

DEPARTMENT OF TRANSPORTATION  
STATE OF GEORGIA

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INTERDEPARTMENT CORRESPONDENCE

FILE **0007051 Talbot**

OFFICE Thomaston

DATE September 8, 2015

FROM Michael Presley, P.E., District Engineer

TO Kim Phillips, Office of Design Policy & Support

SUBJECT **TEAR SHEETS FOR LOCATION AND DESIGN APPROVAL**

We are submitting copy of tear sheets advertising the above as it appeared in the newspaper.

If you have any questions, please contact Jack Reed at 706-646-7566.

AJR:cb  
Attachments



# Public Notices

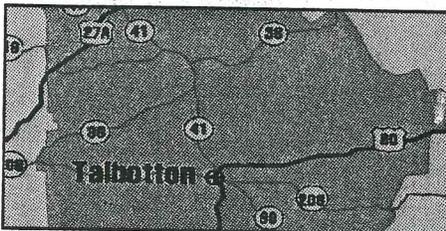
## Information

The first run date.

Weeks the notice is published.

### Legal Notice

Talbotton, GA 31816  
2206  
[email address]



VAR LANDS; THENCE RUNNING  
STERLY ALONG THE NORTHER-  
BOUNDARY OF STATE ROUTE  
, A DISTANCE OF 142.5 FEET,  
RE OR LESS, TO THE EASTER-  
BOUNDARY OF LAMAR; THENCE  
NNING NORTHERLY ALONG THE  
STERLY BOUNDARY OF LAMAR  
.38 FEET TO AN IRON PIN ON THE  
RIWETHER COUNTY LINE;  
ENCE RUNNING SOUTH 88  
3 REES 55 MINUTES WEST  
ONG SAID COUNTY LINE AND A  
CE 142.5 FEET, MORE OR LESS,  
THE NORTHEAST CORNER OF  
IDS OF COPELAND, JR.; THENCE  
THERLY ALONG THE EASTER-  
BOUNDARY OF COPELAND, JR.  
FEET, MORE OR LESS, TO THE  
NT OF BEGINNING.

### TERED NOTEHOLDERS OF REN- AISSANCE HOME EQUITY LOAN ASSET-BACKED NOTES, SERIES 2005-2

As Attorney in Fact for Alvin Daniels  
and Virginia M. Daniels

Weissman, Nowack, Curry & Wilco,  
PC

Attn: Ocwen Team  
One Alliance Center  
3500 Lenox Road  
Atlanta, GA 30326  
Our File# 016664

(3:7,14,21,28)

21  
gpn11

The proceeds of said sale will be applied  
to the payment of said indebtedness  
and all expenses of said sale as provid-  
ed 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 pro-  
hibited 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 pos-  
session of Christopher B. Leonard, suc-  
cessor in interest or tenant(s).

Wells Fargo Bank, NA as Attorney-  
in-Fact for Christopher B. Leonard

File no. 12-027627  
SHAPIRO, SWERTFEGER & HASTY,  
LLP\*  
Attorneys and Counselors at Law  
2872 Woodcock Blvd., Suite 100  
Atlanta, GA 30341-3941  
(770) 220-2535/KMM  
www.swertfeger.net

\*THE LAW FIRM IS ACTING AS A  
DEBT COLLECTOR. ANY INFORMA-  
TION OBTAINED WILL BE USED FOR  
THAT PURPOSE.  
[FC-NOS]

(3:7,14,21,28)

### STATE OF GEORGIA COUNTY OF TALBOT

#### NOTICE OF SALE UNDER POWER

Because of a default in the payment of  
the indebtedness secured by a Security  
Deed executed by Christopher B.  
Leonard to Wells Fargo Bank, N.A.  
dated November 29, 2005, and record-  
ed in Deed Book 259, Page 48, Talbot  
County Records, securing a Note in the  
original principal amount of  
\$221,000.00, the holder thereof pur-  
suant 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 con-  
tained in said Deed, will on the first  
Tuesday, April 2, 2013, during the legal  
hours of sale, before the Courthouse  
door in said County, sell at public out-  
cry to the highest bidder for cash, the  
property described in said Deed, to-wit:

All that lot, tract or parcel of Land lying  
and being in Land Lot 157 of the 21st  
Land District of Talbot County, Georgia,  
being known and designated as all of  
LOT FIVE (5), WINDY RIDGE SUBDI-  
VISION, containing 5.68 acres, accord-  
ing to that certain plat of said subdivi-  
sion recorded in Plat Book (Slide) 227,  
Page 20, in the Office of the Clerk of  
Superior Court of Talbot County,  
Georgia, said plat being herewith incor-  
porated by reference for a more com-  
plete and accurate description.

