

## Youngest Aviator at Paulding County Airport Takes Flight Toward His Dreams



Paulding County is known for its strong sense of community and growing opportunities for young people — and 13-year-old Elijah Speciale is proof that big dreams can take flight right here at home.

Elijah began flying lessons at just 12 years old with Dependable Aviation at the Paulding County Airfield, logging his very first flight hour before most students even begin thinking about driving a car. Thanks to the gracious support and flexibility of the team at Dependable Aviation, Elijah was welcomed under their wing — pun fully intended — and given the opportunity to pursue his passion at an incredibly young age.

Now a student at Herschel Jones Middle School, Elijah remains the youngest aviator currently enrolled in the program. His commitment, discipline, and enthusiasm for aviation have already set him apart. With his sights set on one day becoming a private jet pilot, Elijah has turned passion into purpose, showing what can happen when ambition meets opportunity. His journey also highlights the diverse and expanding opportunities available to students in Paulding County. As the community continues its exponential growth, so do the pathways available to young achievers. Through partnerships with local community colleges, state universi-

ties, and hometown businesses, students are able to gain hands-on experience and real-world skills earlier than ever before.

Elijah's story is not just about aviation — it's about what's possible when a community supports its youth. It's about local businesses investing in the next generation. And it's about a county that believes in creating opportunities that help students soar beyond expectations.

Congratulations to Elijah, to Dependable Aviation, and to the many businesses and educators who make Paulding County a place where dreams truly take flight

## Program for Sons of Confederate Veterans to be held February 23rd



The Battle of Allatoona Pass, the Final Battle of Sherman's Atlanta Campaign

Robert C. Jones, a military historian will speak to the membership of the General William J. Hardee Camp #1397, Sons of Confederate Veterans located at the historic 2nd Baptist Church in the New Hope community on Monday, February 23rd at 7:30 pm.

Robert served as the President of the Kennesaw Historical Society for many years and also served as a member of the executive board of the Kennesaw Museum

Foundation. The Foundation helped fund the 50,000 square foot Southern Museum of Civil War and Locomotive History.

Robert has written over 50 books on various historical topics, including the Civil War, Revolutionary War, World War I & II, the War of 1812 and several books on the "Old West" and "Ghost Towns."

In 2018, Robert received a award from the National Society of the Daughters of the American Revolution for "Women in American History."

Robert is an ordained elder in the Presbyterian Church. He has written and taught numerous adult Sunday School courses. He is also the author of a number of books on Christian history and theology topics.

On Monday, February 23, 2026 he will be discussing the Battle of Allatoona Pass. Because it occurred after Sherman's Atlanta Campaign in 1864.

The public is invited and welcome.

## Paulding Post 3 Commissioner Galloway hosts Town Hall meeting



**By Richard Grant  
Dallas New Era  
Staff Writer**

Paulding Post 3 Commissioner Virginia Galloway hosted a Town Hall meeting last week at Greystone Power Headquarters, in Hiram. The event was open to the public and the meeting focused on open conversation, local priorities, and the issues that matter to residents. Residents joined Commissioner Galloway for the Town Hall meeting that provided an opportunity to hear updates, ask questions, and share thoughts directly with county officials.

Galloway was joined by Sheriff Ashley Henson, Paulding DOT Director George Jones, Ray Wooten from Paulding

Water System, Ann Lippmann with Community Development, Airport Director Nate Schattner and Blake Dos, government affairs GreyStone who fielded questions covering a range of subjects. Galloway had attendees write down their questions.

Galloway, contacted by phone following the Town Hall, said it was well attended and that among primary topics and/or chief concerns county officials provided information on included the Zoning Process, DOT projects (such as what it takes to do a roundabout), information on data centers, and updates from the Paulding Sheriff, and from the Water Department regarding water and sewer expansion.

Galloway is the previous Chair for the Paulding's EDO and discussion covered EDO projects in process, particularly in Post 3, such as AutoMann, WellStar Hospital's Expansion, and Hungary Root, a subscription meal service, on Thompson Road,

near the Paulding WellStar hospital. Most of those in attendance were Post 3 residents, she said.

"In two hours we can cover a lot of ground." Attendees tend to be a mix of residents -- some more informed than others, she said.

"I like the whole variety of questions," Galloway said, and noted that it's not easy for residents to stay on top of so much information.

"It's very difficult to keep up with what's going on with government at the federal, state and locally levels, the purpose is to educate and make people aware of what's going on, and this gives us time to answer their questions," she said. "We answered every question -- and the whole team felt good about it."

Galloway says she will plan on hosting future Town Hall meetings.

"This is the fourth one I've done; I've done one each year since elected and-if re-elected--will continue to do them," she said.

## Paulding County DA's Office releases mid year results of Northwest Georgia Drug Task Force



**By Richard Grant  
Dallas New Era  
Staff Writer**

The Paulding County District Attorney's Office, last week released mid year results of the Northwest Georgia Drug Task Force (NWGDTF) covering law enforcement efforts through the second half of 2025.

Working alongside the Paulding County Sheriff's Office (PCSO), the City of Dallas Police Department (DPD), the Georgia Bureau of Investigation (GBI), and their partners in Polk and Haralson Counties, the D.A.'s office released Task Force results from July 1 through December 31, 2025.

Over the past six months, the Task Force has made 106 arrests of drug dealers and traffickers — 59 arrests in the second quarter and 47 in the first.

During the same period, the Task Force seized \$3,694,298.46 in illegal drugs and drug related assets — \$3,276,598.46 in the sec-

ond quarter and \$417,700.00 in the first. A clear sign that coordinated, disciplined work is making an impact in Paulding County.

Said District Attorney Robert S. Lane, "For the past year, we've been rebuilding the partnerships and structure needed to take on drug trafficking effectively. These numbers show what happens when law enforcement agencies pull in the same direction with purpose and consistency."

Last year at an August Chamber event Paulding Sheriff Ashley Henson touched on the existence of drug-houses in Paulding County, which led to some ongoing directed efforts by the task force working with the D.A.'s office to rid the county of that problem.

"Criminals, they don't understand county lines and they don't care. We have to police like that now," Henson said.

Sheriff Henson was also contacted by phone for comment on the Task Force efforts to address the drug problem.

"We've had a lot of success with arresting drug dealers. We've gotten lots of drugs and lots of guns off the street. When we take that away it takes away their ability to operate their drug trade," he said.

Henson says the substance list doesn't really change much.

"Fentanyl, heroin, meth, cocaine, marijuana, if there's a need, someone's going to provide it. Our job is to get out there and combat that," he said.

These Task Force seizures directly support community safety. Proceeds from forfeited assets are reinvested into drug use reduction programs and law enforcement operations, reducing the burden on taxpayers while strengthening the county's ability to respond to drug related crime.

Henson said that 'criminal assets' are things like cars, guns, cash, and anything else acquired with money from illegal activities.

The Task Force can repurpose those assets to buy equipment, vehicles, and purchase NARCAN, medicine used to rapidly reverse an opioid overdose, staff training, and to provide public education, such as speaking at the Alcohol and Drug Awareness events at local schools.

"This is the kind of steady, coordinated effort our community deserves, and we're committed to sustaining it," said Robert Lane.

★★★ Early Voting February 16 – February 28 8am – 5pm ★★★  
Monday – Saturday • Watson Gov't Complex ONLY

## South Paulding Rifle Team makes History!



Senior Kenzi Ray

Spartans Finish as Area Champions After Undefeated Showdown Win  
The 2026 Spartan Rifle Team finished as Area Champions on February 11th, defeating Carrollton High School in a highly anticipated matchup of undefeated programs. The victory secured an unblemished Area Championship, marking the second consecutive season the Spartans have secured the Area Championship. Led by Coach Bridger West and LTC (R) Brian Bradham, the Spartans delivered the most dom-

inant season in school history. Coming off a state title run the year prior, the team entered the season with lofty expectations and exceeded them at every turn, completing the regular season undefeated for the first time ever. The season was highlighted by record-breaking performances from several standout athletes. Senior Kenzi Ray finished as the top shooter in school history and the top shooter in Area 7 history, holding records for highest season average, highest single-match score, and the

highest prone score, including a perfect 100 with 10 bullseyes. Senior Jade Bales holds school records in both kneeling and standing, while Junior Lois Meadows broke the individual single-match record earlier in the season. All three shooters finished the year with higher season averages than any athlete in school history, each either setting or holding multiple program records. With an undefeated regular season and another area title secured, the Spartans now turn their focus toward postseason competition as they look to make another run at a state championship. - Wyatt Grohler, February 12, 2026

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## Pet of the Week Meet Rick



We would like to share Rick as Pet of the Week. This handsome boy is hoping for a forever family. He is very chill and laid back. Came in with some skin issues, but they are looking better with good nutrition and baths. He has also been okay with friendly, calmer dogs. Come by and meet Rick and the rest of his friends at Paulding County Animal Control!

770-445-1511

779 Industrial Blvd N, Dallas, GA 30132

Happy 20th Birthday  
Macey!

February 18, 2026



Love, Nini

North Paulding Jr. Wolfpack  
Wins National Championship



CONGRATULATIONS to the North Paulding Jr Wolfpack competition team! ❤️

They won the National Championship at Universal Studios in Orlando FL, this past

weekend. They also received the highest score in all middle school teams across every division at the championship.

In a short period of time, these girls learned

new skills, adjusted to a brand new rubric, mastered a completely new routine, and took on higher-level stunts than ever before performed.

Their hard work, dedication, and trust in the

process is what made it all possible. The athletes and coaches are beyond grateful for the opportunity they were given, and for all the memories made celebrating at Universal!



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NOTICE

The Paulding County Board of Elections March 11, 2026 Regular Meeting has been changed to March 10, 2026 due to the Congressional District 14 Special Election.

The board will call the meeting to order at 7:00 AM and will remain open until after election certification on March 16, 2026.

PLEASE JOIN US

Dallas Women's Club  
Spring Tea

SUNDAY,  
APRIL 19<sup>TH</sup>, 2026  
2:00 PM

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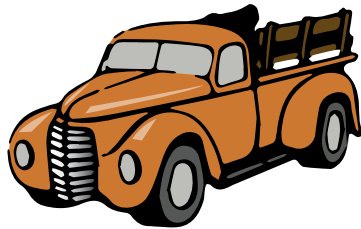
"Deal shines when she sings." - Milwaukee Journal Sentinel

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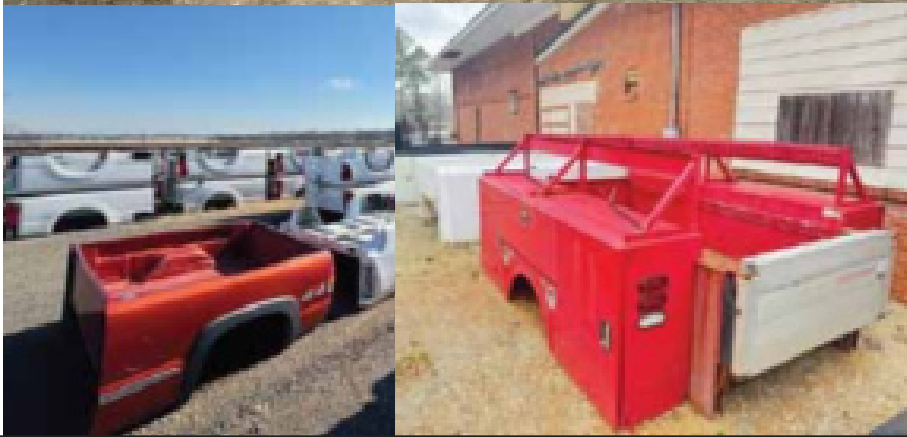
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## GreyStone Connect expanding service in Paulding with Phase 4



GreyStone Connect will soon launch Phase 4 of its fiber internet service, aimed at bringing high-speed internet to more of GreyStone Power Corporation's unserved and underserved members. The next phase will expand into new areas of Paulding County, including some areas along Highway 61 and Highway 278.

A broadband subsidiary of GreyStone Power, GreyStone Connect plans to build around 350 miles of new fiber infrastructure in 2026.

Phase 4 will add 11 new circuits, with eight circuits planned to connect to existing fiber broadband huts. These huts reduce latency and are strategically placed along fiber routes. Another three circuits will be built out of a new hut in Hiram. Phase 4 will provide access to over 17,000 GreyStone Power members.

GreyStone Connect is bridging the digital divide for unserved and

underserved members in parts of Bartow, Carroll, Douglas, Fulton and Paulding counties, bringing reliable internet service to those who need it most. Phase 4 is also expected to reach some members in western Cobb County.

GreyStone Connect has been working diligently to expand fiber internet service to its members since the first zone of Phase 1 opened in February 2024. Construction crews have been working tirelessly to extend the state-of-the-art fiber network into new areas of GreyStone Power's footprint.

"GreyStone Power's mission is making life better in the communities we serve, and the expansion of fast and reliable internet service does just that for our members," said Gary Miller, president and CEO of GreyStone Power/GreyStone Connect. "Access to our high-quality fiber network will provide opportuni-

ties for e-learning, telehealth, economic development and a higher standard of living."

GreyStone Power members can expect to receive more information regarding service availability as their neighborhoods get closer to being activated. Members are encouraged to visit [greystoneconnect.com](http://greystoneconnect.com) for more information and to check availability in their area.

