

# Kernersville News Legal Notices

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Tuesday News, January 14, 2020

## LEGALS

### NOTICE TO CREDITORS

Having qualified as Executor of the Estate of William G. Bowen, (also known as William Goodman Bowen; Bill Bowen) late of Forsyth County, North Carolina, this is to notify all persons having claims against the estate of said deceased to present them to the undersigned at the office of his attorney set forth below, on or before March 24, 2020, or this Notice will be pleaded in bar of their recovery. All persons indebted to said estate will please make immediate payment.

This the 20th day of December, 2019.

Ronald Kent Bowen  
Executor for the Estate of  
William G. Bowen

Wesley Bailey, Attorney  
Bailey & Thomas, PA  
3069 Trenwest Dr., Suite 100  
PO Box 52  
Winston-Salem, NC 27102  
Phone: (336) 725-8366  
Fax: (336) 725-9206

December 24, 31, 2019; January 7, 14, 2020

### CREDITOR'S NOTICE

Having qualified as Co-Executors of the Estate of Neva Lankford Mabe (aka Neva L. Mabe, Neva Mabe), deceased, late of Forsyth County, North Carolina, this is to notify all persons, firms and corporations having claims against the estate of said deceased to exhibit them to the undersigned on or before the 2nd day April, 2020, or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please make immediate payment.

This the 31st day of December, 2019.

Linda L. Wigley, Co-Executor  
Bobby Joe Lankford, Co-Executor  
Estate of Neva Lankford Mabe  
Rutledge & Rutledge, Attorneys at Law  
P. O. Box 617  
Walnut Cove, NC 27052

December 31, 2019, January 7, 14, 21, 2020

### STATE OF NORTH CAROLINA COUNTY OF FORSYTH

#### IN THE GENERAL COURT OF JUSTICE SUPERIOR COURT DIVISION BEFORE THE CLERK 19-E-2556

In the Matter of the Estate of  
Vernice Victor Beroth, Jr., Deceased

#### NOTICE TO CREDITORS

F. Walter Beroth, having qualified as Executor of the Estate of Vernice Victor Beroth, Jr., a/k/a V. V. Beroth, Jr., Vernice V. Beroth, Jr. and Vernice Beroth, Jr., deceased, late of Forsyth County, North Carolina, hereby notifies all persons having claims against said Estate to present them to F. Walter Beroth, c/o Timothy J. Ehlinger at 4622 Country Club Road, Suite 260, Winston-Salem, North Carolina, 27104, on or before the 7th day of April, 2020, or this Notice will be pleaded in bar of recovery. All persons indebted to said Estate will please make immediate payment to the undersigned at the above-designated address.  
This the 7th day of January, 2020.

F. WALTER BEROOTH, EXECUTOR  
ESTATE OF VERNICE VICTOR BEROOTH, JR.

Timothy J. Ehlinger, Esq.  
TIMOTHY J. EHLINGER, PLLC  
4622 Country Club Road, Suite 260  
Winston-Salem, NC 27104  
336-794-6000  
336-794-6030 (fax)

January 7, 14, 21, 28, 2020

19 SP 826

#### NOTICE OF FORECLOSURE SALE

NORTH CAROLINA, FORSYTH COUNTY

Under and by virtue of a Power of Sale contained in that certain Deed of Trust executed by Kyle David Martin and Carol Martin a/k/a Carol DeCormick Martin to William R. Echols, Trustee(s), which was dated November 30, 2005 and recorded on December 6, 2005 in Book 2622 at Page 4232 and rerecorded/modified/corrected on July 29, 2013 in Book 3137, Page 1801 and rerecorded/modified/corrected on September 30, 2016 in Book 3310, Page 2712, Forsyth County Registry, North Carolina.

Default having been made of the note thereby secured by the said Deed of Trust and the undersigned, Trustee Services of Carolina, LLC, having been substituted as Trustee in said Deed of Trust, and the holder of the note evidencing said default having directed that the Deed of Trust be foreclosed, the undersigned Substitute Trustee will offer for sale at the courthouse door of the county courthouse where the property is located, or the usual and customary location at the county courthouse for conducting the sale on **January 21, 2020 at 10:00AM**, and will sell to the highest bidder for cash the following described property situated in Forsyth County, North Carolina, to wit:

*BEING KNOWN AND DESIGNATED as Lot 31 as shown on the Map of Watshore Estates as recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 23, Page 56, to which reference is hereby made for a more particular description.*

Save and except any releases, deeds of release or prior conveyances of record.