## Notice of 2nd/3rd DUI Conviction



IS IS THE SAME LAND AS THAT  
DESCRIBED IN A QUITCLAIM DEED  
BY CURTIS J. WALKER TO VIR-  
GINIA M. DANIELS DATED MARCH  
2003 AND RECORDED APRIL 3,  
IN DEED BOOK 209, PAGE 122,  
TALBOT COUNTY, GEORGIA  
RECORDS.

debt secured by said Security Deed  
has been and is hereby declared due  
and payable, among other possible  
causes 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-  
debted, 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  
attorney's fees (notice of intent to col-  
lector's fees having been given).

property will be sold subject to any  
outstanding ad valorem taxes (includ-  
ing taxes which are a lien, but not yet  
paid and payable), any matters which  
shall be disclosed by an accurate sur-  
vey and inspection of the property, any  
assessments, liens, encumbrances,  
regulatory ordinances, restrictions,  
easements, and matters of record super-  
ior to the Security Deed first set out  
above.

Authority that has full authority to nego-  
tiate, amend, and modify all terms of  
the mortgage with the debtor is: Ocwen

PROJECT: CSBGR-0007-00(051) Talbot County  
P.I. No. 0007051

Notice is hereby given in compliance with Georgia Code 22-2-109 that the Georgia Department of Transportation has approved the Location and Design of the above project.

Date of Location and Design Approval:  
March 11, 2013

This project, CSBGR-0007-00(051), is a bridge replacement project located in Talbot County on US80/SR22 over Potters Creek approximately 10.1 miles east of Talbotton. The gross project length is 1111 feet (0.2105 miles) with 991 feet of roadway and 120 feet of bridge construction. The project will begin on US80/SR22 at MP 26.17 and end at MP 25.96. The project will replace the existing structurally deficient 78 ft. long by 25.3 ft. wide bridge and existing 11.5 ft. travel lanes with 2 ft. shoulders with a new 120 ft. long by 39.25 ft. wide bridge and two 12 ft. travel lanes with 8 ft. shoulders (2 ft. of shoulder will be paved). The project will construct a new bridge in the existing location while providing an off-site detour. The project is located in the 24th Land Districts of Talbot County.

CSBGR-0007-00(051) will replace the standard bridge at Potters Creek on US80/SR22. The project will construct a new bridge in the existing location while providing an off-site detour.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation;

Columbus Area Office  
Wayne G. Pittman, Area Engineer  
wpittman@dot.ga.gov  
3600 Schatulga Road  
Columbus, Georgia 31907  
(706) 568-2165

Any interested party may obtain a copy of the drawings or maps or plats or portions thereof by paying a nominal fee and requesting in writing to:

Genetha Rice-Singleton, State Program  
Delivery Engineer  
Office of Program Delivery  
grice-singleton@dot.ga.gov  
One Georgia Center  
600 West Peachtree Street  
Atlanta, Georgia 30308  
404-631-1522

Any written request or communication in reference to this project SHOULD include the Project and P.I. Numbers as noted at the top of this notice.

(3:14,21,28,4:4)

22  
gpn14

### CITY OF GENEVA, GEORGIA REQUEST FOR QUALIFICATIONS AND PROPOSALS QUALIFICATIONS AND PROPOSALS FOR ADMINISTRATION SERVICES

The City of Geneva is considering seeking funds from the Georgia Department of Community Affairs Fiscal Year 2013 Community Development Block Grant Program. The city is requesting statements of qualifications and proposals from administrative firms with a strong record or qualifications to assist the city in the grant administration of the grant process. Responding firms should be qualified to provide administrative services for a Housing

187 Buck Run Road in Talbotton Georgia 31827.

Petitioner is the age of majority, having been born in Jefferson County, Alabama January 4, 1942.

Petitioner desires her name to legally change from Joe Ann Trice to Jo Ann Trice.

The reason for such name change is the following: the petitioner birth record reflects her first name as Joe Ann; however, the spelling of the petitioner first name **Joe Ann should reflect Jo Ann**. All of petitioner's legal matters such as marriage license, child birth record, school records, etc. reflect the spelling of petitioner name to be as following: Jo Ann. If not changed future legal matters are at risk. It is the desires of the petitioner for her legal name to be changed to what petitioner consider being her legal name, which is Jo Ann Trice.

This petition is not submitted with the intention of defrauding another of any rights.