### About GreyStone Connect

GreyStone Connect was formed to bring high-speed fiber internet access to GreyStone Power members in the co-op's unserved and underserved counties in west Georgia. The state-of-the-art fiber-optic network offers gigabit speeds with symmetrical upload and download capabilities, among the fastest in the nation. Additionally, the network benefits the co-op's electric members by improving power outage response times and providing more efficient electricity delivery. To learn more, please visit [greystoneconnect.com](http://greystoneconnect.com).



## THE VIEW FROM HERE

by  
Richard Argo

While I plan ahead on how many fishing trips I can squeeze into 2026, I remember past trips such as the time my daughter learned that her own father was a knife-wielding cannibal. Fishing trips should provide happy memories.

That's not always the case.

Years ago, I commissioned a custom-built fishing pole as a gift to my dad. It included his name and Matthew 4:19 ("I will make you fishers of men.")

After his death, I brought it home with me to use in his memory.

It promptly disappeared, gone like sweet tea poured down a sink drain.

I double-checked the garage. I dug around my fishing closet like a raccoon in a dumpster. I spider-crawled through the attic and waved a flashlight at every corner.

Nothing.

Two weeks ago, I glanced into my fishing closet and immediately spotted the missing pole. Hallelujah!

I think my dad was pranking me from beyond the grave by turning the pole invisible for a year.

My worst fishing memory occurred after I took my daughter, Anastasia, on my first fishing trip of 1993. I began the day by

scratching like a chicken in the back yard to search for worms, and then headed to Lake Weiss.

The first time she hooked the back of my leg while trying to cast a line, I realized why my father always told me: "Don't try to cast it, just fish beside the boat."

"But daddy!" I wailed. "I wanna fish where you're fishing!"

"Sit still and you'll catch plenty right beside the boat," he'd reply.

Of course, my next question was always, "So why don't YOU fish beside the boat?"

"BOY, SIT DOWN AND FISH BESIDE THE BOAT!"

I carefully wriggled Anastasia's fishing hook from my Levi's and demanded, "Girl, just fish beside the boat!"

Aside from the torture of having to "fish beside the boat," Anastasia had fun – at first. She soon became bored, so I put some fish in a minnow bucket and let her watch them swim around.

That afternoon, Anastasia was leaping with excitement when she learned we were keeping the fish. She talked about them all the way home.

She also wanted to ride bicycles that night. I told her we wouldn't have time to ride since we had to clean the fish.

Anastasia laughed.

"Clean fish? There's no such thing as fish soap! How do you clean fish?"

"You don't clean fish with soap," I explained. "You use a knife."

Her laughter quickly faded and her smile slowly changed to a wrinkled look of puzzlement.

"Clean... with a knife?" said. "You can't clean things with a knife!"

"I don't mean clean, like you clean dirty dishes," I replied. "You use the knife to prepare them for cooking."

She thought for a moment about what I said. Suddenly, her look of puzzlement darkened to a shroud of horror.

"Noooooooooooo! Daddy, NO! NO! NO! Don't cook those poor fish!"

"But that's why we caught them," I responded.

"I'll keep them in my room! Please don't cook them! I already named them!"

"Those aren't goldfish," I tried to explain. "You can't keep them in the house."

"Find a creek and turn them loose!" she cried, tears streaming down her face. "Or find a lake. Just don't cook them!"

"Ummm... sorry sweetheart, but I already put them on ice."

"Wahhhhhhhh!!!"

After arriving home, I made Anastasia go inside the house while I "cleaned" the fish.

I put them in the freezer, but I couldn't find the heart to cook my daughter's pets.

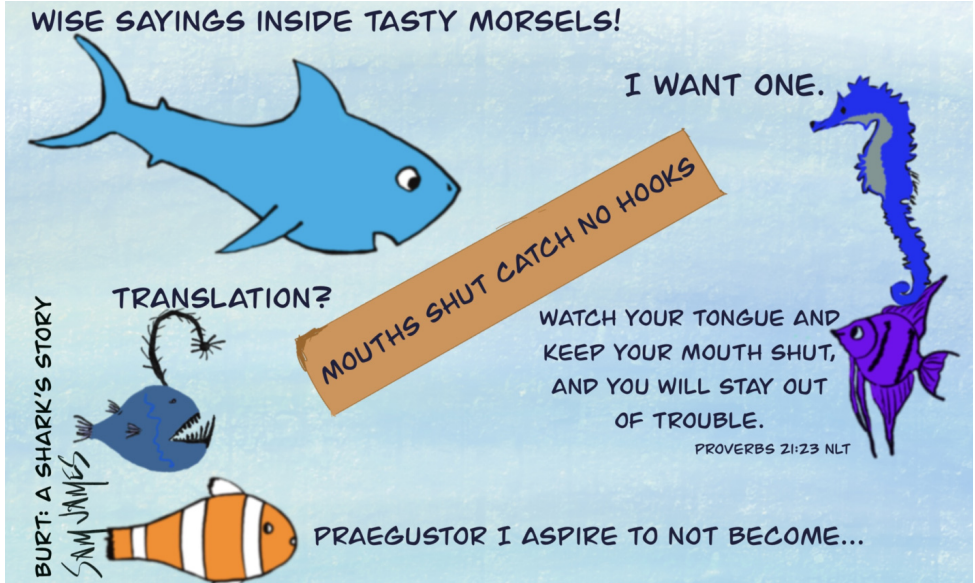
I eventually gave the frozen fish to our neighbors, but never revealed that they were eating Mr. Bubbles, Blinky, and Nemo.

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# ATTENTION VOTERS

**OFFICIAL ABSENTEE / PROVISIONAL / EMERGENCY BALLOT**

**Federal Contests Only**

Paulding County, Georgia  
Special Election - March 10, 2026



**To Vote:**

1. Use Black or Blue Ink to mark the ballot.
2. Completely fill in the empty oval to the right of the candidate name or choice in all races you wish to vote.
3. If voting for a Write-In candidate, completely fill in the oval to the right of the Write-In selection, then write the name of the Write-In candidate in the space provided.

**Warning**

- Do NOT use red ink or felt tip pen to mark ballot.
- Do NOT circle, underline or mark through choices.
- Do NOT use check marks or X to mark ballot.
- Do NOT mark more choices per race than allowed.
- Do NOT sign, cut, tear or damage the ballot.

**If you make a mistake or change your mind on a selection:**

- A. Do not attempt to mark through the selection or attempt to erase. Write "Spoiled" across the ballot AND across the return envelope.
- B. Mail or return the spoiled ballot and envelope to your county board of registrars; a new official absentee ballot will be mailed to you.

**If you decide to vote in-person:** Surrender the ballot to the poll manager at an early voting site within your county or the precinct to which you are assigned. You will then be permitted to vote a regular ballot.

*"I understand that the offer or acceptance of money or any other object of value to vote for any particular candidate, list of candidates, issue, or list of issues included in this election constitutes an act of voter fraud and is a felony under Georgia law." [O.C.G.A. 21-2-284(e), 21-2-285(h) and 21-2-383(a)]*

**Special Election**

**For United States House of Representatives - District 14**  
(To Fill the Unexpired Term of Marjorie Taylor Greene, Resigned) (Vote for One)

- Star Black Republican ☐
- Reagan Box Republican ☐
- Beau Brown Republican ☐
- James Marty Brown Republican ☐
- Jared Craig Republican ☐
- Eric Cunningham Republican ☐
- Jim Davis Democrat ☐
- Clay Fuller Republican ☐
- Tom Gray Republican ☐
- Shawn Harris Democrat ☐
- Larry E. Hilley Republican ☐
- Jonathan Hobbs Democrat ☐
- Christian Michael Hurd Republican ☐
- Trey Kelly Republican ☐
- Nicky Lama Republican ☐
- Colton Moore Republican ☐
- Rob "Rush" Ruskowski Independent ☐
- Brian Stover Republican ☐
- Megahn Strickland Republican ☐
- Jim Tully Republican ☐
- Jenna Turnipseed Republican ☐
- Andrew Underwood Libertarian ☐
- Write-in: ☐



**PAULDING COUNTY ELECTIONS**



## ELECTION INFORMATION

|                                            |            |
|--------------------------------------------|------------|
| Special Election Congressional District 14 | March 10   |
| Runoff Congressional District 14           | April 7    |
| General Primary Election                   | May 19     |
| General Primary Runoff                     | June 16    |
| General Election                           | November 3 |
| General Election Runoff                    | December 1 |

## EARLY VOTING

February 16 - February 28

8 am - 5 pm ★ Monday- Saturday  
Watson Gov't Complex ONLY

March 2 - 6

8 am - 6 pm ★ Monday - Friday  
Burnt Hickory Park  
Crossroads Library  
Hiram Methodist Church  
Dianne Wright Innovation Center  
Mulberry Rock Park  
Watson Gov't Complex

| Election Day Precincts                   | Early Voting                                                                                                                                                                 |
|------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| #1 BHP – Burnt Hickory Park              | Watson Government Complex<br>Feb. 16-March 6, 2026<br>Saturday Voting-February 21 & February 28                                                                              |
| #2 CRL – Crossroads Library              | Burnt Hickory Park<br>March 2-6, 2026 ONLY                                                                                                                                   |
| #3 XRMS – Crossroads Middle School       | Crossroads Library<br>March 2-6, 2026 ONLY                                                                                                                                   |
| #4 RES – Russom Elem. School             | Mulberry Rock Park<br>March 2-6, 2026 ONLY                                                                                                                                   |
| #5 MOMS – Moses Middle School            | Hiram Methodist Church<br>March 2-6, 2026 ONLY                                                                                                                               |
| #6 LBC – Legacy Baptist Church           | Dianne Wright Innovation Center<br>March 2-6, 2026 ONLY                                                                                                                      |
| #7 WGC – Watson Gov't Complex            |                                                                                                                                                                              |
| #8 EPMS – East Paulding Middle School    | **NOTES**                                                                                                                                                                    |
| #9 HMC – Hiram Methodist Church          | Crossroads Library is a very small voting location with limited parking for early voting. Voters in that area may consider voting at Burnt Hickory Park for time efficiency. |
| #10 PSBC – Poplar Springs Baptist Church |                                                                                                                                                                              |
| #11 DWIC – Dianne Wright Center          | Watson Government Complex is the ONLY early voting location that will be open for 3 weeks and 2 Saturdays.                                                                   |
| #12 TFP – Taylor Farm Park               |                                                                                                                                                                              |
| #13 SPMS – South Paulding Middle School  | If there is a Runoff Election, Watson Government Complex will be the ONLY early voting location that will be open for voting.                                                |
| #14 WOP – White Oak Park                 |                                                                                                                                                                              |
| #15 CSMS – Scoggins Middle School        |                                                                                                                                                                              |
| #16 PCA – Airport                        |                                                                                                                                                                              |
| #17 DMS – Dobbins Middle School          |                                                                                                                                                                              |
| #18 ACT – Activation Church              |                                                                                                                                                                              |
| #19 HSBC – High Shoals Baptist Church    |                                                                                                                                                                              |
| #20 TBC – Tabernacle Baptist Church      |                                                                                                                                                                              |

# Obituaries

## Services Held for Helen Pauline Comer



Helen Pauline Comer passed away on February 2, 2026, at the age of 82. She was born on April 24, 1943, in Atlanta, Georgia, to the late Albert and Beatrice Roddy. Helen lived a life filled with love, joy, and unwavering dedication to her family.

More than a talented hairdresser, Helen was the heart of her family, faithfully caring for those entrusted to her. Her wonderful cooking and warm sense of humor brought comfort and light, even in life's quieter or more difficult moments. She found joy in simple, God-given blessings-cultivating her yard, caring for her home, and taking pride in the work of her hands. For Helen, the sweetest rest was found not in distant travels but in the peace of home, surrounded by those she loved, living a life marked by gratitude and grace.

In addition to her parents, Helen was preceded in death by her loving husband, George Maddox; sister, Norma Middleton and granddaughter, Amy Bohanan.

She is survived by her daughter, Gail (John) Kennedy; son, George Maddox; sisters, Joyce Buckner and Patsy Gantt; grandchildren, Chad Cain, Jeffrey Kato, and Scotty Maddox; great-grandchildren, Patience Bohanan and Noble Bohanan; great-great-grandchild, Blair Bohanan; niece, Jennifer Reasoner; nephew, David Gantt; and a host of other extended family members and friends.

Services were held on Friday, February 6, 2026, at 11:00 AM in the Sam Clark Chapel. She was laid to rest at Crest Lawn Memorial Park.

Helen's warm spirit and loving nature will always be remembered, and she will be deeply missed by all who knew her.

Clark Funeral Home is honored to be entrusted with the services.

## Give the gift of local history with one of these books!

HERITAGE OF PAULDING COUNTY, GA. 1832-1999; \$80

PAULDING COUNTY "ITS PEOPLE AND PLACES" VOL. I; \$45

CEMETERIES OF PAULDING COUNTY, GA.; \$30

CIVIL WAR SURVIVOR "A HISTORY OF DALLAS, GEORGIA'S HISTORIC HENDERSON HOUSE"; \$11

"COOKING THROUGH THE YEARS" COOKBOOK; \$10

All sales support the Paulding County Historical Society and maintenance of our 1860s historical buildings which include the Little Red Schoolhouse Museum!

