colby Hall and Bailey Lynn Hall to Mortgage Electronic Registration Systems, Inc.**, as grantee, as nominee for United Community Bank, its successors and assigns dated May 28, 2021, recorded in Deed Book 1719, Page 183, Upson County, Georgia Records, as last transferred to M&T Bank by assignment recorded in Deed Book 1881, Page 46, Upson County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of **ONE HUNDRED NINETY-ONE THOUSAND FOUR HUNDRED SIXTY-EIGHT AND 00/100 DOLLARS (\$191,468.00)**, with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash at the Justice Center at 1185 Highway 19 South, Thomaston, GA 30286, Upson 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, 2026, 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 and payable because of default having been made of the terms of the Note and Security Deed. The terms remaining in default, this sale will be made for the purpose of paying the total debt, including all expenses of this sale, as provided in the Security Deed and by law which includes, but is not limited to, attorney’s fees (notice pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters 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 on an “as-is” basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence. M&T Bank 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: M&T Bank, One Fountain Plaza, Buffalo, NY 14203, 800-724-1633. Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan. Upon information and belief, said property is more commonly known as **121 Kennesaw Dr, Thomaston, GA 30286**. Should a conflict arise between the property address and the legal description, the legal description shall control. ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting re-

Continued from page 6B

quirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the “Rule”), found at 89 FR 70258, went into effect. The Rule applies to certain residential real estate sale transactions (including some that go beyond the typical one-to-four family residence) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicion Activity Report requirement. If applicable, as part of this Rule, buyers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule’s federal reporting requirements, if applicable.” This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable. “The Rule is the subject of ongoing litigation in several jurisdictions. We suggest that you seek your own legal counsel if you have questions about the status of the Rule and its applicability to your sale, if any. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258, if applicable.

M&T Bank
as Attorney in Fact for
Brandon Colby Hall and
Bailey Lynn Hall

McCalla Raymer
Leibert Pierce, LLP
1544 Old Alabama Rd
Roswell, GA 30076
www.foreclosurehotline.net
JK/September 1, 2026
EXHIBIT “A”

All that certain land, in the City of Thomaston, in Land Lot No. 253 of the 10th Land District of Upson County, Georgia, known and designated as Lot No. Nineteen (19) in Block “A” of Davis Hills Subdivision, according to a plat thereof, recorded in Plat Record 6, page 131, Clerk’s Office, Superior Court, Upson County, Georgia, which is incorporated herein by reference. The tract conveyed fronts 166.0 feet on the southeast side of Kennesaw Drive, and extends back southeasterly to a back line of 160 feet, more or less, along the edge of Davis Lake, the northeast side of said tract measuring 226.1 feet, and the southwest side thereof measuring 254.6 feet, all as shown by said plat. There is a residence upon said lot known as 121 Kennesaw Drive, Thomaston, Georgia.
JK September 1, 2026
Our file no. 24-14970GA
24-14970GA
08/05,12,19,26

NOTICE OF SALE UNDER POWER
STATE OF GEORGIA
UPSON COUNTY
Under and by virtue of the Power of Sale contained in a Security Deed given by, **Mary Faye Jones, to Mortgage Electronic Registration Systems, Inc.,** as grantee, as nominee for Van Dyk Mortgage Corporation, a Corporation, dated 6/25/2021, and recorded on 7/7/2021, in Book 1728, Page 305, Upson County, Georgia Records, as last assigned to as last assignment to Carrington Mortgage Services, LLC by assignment recorded 9/2/2025 as Instrument No. in book 01991, Page 0089-0090, conveying the after described property securing the payment of a Note in the amount of **\$133,333.00** with interest thereon as set forth therein.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Security Deed by the Holder, and by virtue of the power of sale and authority vested in it, will on 11/3/2026 sell at public outcry to the highest bidder for cash: During the legal hours of sale before the door of the courthouse of Upson County, Georgia, the following described property situated in Upson County, Georgia, to wit:

ALL THAT CERTAIN TRACT OF LAND, TOGETHER WITH ALL IMPROVEMENTS THEREON, LYING AND BEING IN THE SOUTHWEST PART OF THE CITY OF THOMASTON IN UPSON COUNTY, GEORGIA, KNOWN AND DESIGNATED AS ALL OF LOT NO. 5 AND THE SOUTHWEST HALF OF LOT NO. 6, ALL IN BLOCK “D” OF “AVALON-IN-THE-PINES” SUBDIVISION, ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN PLAT RECORD ONE, PAGE 72, IN CLERK’S OFFICE OF SUPERIOR COURT, UPSON COUNTY, GEORGIA, REFERENCE TO WHICH IS HERE MADE IN AID OF THIS DESCRIPTION. THE TRACT HERE CONVEYED FRONTS 75 FEET ON THE NORTHWEST SIDE OF KINGSTON ROAD AND RUNS BACK NORTHWESTERLY, IN UNIFORM WIDTH, A DISTANCE OF 150 FEET, ALL AS SHOWN BY SAID PLAT.

