



Kernersville News, Thursday, September 4, 2014

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LEGALS

CREDITOR NOTICE
The undersigned, having qualified as Co-Executors of the Estate of VIRGINIA C. DYAR (aka Virginia Connor Dyar; Virginia Ruth Connor Dyar), deceased, late of Forsyth County, North Carolina, this is to notify all persons, firms and corporations having claims against said Estate to present them to the undersigned on or before the 21st day of November, 2014, or this Notice will be pleaded in bar of recovery. All persons, firms and corporations indebted to this Estate will please make payment immediately to the undersigned at the below-designated address.

This the 21st day of August, 2014.
Maxine C. Sechrest and Lorie Sechrest, Co-Executors of the Estate of Virginia C. Dyar 1001 West Fourth Street Winston-Salem, NC 27101

NOTICE TO CREDITORS
NORTH CAROLINA
FORSYTH COUNTY

The undersigned, having qualified as Executor of the Estate of James Edward Trueblood, also known as James E. Trueblood and James Trueblood, late of Forsyth County, North Carolina, hereby notifies all parties having claims against said estate to present them to the attorney for the undersigned at 116 South Cherry Street, Suite C, Kernersville, NC 27284, on or before the 21st day of November, 2014 or this notice will be pleaded in bar of their recovery.

All persons indebted to said estate will please make immediate payment to the undersigned at the above address.

This the 21st day of August, 2014.
Stephen W. Trueblood, Executor of the Estate of James Edward Trueblood

THOMAS & BENNETT
Raymond D. Thomas 116 South Cherry Street, Suite C Kernersville, NC 27284

August 21, 28, September 4, 11, 2014
NOTICE TO CREDITORS

Having qualified as Executor of the Estate of William Franklin Mclwain, Jr., also known as William F. Mclwain, William Franklin Mclwain, Bill Mclwain, and William Mclwain, late of 1244 Arbor Road, Apartment 507, Winston-Salem, Forsyth County, North Carolina, the undersigned does hereby notify all persons, firms and corporations having claims against the estate of said decedent to exhibit them to the undersigned at 380 Knollwood Street, Suite 700, Winston-Salem, NC 27103-4152, on or before the 25th day of November, 2014 or this Notice will be pleaded in bar of their recovery. All persons, firms and corporations indebted to said estate will please make immediate payment to the undersigned.

This the 21st day of August, 2014.
William F. Mclwain, III Executor for the Estate of Uva Myers Harper 380 Knollwood Street, Suite 700 Winston-Salem, NC 27103-4152

Karen B. Malay, Esq. ALLMAN SPRY DAVIS LEGGETT & CRUMPLER, P.A. Post Office Drawer 5129 Winston-Salem, NC 27113-5129 Tel: (336) 722-2300

August 21, 28, September 4, 11, 2014
NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Uva Myers Harper, also known as Uva M. Harper and Uva Harper, late of 219 E. Davidson, Avenue, Winston-Salem, Forsyth County, North Carolina, the undersigned does hereby notify all persons, firms and corporations having claims against the estate of said decedent to exhibit them to the undersigned at 380 Knollwood Street, Suite 700, Winston-Salem, NC 27103-4152, on or before the 25th day of November, 2014 or this Notice will be pleaded in bar of their recovery. All persons, firms and corporations indebted to said estate will please make immediate payment to the undersigned.

This the 21st day of August, 2014.
Richard E. Harper Executor for the Estate of Uva Myers Harper 380 Knollwood Street, Suite 700 Winston-Salem, NC 27103-4152

Edward E. Raymer, Jr., Esq. ALLMAN SPRY DAVIS LEGGETT & CRUMPLER, P.A. Post Office Drawer 5129 Winston-Salem, NC 27113-5129 Tel: (336) 722-2300

August 21, 28, September 4, 11, 2014
Notice to Creditors

Having qualified as Executor of the Estate of Brenda Bodford Whitaker (aka Brenda B. Whitaker), late of Forsyth County, North Carolina, the undersigned does hereby notify all persons, firms and corporations having claims against the estate of said decedent to exhibit them to the undersigned at the office of their attorney at 110 Oakwood Drive, Suite 300, Winston-Salem, NC 27103-1958, on or before the 28th day of November, 2014 or this notice will be pleaded in bar of their recovery. All persons, firms, and corporations indebted to the said estate will please make immediate payment to the undersigned.