To purchase: Stop by the Paulding County History Museum, aka Little Red Schoolhouse Museum, at 295 North Johnston Street or contact us at [pcshminc@gmail.com](mailto:pcshminc@gmail.com), (678) 318-1394, [pchsm.org](http://pchsm.org).

## Patricia Ann Deavers Passes Feb. 7, 2026



Patrica Ann Deavers, age 79, passed away on Saturday, February 7, 2026.

She was born in Paulding County, Georgia on April 2, 1946 to the late Carl and Bell Gibson. Also preceding her in death was Tommy Deavers Sr., Chester Gibson, Bennie Gibson, Christine (Bill) Gillespie, Dot (Frank) Conner and Ritha Dockins.

She first worked for many years as a waitress at Hunt's Restaurant in Marietta, where she was known and loved by customers and co-workers alike. She later joined Wellstar Kennestone, retiring in 2014 after more than 30 years of devoted service as a Diet Clerk in Food Services.

Her world revolved around her family and never missed a birthday, a holiday or a reason to celebrate someone she loved. She was the heartbeat of the Kissing Cancer Goodbye Relay for Life Team, giving her time and spirit to the American Cancer Society. Patricia loved to travel, whether it was a big trip to the Bahamas or Hawaii, a peaceful getaway to the mountains, or a simple weekend at the campground, but nothing brought her more joy than casino trips with her family, laughing together over Blackjack and the nickel slots.

Her days were stitched together with small rituals that brought her joy, like her favorite chili dog and Diet Coke at Martin's, followed by people-watching at Walmart. Patricia kept up with family on social media, cheering them on from near and far. She loved people and people loved her right back.

A woman of great strength, gentle kindness who lived a long life shaped by love, determination, and an unmistakable sense of who she was. Patricia leaves behind a legacy of love, resilience and authenticity. She taught those around her that its possible to be gentle without being weak, kind without losing yourself, and loving while still standing firm in who you are.

Survivors include her sons, who were the center of her world and loved by her with all of her heart, Tommy Jr (Debi) Deavers, Jimmy (Donna) Deavers and Michael (Ann) Deavers. Her grandchildren, they were the light of her soul, Katelyn Pepper, Heather (Scott) Dangel, Amber (Charlie Grimes) Barnett, Kimberly (Kordel) Brown, Melissa (Josh Franklin) Deavers, Kendall (Garrett) Cox and Grayson (Olivia Duckett) Deavers. Her legacy of love continues through her great-grandchildren, who will carry on her spirit and values, Kaiser Jerome Brown, Lotis Ann Barnett, Knayvie Harper Brown, Sutton Ann Franklin and Baby Cox, due in August 2026. Her sisters and outlaws, the ones that were steady and unshakeable in her life, Shirley (Larry) Palmer Merese Gibson, Faye Gibson and Mike Dockins. Nieces and Nephews that she treated as her own children.

Funeral services were held on Tuesday, February 10, 2026 at 2:00 p.m. from Bellamy Funeral Home in Hiram, Georgia. Interment followed in Sweetwater Memorial Park.

The family of Patricia Deavers extends their heartfelt

## Maralee Feltman Oder Passes Feb. 8



Maralee Feltman Oder, passed away on Sunday, February 8, 2026, at the age of 87. She was born on March 1, 1938, in Muskegon, MI, to the late George and Josephine Feltman, and lived a life filled with love, laughter, and creativity.

Maralee was a loving wife, mother, and grandmother who was also a dedicated secretary in the legal field. She enjoyed knitting, cross-stitching, and going to casinos, along with nurturing her beautiful yard. She was a beacon of light for her family, especially her grandchildren and great-grandchildren, whom she loved dearly.

In addition to her parents, Maralee was preceded in death by her husband, Ken Oder; daughters, Marijo Cordell and Kim Stonecipher; grandson, Kenneth Cordell and sister, Kay Morse.

Maralee is survived by two sons, Jim (Pala) Dubois and Tim (Jill) Dubois; daughter, Susan Dubois; sons-in-law, David Stonecipher and Perry Cordell; grandchildren, Chris (Dana) Cordell, Vanessa (Jeff) Kinsey, Rebecca DeBois, Joshua (Jenn) DuBois, Janae (Tim) Taylor, Austin (Abbey) DuBois and many great-grandchildren.

Clark Funeral Home is honored to be entrusted with the services.

gratitude to the staff of Wellstar Hospice Care of Kennesaw. Your compassion, care, and kindness were unmatched and brought profound peace to our family during this difficult time. We are also deeply thankful to the Wellstar physicians who cared for her with excellence and dedication throughout the years.

In lieu of flowers, donation may be made to the American Kidney Foundation.

Bellamy Funeral Home in Hiram, Georgia is honored to serve the family of Patrica Deavers.

## Samuel Gregory Perez Passes Jan. 21



Samuel Gregory Perez was born in Havana, Cuba, on December 19, 1947, and passed peacefully in his home on January 21, 2026.

In his younger years, Sam enjoyed hiking and spending time outdoors. The Florida Keys always held a special place in his heart, and he spent as much time there as possible creating cherished memories with family and friends. Sam was extremely proud to be an American, and his deep love for his country was reflected in his daily life.

A veteran of the United States Army, he proudly served in combat in Vietnam. Sam was a dedicated employee of AT&T for 30 years before retiring to fully embrace his greatest joy—being a grandfather.

Those who knew Sam will remember his hilarious stories and endless wisdom on subjects ranging from wood-working to gunsmithing and technology. He always had a witty phrase for every circumstance and a sense of optimism that was truly unmatched.

Sam was immensely proud to be a father, grandfather, and great-grandfather, and he devoted his retirement years to being a loving “Papaw.”

Samuel is survived by his wife of 47 years, Wanda Perez; daughter and son-in-law, Michelle and Christopher Mabe; his grandchildren, Ian Sheridan, Taylor Price, and Houston Price; and great-grandchildren, Andersen and Arlo Price; niece, nephew, and a host of cousins and dear friends.

He was preceded in death by his parents, Aurora and Samuel D. Perez, and his sister, Cuqui Cahill.

Sam’s legacy will live on in the phrases we repeat, the time we spend in the home he built and loved, and the Cuban coffee we will forever raise in his honor.

## Adult Reading Tutors Needed

Would you like to teach an adult to read? The Paulding Literacy Council is accepting new volunteers who would like to teach adults basic reading skills. Volunteers will be trained to work one-on-one with their students using a nationally recognized reading program. Call 770-974-5531 to learn more about this rewarding experience.

## Services Held for Mr. Harold Leslie Wilson



Mr. Harold Leslie Wilson, age 91, of Dallas, Georgia, passed away on Friday, February 13, 2026 at his residence.

Mr. Wilson was born September 29, 1934 in Atlanta, Georgia, to Mr. Joseph Leslie Wilson and Mrs. Lucy Teal Wilson. Mr. Wilson was married to Mrs. Doris Ann Bridges Wilson until her passing. He worked as an engineer for CSX Railroad for many years. He was a member of High Shoals Baptist Church. He was a loving husband and father.

He was preceded in death by his wife, Mrs. Doris Bridges Wilson and parents, Mr. and Mrs. Joseph Leslie (Lucy Teal) Wilson.

He is survived by his two sons, Les Wilson and Andy Wilson and sister, Marie Wilson Vandecamp.

Funeral services were held Monday, February 16, 2026, 2:00 P.M. at Benson Funeral Home with Rev. Jason Morgan will officiating. Interment followed at High Shoals Baptist Church Cemetery.

Benson Funeral Home is honored to serve the family.

## Weekly Wednesdays -

Beginning Drawing and Oil Painting with James Hill at Rockmart Cultural Arts Center at 3pm and 5pm. \$15/1.5 hour lesson. 770.355.1535

Computer Classes at the Dallas Public Library at 11 am for adults. 1010 E. Memorial Drive, Dallas.

Homeschool Wednesday at 1pm- New Georgia Library. The program is different each week. Some weeks are art projects such as paintings and mosaics, while other weeks engage in hands on learning on topics such as Rocks and Minerals or Robotics (with special help from the WGRLS Steam Engine) Children ages 6-12. 94 Ridge Rd, Dallas. Facebook/NewGeorgiaLibrary. 770.459.8163.

Zumba Class at 9:30am at the Paulding County Senior Center. 54 Industrial Way N, Dallas. 770.443.8873.

## Mrs. Sybil Walls Ingram Passes Feb. 9



Mrs. Sybil Walls Ingram passed away on February 9, 2026. Sybil was born on February 10, 1943, in Anniston, Alabama, to Edsil and Gaynell Walls.

Sybil was a creative soul who loved to sew and craft. Christmas was her favorite time of year, and she enjoyed decorating every room. Sybil was known as a prayer warrior, and she found great joy and community in her church. She cherished her time at Grace Baptist Church, where she found community and purpose for her gifts. Her generous nature shone through in the countless cards she sent to friends and family, always reminding them that they were in her thoughts and prayers.

Along with her parents and husband, Joseph Lee Ingram, whom she was married to for 45 wonderful years, Sybil was preceded in death by her sisters, Myralyn Walls Sams and Peggy Walls Reeves.

Sybil is survived by her daughters, Peggy (Robert) Gorhum, Anissa (Fletcher) Gadsden, and Stephanie (David) Walker. She was a proud grandmother to Charley (Dustin) Landry, Tyler Canaris, Courtney Walker, Elizabeth (Scott) Gordon, Ashley Clinton, Alex Gorhum, Corey "Bud" (Kayla) Walker, and William Gadsden. She also leaves behind her dear sister-in-law, Kim Ingram, and many more family members and friends who will remember her fondly.

A funeral service will be held at the Sam Clark Chapel on February 21, 2026, at 11:00 AM with Pastor Randy Farwell and Pastor Thomas Brown officiating. Interment followed at Edgemont Cemetery. Friends are invited to pay their respects during the visitation at Clark Funeral Home on February 20, 2026, from 5:00 PM until 8:00 PM.

Contact the funeral home for floral and memorial contributions.

Sam Clark Funeral Home is honored to serve the family.

## Time to get your GED

Classes in instruction towards a GED are offered in Paulding County at the Dianne Wright Innovation Center, 140 Bethel Church Rd., Hiram. Call 678-460-1587 to register.



### Can I withdraw funds? Can I convert my account? How can I generate income?

Let's work together to find the right strategy to help keep you on track. Call or email me today to get started.



**Ryan Hale, AAMS™**  
Financial Advisor  
119 West Memorial Drive  
Dallas, GA 30132  
770-505-5333

Faith & Community

“I Quit”



Once upon a time, a conscientious man decided to take his faith to a deeper level by joining a monastery. One of the requirements was a strict vow of silence. Every seven years the monks were brought in for a two-word statement.

The first time the struggling monk appeared before his superiors, he said, “bed hard.” Seven years later, when asked for his statement, he responded, “bad food.” After twenty-one years in the monastery, he said to his superiors, “I quit.” “Well, I’m not surprised,” said the head monk, “all you’ve done since you’ve been here is complain.”

While this story may generate a chuckle, complaining is no laughing matter. It seems harmless compared to other more significant transgressions. Yet, its consequences can be quite serious.

Take the children of Israel wandering in the wilderness. They complained at the Red Sea as the Egyptians approached. They grumbled at Marah because of bitter water. Later, they fussed because of a lack of food. At Rephidim, they grumbled because there was no water. They complained at Kadesh-Barnea when the spies reported giants in the land (Exodus 14:10-12, 15:23-24, 16:3, 17:3, Numbers 14:2).

Moses nailed it by saying, “Your grumbings are not against us but against the Lord” (Exodus 16:8). As a result, they remained in the wilderness for 40 years. With the exception of Joshua and Caleb, those twenty years and older never entered the Promised Land (Numbers 14:22-23).

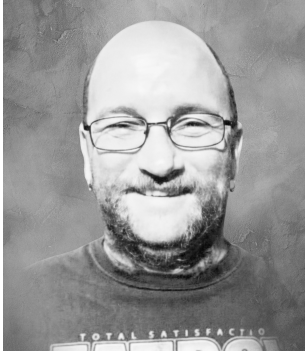
Certainly, there are those occasions in life where complaining is acceptable, perhaps even therapeutic. Job cried out, “Even today my complaint is bitter; his hand is heavy in spite of my groaning” (23:1, NIV). And who could blame him, considering the tremendous suffering and loss he endured? Weighed down by the tremendous pressures in leading a rebellious people, Moses asked God, “Why have You been so hard on Your servant? And why have I not found favor in Your sight, that You have laid the burden of all this people on me?” (Numbers 11:1, NASB). David, known primarily for his eloquent words of praise and worship, lamented, “How long, O Lord? Will you forget me forever? How long will You hide Your face from me?” (Psalm 13:1, NASB).

One can expect to endure such seasons. The key is, don’t remain there. Complaining can be devastating and debilitating when it becomes a way of life. “This too shall pass.” Relief comes to those who rely upon God.

In the end, Job was restored to an even greater position. Moses went on to lead the Israelites to the edge of the Promised Land. By the end of that Psalm, David could say, “I will sing to the Lord, because He has dealt bountifully with me” (vs. 6). Though his situation had not changed, his outlook had.

OBITUARIES

Services Held for Yancy Peebles



Yancy Peebles, age 54, of Hiram, Georgia, passed away on Friday, February 6, 2026.

He was born on August 22, 1971, in Lithia Springs, Georgia, to his loving parents, Jim Peebles and Theresa Lee. Yancy was known for his unwavering love for his family and his passion for gaming.