Tax Parcel ID: T14 091
Being real property commonly known as **808 KINGSTON RD THOMASTON, GA 30286**
The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney’s fees (notice of intent to collect attorney’s fees having been given).

Said sale will be made subject to the following items which may affect the title to said property: All restrictive covenants, easements and rights-of-way appearing of record, if any; all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; all outstanding or unpaid bills and assessments for street improvements, curbing, garbage, water, sewage and public utilities which may be liens upon said property; and any outstanding taxes, assessments and other liens superior to the security deed being foreclosed hereby. To the best knowledge and belief of the undersigned, the above-described property is in the possession of the borrower and/or other persons with the consent and acquiescence of the borrower.

Except to the extent that the Holder may bind and obligate Mortgagors to warrant title to the Property under the terms of the Security Deed, conveyance of the Property shall be made without any representations or warranties whatsoever, express or implied. All sales are “as is”, “where is”.

The entire purchase price is due and payable at the conclusion of the auction in the form of certified funds. Insufficient funds will not be accepted. Amounts received in excess of the winning bid will be refunded to the successful purchaser. This property is being sold with express reservation that the sale is subject to 1) confirmation and audit of the status of the loan by the holder of the security deed, 2) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, 3) procedures for rescission of sale under O.C.G.A. Section 9-13-172.1, whereby 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 above.

Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the person or entity who shall have full authority to negotiate, amend, or modify all terms of the above-described mortgage is as follows:
Carrington Mortgage Services, LLC, 500 N. State College Blvd., Suites 1030, 1300 & 1400 Orange, CA 92868 , Telephone No.: 800-561-4567
The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require Carrington Mortgage Services, LLC to negotiate, amend, or modify the terms of the Security Deed described herein.

Please be advised that the trustee may require entity or trust bidders at this trustee’s sale to provide information, documentation and/or certification of the vesting instructions and the data required to be reported pursuant to FinCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. The required information must be provided to the trustee before a deed under power will be issued for covered transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. Additional information regarding these regulations and the required transferee information and certifications can be found at: <https://www.federu-alregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> and https://www.fincen.gov/rre-faqs#D_5
Carrington Mortgage Services, LLC
as Attorney in Fact for
Mary Faye Jones

For Foreclosure sale information please contact
Vylla Solutions, LLC,
P.O. Box 3309,
Anaheim, California 92803,
Phone: (888) 313-1969
TS # 25-36351
THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
08/19,26,09/02,09,16,23,30,10/07,14,21,28

STATE OF GEORGIA
COUNTY OF UPSON
NOTICE OF SALE UNDER POWER
Because of a default under the terms of the Security Deed executed by **Steve F. Hendricks to Mortgage Electronic Registration Systems, Inc.,** as grantee, as nominee for Quicken Loans Inc., its successors and assigns dated February 26, 2018, and recorded in Deed Book 1533, Page 299, Upson County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Quicken Loans Inc., securing a Note in the original principal amount of **\$111,564.00**, 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 contained in said Deed, will on the first Tuesday, October 6, 2026, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit: Land situated in the County of Upson in the State of GA
ALL THAT CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL IMPROVEMENTS THEREON, KNOWN AS 207 SHIELDS DRIVE, CONTAINING 0.689 ACRES, SITUATE, LYING AND BEING IN LAND LOT 231 OF THE 10TH LAND DISTRICT OF UPSON COUNTY, GEORGIA, SHOWN AND DESIGNATED AS THE SOUTH ONE-HALF OF LOT 22 AND ALL OF LOT 23, BLOCK ‘F’, SECTION 3 OF CHEROKEE ACRES SUBDIVISION, ACCORDING TO THAT CERTAIN PLAT OF

SURVEY ENTITLED “PLAT FOR STEVE HENDRICKS”, DATED NOVEMBER 20, 1997, PREPARED BY CLAYTON LAMAR MOORE, REGISTERED LAND SURVEYOR, AND OF RECORD IN PLAT BOOK 22, PAGE 111, IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF UPSON COUNTY, GEORGIA, WHICH SAID PLAT, INCLUDING THE BOUNDARIES, METES, COURSES AND DISTANCES OF SAID REAL ESTATE AS SHOWN AND DELINEATED THEREON, IS BY THIS REFERENCE INCORPORATED HEREIN JUST AS THOUGH THE SAME WERE SET FORTH HEREIN VERBATIM.