WHEREFORE, Petitioner respectfully prays that her name be changed from **Joe Ann Trice** and shall reflects legally as **Jo Ann Trice**.

Jo Ann Trice - Petitioner  
(3:14,21,28,4:4)

## Debtors and Creditors

18  
gpn07

### NOTICE TO DEBTORS AND CREDITORS GEORGIA, TALBOT COUNTY

IN RE: ESTATE OF JOHNNY NEAL, SR.,  
DECEASED

All creditors of the Estate of Johnny Neal, Sr., late of Talbot County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment.

This 12th day of February, 2013.

Juanita Neal Patrick  
Executor of the Estate  
of Johnny Neal, Sr., Deceased.

Juanita Neal Patrick  
5200 Kendal Court  
Columbus, Ga. 31907  
(706) 569-8092

(3:7,14,21,28)

## Foreclosure Notices

19  
gpn11

### STATE OF GEORGIA COUNTY OF TALBOT

#### NOTICE OF SALE UNDER POWER

Because of a default in the payment of

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 John H. Battle, Jr., successor in interest or tenant(s).

Wells Fargo Bank, N.A. as Attorney-in-Fact for John H. Battle Jr.

File no. 13-038521  
SHAPIRO, SWERTFEGER & HASTY,  
LLP\*

Attorneys and Counselors at Law  
2872 Woodcock Blvd., Suite 100  
Atlanta, GA 30341-3941  
(770) 220-2535/MD  
www.swertfeger.net

\*THE LAW FIRM IS ACTING AS A  
DEBT COLLECTOR. ANY INFORMATION  
OBTAINED WILL BE USED FOR  
THAT PURPOSE.  
[FC-NOS]

(3:7,14,21,28)

20  
gpn11

### NOTICE OF SALE UNDER POWER GEORGIA, TALBOT COUNTY

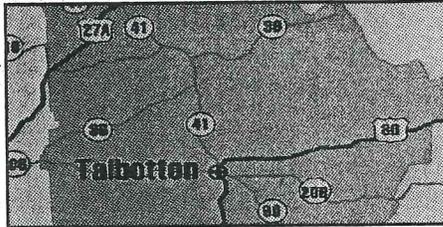
THIS IS AN ATTEMPT TO COLLECT  
A DEBT. ANY INFORMATION  
OBTAINED WILL BE USED FOR THAT  
PURPOSE.

Under and by virtue of the Power of Sale contained in a Security Deed given by Alvin Daniels and Virginia M. Daniels to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR DELTA FUNDING CORP., dated May 05, 2005, recorded in Deed Book 248, Page 215, Talbot County, Georgia records, as last transferred to HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED NOTES, SERIES 2005-2 by assignment recorded or to be recorded, Talbot County, Georgia records conveying the after-described property to secure a Note in the original principal amount of FIFTY-ONE THOUSAND SIX HUNDRED DOLLARS (\$51,600.00); 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 Talbot County, Georgia, within the legal hours of sale on the first Tuesday in April, 2013 the following described property:

ALL THAT TRACT OR PARCEL OF LAND SITUATE AND BEING IN LAND LOT 178 OF THE 2ND LAND DISTRICT OF TALBOT COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIN WHERE THE EASTERLY LINE OF LANDS OF CLYDE COPELAND, JR. INTERSECTS OR CORNERS ON THE NORTHERLY BOUNDARY OF STATE ROUTE 190, SAID POINT BEING LOCATED 142.5 FEET EASTERLY ALONG SUCH NORTHERLY RIGHT OF WAY FROM THE SOUTHEAST CORNER OF LANDS KNOWN AS THE

# Public Notices

## Information



line or to the first run date.

Costs or of weeks the notice is published.

### A Legal Notice

Manchester, GA 31816  
6) 846-2206  
jrylegals@gmail.com

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 Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees 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), 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 entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Ocwen Loan Servicing LLC, Attention: Home Retention Department, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409, Fax 407-737-5693. Please understand that the secured creditor is not required by law to negotiate, amend, or modify the terms of the mortgage instrument.

To the best knowledge and belief of the undersigned, the parties in possession of the property are Alvin Daniels and Virginia M. Daniels or a tenant or tenants and said property is more commonly known as 5505 Scenic Heights Road, Manchester, GA 31816.

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.

**HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED NOTES, SERIES 2005-2**

As Attorney in Fact for Alvin Daniels

and Virginia M. Daniels

**Weissman, Nowack, Curry & Wilco, PC**  
Attn: Ocwen Team  
One Alliance Center  
3500 Lenox Road  
Atlanta, GA 30326  
Our File# 016664

(3:7,14,21,28)

21  
gpn11

### STATE OF GEORGIA COUNTY OF TALBOT

#### NOTICE OF SALE UNDER POWER

Because of a default in the payment of the indebtedness secured by a Security Deed executed by **Christopher B. Leonard** to Wells Fargo Bank, N.A. dated November 29, 2005, and recorded in Deed Book 259, Page 48, Talbot County Records, securing a Note in the original principal amount of \$221,000.00, 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, April 2, 2013, 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:

All that lot, tract or parcel of Land lying and being in Land Lot 157 of the 21st Land District of Talbot County, Georgia, being known and designated as all of LOT FIVE (5), WINDY RIDGE SUBDIVISION, containing 5.68 acres, according to that certain plat of said subdivision recorded in Plat Book (Slide) 227, Page 20, in the Office of the Clerk of Superior Court of Talbot County, Georgia, said plat being herewith incorporated by reference for a more complete and accurate description.

Said property is hereby conveyed subject to all valid and enforceable restrictive covenants and easements of record applicable thereto, and to all valid and enforceable zoning ordinances and reg-

ulations applicable thereto for so long as said ordinances and regulations remain in full force and effect.

Said property is known as **131 Mirian Way, Waverly Hall, GA 31831**, 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 Christopher B. Leonard, successor in interest or tenant(s).

**Wells Fargo Bank, NA as Attorney-in-Fact for Christopher B. Leonard**

File no. 12-027627  
**SHAPIRO, SWERTFEGER & HASTY, LLP\***  
Attorneys and Counselors at Law  
2872 Woodcock Blvd., Suite 100  
Atlanta, GA 30341-3941  
(770) 220-2535/KMM  
www.swertfeger.net

**\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.**  
[FC-NOS]

(3:7,14,21,28)

23  
gpn14

**NOTICE OF LOCATION AND DESIGN APPROVAL**

**PROJECT: CSBGR-0007-00(051) Talbot County P.I. No. 0007051**

Notice is hereby given in compliance with Georgia Code 22-2-109 that the Georgia Department of Transportation has approved the Location and Design of the above project.

Date of Location and Design Approval: March 11, 2013

This project, CSBGR-0007-00(051), is a bridge replacement project located in Talbot County on US80/SR22 over Potters Creek approximately 10.1 miles east of Talbotton. The gross project length is 1111 feet (0.2105 miles) with 991 feet of roadway and 120 feet of bridge construction. The project will begin on US80/SR22 at MP 26.17 and end at MP 25.96. The project will replace the existing structurally deficient 78 ft. long by 25.3 ft. wide bridge and existing 14.5 ft. travel lanes with 2 ft. shoulders with a new 120 ft. long by 39.25 ft. wide bridge and two 12 ft. travel lanes with 6 ft. shoulders (2 ft. of shoulder will be paved). The project will construct a new bridge in the existing location while providing an off-site detour. The project is located in the 24th Land Districts of Talbot County.

CSBGR-0007-00(051) will replace the standard bridge at Potters Creek on US80/SR22. The project will construct a new bridge in the existing location while providing an off-site detour.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation,

**Columbus Area Office**  
Wayne G. Pittman, Area Engineer  
wpittman@dot.ga.gov  
3600 Schatulga Road  
Columbus, Georgia 31907  
(706) 568-2165

Any interested party may obtain a copy of the drawings or maps or plats or portions thereof by paying a nominal fee and requesting in writing to:

**Genetha Rice-Singleton, State Program Delivery Engineer**  
Office of Program Delivery  
grice-singleton@dot.ga.gov  
One Georgia Center  
600 West Peachtree Street  
Atlanta, Georgia 30308  
404-631-1522

Any written request or communication in reference to this project SHOULD include the Project and P.I. Numbers as noted at the top of this notice.

(3:14,21,28,4:4)

Petitioner, Joe Ann Trice, resides at 187 Buck Run Road in Talbotton Georgia 31827.

Petitioner is the age of majority, having been born in Jefferson County, Alabama January 4, 1942. Petitioner desires her name to legally change from Joe Ann Trice to Jo Ann Trice.

The reason for such name change is the following: the petitioner birth record reflects her first name as Joe Ann; however, the spelling of the petitioner first name **Joe Ann should reflect Jo Ann**. All of petitioner's legal matters such as marriage license, child birth record, school records, etc. reflect the spelling of petitioner name to be as following: Jo Ann. If not changed future legal matters are at risk. It is the desires of the petitioner for her legal name to be changed to what petitioner consider being her legal name, which is Jo Ann Trice.