Yancy built a career spanning more than 30 years as a Maintenance Manager, working for several companies throughout his life, most recently Crown Bakery. Outside of work, he cherished spending time with his loved ones, going on guy trips, or simply relaxing at home playing video games.

Yancy was preceded in death by his father, Jim Peebles.

He is survived by his loving wife, Ellen Peebles; mother, Theresa (John) Lee; sons, Taylor (Alex) Peebles and Avery (Candace) Hawkins; daughter, Kristina (Josh) Hulsey; seven grandchildren, and a host of extended family and friends.

A funeral service was held February 11, 2026 in the Sam Clark Chapel at 11:00 a.m.

Rest easy, Yancy. You will be missed more than words can express.

You may share your thoughts and condolences at [www.samclarkfuneralhome.com](http://www.samclarkfuneralhome.com) Clark Funeral Home is honored to be entrusted with the services.

The focus became the Lord rather than himself. As a result, delight overtook despair.

Consider the man who murmured that he had no shoes, till he met a person who had no feet. The Bible commands us to “Do all things without grumbling or disputing; so that you will prove yourselves to be blameless and innocent, children of God above reproach in the midst of a crooked and perverse generation, among whom you appear as lights in the world...” (Philippians 2:14,15, NASB). And by all means, don’t quit. For the believer, the best is yet to come.

Rev. Gaddis has been a pastor for over 34 years, 25 of those in Georgia. He lives in Athens and can be reached at [jjodagadis@gmail.com](mailto:jjodagadis@gmail.com).

Mr. Johnny Lee Morris Passes Feb. 14



Mr. Johnny Lee Morris, age 35, of Dallas, Georgia, passed away on February 14, 2026 in Marietta, Georgia.

Mr. Morris was born December 30, 1990 in Austell, Georgia to Ms. Denna Geilhaupt and Mr. Johnny Phillip Morris, Jr. Mr. Morris worked as an automotive repair technician. He will be missed by his mom, sister and others who loved him.

Johnny was preceded in death by his father, Mr. Johnny Phillip Morris, Jr.

He is survived by his mother, Ms. Denna Geilhaupt (Brian Bickers); sister, Ms. Crystal Geilhaupt (Wesley Johnson); brother, Zack Fowler; niece, Paisley Johnson; nephew, Riley Johnson; Aunts, Sonjay Nicholas and Cindy Somers; uncles, Nick Nicholas and Darrell Geilhaupt and step-sister, Brianna Bickers.

Mr. Morris’ wishes were to be cremated. No services are planned at this time.

Benson Funeral Home is honored to be of service.

Josie Allen named to Dalton State College's President's List for Fall 2025

Josie Allen of Rockmart, GA, has been named to Dalton State College's Fall 2025 President's List.

Allen was among 442 students named to the President's List.

Charity Ndichu Named to Beulah Heights University Fall 2025 Dean's List

Charity Ndichu of Dallas, was named to the Beulah Heights University's Fall 2025 Dean's List.

Ndichu was among more than 34 students named to the Fall 2025 Dean's List.

Georgia Southern announces Fall 2025 Dean's List

Georgia Southern University recently recognized approximately 4,400 students for excellence in academics on the Fall 2025 Dean's List. To be eligible for the Dean's List, a student must have at least a 3.5 grade point average and carry a minimum of 12 hours for the semester.

Vanessa Alcala of Dallas  
Ava Aulls of Dallas  
Jemal Baylor of Dallas  
Elizabeth Billing of Dallas  
Trew Billing of Dallas  
Aisha Billingsly of Temple  
Rebekah Boggs of Hiram  
Madeline Bonds of Dallas  
Katelynn Broadstreet of Temple  
Madelyn Chastain of Taylorsville  
Kassidy Cottrill of Dallas  
Caroline Cousins of Dallas  
Nathalia Davison of Dallas  
Major Dorsey of Dallas  
Nicholas Driscoll of Dallas  
Colton Dunkin of Dallas  
Ansleigh Harkins of Dallas  
Jacqlyne Kogbodi of Dallas  
Gabrielle Kostick of Dallas  
Autumn Langley of Dallas  
Brian Mathison of Dallas  
Mackenzie Maulding of Rockmart  
Jaimie Mccauley of Dallas  
Morgan McKinnon of Temple  
Leah Milligan of Dallas  
Landon Pittman of Dallas  
Joshua Rhea of Dallas  
Emma Robinson of Dallas  
Aisha Saif of Hiram  
Blandine Saint Jean of Dallas  
Ana Sanchez of Dallas  
Jazmine Sanchez of Rockmart  
Terry Shepherd of Dallas  
Brody Smith of Dallas  
Madelynn Smith of Dallas  
Chloe Stacy of Dallas  
Tyra Winfree of Dallas  
Madisen Winn-Dennis of Hiram

Georgia Southern Univ. Announces Fall 2025 President's List

Georgia Southern University recently recognized approximately 2,630 students for excellence in academics on the Fall 2025 President's List. To be eligible for the President's List, a student must have at least a 4.0 grade point average and carry a minimum of 12 hours for the semester.

Yetunde Adeyemi of Hiram  
Michele Baylor of Dallas  
Elisha Bevel of Dallas  
Isabella Blackledge of Dallas  
Colton Cox of Dallas  
Mckenna Deplanche of Dallas  
Oluchukwu Irobi of Dallas  
Logan Jewell of Dallas  
Lauren Mossman of Temple  
Jenna Myers of Dallas  
Amira Randall of Dallas  
Sanyiah Reed of Hiram  
Alisha Saif of Hiram  
Kadija Seisay of Dallas  
Blythe Seraphim of Dallas  
Marissa Taylor of Dallas  
Ashley Thames of Dallas  
Nicolas Vaughan of Dallas

Freed-Hardeman University Announces President's, Dean's Lists for Fall 2025

Freed-Hardeman University has released the names of students who made the President's and Dean's Lists for the Fall 2025 semester. To be on the President's List, a student must be full-time and have a 4.0 grade point average. Students on the Dean's List have earned a minimum 3.4 grade point average for the semester.

The following students from your coverage have achieved this honor:

Hayden Holcomb, of Dallas, GA, has been named to the President's list. Hayden, a Senior level student, is earning a degree in Accounting.

Hunter Holcomb, of Dallas, GA, has been named to the President's list. Hunter, a Senior level student, is earning a degree in Bible: Preaching.

UWG Names Local Residents to Fall 2025 President's List

The President's List is a record of an elite class of UWG Wolves who achieve a 4.0 grade point average for the semester

Gretsaly Aponte  
Jenifer Bice  
Alyssa Biester  
Tiffany Blunt  
Madison Brooks  
Iyanna Bryant  
Meilani Cheung  
Samantha Copeland  
Heather Coulter  
Laken Craft  
Cadence Dankenbrink  
Jacqueline De La Torre Lopez  
Chandler Edwards  
Rylee Felts  
Hannah Ferris  
Grayson Gardner  
Dru Green  
Gina Gregaydis  
Lindsay Haney  
Lily Hollister  
Taylor Keese  
Alexa Kidney  
Madison Klinesmith  
Faith Lovejoy  
Annalise Marshall  
Kaitlyn Martin  
Yolexy Martinez  
Ariana Matias  
Melody Maughon  
Demetrius McCants  
Landon Metz  
Marissa Miller  
Solomon Mitchell  
Sarah Morris  
Garrett Nichols  
Diana Rodriguez  
Madison Ruffing  
Patricia Savage  
Rachel Schiliventz  
Gernyvia Scott  
Brenna Sloman  
Alexandra Smith  
Liana Smith  
Erica Speer  
Jessica Tilford  
Dylan Walker  
Laney Watson  
Taylor Winters  
Bryle Wood  
Kennedy Worthly

Dalton State College announces Dean's List for fall 2025

Dalton State College announced the names of students who made the Dean's List for fall 2025.

The Dean's List recognizes students who achieved a grade point average of 3.5 - 3.99 while taking six or more credit hours during the academic semester.

Collin Hadders of Dallas, GA  
Kaitlynn Powers of Dallas, GA  
Kaitlyn Bryan of Temple, GA  
Sarah Kamau of Dallas, GA  
Oluwakemi Olawuyi of Dallas, GA  
Courtney Spivey of Rockmart, GA  
Jimmy Stevens of Dallas, GA

Dean's, President's Lists Students Named for UA Fall 2025 Term

A total of 15,388 students enrolled during Fall Semester 2025 at The University of Alabama were named to the dean's list with an academic record of 3.5 (or above) or the president's list with an academic record of 4.0 (all A's). These driven students are making waves across UA's more than 70 undergraduate programs and 12 colleges and schools.

Local students include:

Zachary Baker of Dallas was named to the Deans List.

Ryan Bechtel of Dallas was named to the Deans List.

Kaitlyn Bolas of Dallas was named to the Deans List.

JaMarcus Cameron of Dallas was named to the Deans List.

Reagan Coleman of Dallas was named to the Presidents List.

Pamela Gyamfi of Dallas was named to the Presidents List.

Allison Hegburg of Dallas was named to the Presidents List.

Brenn Howell of Dallas was named to the Presidents List.

Joslynn Jones of Dallas was named to the Presidents List.

Sarah Kelley of Dallas was named to the Deans List.

Kenzie Miles of Dallas was named to the Presidents List.

Sarah Norman of Dallas was named to the Deans List.

MaKayla Raynor of Dallas was named to the Deans List

Haley Herrington of Hiram was named to the Presidents List.

Kaelie McIntyre of Hiram was named to the Deans List

Taylor Adams of Rockmart was named to the Presidents List

Joshua Wilder of Rockmart was named to the Presidents List

Pine Ridge Baptist Church

125 Pine Ridge Church Rd, Dallas, GA 30157  
770-443-7380 • Pastor Scott Thomas

We invite you to come worship with us!  
We are a Bible believing, soul winning church!  
Sunday School 9:45 am Worship Service 11am & 5pm  
We are located at 125 Pine Ridge Church Rd, approx.  
5.5 miles South of Dallas on GA Hwy 61  
John 15:5....He that abideth in me, and I in Him, the same  
bringeth forth much fruit for without me ye can do nothing.

FREE Food Giveaway

2nd Tuesday of each month

Where: The Community Building  
Dallas Housing Authority  
537 Paulding Lane, Dallas, GA 30132  
Time: 12:00noon - 4:00pm

Transforming Mission Ministries  
Glory Community Food Pantry  
4244 Highway 101N (Yorkville)  
Rockmart, GA 30153  
Rev. Griffith 770.546.3391



Ebenezer Baptist Church

1002 West Memorial Drive, Dallas, Ga

Pastor: Harold Weatherford

Sunday school 10:00 am

Sunday morning worship 11:00 am

Sunday night worship 6:00 pm

Wednesday eve prayer meeting 7:30 pm

“There’s A Welcome Here For You”

Second Baptist Church

413 West Memorial Drive  
Dallas, Georgia 30132  
(770) 445-7766



Schedule of Services

Sunday School.....10:00 am  
Morning Worship.....11:00 am  
Evening Worship.....6:00 pm  
Wednesday Prayer....7:00 pm

We Welcome You!  
.....where the Spirit of  
the Lord is, there is  
liberty.  
(II Cor. 3:17)

Pastor, Rev. Paul Hebert

“Where Christ is freely worshipped”



Sunday School 10:00 AM  
Sunday Celebration Worship 11:00 AM/6:00 PM  
Children's Chapel (Sunday) 11:00 AM  
Wednesday Student Ministries 6:45 PM  
Wednesday Mid-week worship 7:00 PM  
120 Northside Church Road - Dallas - Shad Smith - Pastor

Peoples Baptist Church

Dennis Bellamy, Pastor

201 Buchanan Street ~ Dallas

Sunday School 9:45 am  
Morning Service 10:45 am  
Evening Service 6:00 pm  
Wednesday Service 6:30 pm

[www.peoplesbaptistofga.org](http://www.peoplesbaptistofga.org)

LEGAL NOTICE

**PETITION FOR LETTERS  
OF ADMINISTRATION  
NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
JO BETH MITCHELL BUSH, DECEASED  
ESTATE NO. 2026-012  
TO: whom it may concern and all heirs.  
Susan Mitchell Brock, has petitioned to be ap-  
pointed administrator of the estate of  
Jo Beth Mitchell Bush deceased, of said  
county. The petitioner has also applied for  
waiver of bond, waiver of reports, waiver of  
statements, and/or grant of certain powers  
contained in O.C.G.A. § 53-12-261. All inter-  
ested persons are hereby notified to show  
cause why said petition should not be  
granted. All objections to the petition must  
be in writing, setting forth the grounds of any  
such objections, and must be filed with the  
Court on or before February 23, 2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Judge Angela Jackson  
Paulding County Probate Court  
By: Amber Guy  
Clerk of the Probate Court  
280 Constitution Blvd. Room 2009  
Dallas, Georgia  
770-443-7521  
(4tJan29)

**PETITION FOR LETTERS  
OF ADMINISTRATION  
NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
SUSAN DALE JACKSON, DECEASED  
ESTATE NO. 2026-025  
TO: All heirs and whom it may concern:  
JAMES STEVEN SHEEHY has petitioned for  
JAMES STEVEN SHEEHY to be appointed  
administrator of the estate of SUSAN DALE  
JACKSON, deceased, of said county. All in-  
terested persons are hereby notified to show  
cause why said petition should not be  
granted. All objections to the petition must  
be in writing, setting forth the grounds of any  
such objections, and must be filed with the  
Court on or before FEBRUARY 23, 2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Angela Jackson  
Judge of the Probate Court  
By: Melissa McCann  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
(4tJsn29)