This 28th day of August, 2014
Donna Wasler, Executor Estate of Brenda Bodford Whitaker c/o Craigie Brawley Lipfert & Walker, LLP 110 Oakwood Drive, Suite 300 Winston-Salem, NC 27103

AMENDED NOTICE OF FORECLOSURE SALE (14 SP 409, Forsyth County, NC)

Under and by virtue of the power of sale contained in that certain Deed of Trust executed by Eric Ellison dated December 5, 2006 and recorded in Deed Book 2714, Page 818 in the Office of the Register of Deeds of Forsyth County, N.C. on December 5, 2006; default having been made in the payment of the indebtedness thereby secured, and pursuant to demand by the holder of the Note and Deed of Trust being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representatives of either the Trustee or holder of the Note make any representation or warranty relating to the title or physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed.

Being known and designated as Lot 23 as shown on the Map of OLD TOWN HEIGHTS, Section 6, as re-

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corded in Plat Book 17, Page 173, in the Office of the Register of Deeds of Forsyth County, North Carolina. A deposit of five (5) percent of the amount of the bid, or \$750.00, whichever is greater, is required in cash or certified funds of the highest bidder at the time of the sale. In accordance with law the highest bid will remain open until expiration of the time for filing upset bids pursuant to G.S. 45-21.27. This property is being sold "AS IS, WHERE IS" subject to any city-county ad valorem taxes and special assessments, as well as all liens, judgments, deeds of trust, easements, rights of way, restrictions of record and any other prior encumbrances not subordinated, including any transfer tax associated with the foreclosure, if any. Neither the Trustee nor the holder of the Note and Deed of Trust being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representatives of either the Trustee or holder of the Note make any representation or warranty relating to the title or physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed.

An order for possession of the above-described property may be issued pursuant to G.S. 45-21.29 in favor of the purchaser and against the party or parties in possession by the Clerk of Superior Court of the county in which the property is located.

Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007 may, after receiving the Notice of Sale, terminate the rental agreement upon ten (10) days' written notice to the landlord. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of termination.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in their sole discretion, if they believe the challenge to have merit, may request the Court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

The purchaser must pay any applicable local and state transfer taxes and/or revenue stamps. THIS COMMUNICATION IS FROM A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU ARE CURRENTLY A DEBTOR IN A U.S. BANKRUPTCY COURT PROCEEDING UNDER THE U.S. BANKRUPTCY CODE OR HAVE BEEN DISCHARGED AS A RESULT OF A BANKRUPTCY PROCEEDING, THIS NOTICE IS GIVEN TO YOU PURSUANT TO STATUTORY REQUIREMENTS AND FOR INFORMATIONAL PURPOSES ONLY, AND IT IS NOT INTENDED AS AN ATTEMPT TO COLLECT A DEBT. The original NOTICE OF FORECLOSURE SALE is amended hereby to set a new sale date. The sale was held on the original sale date as continued, but this sale was set aside due to failure to advertise the sale in the newspaper.

This the 6th day of August, 2014.
DAVID L. CECIL, Substitute Trustee, PO Box 5666, High Point, NC 27262, Telephone: (336) 883-8383

August 28, September 4, 2014
AMENDED NOTICE OF FORECLOSURE SALE (14 SP 410, Forsyth County, NC)

Under and by virtue of the power of sale contained in that certain Deed of Trust executed by Eric Ellison dated June 30, 2006 and recorded in Deed Book 2674, Page 2624 in the Office of the Register of Deeds of Forsyth County, N.C. on June 30, 2006; default having been made in the payment of the indebtedness thereby secured, and pursuant to demand by the holder of the indebtedness secured by said Deed of Trust, the undersigned Substitute Trustee will place for sale at public auction at the courthouse door of the county courthouse, in the City of Winston-Salem, Forsyth County, N.C., or the customary location designated for foreclosure sales, at 10:00 a.m. on September 9, 2014, and will sell to the highest bidder for cash, a certain tract of land, with improvements thereon located in Forsyth County, North Carolina, and more particularly described as follows:

Being known and designated as Lots 1 and 31 as shown on Map of ROCKVIEW as recorded in Plat Book 2, Page 8 (2), in the Office of the Register of Deeds of Forsyth County, North Carolina. A deposit of five (5) percent of the amount of the bid, or \$750.00, whichever is greater, is required in cash or certified funds of the highest bidder at the time of the sale. In accordance with law the highest bid will remain open until expiration of the time for filing upset bids pursuant to G.S. 45-21.27.