Commonly known as: **207 Shields Drive, Thomaston, GA 30286-2275**
THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES.
Said property is known as 207 Shields Drive, Thomaston, GA 30286, together with all fixtures and personal property attached to and constituting a part of said property, if any.

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The proceeds of said sale will be applied to the payment of said indebtedness and all expenses of said sale as provided in said Deed, and the balance, if any, will be distributed as provided by law.

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 secured creditor.

The property is or may be in the possession of The Representative of the Estate of Steve F. Hendricks, successor in interest or tenant(s).
Rocket Mortgage, LLC
as Attorney-in-Fact for
Steve F. Hendricks

File no. 26-084700
LOGS LEGAL GROUP LLP*
Attorneys and Counselors at Law
1050 Crown Pointe Parkway, Suite 500
Atlanta, GA 30338
(770) 220-2535
<https://www.logs.com/>
*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
08/26, 09/02,09,16,23,30

NAME CHANGE

NOTICE OF PETITION TO
CHANGE NAME
GEORGIA
UPSON COUNTY
Notice is hereby given that SANDRA PEUGH SPIRES a/k/a SANDRA P. SPIRES, the undersigned, filed her Petition to the Superior Court of Upson County, Georgia, on the 28th day of July, 2026, praying for a change in the name of Petitioner from SANDRA PEUGH SPIRES a/k/a SANDRA P. SPIRES to SANDRA PEUGH STARLING. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said Petition. This the 28th day of July, 2028.
SANDRA PEUGH SPIRES a/k/a SANDRA P. SPIRES,
Petitioner
08/05,12,19,26

PROBATE

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
JAMES LADON DAY,
ESTATE NO. 11615
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE
TO: ALL INTERESTED PARTIES, and to whom it may concern: JANICE LORRAINE DAY has petitioned to be appointed Administrator of the estate of JAMES LADON DAY Deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., August 31, 2026.
BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/05,12,19,26

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: JAMES LADON DAY,
ESTATE NO. 11615
DECEASED
NOTICE OF PETITION TO FILE
FOR YEAR’S SUPPORT

TO: ALL INTERESTED PARTIES, and to whom it may concern: The petition of JANICE LORRAINE DAY, for a Year’s Support from the estate of JAMES LADON DAY, deceased, for decedent’s surviving spouse, having been duly filed, all interested persons are hereby notified to show cause, if any they have, on or before 10:00 a.m. August 31, 2026, why said petition should not be granted.

All objections to the Petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/05,12,19,26

IN THE PROBATE COURT OF
UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
RUBY WELDON,
ESTATE NO. 11612
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE

TO: ALL INTERESTED PARTIES, and to whom it may concern: KENDRA NASH has petitioned to be appointed Administrator of the estate of RUBY WELDON deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., August 31, 2026.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/05,12,19,26

IN THE PROBATE COURT OF
UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
RICHARD ANTHONY VIANO,
ESTATE NO. 11608
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE

TO: ALL INTERESTED PARTIES, and to whom it may concern: TERESA RENEA’ ROGERS has petitioned for to be appointed Administrator of the estate of RICHARD ANTHONY VIANO deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., August 31, 2026.
BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/26,09/02,09,16

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
CAROLYN ANNETTE ADAMS,
ESTATE NO. 11627
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE
TO: ALL INTERESTED PARTIES, and to whom it may concern: KENNETH ADAMS has petitioned to be appointed Administrator of the estate of CAROLYN ANNETTE ADAMS deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., September 21, 2026.
BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/05,12,19,26

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
RONALD EDWARD WILSON,
ESTATE NO. 11614
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE

TO: ALL INTERESTED PARTIES, and to whom it may concern: MARIE ANN WILSON has petitioned to be appointed Administrator of the estate of RONALD EDWARD WILSON deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., August 31, 2026.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must

be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/05,12,19,26

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
RANDY DUANE CLEVELAND,
ESTATE NO. 11622
DECEASED

PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE
TO: ALL INTERESTED PARTIES, and to whom it may concern: NOAH CLEVELAND has petitioned to be appointed Administrator of the estate of RANDY DUANE CLEVELAND deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., September 21, 2026.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/26, 09/02,09,16

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
SANDRA ANN WALLER,
ESTATE NO. 11623
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE

TO: STEVEN BRUCE WALLER, ALL INTERESTED PARTIES, and to whom it may concern: CATHY LYNN PERKINS has petitioned to be appointed Administrator of the estate of SANDRA ANN WALLER deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., September 21, 2026.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/26,09/02,09,16

IN THE PROBATE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF
CAROLYN ANNETTE ADAMS,
ESTATE NO. 11627
DECEASED
PETITION FOR LETTERS OF
ADMINISTRATION
NOTICE

TO: ALL INTERESTED PARTIES, and to whom it may concern: KENNETH ADAMS has petitioned to be appointed Administrator of the estate of CAROLYN ANNETTE ADAMS deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before 10:00 a.m., September 21, 2026.
BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact Probate Court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.
Muffin Gibson
Judge of the Probate Court
08/26, 09/02,09,16

MISCELLANEOUS

Affidavit of Ownership of
Certificate of Title and
Registered Securities

Registered No. [108-66-008554],
State File No.: 5-1602

In North America
ss.
Land of Georgia
“Equality is Paramount and Mandatory Law”
[WITH TRUST]:
To all to whom these presents shall come, Greetings:
I, Sarita Mae Banning, a living and original native american woman, Affiant [hereinafter Registered Owner], being duly affirmed, declare and state that I am of full age and legally competent and to have firsthand knowledge of the facts stated herein and believe these facts to be true and correct to the best of my knowledge. I also depose and say that I am the [Registered Owner] of record and holder of the Certificated Security and/or Bond, No. [108-66-008554] whose name also appears on the face of the instrument as “SARITA MAE WILLIAMS” (Trust/Estate) by reference to the Official Certification of Birth (Title No.: [108-66-008554], recorded, filed and dated November 4, 1966, in the Office of the Registrar, County of Kent, Land of Delaware, as the same appears to be held for safekeeping by the Delaware State Registrar of Titles, in Dover, on the Land and Soil of Delaware, America and currently domiciled in the County of Upson, Land of Georgia. Said Certificate is a Valid Trust Instrument and further describes the same property that is an active Trust/Estate conveyed unto Affiant [“Registered Owner”] as set forth in the above-mentioned Certificate of Title and all financial assets, accounts, registered securities, entitlements, real and other personal property that are associated with said Trust/Estate (whether now owned or hereafter acquired), further described in the attached Certified Form UCC1 Financing Statement and Addendum under “Notice of Claim”. Affiant [“Registered Owner”], and Holder in Due Course is the one legally entitled and duly authorized to act, appoint, assign, conveyed, and/or execute said Trust/Estate no other parties are allowed without full and express consent from Entitlement Holder / [Registered Owner]. [AND IT IS SO ORDERED!]
In Witness Whereof: said Affiant [“Registered Owner”] and Plenipotentiary has hereunto set her hand and seal, Done this 12th day of August 2026.
By: Sarita Mae Banning
Entitlement Holder/Registered Owner
[Recording as Deed of Trust]
08/26, 09/02,09,16

IN THE JUVENILE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN THE INTEREST OF:
G.B. a minor female child born on 07/29/2025
TO: John Doe, putative father
A final publication hearing concerning a Petition Alleging Dependency of Child and a Petition for Termination of Parental Rights will be brought by the Georgia Department of Human Resources acting through Upson County Department of Family and Children Services based upon the alleged dependency of the above named child in the Juvenile Court of Upson County on the 15th day of October, 2026 at 1:30 p.m. A free copy of said pleadings can be obtained from the Clerk of the Juvenile Court of Upson County, Georgia, whose office is located at 1185 US 19, Thomaston, Georgia 30286.
By reason of an Order for service of summons by publication entered on the 6th day of August, 2026, you are hereby commanded to file with the Clerk of the Juvenile Court of Upson County, Georgia and serve upon R. Heath English, Special Assistant Attorney General, 1436 Hwy 19 North, Thomaston, Georgia 30286 an answer to said pleading within sixty (60) days of the date of said order for service by publication.
You are further required to lay any and all business aside and to be and appear before the Juvenile Court of Upson County, Georgia at 1:30 o’clock p.m. on October 15, 2026, then and there to make a defense and to show cause why said child should not be dealt with according to the provisions of the Juvenile Court Code of Georgia by reason of an order for service of summons by publication.
WITNESS THE HONORABLE STEPHEN D. OTT, Judge or NATALIE ASHMAN, Judge this 6th day of August, 2026.
Clerk, Juvenile Court,
Upson County, Georgia
R. Heath English 249015
SPECIAL ASSISTANT ATTORNEY GENERAL
1436 Hwy 19 North
Thomaston, GA 30286
(706) 648-0070
08/26, 09/02,09,16