This petition is not submitted with the intention of defrauding another of any rights.

**WHEREFORE**, Petitioner respectfully prays that her name be changed from **Joe Ann Trice** and shall reflect legally as **Jo Ann Trice**.

Jo Ann Trice - Petitioner  
(3:14,21,28,4:4)

**Debtors and Creditors**

18  
gpn07

**NOTICE TO DEBTORS AND CREDITORS GEORGIA, TALBOT COUNTY**

**IN RE: ESTATE OF JOHNNY NEAL, SR., DECEASED**

All creditors of the Estate of Johnny Neal, Sr., late of Talbot County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment.

This 12th day of February, 2013.

Juanita Neal Patrick  
Executor of the Estate  
of Johnny Neal, Sr., Deceased.

Juanita Neal Patrick  
5200 Kendal Court  
Columbus, Ga. 31907  
(706) 569-8092

(3:7,14,21,28)

**Foreclosure Notices**

The sale will be conducted subject to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and a statement of the status of the loan with the secured creditor.

The property is or may be in the possession of John H. Battle, Jr., successor in interest or tenant(s).

Wells Fargo Bank, N.A. as Attorney in Fact for John H. Battle Jr.

File no. 13-038521  
**SHAPIRO, SWERTFEGER & HANSEN, LLP\***

Attorneys and Counselors at Law  
2872 Woodcock Blvd., Suite 100  
Atlanta, GA 30341-3941  
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[FC-NOS]

(3:7,14,21,28)

**NOTICE OF SALE UNDER POWER OF SALE GEORGIA, TALBOT COUNTY**

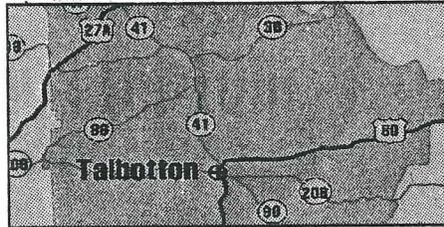
**THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.**

Under and by virtue of the Power of Sale contained in a Security Deed given to **Alvin Daniels and Virginia M. Daniels** to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR DELTA FUNDING CORPORATION dated May 05, 2005, recorded in Deed Book 248, Page 215, Talbot County Georgia records, as last transferred to HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSURED BACKED NOTES, SERIES 2005-2 assignment recorded or to be recorded, Talbot County, Georgia records conveying the after-described property to secure a Note in the original principal amount of FIFTY-ONE THOUSAND \$ HUNDRED DOLLARS (\$51,600.00) with interest thereon as set forth therein, there will be sold at public outcry the highest bidder for cash before the courthouse door of Talbot County Georgia, within the legal hours of sale on the first Tuesday in April, 2013 following described property:

**ALL THAT TRACT OR PARCEL OF LAND SITUATE AND BEING IN LAND LOT 178 OF THE 2ND LAND DISTRICT OF TALBOT COUNTY, GEORGIA, AS BEING MORE PARTICULARLY**

# Public Notices

## Information



the first run date.

Weeks the notice is published.

### Legal Notice

Chester, GA 31816  
63-2206  
jals@gmail.com

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 Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees 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), 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 entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Ocwen Loan Servicing LLC, Attention: Home Retention Department, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409, Fax 407-737-5693. Please understand that the secured creditor is not required by law to negotiate, amend, or modify the terms of the mortgage instrument.

To the best knowledge and belief of the undersigned, the parties in possession of the property are Alvin Daniels and Virginia M. Daniels or a tenant or tenants and said property is more commonly known as 5505 Scenic Heights Road, Manchester, GA 31816.

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.

**HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED NOTES, SERIES 2005-2**

**As Attorney in Fact for Alvin Daniels and Virginia M. Daniels**

**Weissman, Nowack, Curry & Wilco, PC**  
Attn: Ocwen Team  
One Alliance Center  
3500 Lenox Road  
Atlanta, GA 30326  
Our File# 016664

(3:7,14,21,28)

21  
gpn11

### STATE OF GEORGIA COUNTY OF TALBOT

#### NOTICE OF SALE UNDER POWER.

Because of a default in the payment of the indebtedness secured by a Security Deed executed by **Christopher B. Leonard** to Wells Fargo Bank, N.A. dated November 29, 2005, and recorded in Deed Book 259, Page 48, Talbot County Records, securing a Note in the original principal amount of \$221,000.00, 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, April 2, 2013, 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:

All that lot, tract or parcel of Land lying and being in Land Lot 157 of the 21st Land District of Talbot County, Georgia, being known and designated as all of LOT FIVE (5), WINDY RIDGE SUBDIVISION, containing 5.68 acres, according to that certain plat of said subdivision recorded in Plat Book (Slide) 227, Page 20, in the Office of the Clerk of Superior Court of Talbot County, Georgia, said plat being herewith incorporated by reference for a more complete and accurate description.