**CITY OF DALLAS  
PUBLIC HEARING  
NOTIFICATION  
LEGAL NOTICE  
DEVELOPMENT STANDARDS  
VARIANCE  
DSV-2026-01**

CROE Properties, LLC. (Applicant), Jerry  
Johnson, PE (Representative), and Chris Roe  
(Titleholder), has applied and seeks a Devel-  
opment Standards Variance for property leg-  
ally  
known as 105 White Park Drive, Dallas, Ga.  
30132; Tax Parcel I.D. No. 148.2.1.002.0000  
located in Land Lot: 455 in the 2nd District  
and 3rd Section of Paulding County.  
The public hearing for the Zoning Board of  
Appeals will be held on Monday, February 23,  
2026 at 5:00pm. The public hearing will be  
conducted in the Council Chambers of the  
City  
of Dallas, City Hall, at 129 East Memorial  
Drive, Dallas, GA 30132.  
Per O.C.G.A. 36-67A-3; Opponents to the  
above actions are required to submit a disclo-  
sure  
report five days before the first public hearing.  
For questions or concerns, contact the  
Community Development Department at  
770.443.8110 x 1401  
This the 29th day of January, 2026.  
CROE Properties, LLC. (Applicant)  
Jerry Johnson, PE (Representative)  
Chris Roe (Titleholder)  
(4tJan29)

**NOTICE OF PUBLIC HEARING  
LEGAL NOTICE  
ANNEXATION: A-2025-03  
ZONING/REZONING: Z-2025-05**

Blue River Development, LLC (Applicant),  
Linda Paris Holley & Larry D. Paris (Title-  
holder), and  
LJA Engineering, Inc.; Tyler Lasser (Rep-  
resentative), have applied and seeks to annex  
& zone  
approximately 32.286 acres of property lo-  
cated at 2076 Jimmy Lee Smith Parkway;  
Dallas, GA  
30132, from R-2 (Paulding County) to TH-  
Townhome and C-1 Commercial Low-density  
(City of  
Dallas) for a residential , one hundred thirteen  
(113) unit townhome community and low-den-  
sity  
commercial space for medical office use. The  
subject property is located and legally known  
by  
Tax Parcel ID No.147.1.4.001.0000 in Land  
Lot 480, 2nd District, 3rd Section, of Paulding  
County.  
The public hearing for the Planning & Zoning  
Commission will be held on Thursday, Feb-  
ruary  
19, 2026 at 6:00pm. The public hearing will  
be conducted in the Council Chambers of the  
City of  
Dallas, City Hall, at 129 East Memorial Drive,  
Dallas, Georgia 30132.  
The public hearing for the City Council will be  
held on Monday, March 2, 2026 at 5:15pm.  
The public hearing will be conducted in the Coun-  
cil Chambers of the City of Dallas, City Hall,  
at 129  
East Memorial Drive, Dallas, Georgia 30132.  
Please contact the City of Dallas - Community  
Development Department at City Hall, 129 E.  
Memorial Drive, Dallas, Georgia 30132 or

(770) 443-8110 to receive information on the  
filing  
thereof.  
Per O.C.G.A. 36-67A-3; Opponents to the  
above actions are required to submit a disclo-  
sure report  
five days before the first public hearing.  
CITY OF DALLAS  
This the 22nd day of January, 2026  
Blue River Development, LLC (Applicant)  
Linda Paris Holley & Larry D. Paris (Title-  
holder)  
LJA Engineering – Tyler Lasser (Represent-  
ative)  
(4tJan29)

**NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
MICHAEL DAVID LAMMERS SR., DE-  
CEASED ESTATE NO. 2026-022  
IN RE: The Petition to Probate Will in Solemn  
Form in the above referenced estate having  
been duly filed.  
TO: MICHAEL DAVID LAMMERS JR., ES-  
TATE OF JASON PAUL LAMMERS, TO ALL  
HEIRS AND WHOM IT MAY CONCERN;  
This is to notify you to file objection, if there  
is any, to the petition to probate will in solemn  
form, in this Court on or before February 23,  
2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Angela Jackson  
Judge of the Probate Court  
By: Melissa McCann  
Clerk of the Probate Court  
Paulding County Probate Court  
Dallas, Ga 30132  
(4tJan29)

**PUBLICATION OF NOTICE  
AND SUMMONS**

STATE OF GEORGIA  
COUNTY OF PAULDING  
To: Emmanuel Thrasher  
John Doe  
Unknown Fathers  
Paulding County  
RE: Paulding County Juvenile Court  
File No: 25-JV-00869  
In the Interest of K.A., minor child  
GREETINGS: You are hereby notified that a  
PETITION FOR DEPENDENCY regarding  
your minor child has been filed in the Paulding  
County Juvenile Court on December 30,  
2025, by the Paulding County Division of  
Family and Childrens Services. The Petition  
asserts that your child is dependent because  
he has been abused or neglected and is in  
need of the protection of the court or are with-  
out his parent or legal custodian. The mother  
of the child is Brittany Anderson.  
By order of the Court, a hearing has been set  
for March 3, 2026 at 9:30 a.m. on the second  
floor of 280 Constitution Blvd., Dallas, Geo-  
rgia 30132. You are required to be present  
and answer the allegations in the Petition for  
Dependency.  
You have a right to be heard in this matter  
and you should appear personally or through  
counsel at this hearing. You have a right to  
appointed counsel if you are found to be in-  
digent within the meaning of the law; however,  
you must first apply to the Court for an attor-  
ney.  
You can obtain a copy of the Petition for De-  
pendency, at no cost, from:  
Paulding County Juvenile Court Clerk's Office  
280 Constitution Blvd.  
Dallas, GA 30132  
770-443-7532  
In the event you fail to appear at said hearing  
or otherwise respond to the Petition, the Court  
will proceed as provided by law.  
Witness the Honorable Carolyn Altman,  
Judge of said Court, this 27th day of Janu-  
ary, 2026.  
/s/ Heather Braggs, Deputy Clerk  
Paulding County Juvenile Court  
(4tFeb5)

**NOTICE TO DEBTORS  
AND CREDITORS**

All creditors of the estate of Anthony Joseph  
Manning late of Paulding County, deceased,  
are hereby notified to render in their demands  
to the undersigned according to law, and all  
persons indebted to said estate are required  
to make immediate payment.  
This 19th day of January, 2026  
Name: Marybeth Manning  
Title: Executor  
Address: 38 Willow Springs Ct., Dallas, GA  
30132  
(4tJan29)

**NOTICE TO DEBTORS  
AND CREDITORS**

State of Georgia, County of Paulding.  
All debtors and creditors of the estate of  
Grant Aaron Roesner, deceased, late of Paul-  
ding County, are hereby notified to render in  
their demands to the below named person(s)  
according to law. This 2nd day of February,  
2026. Aaron Roesner, Administrator of the  
Estate of Grant Aaron Roesner, 8942 Xerxes  
Circle S., Bloomington, MN 55431.  
(4tFeb5)

**AMENDED PETITION FOR  
LETTERS OF ADMINISTRATION  
NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
RUSSELL KEITH SMITH, DECEASED  
ESTATE NO. 2026-027  
TO: Whom it may concern:  
DANIEL PIERCE SMITH SR. has petitioned  
for DANIEL PIERCE SMITH SR. to be ap-  
pointed administrator of the estate of RUS-  
SELL KEITH SMITH deceased, of said  
county. (The petitioner has also applied for  
waiver of bond, waiver of reports, waiver of  
statements, and/or grant of certain powers  
contained in O.C.G.A. § 53-12-261.) All inter-  
ested persons are hereby notified to show  
cause why said petition should not be  
granted. All objections to the petition must  
be in writing, setting forth the grounds of any  
such objections, and must be filed with the  
Court on or before March 16  
, 2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary public  
or before a probate court clerk, and filing fees  
must be tendered with your objections, unless

you qualify to file as an indigent party. Contact  
probate court personnel for the required  
amount of filing fees. If any objections are  
filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Judge Angela Jackson  
Paulding County Probate Court  
By: Amber Guy  
Clerk of the Probate Court  
280 Constitution Blvd. Room 2009  
Dallas, Georgia  
770-443-7521  
(4tFeb12)

**NOTICE OF SERVICE  
BY PUBLICATION**

IN THE SUPERIOR COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
ALDRIDGE PITE, LLP,  
Petitioner,  
v.  
JOHNNY SHAFER, THE UNKNOWN HEIRS  
OF MELINDA DIONNE SHAFER A/K/A DI-  
ONNE SHAFER, AND SECURE ASSET RE-  
COVERY, LLC,  
Respondents.  
CIVIL ACTION FILE NO.: 26-CV-000280-P3  
TO: the Unknown Heirs of ME-  
LINDA DIONNE SHAFER A/K/A DIONNE  
SHAFER  
By that Order for Service by Publication en-  
tered on January 29, 2026 (the “Order”), you  
are hereby notified that on January 26, 2026,  
Aldridge Pite, LLP (“Petitioner”) filed a Verified  
Petition for Interpleader (“Petition”) naming  
you as a Respondent. The subject matter of  
this Petition is excess proceeds from the fore-  
closure sale of the real property more com-  
monly known as 4251 Sorrells Blvd, Powder  
Springs, GA 30073.  
You are required to file with the Clerk of the  
Superior Court of Paulding County, and to  
serve upon Petitioner’s attorney, Jennifer J.  
Pierce, Aldridge Pite, LLP, Six Piedmont  
Center, 3525 Piedmont Road NE, Suite 700,  
Atlanta, GA 30305, an Answer in writing  
within sixty (60) days of the date of the Order.  
WITNESS, the Honorable T. David Lyles,  
Judge of the Superior Court of Paulding  
County.  
This the 29 day of January, 2026.  
Sheila Butler  
CLERK,  
SUPERIOR COURT OF PAULDING  
COUNTY  
Jennifer J. Pierce  
Georgia Bar No. 233018  
Attorney for Petitioner  
Six Piedmont Center  
3525 Piedmont Road NE  
Suite 700  
Atlanta, GA 30305  
Phone: (404) 994-7376  
Fax: (888) 387-6828  
jpierce@aldridgepite.com  
1682-2809A  
(4tFeb12)

**CITY OF DALLAS, GEORGIA  
NOTICE OF PUBLIC HEARINGS  
PROPOSED ORDINANCE – P U B L I C  
SA F E T Y D E V E L O P M E N T I M P A C T  
F E E P R O G R A M ( N E W S E C .  
3 4 - 2 9 )**

Notice is hereby given that the Mayor and City  
Council of the City of Dallas, Georgia will con-  
duct two public hearings to receive public com-  
ment on a proposed ordinance to amend  
the City of Dallas Code of Ordinances by add-  
ing a new Section 34-29 in Chapter 34, Article  
II, establishing a Public Safety Development  
Impact Fee Program applicable to new devel-  
opment, consistent with O.C.G.A. § 36-71-1  
et seq.  
Hearing #1: Mon., March 2, 2026 – 5:15 p.m.  
Hearing #2 (Final): Mon., April 6, 2026 – 5:15  
p.m.  
Location (both): City Council Chambers, City  
Hall, 129 E. Memorial Drive, Dallas, GA  
30132  
Immediately following Hearing #2, the Mayor  
and City Council will consider the proposed  
ordinance for second reading and final pas-  
sage at the regular City Council meeting.  
Public comment will be received at the hear-  
ings. Written comments may be submitted in  
advance to the City Clerk, City Hall, 129 E.  
Memorial Drive, Dallas, GA 30132, during  
normal business hours. A copy of the pro-  
posed ordinance is available for public in-  
spection at City Hall during normal business  
hours.  
ADA: Persons requiring special accommodations  
should contact the City Clerk’s Office at  
least 48 hours prior to the hearing.  
This 19th day of February, 2026.  
CITY OF DALLAS, GEORGIA  
Tina Clark, City Clerk

**NOTICE OF SUMMONS**

SERVICE BY PUBLICATION  
IN THE SUPERIOR COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
Rachel Cooper, Plaintiff  
v. Guelien M. Singleton  
Civil Action No. 25-CV-003071-P2  
TO: Guelien M. Singleton, Defendant Named  
Above: You are hereby notified that the  
above-styled action seeking Divorce (state  
the relief sought) was filed against you in said  
court on January 29, 2026, and that by rea-  
son of an order for service of summons by  
publication entered by the court on you are  
hereby commanded and required to file with  
the clerk of said court and serve upon, Rachel  
Cooper, plaintiff, whose address is 2214 Cle-  
burne Parkway, Powder Springs, GA 30127  
an answer to the complaint within sixty (60)  
days of the date of the order for service by  
publication. If you fail to do so, judgment by  
default will be taken against you for the relief  
demanded in the complaint.  
Witness the Honorable Dean C. Bucci, Judge  
of said Court. This the 9th day of February,  
2026.  
Sheila Butler, Clerk of Superior Court,  
Paulding County.  
(4tFeb12)

**NOTICE**

Notice is given that there will be introduced at  
the 2026 regular session of the General As-  
sembly of Georgia a resolution sponsored by  
Senator Jason Anavitate, 236 State Capitol,  
Atlanta, Georgia 30334, (404)656-0085,  
to dedicate the intersection of State Route 92  
and Cedarcrest Road in Paulding County as  
the Sgt. Major John Barry Dean Memorial In-  
tersection in honor of his achievements, ac-  
complishments, and contributions to the State  
of Georgia; and for other purposes. The esti-  
mated cost of such dedication is \$1,000.00.