IN THE JUVENILE COURT
OF UPSON COUNTY
STATE OF GEORGIA
IN THE INTEREST OF:
A.M. a minor female child born on 05/12/2025
S.M. a minor female child born on 01/11/2014
D.M. a minor female child born on 02/16/2013
TO: Donna Misinco, mother; Jeremy Bridges, biological father; Stanley Misinco, legal father; and John Doe, putative father
A final publication hearing concerning a Petition Alleging Dependency of Child and a Petition for Termination of Parental Rights will be brought by the Georgia Department of Human Resources acting through Upson County Department of Family and Children Services based upon the alleged dependency of the above named children in the Juvenile Court of Upson County on the 19th day of October, 2026 at 9:00 a.m. A free copy of said pleadings can be ob-

Continued from page 7B

tained from the Clerk of the Juvenile Court of Upson County, Georgia, whose office is located at 1185 US 19, Thomaston, Georgia 30286. By reason of an Order for service of summons by publication entered on the 21st day of August, 2026, you are hereby commanded to file with the Clerk of the Juvenile Court of Upson County, Georgia and serve upon R. Heath English, Special Assistant Attorney General, 1436 Hwy 19 North, Thomaston, Georgia 30286 an answer to said pleading within sixty (60) days of the date of said order for service by publication. You are further required to lay any and all business aside and to be and appear before the Juvenile Court of Upson County, Georgia at 9:00 o'clock a.m. on October 19, 2026, then and there to make a defense and to show cause why said child should not be dealt with according to the provisions of the Juvenile Court Code of Georgia by reason of an order for service of summons by publication. WITNESS THE HONORABLE STEPHEN D. OTT, Judge or NATALIE ASHMAN, Judge this 21st day of August, 2026. Clerk, Juvenile Court, Upson County, Georgia R. Heath English 249015 SPECIAL ASSISTANT ATTORNEY GENERAL 1436 Hwy 19 North Thomaston, GA 30286 (706) 648-0070 08/26,09/02,09,16

IN THE JUVENILE COURT OF UPSON COUNTY STATE OF GEORGIA IN THE INTEREST OF: L. R. a minor male child born on 04/12/2025 N.S. a minor male child born on 02/19/2022 TO: Michael Barber, biological father; Daniel Scott, putative father; and John Doe, putative father A final publication hearing concerning a Petition Alleging Dependency of Child and a Petition for Termination of Parental Rights will be brought by the Georgia Department of Human Resources acting through Upson County Department of Family and Children Services based upon the alleged dependency of the above named children in the Juvenile Court of Upson County on the 19th day of October, 2026 at 9:00 a.m. A free copy of said pleadings can be obtained from the Clerk of the Juvenile Court of Upson County, Georgia, whose office is located at 1185 US 19, Thomaston, Georgia 30286. By reason of an Order for service of summons by publication entered on the 21st day of August, 2026, you are hereby commanded to file with the Clerk of the Juvenile Court of Upson County, Georgia and serve upon R. Heath English, Special Assistant Attorney General, 1436 Hwy 19 North, Thomaston, Georgia 30286 an answer to said pleading within sixty (60) days of the date of said order for service by publication. You are further required to lay any and all business aside and to be and appear before the Juvenile Court of Upson County, Georgia at 9:00 o'clock a.m. on October 19, 2026, then and there to make a defense and to show cause why said child should not be dealt with according to the provisions of the Juvenile Court Code of Georgia by reason of an order for service of summons by publication. WITNESS THE HONORABLE STEPHEN D. OTT, Judge or NATALIE ASHMAN, Judge

this 21st day of August, 2026. Clerk, Juvenile Court, Upson County, Georgia R. Heath English 249015 SPECIAL ASSISTANT ATTORNEY GENERAL 1436 Hwy 19 North Thomaston, GA 30286 (706) 648-0070 08/26, 09/02,09,16