Said property is hereby conveyed subject to all valid and enforceable restrictive covenants and easements of record applicable thereto, and to all valid and enforceable zoning ordinances and reg-

ulations applicable thereto for so long as said ordinances and regulations remain in full force and effect.

Said property is known as **131 Mirian Way, Waverly Hall, GA 31831**, 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 Christopher B. Leonard, successor in interest or tenant(s).

**Wells Fargo Bank, NA as Attorney-in-Fact for Christopher B. Leonard**

File no. 12-027627  
**SHAPIRO, SWERTFEGER & HASTY, LLP\***  
Attorneys and Counselors at Law  
2872 Woodcock Blvd., Suite 100  
Atlanta, GA 30341-3941  
(770) 220-2535/KMM  
www.swertfeger.net  
**\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.**  
[FC-NOS]

(3:7,14,21,28)

# Public Notice

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gpn14

This 12th day of February, 2013.

Juanita Neal Patrick  
Executor of the Estate  
of Johnny Neal, Sr., Deceased.

Juanita Neal Patrick  
5200 Kendal Court  
Columbus, Ga. 31907  
(706) 569-8092

(3:7,14,21,28)

## Foreclosure Notices

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gpn11

### STATE OF GEORGIA COUNTY OF TALBOT

#### NOTICE OF SALE UNDER POWER

Because of a default in the payment of the indebtedness secured by a Security Deed executed by John H. Battle Jr. to Mortgage Electronic Registration Systems, Inc. as nominee for Wachovia Mortgage Corporation dated August 22, 2005, and recorded in Deed Book 254, Page 26, Talbot County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Wells Fargo Bank, N.A. by Assignment, securing a Note in the original principal amount of \$85,000.00, 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, April 2, 2013, 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:

All that tract or parcel of land lying and being in Land Lot 275, of the 22nd District of Talbot County, Georgia being Lot 3, Chestnut Ridge as per plat of survey by Sothard Engineering, Inc. Registered Land Surveyor, dated April 4, 1997 and recorded in Plat Slide 205, Page 5, Talbot County Records, to which plat reference is hereby made for a more complete description. Said property contains 0.502 acres, more or less. Said property is hereby conveyed subject to all valid and enforceable restrictive covenants and easements of record applicable thereto; and to all valid and enforceable zoning ordinances and regulations applicable thereto for so long as said ordinances and regulations remain in full force and effect.

Said property is known as 75 Bolten Road, Shiloh, GA 31826, 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

veying the after-described property to secure a Note in the original principal amount of FIFTY-ONE THOUSAND SIX HUNDRED DOLLARS (\$51,600.00); 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 Talbot County, Georgia, within the legal hours of sale on the first Tuesday in April, 2013 the following described property:

ALL THAT TRACT OR PARCEL OF LAND SITUATE AND BEING IN LAND LOT 178 OF THE 2ND LAND DISTRICT OF TALBOT COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIN WHERE THE EASTERLY LINE OF LANDS OF CLYDE COPELAND, JR. INTERSECTS OR CORNERS ON THE NORTHERLY BOUNDARY OF STATE ROUTE 190, SAID POINT BEING LOCATED 142.5 FEET EASTERLY ALONG SUCH NORTHERLY RIGHT OF WAY FROM THE SOUTHEAST CORNER OF LANDS KNOWN AS THE LAMAR LANDS; THENCE RUNNING EASTERLY ALONG THE NORTHERLY BOUNDARY OF STATE ROUTE 190; A DISTANCE OF 142.5 FEET, MORE OR LESS, TO THE EASTERLY BOUNDARY OF LAMAR; THENCE RUNNING NORTHERLY ALONG THE EASTERLY BOUNDARY OF LAMAR 205.38 FEET TO AN IRON PIN ON THE MERIWETHER COUNTY LINE; THENCE RUNNING SOUTH 88 DEGREES 55 MINUTES WEST ALONG SAID COUNTY LINE AND A FENCE 142.5 FEET, MORE OR LESS, TO THE NORTHEAST CORNER OF LANDS OF COPELAND, JR.; THENCE SOUTHERLY ALONG THE EASTERLY BOUNDARY OF COPELAND, JR. 180 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

THIS IS THE SAME LAND AS THAT DESCRIBED IN A QUITCLAIM DEED FROM CURTIS J. WALKER TO VIRGINIA M. DANIELS DATED MARCH 17, 2003 AND RECORDED APRIL 3, 2003 IN DEED BOOK 209, PAGE 122, TALBOT COUNTY, GEORGIA RECORDS.