This property is being sold "AS IS, WHERE IS" subject to any city-county ad valorem taxes and special assessments, as well as all liens, judgments, deeds of trust, easements, rights of way, restrictions of record and any other prior encumbrances not subordinated, including any transfer tax associated with the foreclosure, if any. Neither the Trustee nor the holder of the Note and Deed of Trust being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representatives of either the Trustee or holder of the Note make any representation or warranty relating to the title or physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed.

An order for possession of the above-described property may be issued pursuant to G.S. 45-21.29 in favor of the purchaser and against the party or parties in possession by the Clerk of Superior Court of the county in which the property is located. Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007 may, after receiving the Notice of Sale, terminate the rental agreement upon ten (10) days' written notice to the landlord. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of termination.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in their sole discretion, if they believe the challenge to have merit, may request the Court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

The purchaser must pay any applicable local and state transfer taxes and/or revenue stamps. THIS COMMUNICATION IS FROM A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU ARE CURRENTLY A DEBTOR IN A U.S. BANKRUPTCY COURT PROCEEDING UNDER THE U.S. BANKRUPTCY CODE OR HAVE BEEN DISCHARGED AS A RESULT OF A BANKRUPTCY PROCEEDING, THIS NOTICE IS GIVEN TO YOU PURSUANT TO STATUTORY REQUIREMENTS AND FOR INFORMATIONAL PURPOSES ONLY, AND IT IS NOT INTENDED AS AN ATTEMPT TO COLLECT A DEBT.

The original NOTICE OF FORECLOSURE SALE is amended hereby to set a new sale date. The sale was held on the original sale date as continued, but this sale was set aside due to failure to advertise the sale in the newspaper.

This the 6th day of August, 2014.
DAVID L. CECIL, Substitute Trustee, PO Box 5666, High Point, NC 27262, Telephone: (336) 883-8383

August 28, September 4, 2014

LEGALS

IN THE GENERAL COURT OF JUSTICE OF NORTH CAROLINA SUPERIOR COURT DIVISION FORSYTH COUNTY 14SP641

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY MIRIAM F. GORDON DATED JUNE 23, 2004 AND RECORDED IN BOOK 2485 AT PAGE 3936 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at 12:00PM on September 11, 2014 the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

BEING KNOWN AND DESIGNATED as all of Lot No. 11 of the Map of Green Acres as shown in Plat Book 18, Page 53, of the Forsyth County Registry, to which map reference is hereby made for a more particular description.

And Being more commonly known as: 2381 Dianne Ave, Winston Salem, NC 27106

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Miriam F. Gordon.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed.

The sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are IMMEDIATELY DUE AND OWING. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 21, 2014.
Grady I. Ingle or Elizabeth B. Ellis Substitute Trustee 10130 Perimeter Parkway, Suite 400 Charlotte, NC 28216 (704) 333-8107 http://shapiroattorneys.com/nc/

14-059976
August 28, September 4, 2014

AMENDED NOTICE OF FORECLOSURE SALE (14 SP 711, Forsyth County, NC)

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY IVAN RYR ROARK AND VICKIE BELTON ROARK DATED MAY 15, 2008 AND RECORDED IN BOOK 2832 AT PAGE 3041 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at 12:00PM on September 11, 2014 the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Nos. 1 and 2, of the recombination and lot division for the map of "Ivan Roark and Vickie Roark", said plat being on record in the Office of the Register of Deeds of Forsyth County, in Plat Book 54, Page 163, to which reference is hereby made for a more particular description.

The Grantor, for the benefit of themselves, and their heirs and assigns, reserves a perpetual non-exclusive easement for (a) ingress, egress, and regress from and to Williams Road, and (b) the installation, repairs, and replacement of utilities over, under and across a strip of land twenty five (25) feet in the width running from the south right of way of Williams Road to the property retained by Grantor lying South of Tract 3. The east line of said strip of land Twenty Five (25) feet in width is the east property line of Tract 1, Tract 2, and Tract 3 as shown on the above referenced plat.

And Being more commonly known as: 1642 Bla Mor Ln, Lewisville, NC 27023

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Ivan Roark and Vickie Roark.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed.

The sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are IMMEDIATELY DUE AND OWING. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 21, 2014.

Grady I. Ingle or Elizabeth B. Ellis Substitute Trustee 10130 Perimeter Parkway, Suite 400 Charlotte, NC 28216 (704) 333-8107 http://shapiroattorneys.com/nc/

14-060264
August 28, September 4, 2014

AMENDED NOTICE OF FORECLOSURE SALE (14 SP 718, Forsyth County, NC)

Under and by virtue of the power of sale contained in that certain Deed of Trust executed by TITUS RESTORATION AND INVESTMENTS, LLC dated August 27, 2008 and recorded in Deed Book 2851, Page 3961 in the Office of the Register of Deeds of Forsyth County, N.C. on August 27, 2008; default having been made in the payment of the indebtedness thereby secured, and pursuant to demand by the holder of the indebtedness secured by said Deed of Trust, the undersigned Substitute Trustee will place for sale at public auction at the courthouse door of the county courthouse, in the City of Winston-Salem, Forsyth County, N.C., or the customary location designated for foreclosure sales, at 10:00 p.m. on September 9, 2014, and will sell to the highest bidder for cash, a certain tract of land, with improvements thereon located in Forsyth County, North Carolina, and more particularly described as follows:

BEGINNING at a point in concrete in the northern right-of-way line of East Third Street; said point being the southwest corner of Lot 441 on the map hereinafter described; thence running with said right-of-way line North 87 degrees 48 minutes West 55 feet to a point in concrete; thence running North 01 degrees 50 minutes East 100 feet to an iron stake; thence running South 87 degrees 48 minutes East 55 feet to an iron stake; thence running South 01 degrees 50 minutes West 100 feet to the point and place of BEGINNING and being the eastern portions of Lots 425 and 426, Map of WINSTON DEVELOPMENT COMPANY, recorded in Plat Book 8, Page 79, also being known as Lot 108, Block 399, Forsyth County Tax Map, also being the same property shown on a map entitled "Property of LEE PROPERTIES", prepared by Joseph E. Franklin, Surveyor, dated May 24, 1984.

(Possible reference purposes only: 1205 E. Third Street, Winston-Salem, NC 27101) A deposit of five (5) percent of the amount of the bid, or \$750.00, whichever is greater, is required in cash or certified funds of the highest bidder at the time of the sale. In accordance with law the highest bid will remain open until expiration of the time for filing upset bids pursuant to G.S. 45-21.27. This property is being sold "AS IS, WHERE IS" subject to any city-county ad valorem taxes and special assessments, as well as all liens, judgments, deeds of trust, easements, rights of way, restrictions of record and any other prior encumbrances not subordinated, including any transfer tax associated with the foreclosure, if any. Neither the Trustee nor the holder of the Note and Deed of Trust being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representatives of either the Trustee or holder of the Note make any representation or warranty relating to the title or physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed.

An order for possession of the above-described property may be issued pursuant to G.S. 45-21.29 in favor of the purchaser and against the party or parties in possession by the Clerk of Superior Court of the county in which the property is located. Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007 may, after receiving the Notice of Sale, terminate the rental agreement upon ten (10) days' written notice to the landlord. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of termination.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in their sole discretion, if they believe the challenge to have merit, may request the Court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

The purchaser must pay any applicable local and state transfer taxes and/or revenue stamps. THIS COMMUNICATION IS FROM A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU ARE CURRENTLY A DEBTOR IN A U.S. BANKRUPTCY COURT PROCEEDING UNDER THE U.S. BANKRUPTCY CODE OR HAVE BEEN DISCHARGED AS A RESULT OF A BANKRUPTCY PROCEEDING, THIS NOTICE IS GIVEN TO YOU PURSUANT TO STATUTORY REQUIREMENTS AND FOR INFORMATIONAL PURPOSES ONLY, AND IT IS NOT INTENDED AS AN ATTEMPT TO COLLECT A DEBT.

The original NOTICE OF FORECLOSURE SALE is amended hereby to set a new sale date. The new sale date was needed to allow time to advertise the sale in the newspaper.