**PETITION FOR LETTERS  
OF ADMINISTRATION  
NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
LINDA FAYE SMITH, DECEASED  
ESTATE NO. 2026-068  
TO: Whom it may concern and All Heirs:  
Sharee Smith has petitioned for Sharee Smith  
to be appointed administrator of the estate of  
Linda Faye Smith, deceased, of said county.  
(The petitioner has also applied for waiver of  
bond, waiver of reports, waiver of statements,  
and/or grant of certain powers contained in  
O.C.G.A. § 53-12-261.) All interested persons  
are hereby notified to show cause why said  
petition should not be granted. All objections  
to the petition must be in writing, setting forth

the grounds of any such objections, and must  
be filed with the Court on or before March 16,  
2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All objections  
should be sworn to before a notary public or  
before a probate court clerk, and filing fees  
must be tendered with your objections, unless  
you qualify to file as an indigent party. Contact  
probate court personnel for the required  
amount of filing fees. If any objections are  
filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Judge Angela Jackson  
Paulding County Probate Court  
By: Amber Guy  
Clerk of the Probate Court  
280 Constitution Blvd. Room 2009  
Dallas, Georgia  
770-443-7521  
(4tFeb19)

**PETITION FOR LETTERS  
OF ADMINISTRATION  
NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE:  
MICHAEL O'BRIEN, DECEASED  
ESTATE NO. 2026-066  
TO: All heirs and to whom it may concern:  
Michelle Lee Ferrell has petitioned to be ap-  
pointed administrator of the estate of  
Michael McCormick O'Brien deceased, of  
said county. (The petitioners has also applied  
for waiver of bond, waiver of reports, waiver  
of statements, and/or grant of certain powers  
contained in O.C.G.A. § 53-12-261.) All in-  
terested persons are hereby notified to show  
cause why said petition should not be  
granted. All objections to the petition must  
be in writing, setting forth the grounds of any  
such objections, and must be filed with the  
Court on or before March 16, 2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Angela Jackson  
Judge of the Probate Court  
By: MacKenzie Grant  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
770-443-7541  
(4tFeb19)

**NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that, for pur-  
poses of Section 147(f) of the Internal Re-  
venue Code of 1986, as amended, the Paulding  
County Hospital Authority (the "Authority") will  
hold a public hearing on February 26, 2026,  
at 9:00 a.m., accessible to the public by tele-  
phone, with respect to the issuance, in one or  
more series, of the Authority's revenue antici-  
pation certificates (the "Certificates"). The  
Certificates are proposed to be issued as  
qualified 501(c)(3) bonds in a maximum ag-  
gregate principal amount of \$220,000,000 to  
(i) finance the acquisition, construction and  
equipping of certain health facilities (the "Pro-  
ject"), (ii) finance capitalized interest on the  
Certificates, and (iii) pay costs in connection  
with the issuance of the Certificates. The  
Project to be financed with the Certificates is  
located at the Wellstar Paulding Hospital  
Campus, 2518 Jimmy Lee Smith Parkway,  
Hiram, Georgia 30141.  
The Project to be financed with the Certifi-  
cates will be initially owned or principally used  
by Paulding Medical Center, Inc., a Georgia  
nonprofit corporation ("PMC"), or one or more  
of its tax-exempt nonprofit affiliates.  
The Certificates will be limited obligations of  
the Authority payable solely from the repay-  
ment of a loan of proceeds of the Certificates  
to PMC and shall not be a charge upon the  
faith and credit of the Authority, Paulding  
County, Georgia or the taxing power of any  
entity, except to the extent otherwise specifi-  
cally provided for in an intergovernmental  
contract with respect to one series of the Cer-  
tificates.  
All interested persons are invited to attend the  
public hearing by telephone and will be given  
an opportunity to address the question of  
whether the Board of Commissioners of Paul-  
ding County should approve the issuance of  
the Certificates for the Project. Individuals  
may attend the public hearing by telephone  
toll-free by dialing 877-853-5257. The con-  
ference code is 6308532545.  
Questions, requests for additional infor-  
mation, or written comments may be directed  
in writing in advance of the hearing to the Au-  
thority in care of Wellstar Health System, Inc.,  
793 Sawyer Road, Marietta, Georgia 30062,  
Attention: Chuck Carder.  
PAULDING COUNTY HOSPITAL AU-  
THORITY

**NOTICE  
[For discharge from office  
and all liability]**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
TREVOR SEAN NEWIRTH, DECEASED  
ESTATE NO. 2025-153  
IN RE: Petition for Discharge of Personal  
Representative  
TO: All Heirs and to whom it may concern:  
This is to notify you to file an objection, if there  
is any, to the above-referenced petition, in this  
Court on or before MARCH 2, 2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Angela Jackson  
Judge of the Probate Court  
By: Melissa McCann  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
770-443-7541

**NOTICE OF PETITION TO FILE  
FOR YEAR'S SUPPORT**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE:  
FRANKIE BRUCE HOWELL, DECEASED  
ESTATE NO. 2026-069  
TO: Kayla Amos, Paulding Co. Tax Comm.,  
Discover Bank, Inc., Capital One Services,  
LLC., JP Morgan Chase Bank, Army and Air  
Force Exchange Service, Delta Air Lines, Inc.,  
Brown & Joseph, LLC., Georgia Dept. of  
Revenue, Internal Revenue Service, and all  
unknown creditors.  
The petition of CINDY CAROL HOWELL, for

a year's support from the estate of  
FRANKIE BRUCE HOWELL, deceased, for  
decendent's surviving spouse, having been  
duly filed, all interested persons are hereby  
notified to show cause, if any they have, on  
or before MARCH 16, 2026, why  
said petition should not be granted.  
All objections to the petition must be in writing,  
setting forth the grounds of any such objec-  
tions, and must be filed on or before the time  
stated in the preceding sentence. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed the petition  
may be granted without a hearing.  
Angela Jackson  
Judge of the Probate Court  
By: Melissa McCann  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
(4tFeb19)

**PETITION FOR LETTERS  
OF ADMINISTRATION  
NOTICE**

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
KRISTY LYNN HOLLOWMAN, DECEASED  
ESTATE NO. 2026-044  
TO: all heirs, and to whom it may concern:  
Christopher Allen Holloman has petitioned for  
Christopher Allen Hollman to be appointed  
administrator(s) of the estate of Kristy Lynn  
Holloman deceased, of said county. (The pe-  
titioner has also applied for waiver of bond,  
waiver of reports, waiver of statements,  
and/or grant of certain powers contained in  
O.C.G.A. § 53-12-261.) All interested per-  
sons are hereby notified to show cause why  
said petition should not be granted. All ob-  
jections to the petition must be in writing, set-  
ting forth the grounds of any such objections,  
and must be filed with the Court on or before  
March 16, 2026.  
BE NOTIFIED FURTHER: All objections to  
the petition must be in writing, setting forth  
the grounds of any such objections. All ob-  
jections should be sworn to before a notary pub-  
lic or before a probate court clerk, and filing  
fees must be tendered with your objections,  
unless you qualify to file as an indigent party.  
Contact probate court personnel for the re-  
quired amount of filing fees. If any objections  
are filed, a hearing will be scheduled at a later  
date. If no objections are filed, the petition  
may be granted without a hearing.  
Angela Jackson  
Judge of the Probate Court  
By: Melissa McCann  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
770-443-7541  
(4tFeb19)

**LEGAL NOTICE**

The Paulding County Planning Commission  
and the Paulding County Board of Commis-  
sioners will hold a PUBLIC HEARING on  
TUESDAY, MARCH 24, 2026, at 2:00 P.M.,  
on the following applications. The recommen-  
dations will be forwarded to the Paulding  
County Board of Commissioners (unless  
otherwise noted) for their next regular  
scheduled meeting to be held on TUESDAY,  
APRIL 14, 2026, at 2:00 P.M. The meetings  
of the Paulding County Planning Commission  
and the Paulding County Board of Commis-  
sioners will be held at the Watson Govern-  
ment Complex, 240 Constitution Boulevard,  
Dallas, Georgia, in the Administration Building  
on the second floor.  
2025-19-Z: Application by ARTISAN BUILT  
COMMUNITIES requesting to rezone 15.07  
acres from R-2 (Suburban Residential Dis-  
trict) & PRD (Planned Residential Devel-  
opment District) to R-3 (Sewered Residential  
District) for the proposed development of 18  
single-family detached homes. Applicant is  
also requesting a variance to reduce the front  
setback from 30ft to 20ft for all lots and a  
buffer reduction from 50ft to 0ft. Property is  
located in Land Lots 524 and 557; District 3;  
Section 3; north end of Mountain Ashe Lane  
and north of Riverwalk Manor Drive. POST 4.  
2025-25-Z Application by NEBO ROAD  
PROPERTIES, LLC requesting to rezone ap-  
proximately 43 acres from A-1 (Agricultural  
District) to R-1 (Rural Residential District) for  
the proposed development of 25 one-acre  
lots and one 3.5 acre farm lot. Applicant has  
also requested several variances. Property is  
located in Land Lots 1231 & 1290; District 2;  
Section 3; proposed site is located north of  
Nebo Road, east of Villa Rica Hwy. POST 2.  
2026-04-Z: Application by RYAN LAW-  
RENCE requesting to rezone 3.15 acres of R-  
2 (Suburban Residential District) to I-1 (Light  
Industrial District) for a proposed storage yard  
for lumber, skid steers, trucks and other in-  
dustrial products. Property is located in Land  
Lot 1041; District 2; Section 3; west side of  
Hiram Douglasville Hwy (SR 92), south of Bill  
Caruth Pkwy. Project site address is 3166  
Hiram Douglasville Hwy. POST 3.  
ZONING ORDINANCE TEXT AMENDMENT:  
Public Hearing: The Paulding County Plan-  
ning Commission and Board of Commis-  
sioners will consider Zoning Ordinance Text  
Amendments to Title 1: Administration, Chap-  
ter 110 "Definitions", Section 110-50 "Defini-  
tions by Category/Chapter" and Section  
120-30 "Development Waiver Review Com-  
mittee", Title 2: Zoning, Chapter 220-40 Tech-  
nology Park Overlay Districts, Section  
240-140.03.L and Table 240.5, Chapter 280  
"Planning Commission" and the Appendix of  
the Unified Development Ordinance for Paul-  
ding County, Georgia.  
(2tFeb19)

**NOTICE TO DEBTORS AND CREDITORS**

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Ed  
Van Wyke, deceased, late of Paulding  
County, Georgia, are hereby notified to ren-  
der in their demands to the below named per-  
son(s) according to law.  
This 13 day of February 2026.  
Teddi B. Shallenberger,  
Administrator of the Estate  
of Ed Van Wyke  
254 Sheraton Way  
Dallas, GA 30132  
(4tFeb19)

**NOTICE OF PETITION  
TO CHANGE NAME**

In the Superior Court of Paulding County

State of Georgia  
In Re: Brianna Marie McMahon  
Civil Action File No. 26-CV-000493-P2  
Georgia, Paulding County  
Notice is hereby given that Brianna Marie  
McMahon, the undersigned, filed petition to  
the Superior Court of Paulding County, Geo-  
rgia on the 17 day of February, 2026, praying  
for a change in the name of petitioner from  
Brianna Marie McMahon to Allison Elizabeth  
McMahon. Notice is hereby given pursuant to  
law to any interested or affected party to ap-  
pear in said Court and to file objections to  
such name change. Objections must be filed  
with said Court within 30 days of the filing of  
said petition.  
This 12 day of February, 2026.  
Brianna Marie McMahon, Petitioner  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4tFeb19)

**NOTICE TO DEBTORS AND CREDITORS**

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of  
Robert Keith Thomas, deceased, late of Paul-  
ding County, Georgia, are hereby notified to  
render in their demands to the below named  
person(s) according to law.  
This 10 day of February 2026.  
Lauren Beasley, Esq.  
Attorney for the Administrator of the Estate  
of Robert Keith Thomas  
244 Roswell Street, Suite 700  
Marietta, GA 30060  
(4tFeb19)

**NOTICE OF INTENT TO INCORPORATE**

Notice is given that Articles of Incorpora-  
tion which will incorporate Highland Finishing,  
LLC have been delivered to the Secretary of  
State for filing in accordance with the appli-  
cable provisions of the Georgia Business Cor-  
poration Code. The initial registered office of  
the corporation will be located at 205 S. Erwin  
Street, Suite 101, Cartersville, GA 30120 and  
its initial registered agent at such address is  
Wade H. Everett, P.C.  
(2tFeb19)

**APPLICATION TO REGISTER A  
BUSINESS TO BE CONDUCTED  
UNDER TRADE NAME,  
PARTNERSHIP OR OTHERS**

STATE OF GEORGIA  
COUNTY OF PAULDING  
The undersigned does hereby certify Bradley  
121 Solutions LLC conducting a business at  
216 Grand Oak Trl in the City of Dallas,  
County of Paulding in the State of Georgia,  
under the name of House Doctors of North-  
west Georgia and that the nature of the busi-  
ness is Home Improvement Services and the  
name and addresses of the persons, firms or  
partnerships owning and carrying on said  
trade or business are:  
Bradley 121 Solutions LLC DBA  
House Doctors of Northwest Georgia  
Subscribed and Sworn to before me this 13  
day of February, 2026.  
Hannah Madison  
Notary Public  
Filed in office this 13 day of February, 2026.  
Sheila Butler, Clerk  
Superior Court, Paulding County, GA.  
(2tFeb19)

**NOTICE OF ROAD  
FACILITY DEDICATION**

Notice is given that there will be introduced at  
the 2026 regular session of the General As-  
sembly of Georgia a resolution sponsored by  
Representative Kimberly New, 612-F Cover-  
dell Legislative Office Building, Atlanta, Geo-  
rgia, 30334, (404) 656-0325, to dedicate the  
intersection of State Route 92 and Sweet-  
water Church Road in Paulding County as the  
Zander Trayvon Whitley Memorial Intersec-  
tion in honor of his achievements, accom-  
plishments, and contributions to the State of  
Georgia; and for other purposes. The esti-  
mated cost of such dedication is \$1000.00.