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

# Read about a Talbot County Foreclosure Homes

### NOTICE OF LOCATION AND DESIGN APPROVAL

PROJECT: CSBGR-0007-00(051) Talbot County  
P.I. No. 0007051

Notice is hereby given in compliance with Georgia Code 22-2-109 that the Georgia Department of Transportation has approved the Location and Design of the above project.

Date of Location and Design Approval: March 11, 2013

This project, CSBGR-0007-00(051), is a bridge replacement project located in Talbot County on US80/SR22 over Potters Creek approximately 10.1 miles east of Talbotton. The gross project length is 1111 feet (0.2105 miles) with 991 feet of roadway and 120 feet of bridge construction. The project will begin on US80/SR22 at MP 26.17 and end at MP 25.96. The project will replace the existing structurally deficient 78 ft. long by 25.3 ft. wide bridge and existing 11.5 ft. travel lanes with 2 ft. shoulders with a new 120 ft. long by 39.25 ft. wide bridge and two 12 ft. travel lanes with 6 ft. shoulders (2 ft. of shoulder will be paved). The project will construct a new bridge in the existing location while providing an off-site detour. The project is located in the 24th Land Districts of Talbot County.

CSBGR-0007-00(051) will replace the standard bridge at Potters Creek on US80/SR22. The project will construct a new bridge in the existing location while providing an off-site detour.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation,

Columbus Area Office  
Wayne G. Pittman, Area Engineer  
wpittman@dot.ga.gov  
3600 Schatulga Road  
Columbus, Georgia 31907  
(706) 568-2165

Any interested party may obtain a copy of the drawings or maps or plats or portions thereof by paying a nominal fee and requesting in writing to:

Genetha Rice-Singleton, State Program  
Delivery Engineer  
Office of Program Delivery  
gri\_e-singleton@dot.ga.gov  
One Georgia Center  
600 West Peachtree Street  
Atlanta, Georgia 30308  
404-631-1522

Any written request or communication in reference to this project SHOULD include the Project and P.I. Numbers as noted at the top of this notice.

(3:14,21,28,4:4)

**theauctionway.com** 800.482.0775  
 P.O. Box 1663 • Langrange, GA 30240 • 706/884-3067 • Gerald A. Home Broker/Auctioneer, GA Lic# 177

**Confiscated by Law Enforcement**  
 AUCTION FOR: Columbus Police Dept. Special Operations Unit, City of Columbus Consolidated Government, Metro Narcotics Task Force and Muscogee County Marshal's Office  
**AUCTION MANAGER:** Paul McKeen 706/594.2494

**SELLING: 90+/- AUTOMOBILES**  
 Plus Trucks, 5 City Buses and Ambulance  
**200+/- Lots of Misc Merchandise**  
 Auto Accessories • Tires & Wheels • Sound Systems  
 Jewelry • TV's Computers • Speakers • Much More

10% Chance of Rain  
 59° LO Showers  
 84° HI  
**WEDNESDAY**  
 10% Chance of Rain  
 58° LO Partly Cloudy  
 84° HI

*The Talbotton New Era*

**THURSDAY, APR. 4, 2013**

# Writing Test Scores Improve

By VANN CHAPMAN

The Central Middle School eighth graders recently took the eighth grade writing test and the score shows a dramatic improvement from last year.

According to Talbot County School Superintendent Dr. Jack Catrett, the score for the 2012-2013 school year was 74.4 percent, a 14.9 percent increase over last year's

# Talbot County Public Notices

## Public Notice

Any written request or communication in reference to this project SHOULD include the Project and P.I. Numbers as noted at the top of this notice.

23  
gpn14

(3:14,21,28,4:4)

27  
gpn14

**NOTICE OF LOCATION AND DESIGN APPROVAL**

**PROJECT: CSBGR-0007-00(051)**  
 Talbot County  
 P.I. No. 0007051

The Talbot County Board of Assessors will meet Tuesday, April 9th at 5:00pm in the map room, of the Talbot County Tax Assessors office. Anyone wishing

By VANN CHAPMAN

The Central Middle School eighth graders recently took the eighth grade writing test and the score shows a dramatic improvement from last year.