Said property is commonly known as 4210 Watts Street, Tobaccoville, NC 27050.

A cash deposit (no personal checks) of five percent (5%) of the purchase price, or Seven Hundred Fifty Dollars (\$750.00), whichever is greater, will be required at the time of the sale. Following the expiration of the statutory upset bid period, all the remaining amounts are immediately due and owing. **THIRD PARTY PURCHASERS MUST PAY THE EXCISE TAX AND THE RECORDING COSTS FOR THEIR DEED.**

Said property to be offered pursuant to this Notice of Sale is being offered for sale, transfer and conveyance "AS IS WHERE IS." There are no representations of 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. This sale is made subject to all prior liens, unpaid taxes, any unpaid land transfer taxes, special assessments, easements, rights of way, deeds of release, and any other encumbrances or exceptions of record. To the best of the knowledge and belief of the undersigned, the current owner(s) of the property is/are Carol Martin.

An Order for possession of the 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 sold. 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 by providing written notice of termination to the landlord, to be effective on a date stated in the notice that is at least 10 days, but no more than 90 days, after the sale date contained in the notice of sale, provided that the mortgagor has not cured the default at the time the tenant provides the notice of termination [NCGS § 45-21.16a(b)(2)]. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination.

## LEGALS

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.

Trustee Services of Carolina, LLC  
Substitute Trustee  
Brock & Scott, PLLC  
Attorneys for Trustee Services of Carolina, LLC  
5431 Oleander Drive Suite 200  
Wilmington, NC 28403  
PHONE: (910) 392-4988  
FAX: (910) 392-8587

File No.: 09-20786-FC03

January 7, 14, 2020

### EXECUTOR'S NOTICE TO CREDITORS

Having qualified as the Executor of the Estate of CLARENCE RUFUS KIGER, (Clarence R. Kiger, Clarence Kiger) deceased of Forsyth County, North Carolina, this is to notify all persons, firms and corporations having claims against the Estate of said deceased, to exhibit them to the undersigned at 113 Elinor Court, King, North Carolina 27021 on or before the 8th day of April, 2020, or this notice will be plead in bar of their recovery. All persons indebted to said Estate will please make immediate payment.

This the 7th day of January, 2020.

Robert Craig Newsome  
Executor of the Estate of  
CLARENCE RUFUS KIGER  
113 Elinor Court  
King, North Carolina 27021

H. Dwight Nelson  
Attorney for the Estate  
P.O. Box 902  
Rural Hall, NC 27045

January 7, 14, 21, 28, 2020

### NORTH CAROLINA FORSYTH COUNTY

#### NOTICE TO CREDITORS

Having qualified as Administrator of the Estate Justin Matthew Miner, 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 at the office on or before April 16, 2020, or this notice will be pleaded in bar of their recovery. All parties indebted to said estate will please make immediate payment to the undersigned.

This the 14th day of January, 2020.

Kevin Christopher Miner  
8583 Sheppards Run Drive  
Kernersville, NC 27284

January 14, 21, 28, February 4, 2020

### NORTH CAROLINA FORSYTH COUNTY

#### NOTICE TO CREDITORS

Having qualified as Administrator of the Estate of Revia McNebb, also known as Revia Rice McNebb, 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 at the office on or before April 14, 2020, or this notice will be pleaded in bar of their recovery. All parties indebted to said estate will please make immediate payment to the undersigned.

This the 14th day of January 2020.

Cedric McNebb  
1203 Jackson Ave, Apt 5D  
Long Island City, NY 11101

January 14, 21, 28, February 1, 2020

### NORTH CAROLINA FORSYTH COUNTY

#### NOTICE TO CREDITORS

Having qualified as Administrator of the Estate of Sydney Jane Farrington, 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 at the office on or before April 16, 2020, or this notice will be pleaded in bar of their recovery. All parties indebted to said estate will please make immediate payment to the undersigned.

This the 14th day of January, 2020.

April Harper Wark  
1597 Country Lane  
Winston-Salem, NC 27107

January 14, 21, 28, February 4, 2020

### NORTH CAROLINA FORSYTH COUNTY

#### NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Herbert Hastings Atkins, Sr., also known as Herbert Hastings Atkins, 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 at the office on or before April 16, 2020, or this notice will be pleaded in bar of their recovery. All parties indebted to said estate will please make immediate payment to the undersigned.

This the 14th day of January, 2020.

Herbert Hastings Atkins, Jr.  
725 West Mountain Street  
Kernersville, NC 27284

January 14, 21, 28, February 4, 2020