This the 8th day of August, 2014.
DAVID L. CECIL, Substitute Trustee, PO Box 5666, High Point, NC 27262, Telephone: (336) 883-8383

August 28, September 4, 2014

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY TULIKKA WHITCHER AND ANGELA PITTMAN DATED AUGUST 3, 2006 AND RECORDED IN BOOK RE 2685 AT PAGE 27 AND REFORMED BY JUDGMENT RECORDED ON NOVEMBER 8, 2012 IN BOOK 3090, PAGE 1284 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at 12:00PM on September 11, 2014 the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

Being known and designated as Lot(s) 25, as shown on the map of Overbrook Subdivision, which map is recorded in Plat Book 33, Page 10, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which map is hereby made for a more particular description.

And Being more commonly known as: 5912 Katias Tri, Clemmons, NC 27012

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Angela Pittman and The Estate of Tuulikka Witcher.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed.

The sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are IMMEDIATELY DUE AND OWING. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 21, 2014.
Grady I. Ingle or Elizabeth B. Ellis Substitute Trustee 10130 Perimeter Parkway, Suite 400 Charlotte, NC 28216 (704) 333-8107 http://shapiroattorneys.com/nc/

14-061788
August 28, September 4, 2014

NOTICE OF ANNUAL CORPORATION MEETING OF THE PINY GROVE VOLUNTEER FIRE AND RESCUE DEPARTMENT INCORPORATED

The Piny Grove Volunteer Fire and Rescue Department Incorporated will conduct its annual Corporation meeting, Thursday, September 18, 2014, at 7:30 PM. The meeting will be held at the Piny Grove Fire Department station located at 7525 Vance Road, Kernersville, NC 27284. All Department members and community members are urged to attend this important meeting.

Enter the facility via the Sheppard Hill Road entrance off Vance Road. Please use the front entrance to the meeting room.

August 28, September 4, 2014
Notice to Creditors

Having qualified as Executor of the Estate of Betty Key Fox (aka Betty K. Fox, Betty J. Fox, Betty Jean Fox), late of Forsyth County, North Carolina, the undersigned does hereby notify all persons, firms and corporations having claims against the estate of said decedent to exhibit them to the undersigned at the office of their attorney at 110 Oakwood Drive, Suite 300, Winston-Salem, NC 27103-1958, on or before the 28th day of November, 2014 or this notice will be pleaded in bar of their recovery. All persons, firms, and corporations indebted to the said estate will please make immediate payment to the undersigned.

This 28th day of August, 2014.
Amy Fox, Executor Estate of Betty Key Fox c/o Craigie Brawley Lipfert & Walker LLP 110 Oakwood Drive, Suite 300 Winston-Salem, NC 27103

Craigie Brawley Lipfert & Walker, LLP
August 28, September 4, 11, 18, 2014

IN THE GENERAL COURT OF JUSTICE OF NORTH CAROLINA SUPERIOR COURT DIVISION FORSYTH COUNTY 13SP857

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY EVELYN NOWLIN AND JOEL NOWLIN DATED OCTOBER 3, 2008 AND RECORDED IN BOOK RE 2857 AT PAGE 4464 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at 12:00PM on September 18, 2014 the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

BEING ALL of Lots 16, 17, 18 & 19 as shown on the map of W.N. and F.E. VOGLER PROPERTY as recorded in Plat Book 8, Page 138, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which map is hereby made for a more particular description.

BEING INFORMALLY KNOWN as Tax Lot 016, Block 2080, Forsyth County Tax Records.

And Being more commonly known as: 3432 Kernersville Rd, Winston Salem, NC 27107

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Evelyn Anne Nowlin and Joel King Nowlin.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed.

The sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited

LEGALS

deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are **IMMEDIATELY DUE AND OWING**. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 18, 2014.

Grady I. Ingle or Elizabeth B. Ellis
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
(704) 333-8107
<http://shapiroattorneys.com/nc/>

13-039505

September 4, 11, 2014

IN THE GENERAL COURT OF JUSTICE
OF NORTH CAROLINA
SUPERIOR COURT DIVISION
FORSYTH COUNTY
14SP178

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY STEVEN R. SMITH AND JACQUELINE SMITH DATED DECEMBER 14, 2007 AND RECORDED IN BOOK 2802 AT PAGE 2484 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at **12:00PM on September 18, 2014** the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

Being an 11.00 acre tract of land lying in Abbots Creek Township, Forsyth County, North Carolina and being further described as follows:

BEGINNING AT A new iron pin located North 05 degrees 19' 06" east 252.49 feet from the Northeastern most corner of that property now or formerly known belonging to Bobby Ray Shelton and known as tax lot 29N Block 5629 of the Forsyth County, North Carolina Tax Collectors Office; running thence North 89° 02' 41" West 691.33 feet to a new iron pin; thence North 04° 46' 11" East 279.81 feet to an existing iron pin; thence North 68° 37' 05" East 134.20 feet to a new iron pin; thence North 33 degrees 49' 37" East 844.70 feet to a new iron pin; thence South 48° 28' 55" East 241.42 feet to an existing iron pin located in the Southern most corner of Lot 1 or Willow Wood, Section 1: thence South 38° 27' 02" West 44.04 feet to an existing iron pin; thence South 05 degrees 29' 32" West 850.32 feet to the point and place or BEGINNING.

And Being more commonly known as: 2368 Ranger Trl, Kernersville, NC 27284

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Steve R. Smith and Jackie Smith.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed. This sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are **IMMEDIATELY DUE AND OWING**. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 18, 2014.

Grady I. Ingle or Elizabeth B. Ellis
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
(704) 333-8107
<http://shapiroattorneys.com/nc/>

14-057071

September 4, 11, 2014

IN THE GENERAL COURT OF JUSTICE
OF NORTH CAROLINA
SUPERIOR COURT DIVISION
FORSYTH COUNTY
14SP311

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY JOSHUA D. LONG AND COURTNEY I. LONG DATED AUGUST 22, 2006 AND RECORDED IN BOOK 2689 AT PAGE 1973 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at **10:00AM on September 19, 2014** the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

Being known and designated as Lot No. 5 as shown on the Plat of Ridgecrest at Wellesley Place, as recorded in Plat Book 48, Page 9, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Together with the right reserved in the Declaration of Covenants, Conditions and Restrictions for Ridgecrest at Wellesley Place, recorded in Book 2533, Page 3561, in the Office of the Register of Deeds of Forsyth County, North Carolina, to place and erect a Dwelling Unit and its appurtenant improvements, including Limited Common Areas, upon the Properties as provided in said Declaration, within or in the approximate location of the Building Envelope. Upon the completion of

LEGALS

such dwelling Unit and its appurtenant improvements, the location of such Dwelling Unit shall establish Lot No's 1-41 of Ridgecrest at Wellesley Place in the manner provided hereinafter and in such Declaration.

Together with and subject to all rights and easements appurtenant to said building envelope as specifically enumerated in the Declaration of Covenants, Conditions and Restrictions for Ridgecrest at Wellesley Place, recorded in Deed Book 2533, Page 3561 in the Office of the Register of Deeds of Forsyth County, North Carolina

And Being more commonly known as: **7268 Ridgecrest Trl, Lewisville, NC 27023**

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Joshua D. Long and Courtney I. Long.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed. This sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are **IMMEDIATELY DUE AND OWING**. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is July 11, 2014.

Grady I. Ingle or Elizabeth B. Ellis
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
(704) 333-8107
<http://shapiroattorneys.com/nc/>

14-058362

September 4, 11, 2014

IN THE GENERAL COURT OF JUSTICE
OF NORTH CAROLINA
SUPERIOR COURT DIVISION
FORSYTH COUNTY
14SP959

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY JANIE R. ONEILL AKA JANIE R. O'NEILL DATED FEBRUARY 28, 2011 AND RECORDED IN BOOK RE 2992 AT PAGE 1185 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at **12:00PM on September 18, 2014** the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot 16 on the Plat of C.M. HAUSER as recorded in Plat Book 8 at Page 140 in the Office of the Register of Deeds of Forsyth County North Carolina to which reference is hereby made for a more particular description.

And Being more commonly known as: **1147 Conley St, Winston Salem, NC 27105**

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Janie R. O'Neill.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed. This sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are **IMMEDIATELY DUE AND OWING**. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 28, 2014.