According to Talbot County School Superintendent Dr. Jack Catrett, the score for the 2012-2013 school year was 74.4 percent, a 14.9 percent increase over last year's score of 59.5 percent.

Central Middle School eighth graders fared better than this RESA region's score of 71 percent and very slightly below the state average score of 76.

"I am very, very pleased with the test results and the vast improvement from last year," said Catrett.

"Everyone should be proud of the students and teachers for putting in the effort to make this year's testing a success," continued Catrett.

**G8WT Scores**  
**2012-2013**  
**School Year**  
**Central Middle**  
**74.4**  
**RESA Region**  
**71**  
**State Average**  
**76**

**Last Year's Score**

**59.5**

# PUBLIC NOTICES

## Public Notice

Any written request or communication in reference to this project SHOULD include the Project and P.I. Numbers as noted at the top of this notice.

23  
gpn14

(3:14,21,28,4:4)

27  
gpn14

### NOTICE OF LOCATION AND DESIGN APPROVAL

**PROJECT: CSBGR-0007-00(051)**  
Talbot County  
P.I. No. 0007051

The Talbot County Board of Assessors will meet Tuesday April 9th at 5:00pm in the map room, of the Talbot County Tax Assessors' office. Anyone wishing to be placed on the agenda must notify the office before 12:00pm on the Monday preceding the meeting.

Notice is hereby given in compliance with Georgia Code 22-2-109 that the Georgia Department of Transportation has approved the Location and Design of the above project.

(4:4)

Date of Location and Design Approval:  
March 11, 2013

This project, CSBGR-0007-00(051), is a bridge replacement project located in Talbot County on US80/SR22 over Potters Creek approximately 10.1 miles east of Talbotton. The gross project length is 1111 feet (0.2105 miles) with 991 feet of roadway and 120 feet of bridge construction. The project will begin on US80/SR22 at MP 26.17 and end at MP 25.96. The project will replace the existing structurally deficient 78 ft. long by 25.3 ft. wide bridge and existing 11.5 ft. travel lanes with 2 ft. shoulders with a new 120 ft. long by 39.25 ft. wide bridge and two 12 ft. travel lanes with 6 ft. shoulders (2 ft. of shoulder will be paved). The project will construct a new bridge in the existing location while providing an off-site detour. The project is located in the 24th Land Districts of Talbot County.

CSBGR-0007-00(051) will replace the substandard bridge at Potters Creek on US80/ SR22. The project will construct a new bridge in the existing location while providing an off-site detour.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation,

**Columbus Area Office**  
Wayne G. Pittman, Area Engineer  
wpittman@dot.ga.gov  
3600 Schatulga Road  
Columbus, Georgia 31907  
(706) 568-2165

Any interested party may obtain a copy of the drawings or maps or plats or portions thereof by paying a nominal fee and requesting in writing to:

**Genetha Rice-Singleton, State**  
Program Delivery Engineer  
Office of Program Delivery  
grice-singleton@dot.ga.gov  
One Georgia Center  
600 West Peachtree Street  
Atlanta, Georgia 30308  
404-631-1522

## Petition to Change Name

25  
gpn15

In Re: **JO ANN TRICE**  
Civil Action NO: 2013-CV-036

### PETITION TO CHANGE NAME

Petitioner, **Jo Ann Trice**, files the Petition to Change Name and Shows the Court the following:

Petitioner, **Joe Ann Trice** resides at 187 Buck Run Road in Talbotton Georgia 31827.

Petitioner is the age of majority, having been born in Jefferson County, Alabama January 4, 1942.

Petitioner desires her name to legally change from **Joe Ann Trice** to **Jo Ann Trice**.

The reason for such name change is the following: the petitioner birth record reflects her first name as **Joe Ann**; however, the spelling of the petitioner first name **Joe Ann** should reflect **Jo Ann**. All of petitioner's legal matters such as marriage license, child birth record, school records, etc. reflect the spelling of petitioner name to be as following: **Jo Ann**. If not changed future legal matters are at risk. It is the desires of the petitioner for her legal name to be changed to what petitioner consider being her legal name, which is **Jo Ann Trice**.

This petition is not submitted with the intention of defrauding another of any rights,

WHEREFORE, Petitioner respectfully prays that her name be changed from **Joe Ann Trice** and shall reflect legally as **Jo Ann Trice**.

**Jo Ann Trice - Petitioner**  
(3:14,21,28,4:4)