**NOTICE OF PETITION  
TO CHANGE NAME**

In the Superior Court of Paulding County  
State of Georgia  
In Re: Vanessa Kalu  
Civil Action File No. 25-CV-003757-P2  
Georgia, Paulding County  
Notice is hereby given that Vanessa Kalu, the  
undersigned, filed petition to the Superior  
Court of Paulding County

LEGAL NOTICE

NOTICE OF SALE UNDER POWER

STATE OF GEORGIA, COUNTY OF PAULDING  
By virtue of a Power of Sale contained in that certain Security Deed from Keiron Ashley Bobb to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR BROKER SOLUTIONS, INC. DBA NEW AMERICAN FUNDING., dated September 19, 2022 and recorded on September 20, 2022 in Deed Book 4840, Page 480, in the Office of the Clerk of Superior Court of Paulding County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of Two Hundred Seventy-Nine Thousand Eight Hundred Thirty-Seven and 00/100 dollars (\$279,837.00) with interest thereon as provided therein, as last transferred to New American Funding LLC F/K/A Broker Solutions, Inc., D/B/A New American Funding, recorded in Deed Book 5326, Page 356, aforesaid records, will be sold at public outcry to the highest bidder for cash before the courthouse door of Paulding County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in March, 2026, all property described in said Security Deed including but not limited to the following described property:  
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOTS 430 AND 363, 2ND DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 69, PROVIDENCE AT VISTA LAKE, POD "B", AS PER PLAT RECORDED IN PLAT BOOK 39, PAGE 74, PAULDING COUNTY, GEORGIA RECORDS, WHICH PLAT IS HEREBY REFERRED TO AND MADE A PART OF THIS DESCRIPTION. SUBJECT TO ANY EASEMENTS OR RESTRICTIONS OF RECORD.  
Said property may more commonly be known as **207 Providence Drive, Dallas, GA 30157**.  
The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (notice of intent to collect attorney's fees having been given).  
The individual or entity that has full authority to negotiate, amend and modify all terms of the loan is New American Funding LLC F/K/A Broker Solutions, Inc., D/B/A New American Funding, 8201 North FM 620, Suite 120, Austin, TX 78726 800-893-5304.  
Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: a) zoning ordinances; b) matters which would be disclosed by an accurate survey or by an inspection of the property; c) any outstanding ad valorem taxes, including taxes, which constitute liens upon said property whether or not now due and payable; d) special assessments; e) the right of redemption of any taxing authority; f) all outstanding bills for public utilities which constitute liens upon said property; g) all restrictive covenants, easements, rights-of-way and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owners and party in possession of the property are Keiron Ashley Bobb and or tenant(s). The sale will be conducted subject to 1) confirmation that the sale is not prohibited under the U.S. Bankruptcy code and 2) final confirmation and audit of the status of the loan with the holder of the Security Deed.  
New American Funding, LLC as Attorney-in-Fact for KEIRON ASHLEY BOBB  
Contact:  
Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520  
25-016399  
Ad Run Dates: 01/22/2026 ,01/29/2026 ,02/05/2026 ,02/12/2026 ,02/19/2026 ,02/26/2026  
(6Jan22)

erty to secure a Note in the original principal amount of TWO HUNDRED EIGHTY-SIX THOUSAND ONE HUNDRED FIFTY AND 0/100 DOLLARS (\$286,150.00), 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 Paulding County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in March, 2026, the following described property:  
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF  
The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice pursuant to O.C.G.A. § 13-1-11 having been given).  
Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence.  
Ameris Bank is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.  
The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Ameris Bank, 1 Corporate Drive, Suite 360, Lake Zurich, IL 60047, 8475507300.  
Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.  
Upon information and belief, said property is more commonly known as **>301 St Charles Avenue, Dallas, GA 30157**.  
Should a conflict arise between the property address and the legal description the legal description will control.  
ATTENTION ALL PROSPECTIVE BIDDERS:  
On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, will go into effect. The Rule applies to certain residential real estate sale transactions (including some that go beyond the typical one-to-four family residence) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicious Activity Report requirement. As part of this Rule, buyers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements. This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable.  
The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258.  
Ameris Bank  
as Attorney in Fact for  
Zahra Bensouda  
McCalla Raymer Leibert Pierce, LLP  
1544 Old Alabama Rd  
Roswell, GA 30076  
www.foreclosurehotline.net  
EXHIBIT "A"  
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 420 OF THE 2ND DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA BEING LOT 26, BARTLETT SQUARE, PHASE ONE, AS PER PLAT RECORDED IN PLAT BOOK 32, PAGE 13, PAULDING COUNTY, GEORGIA RECORDS, SAID PLAT BEING INCORPORATED HEREIN AND MADE REFERENCE HERETO.  
For informational purposes only property address is: 301 St. Charles Avenue, Dallas, GA 30157  
MR / GW March 3, 2026  
Our file no. 26-21251GA-FT18  
26-21251GA  
(4Feb5)

NOTICE TO DEBTORS AND CREDITORS  
State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of John Daniel Tompkins, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 20 day of January, 2026.  
Joellen Tompkins McBride,  
Administrator of the Estate  
of John Daniel Tompkins  
c/o McMahan Jones LLC  
128 Newnan St.  
Carrollton, GA 30117  
(4Jan29)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Sharron Marie Jones, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 20 day of January, 2026.  
James Kenneth Thomason,  
Administrator of the Estate  
of Sharron Marie Jones  
214 Riverbend Trail  
Douglasville, GA 30134  
(4Jan29)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Betty Jane Thomason, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 20 day of January, 2026.  
James Kenneth Thomason,  
Administrator of the Estate  
of Betty Jane Thomason  
2718 Hiram-Acworth Hwy.  
Dallas, GA 30157  
(4Jan29)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Emily Anne Goolsby, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 20 day of January, 2026.  
Emily Anne Goolsby,  
Administrator of the Estate  
of Emily Anne Goolsby  
844 Seals Road  
Dallas, GA 30157  
(4Jan29)

NOTICE OF SALE UNDER POWER

GEORGIA, PAULDING COUNTY  
Under and by virtue of the Power of Sale contained in a Security Deed given by Zahra Bensouda to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Ameris Bank, its successors and assigns dated April 28, 2023, recorded in Deed Book 4931, Page 978, Paulding County, Georgia Records, as last transferred to Ameris Bank to be recorded in the Office of the Clerk of Superior Court of Paulding County, Georgia Records, conveying the after-described prop-

This 30 day of January, 2026.  
Mariena Cross,  
Administrator of the Estate  
of Patricia Ann Daniel  
411 Austin Bridge Rd.  
Douglasville, GA 30134  
(4Feb5)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Deon Daniel Lotter, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 28 day of January, 2026.  
Deone' Elnari Lotter,  
Administrator of the Estate  
of Deon Daniel Lotter  
114 Mill Creek Ln  
Hiram, GA 30141  
(4Feb5)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Martha Adess Parrish, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 29 day of January, 2026.  
Dillard Perkins,  
Administrator of the Estate  
of Martha Adess Parrish  
6 Dekle Dr NE  
Rome, GA 30161  
(4Feb5)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Mary Frances Smith, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 30 day of January, 2026.  
Linda Marie Wilson,  
Administrator of the Estate  
of Mary Francis Smith  
76 Rabbit Creek Path  
Rockmart, GA 30153  
(4Feb5)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Lonnie Ellis Garrett, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 20 day of January, 2026.  
Elizabeth Watkins,  
Administrator of the Estate  
of Lonnie Ellis Garrett  
121 Lyndon Lane  
Woodstock, GA 30189  
(4Jan29)

NOTICE OF PETITION TO CHANGE NAME OF ADULT

In the Superior Court of Paulding County  
State of Georgia  
In re the Name Change of:  
Triniece jeane myers, Petitioner  
Civil Action Case Number 26-CV-000227-P4  
Triniece jeane myers filed a petition in the Paulding County Superior Court on 12/22/2025 to change the name from Triniece jeane myers to Saint Jean Myers. Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed.  
Dated: 01-21-26  
Triniece jeane myers, Petitioner, Pro se  
19 Walnut Creek Lane  
Dallas, GA 30157  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Jan29)

NOTICE OF PETITION TO CHANGE NAME

In the Superior Court of Paulding County  
State of Georgia  
In Re: Courtney LaBeau Harvey  
Civil Action File No. 26-CV-197-P4  
Georgia, Paulding County  
Notice is hereby given that Courtney LaBeau Harvey, the undersigned, filed petition to the Superior Court of Paulding County, Georgia on the 16 day of January, 2026, praying for a change in the name of petitioner from Courtney LaBeau Harvey to Courtney Marie Tipton. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition.  
This 16 day of January, 2026.  
Courtney LaBeau Harvey, Petitioner  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Jan29)

NOTICE OF PETITION TO CHANGE NAME

In the Superior Court of Paulding County  
State of Georgia  
In Re: Neveah U. Cooper  
Civil Action File No. 26-CV-000200-P4  
Georgia, Paulding County  
Notice is hereby given that Neveah Cooper, the undersigned, filed petition to the Superior Court of Paulding County, Georgia on the 20 day of January, 2026, praying for a change in the name of petitioner from Neveah Unique Cooper to Sanaya Iyanifa Solenai. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition.  
This 20 day of January, 2026.  
N. Unique Cooper, Petitioner  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Jan29)

NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.  
All debtors and creditors of the estate of Jill Renee Green, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.  
This 20 day of January, 2026.  
Emily Anne Goolsby,  
Administrator of the Estate  
of Jill Renee Green  
844 Seals Road  
Dallas, GA 30157  
(4Jan29)

NOTICE OF CREDITORS AND DEBTORS

GEORGIA, PAULDING COUNTY  
All creditors of the Estate of WILLIAM MICHAEL GOSS, deceased, late of Paulding County, Georgia, are hereby notified to render an account of their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.  
This 27 day of January 2026

Julie Dewitt Goss  
Executor  
143 Hillside Drive  
Dallas, GA 30157  
(4Feb5)

PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
MARVEL MAY KRUMBACH, DECEASED  
ESTATE NO. 2026-035  
TO: All heirs and to whom it may concern: Ronald John Krumbach has petitioned to be appointed administrator of the estate of Marvel May Krumbach deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before March 2, 2026.  
BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.  
Judge Angela Jackson  
Paulding County Probate Court  
By: Kelly Storey  
Clerk of the Probate Court  
280 Constitution Blvd. Room 2009  
Dallas, Georgia  
770-443-7521  
(4Feb5)

NOTICE OF SUMMONS BY PUBLICATION

IN THE SUPERIOR COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ILA MAE AGAN and  
KOLSON DALE AGAN,  
Minor Children.  
CAFN. 26-CV-000259-P4  
TO: ANY AND ALL INTERESTED PARTIES  
You are hereby notified that the above-styled action seeking permanent legal and physical custody of Ila Mae Agan and Kolson Dale Agan was filed in the Superior Court of Paulding County, Georgia on January 23, 2026 and that by reason of an order for service of summons by publication entered by the court on January 28, 2026, you are hereby commanded and required to file with the clerk of said court and serve upon Daniel A. Williams II, Petitioner's attorney, whose address is Black River Law, LLC, 402 Tanner Street, Carrollton, Georgia 30117, an answer to the complaint within sixty (60) days of the date of the order for service by publication.  
Witness the Honorable Matthew W. Rollins, judge of said court.  
This 28 day of January, 2026.  
Sheila Butler  
Clerk, Superior Court  
Paulding County, Georgia  
(4Feb5)