Grady I. Ingle or Elizabeth B. Ellis
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
(704) 333-8107
<http://shapiroattorneys.com/nc/>

14-061715

September 4, 11, 2014

IN THE GENERAL COURT OF JUSTICE
OF NORTH CAROLINA
SUPERIOR COURT DIVISION
FORSYTH COUNTY
14SP972

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY EDUARDO BRETON AND ANNA MILENA SAAVEDRA DATED MARCH 21, 2005 AND RECORDED IN BOOK 2550 AT PAGE 2139 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at **12:00PM on September 18, 2014** the following described real estate and any other improvements which may be situated thereon, in Forsyth

LEGALS

County, North Carolina, and being more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Numbers 20 and 21 as shown on the Map Showing Emorywood Park recorded in Plat Book 20, page 85 in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

And Being more commonly known as: **2013 Emorywood Rd, Rural Hall, NC 27045**

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are Eduardo Breton and Ana Milena Saavedra.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed. This sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are **IMMEDIATELY DUE AND OWING**. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 28, 2014.

Grady I. Ingle or Elizabeth B. Ellis
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
(704) 333-8107
<http://shapiroattorneys.com/nc/>

09-118341

September 4, 11, 2014

IN THE GENERAL COURT OF JUSTICE
OF NORTH CAROLINA
SUPERIOR COURT DIVISION
FORSYTH COUNTY
14SP988

IN THE MATTER OF THE FORECLOSURE OF A DEED OF TRUST EXECUTED BY DAVID H. MAUNEY AND SALLY M. MAUNEY DATED MARCH 27, 2006 AND RECORDED IN BOOK 2649 AT PAGE 3485 IN THE FORSYTH COUNTY PUBLIC REGISTRY, NORTH CAROLINA

NOTICE OF SALE

Under and by virtue of the power and authority contained in the above-referenced deed of trust and because of default in the payment of the secured indebtedness and failure to perform the stipulation and agreements therein contained and, pursuant to demand of the owner and holder of the secured debt, the undersigned substitute trustee will expose for sale at public auction to the highest bidder for cash at the usual place of sale at the county courthouse of said county at **12:00PM on September 18, 2014** the following described real estate and any other improvements which may be situated thereon, in Forsyth County, North Carolina, and being more particularly described as follows:

Being known and designated as Unit No. 522, in Building #5, Map 1, of Mill Pond at Brooks Landing Condominiums (The Unit), as described in the Declaration and as shown on the Plan of Condominium Plat Book 5, Pages 55-57 of the Forsyth County Registry; and the unit's allocated interest in all common elements of the condominium, including the buildings and improvements of the land described in the declaration and as shown on the Plan of Condominium for Building #6, map 1, recorded in Condominium Book 5, Pages 55-57 of the Forsyth County Registry.

And Being more commonly known as: **522 Mill Pond Dr, Winston Salem, NC 27106**

The record owner(s) of the property, as reflected on the records of the Register of Deeds, is/are David H. Mauney, III and wife, Sally M. Mauney.

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale. Any and all responsibilities or liabilities arising out of or in any way relating to any such condition expressly are disclaimed. This sale is made subject to all prior liens and encumbrances, and unpaid taxes and assessments including but not limited to any transfer tax associated with the foreclosure. A deposit of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale. This sale will be held open ten days for upset bids as required by law. Following the expiration of the statutory upset period, all remaining amounts are **IMMEDIATELY DUE AND OWING**. Failure to remit funds in a timely manner will result in a Declaration of Default and any deposit will be frozen pending the outcome of any re-sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Substitute Trustee or the attorney of any of the foregoing.

SPECIAL NOTICE FOR LEASEHOLD TENANTS: If you are a tenant residing in the property, be advised that an Order for Possession of the property may be issued in favor of the purchaser. Also, if your lease began or was renewed on or after October 1, 2007, be advised that you may terminate the rental agreement upon 10 days written notice to the landlord. You may be liable for rent due under the agreement prorated to the effective date of the termination.

The date of this Notice is August 28, 2014.

Grady I. Ingle or Elizabeth B. Ellis
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
(704) 333-8107
<http://shapiroattorneys.com/nc/>

14-061189

September 4, 11, 2014

Notice of Public Hearing.

The Piedmont Authority for Regional Transportation (PART) hereby announces that the PART Board of Trustees will hold a Public Hearing on Wednesday, September 10, 2014 at 8:30 am for the adoption of the Preferred Alternative of its Intermodal Transportation Center Complex Project Management Plan. The Hearing will be held at the PART Administrative office located at 107 Arrow Road, Greensboro, NC 27409. Written comments may be provided and mailed to the above address or emailed to info@partnc.org. All written/emailed comments must be postmarked by Monday, September 8, 2014, to be considered a part of the official public hearing record. For additional information, call 336-662-0002.

September 4, 2014