NOTICE DEBTORS AND CREDITORS

STATE OF GEORGIA, COUNTY OF UPSON: Estate of BETTY SUE MORRIS NOTICE TO CREDITORS AND DEBTORS All creditors of the Estate of BETTY SUE MORRIS, late of Upson County, Georgia, are hereby notified to render an account of their demands to the undersigned, and all debtors are required to make immediate payment. This the 6th day of August_, 2026. Connie Renita McGuire Administratrix of the Estate of BETTY SUE MORRIS 2892 Barnesville Highway Thomaston, GA 30286 08/12,19,26,09/02

NOTICE TO DEBTORS AND CREDITORS All creditors and debtors of the Estate of Wayne Kirby Sandefur, deceased, late of Upson County, Georgia, are hereby notified to render their demands according to law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments are to be made to, Mark Joseph Sandefur Personal Representative, at the address shown below. Mark Joseph Sandefur 6788 Vic-Ar Rd Atlanta, GA 30360 08/12,19,26,09/02

NOTICE TO DEBTORS AND CREDITORS All creditors and debtors of the Estate of Mary Thompson, deceased, late of Upson County, Georgia, are hereby notified to render their demands according to law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments are to be made to, Roderick Thompson Personal Representative, at the address shown below. Roderick Thompson 201 Veteran's Dr. Thomaston, GA 30286 08/19,26,09/02,09

NOTICE TO DEBTORS AND CREDITORS All creditors and debtors of the Estate of Eddie J. V. Collier, deceased, late of Upson County, Georgia, are hereby notified to render their demands according to law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments are to be made to, Eddie James Collier Jr. Personal Representative, at the address shown below. Eddie James Collier Jr. 204 Waverly Way Thomaston, GA 30286 08/19,26,09/02,09

NOTICE TO DEBTORS AND CREDITORS All creditors and debtors of the Estate of Velma Walker Collier, deceased, late of Upson County, Georgia, are hereby notified to render their demands according to law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments are to be made to, Eddie James Collier Jr. Personal Representative, at the address shown below. Eddie James Collier Jr.

204 Waverly Way Thomaston, GA 30286 08/19,26,09/02,09

NOTICE TO DEBTORS AND CREDITORS All creditors and debtors of the Estate of Brenda Tillery Stansell, deceased, late of Upson County, Georgia, are hereby notified to render their demands according to law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments are to be made to, Dana Gail Peters Personal Representative, at the address shown below. Dana Gail Peters 170 Manor Cir. Sharpsburg, GA 30277 08/19,26,09/02,09

NOTICE TO CREDITORS AND DEBTORS All creditors and debtors of the Estate of WALTER LEWIS BROWN, JR. (Estate No. 11588), deceased late of Upson County, Georgia, are hereby notified to render their demands according to Law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments to be made to PASLEY, NUCE & MALLORY, LLC, at the address shown below. MATTHEW T. MALLORY Attorney for the Estate of WALTER LEWIS BROWN, JR. Pasley, Nuce & Mallory, LLC P.O. Box 1168 Thomaston, GA 30286 706-646-320 08/19,26,09/02,09

NOTICE TO DEBTORS AND CREDITORS All creditors and debtors of the Estate of James Richard Bush, deceased, late of Upson County, Georgia, are hereby notified to render their demands according to law; and, all persons indebted to said Estate are required to make immediate payment. Said demands and payments are to be made to, Victoria Denson Summerlin Personal Representative, at the address shown below. Victoria Denson Summerlin 410 W. Hunt Ave. Bushnell, FL 33513 08/26, 09/02,09,16

STATE OF GEORGIA, COUNTY OF UPSON: Estate of JEANETTE C. HARDIN NOTICE TO CREDITORS AND DEBTORS All creditors of the Estate of JEANETTE C. HARDIN, late of Upson County, Georgia, are hereby notified to render an account of their demands to the undersigned, and all debtors are required to make immediate payment. This the 24th day of August, 2026. Norma Jean Jones Executrix of the Estate of JEANETTE C. HARDIN 10453 Old Baxter Rd. Baxter, TN 38544 08/26, 09/02,09,16

PUBLIC AUCTION

PUBLIC AUCTION 1st Choice Storage, 3060 Crest Hwy, Thomaston, GA, hereby gives Notice of Sale under Article 5, Georgia Code 44-12. Auction of goods in storage units belonging to the following people: E116: Liza Tapley F142: Felton Searcy A4: Tonja Barrack H171: Jennifer Holder G148: Brandon Richards Sold to the highest bidder on Sept 28, 2026 at 10:00 a.m. Tenants have the right to redeem

contents prior to sale. A \$20 clean out deposit is required at time of sale, and will be refunded when unit is emptied. 1st Choice Storage has the right to refuse any or all bids.

PUBLIC AUCTION 1st Choice Storage, 2544 Hwy 19N, Thomaston, GA, hereby gives Notice of Sale under Article 5, Georgia Code 44-12. Auction of goods in storage units belonging to the following people: D154 & D160: Katherine Scott A26: Charles Elder B89: Winston Moman D172: Keshia Jordan C136: Ronald Bray B54: Bianca Smith B52: Trustin Brazier A15: Richard Ashe B77: Corameechia Middlebrooks B65: Jack Raybon Sold to the highest bidder on Sept. 28, 2026 at 12:00 p.m. Tenants have the right to redeem contents prior to sale. A \$20 clean out deposit is required at time of sale, and will be refunded when unit is emptied. 1st Choice Storage has the right to refuse any or all bids. 08/19,26

NOTICE OF PUBLIC SALE On September 4, 2026, at 10:00 a.m., a public sale will be held by Secure Storage Solutions, LLC storage facility. The purpose of this sale is to dispose of the contents of units past due in rental payments. The contents of the following units will be sold to the highest bidder. STARTING BIDS WILL BE THE BALANCE OWED ON THE UNIT. G163-Zachary Miller D117-Vicky James A22-Netaya Chambers F157-Belinda Goodnight D107-Camiya Neal A5-Dekeadra Hayes J229-Ayundria Collier F147-Demarkus Sims H181-Michael Chapman C93-Tapanga Merchant B53-Tremaine Washington To prevent the public sale of the above storage unit contents, all past due rent and fees must be paid in full before 4:00 p.m. on September 3, 2026 (one day prior to public sale). Payment can be made in full at Secure Storage Solutions, LLC office, located at 904 N. Hightower Street, Thomaston, GA 30286. No checks will be accepted. The public sale will be held at 95 Hugo-Stirling Drive, Thomaston, GA 30286. 08/26

AUCTION JSJ TRANSPORT AND TOWING AUCTION September 25 2026 GEORGIA CODE TITLE 40. VEHICLES AND TRAFFIC * 40-11-9 JSJ TRANSPORT AND TOWING 3542 WOODLAND RD THOMASTON GA , 30286 2013 Ford Focus vin# 1FADP3F25DL119986 2014 Kia Cadenza vin# KNALN4D76E5119370 08/26, 09/02

SUPERIOR COURT OF UPSON COUNTY

IN THE SUPERIOR COURT OF UPSON COUNTY STATE OF GEORGIA IN RE: JOSH LEE HILL, a minor child, CIVIL ACTION FILE NO. 26V-0335 CURTIS RAYBON, JR. JODIE RAYBON, Petitioners. NOTICE OF FILING You are hereby notified that on the 18th day of August, 2026, a Petition for Change of Name was filed in the

Superior Court of Upson County, Georgia, on behalf of JOSH LEE HILL by Petitioners, CURTIS RAYBON, JR. and JODIE RAYBON, to change the minor child's name to JOSH LEE RAYBON. You are further notified that any interested or affected party may appear before the Court upon trial and file objections to same. Any objections should also be served upon the Petitioner's attorney, Michele W. Ogletree, Sullivan & Ogletree, P.C., 743 South Hill Street, Griffin, Georgia 30224. 08/26, 09/02,09,16

UPSON COUNTY

IN THE JUVENILE COURT OF UPSON COUNTY STATE OF GEORGIA IN THE INTEREST OF: T. S., a minor female child born on 01/01/2021 TO: Kristina Baird, mother, Chad Harper and/or John Doe, putative father A final publication hearing concerning a Petition for Termination of Parental Rights will be brought by the Georgia Department of Human Services acting through Upson County Department of Family and Children Services based upon the alleged dependency of the above named child in the Juvenile Court of Upson County on the 1st day of October, 2026 at 8:00 a.m. A free copy of said pleadings can be obtained from the Clerk of the Juvenile Court of Upson County, Georgia, whose office is located at Upson County Justice Center, 1185 US 19, Thomaston, Georgia 30286. By reason of an Order for Service of Summons by Publication entered on the 9th day of July, 2026, you are hereby commanded to file with the Clerk of the Juvenile Court of Upson County, Georgia and serve upon R. Heath English, Special Assistant Attorney General, 1436 Highway 19 North, Thomaston, Georgia 30286 an answer to said pleading within sixty (60) days of the date of said order for service by publication. You are further required to lay any and all business aside and to be and appear before the Juvenile Court of Upson County, Georgia at 8:30 o'clock a.m. on October 1, 2026, then and there to make a defense and to show cause why said child should not be dealt with according to the provisions of the Juvenile Court Code of Georgia by reason of an order for service of summons by publication. WITNESS THE HONORABLE STEPHEN D. OTT, Judge this 27th day of July, 2026. Clerk, Juvenile Court, Upson County, Georgia R. HEATH ENGLISH 249015 SPECIAL ASSISTANT ATTORNEY GENERAL 1436 Hwy 19 North Thomaston, GA 30286 (706) 648-0070 08/05,12,19,26

IN THE JUVENILE COURT OF UPSON COUNTY STATE OF GEORGIA IN THE INTEREST OF: D. M., a minor male child born on 05/13/2020 TO: Shana Mobley and/or John Doe, putative father A final publication hearing concerning a Petition Alleging Dependency of Child and Petition for Termination of Parental Rights will be brought by the Georgia Department of Human Services acting through Upson County Department of Family and Children Services based upon the alleged dependency of the above named child in the Juvenile Court of Upson County on the 1st day of October, 2026 at 8:00 a.m.

A free copy of said pleadings can be obtained from the Clerk of the Juvenile Court of Upson County, Georgia, whose office is located at Upson County Justice Center, 1185 US 19, Thomaston, Georgia 30286. By reason of an Order for Service of Summons by Publication entered on the 9th day of July, 2026, you are hereby commanded to file with the Clerk of the Juvenile Court of Upson County, Georgia and serve upon R. Heath English, Special Assistant Attorney General, 1436 Highway 19 North, Thomaston, Georgia 30286 an answer to said pleading within sixty (60) days of the date of said order for service by publication. You are further required to lay any and all business aside and to be and appear before the Juvenile Court of Upson County, Georgia at 8:30 o'clock a.m. on October 1, 2026, then and there to make a defense and to show cause why said child should not be dealt with according to the provisions of the Juvenile Court Code of Georgia by reason of an order for service of summons by publication. WITNESS THE HONORABLE STEPHEN D. OTT, Judge this 27th day of July, 2026. Clerk, Juvenile Court, Upson County, Georgia R. HEATH ENGLISH 249015 SPECIAL ASSISTANT ATTORNEY GENERAL 1436 Hwy 19 North Thomaston, GA 30286 (706) 648-0070 08/05,12,19,26

UPSON COUNTY BOARD OF COMMISSIONERS Upson County Governmental Complex 106 E. Lee Street, Room 140 In-Person Attendance and Livestream Viewing Tuesday, September 22, 2026, 6:00 PM The Upson County Board of Commissioners will conduct its scheduled monthly meeting on Tuesday, September 22, 2026, at 6:00 pm, at the Upson County Governmental Complex, 106 E. Lee Street, Room 140, Thomaston, Georgia. The Upson County Board of Commissioners shall hold the public hearing on the following items: 1.SPX-20026-02 property owner and applicant, Sydney Young of Thomaston, GA, has requested a modification to an existing special exception to increase the number of allowed dogs for Thistle Creek Kennel. The property is located at 968 Windsweep Farm Road. The subject property is further identified as tax parcel 070 042 in Land Lot 89 of the 10th Land District. Commission District 1, Commissioner Christopher Biggs. The public is invited to attend to speak in favor or in opposition of the request. Additional information can be obtained by contacting the Upson County Building and Zoning Department at 706-647-1297. Public hearings are intended to be attended in person. Timely written comments may be submitted to the Building and Zoning Department on these cases. Board of Commissioners and Planning Commission public hearings are livestreamed on YouTube on the Upson County Board of Commissioners' channel. Should you need assistance to attend any County meeting in-person due to physical handicap, please provide a written request explaining your needs, at least two working days prior to the meeting, directed to the chairperson or director of the specified department. 08/26