NOTICE OF SERVICE BY PUBLICATION

TO: WILMATINE WALDON, BRENDA HOLLIS, JUANITA CHESTER, AND ANY AND ALL PERSONS WHO CLAIM ANY INTEREST IN THE REAL PROPERTY KNOWN AS 64 GRACIE XING PARCEL NO. 197.12.013.0000 (a/k/a R072689).  
TAKE NOTICE THAT on March 11, 2025, Cash Money Capital, LLC filed a Petition To Quiet Title in the Superior Court of Paulding County, Georgia, against 64 GRACIE XING PARCEL NO. 197.12.013.0000 (a/k/a R072689), and all persons claiming any interest in that property, including WILMATINE WALDON, BRENDA HOLLIS, JUANITA CHESTER.  
That case is now pending as Civil Action File No. 25-CV-000743. For the specifics of such pleas for relief the, parties respondent must refer to the original petition and all other pleadings filed with the court.  
By Order for Publication entered in the Superior Court of Paulding County, Georgia, on January 27, 2026, you are hereby notified that you are required to file any response or answer with the Clerk of the Superior Court of Paulding County within 60 days of the date of the Order for service by publication (or for any person served by publication alone, 30 days after the latest of the four publication dates), with a copy of such response or answer to be sent to the Attorney for the Petitioner: Burke B. Johnson, Lueder, Larkin & Hunter, LLC, 320 East Clayton Street, Suite 418, Athens, GA 30601. Dean C. Bucci, Judge, Superior Court of Paulding County, Sheila Butler, Clerk, Superior Court of Paulding County.  
(4Feb5)

NOTICE OF SALE UNDER POWER

STATE OF GEORGIA PAULDING COUNTY  
WHEREAS, David Wayne Taylor and Donna Michele Pack, as borrower(s), executed a SECURITY DEED to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Movement Mortgage, LLC, Lender which was dated 6/22/2022, and recorded on 7/7/2022, in Book 4803, Page 735-755, securing the payment of a Note in the amount of \$479,751.00 in Paulding County, Georgia Register of Deeds. NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Security Deed by the Holder, and by virtue of the power of sale and authority vested in it, will on 5/5/2026 sell at public outcry to the highest bidder for cash during the legal hours of sale before the door of the courthouse of Paulding County, Georgia of Paulding, the following described property situated in Paulding County, Georgia, to wit: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 391 OF THE 3RD DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 4, THE CREEK AT ARTHUR HILLS SUBDIVISION, UNIT A, PHASE 1, AS PER PLAT RECORDED IN PLAT BOOK 57, PAGES 104-106, PAULDING COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION. Tax Parcel ID: 082335 Being real property commonly known as **139 FAIRWAY DR ACWORTH, GA 30101** The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney's fees (notice of intent to collect attorney's fees having been given). Said sale will be made subject to the following items which may affect the title to said property: All restrictive covenants, easements and rights-of-way appearing of record, if any; all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; all outstanding or unpaid bills and assessments for street improvements, curbing, garbage, water, sewage and public utilities which may be liens upon said property; and any outstanding taxes, assessments and

other liens superior to the security deed being foreclosed hereby. To the best knowledge and belief of the undersigned, the above-described property is in the possession of the borrower and/or other persons with the consent and acquiescence of the borrower. Except to the extent that the Holder may bind and obligate Mortgagors to warrant title to the Property under the terms of the Security Deed, conveyance of the Property shall be made without any representations or warranties whatsoever, express or implied. All sales are "as is", "where is". The entire purchase price is due and payable at the conclusion of the auction in the form of certified funds. Insufficient funds will not be accepted. Amounts received in excess of the winning bid will be refunded to the successful purchaser. This property is being sold with express reservation that the sale is subject to confirmation by lender or Substitute Trustee. Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the person or entity who shall have full authority to negotiate, amend, or modify all terms of the above-described mortgage is as follows: Carrington Mortgage Services, LLC, 500 N. State College Blvd., Suite 1300 Orange, CA 92868 , Telephone No.: 800-561-4567 The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require Carrington Mortgage Services, LLC to negotiate, amend, or modify the terms of the Security Deed described herein. Carrington Mortgage Services, LLC as Attorney in Fact for David Wayne Taylor and Donna Michele Pack Attorney Contact: Tromberg, Miller, Morris & Partners, PLLC 3000 Langford Road, Building 100 Peachtree Corners, GA 30071 Phone: 404-793-1447 Fax: 404-738-1558 TS # 26-38818 THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
(11Feb19)

CITATION

IN THE SUPERIOR COURT OF  
PAULDING COUNTY  
GEORGIA  
DOCKET NO. 25-CV-000076-P4  
IN REM  
DEPARTMENT OF TRANSPORTATION  
VS.  
0.083 acres of land; and certain easement rights; and Victoria H. Brinkley; NewRez, LLC d/b/a Shellpoint Mortgage Servicing; and Tax Commissioner of Paulding County, individually.  
The said named persons and any and all other persons known and unknown claiming any right, title, power, interest, ownership, equity, claim or demand in and to the lands hereinafter described, and all occupants, tenants, lessees, licensees and all holders, owners and users of ways and easements in, across, over and under said land are hereby notified, under the provisions of the Official Code of Georgia Annotated Sections 32-3-4 through 32-3-19, providing for the exercise of the power of eminent domain by the State of Georgia, or any of its subdivisions, or by any county of such State, as follows:  
That the above stated case, being a condemnation in rem against the property hereinafter described, was filed in said Court on the 8 day of January, 2026. That, in accordance with provisions of the aforesaid Official Code, a Declaration of Taking, duly authorized and properly executed as provided by the Official Code, has been made and filed in said case, declaring the necessity for and exercising the power of taking the said described lands for State-aid public road purposes, thereby vesting the title to same in the Department of Transportation; and, in pursuance of such authority, the Department of Transportation has deposited with the Clerk of the Superior Court of said County \$6,400.00 as the just compensation for the said lands described; and all persons claiming such fund or any interest therein, are hereby required to make known their claims to the Court;  
In accordance with the provisions of the Official Code of Georgia Annotated, the Plaintiff- Condemnor has prayed the Court for Immediate possession of said property, and all persons having any interest in or claim against such property, as above set forth, are required by the Order of the Judge of said Court to surrender possession of the property to the Department of Transportation no later than 30 days from filing of the Declaration of Taking.  
That in accordance with the Official Code of Georgia Annotated Section 32-3-13 through 32-3-19, if the owner, or any of the owners, or any person having a claim against or interest in said property, shall be dissatisfied with the compensation, as estimated in the Declaration of Taking and deposited in Court, such person or persons, or any of them, shall have the right, at any time subsequent to the filing of the Declaration and the deposit of the fund into Court but not later than 30 days following the date of service as provided for in the Official Code of Georgia Annotated Sections 32-3-8 through 32-3-10 to file with the Court a notice of appeal, the same to be in writing and made a part of the record in the proceedings.  
The said property, as thus affected, is described as follows:  
SEE PAGE 20-A; 20-B; FOR DESCRIPTION  
This 4 day of February, 2026.  
Sheila Butler  
Clerk Superior Court  
PAULDING COUNTY  
PROJECT NO.: STP00-0186-01(025), P.I. 621720  
COUNTY: Paulding County  
PARCEL NO.: 137  
REQUIRED R/W:  
0.083 acres of land; and certain easement rights;  
PROPERTY OWNERS:  
Victoria H. Brinkley; NewRez, LLC d/b/a Shellpoint Mortgage Servicing; and Tax Commissioner of Paulding County.  
All these tracts or parcels of land lying and being in Land Lot 326 of the 2nd Land District, 3rd Section of Paulding County, Georgia, being more particularly described as follows:  
Right of Way (Tract 1)  
Beginning at a point 69.37 feet left of and opposite Station 229+65.21 on the construction centerline of Mainline SR 92 on Georgia Highway Project No. STP00-0186-01(025); running thence S 61°02'23.0" W a distance of 79.57 feet to a point 134.64 feet left of and opposite station 229+17.65 on said construction centerline laid out for Mainline SR92; thence N 22°06'48.5" W a distance of 22.46 feet to a point 145.31 feet left of and opposite station 229+38.64 on said construction centerline laid out for Mainline SR92; thence N 52°56'21.5" E a distance of 98.88 feet to a point 72.08 feet left of and opposite station 230+08.28 on said construction centerline laid out for Mainline SR92; thence S 1°08'38.5" W a distance of 41.88 feet back to the point of beginning. Containing 0.058 acres more or less.  
Right of Way (Tract 2)  
Beginning at a point 49.89 feet left of and opposite Station 227+36.96 on the construction centerline of Mainline SR 92 on Georgia Highway Project No. STP00-0186-01(025); running thence S 63°57'34.0" W a distance of 16.42 feet to a point 63.00 feet left of and opposite station 227+26.83 on said construction centerline laid out for Mainline SR92; thence northeasterly 159.78 feet along the arc of a curve (said curve having a radius of 2317.00 feet and a chord distance of 159.75 feet on a bearing of N 9°07'45.1" E) to the point 63.00 feet left of and opposite station 228+90.96 on said construction centerline laid out for Mainline SR92; thence southwesterly 150.94 feet

along the arc of a curve (said curve having a radius of 1859.85 feet and a chord distance of 150.89 feet on a bearing of S 4°01'35.4" W) back to the point of beginning. Containing 0.025 acres more or less.  
The title, estate or interest in the above described land, required by condemnor and now taken by condemnor for public use is as follows: Fee simple title to the above described land as shown described within on the attached plans dated March 18, 2020; Last Revised: Sheet Nos. 39 and 124 on November 10, 2025, and attached hereto as Annex 1-A. Permanent Easement for the Construction and Maintenance of Slopes and Utilities  
ALSO, granted is the right to construct and maintain any required slopes and utilities within the easement area shown on the attached plat.  
Beginning at a point 63.00 feet left of and opposite Station 227+26.83 on the construction centerline of Mainline SR 92 on Georgia Highway Project No. STP00-0186-01(025); running thence S 63°57'34.0" W a distance of 17.30 feet to the point 76.76 feet left of and opposite station 227+16.04 on said construction centerline laid out for Mainline SR92; thence N 6°48'41.1" E a distance of 168.35 feet to a point 83.99 feet left of and opposite station 228+90.15 on said construction centerline laid out for Mainline SR92; thence N 14°53'11.2" W a distance of 52.48 feet to a point 103.18 feet left of and opposite station 229+41.00 on said construction centerline laid out for Mainline SR92; thence N 61°02'23.0" E a distance of 41.08 feet to a point 69.37 feet left of and opposite station 229+65.21 on said construction centerline laid out for Mainline SR92; thence S 1°08'38.5" W a distance of 54.38 feet to a point 64.74 feet left of and opposite station 229+09.45 on said construction centerline laid out for Mainline SR92; thence southwesterly 18.08 feet along the arc of a curve (said curve having a radius of 1859.85 feet and a chord distance of 18.08 feet on a bearing of S 1°25'23.0" W) to the point 63.00 feet left of and opposite station 228+90.96 on said construction centerline laid out for Mainline SR92; thence southwesterly 159.78 feet along the arc of a curve (said curve having a radius of 2317.00 feet and a chord distance of 159.75 feet on a bearing of S 9°07'45.1" W) back to the point of beginning. Containing 0.111 acres more or less.  
The title, estate or interest in the above described lands, required by condemnor and now taken by condemnor for public use is as follows: A permanent easement is condemned for the right to construct and maintain slopes and utilities to connect the newly constructed road and right of way to the Condomenees remaining land and is shown described within on the attached plans dated March 18, 2020; Last Revised: Sheet Nos. 39 and 124 on November 10, 2025, and attached hereto as Annex 1-A.  
(2Feb12)

PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE:  
WILMA M. WAYCASTER, DECEASED  
ESTATE NO. 2026-052  
TO: All heirs and to whom it may concern: Clark Patrick Douglas has petitioned to be appointed administrator of the estate of Wilma Mary Waycaster deceased, of said county. (The petitioners has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and all persons claiming such fund or any interest therein, are hereby required to make known their claims to the Court;  
In accordance with the provisions of the Official Code of Georgia Annotated, the Plaintiff- Condemnor has prayed the Court for Immediate possession of said property, and all persons having any interest in or claim against such property, as above set forth, are required by the Order of the Judge of said Court to surrender possession of the property to the Department of Transportation no later than 30 days from filing of the Declaration of Taking.  
That in accordance with the Official Code of Georgia Annotated Section 32-3-13 through 32-3-19, if the owner, or any of the owners, or any person having a claim against or interest in said property, shall be dissatisfied with the compensation, as estimated in the Declaration of Taking and deposited in Court, such person or persons, or any of them, shall have the right, at any time subsequent to the filing of the Declaration and the deposit of the fund into Court but not later than 30 days following the date of service as provided for in the Official Code of Georgia Annotated Sections 32-3-8 through 32-3-10 to file with the Court a notice of appeal, the same to be in writing and made a part of the record in the proceedings.  
The said property, as thus affected, is described as follows:  
SEE PAGE 20-A; 20-B; FOR DESCRIPTION  
This 4 day of February, 2026.  
Sheila Butler  
Clerk Superior Court  
PAULDING COUNTY  
PROJECT NO.: STP00-0186-01(025), P.I. 621720  
COUNTY: Paulding County  
PARCEL NO.: 137  
REQUIRED R/W:  
0.083 acres of land; and certain easement rights;  
PROPERTY OWNERS:  
Victoria H. Brinkley; NewRez, LLC d/b/a Shellpoint Mortgage Servicing; and Tax Commissioner of Paulding County.  
All these tracts or parcels of land lying and being in Land Lot 326 of the 2nd Land District, 3rd Section of Paulding County, Georgia, being more particularly described as follows:  
Right of Way (Tract 1)  
Beginning at a point 69.37 feet left of and opposite Station 229+65.21 on the construction centerline of Mainline SR 92 on Georgia Highway Project No. STP00-0186-01(025); running thence S 61°02'23.0" W a distance of 79.57 feet to a point 134.64 feet left of and opposite station 229+17.65 on said construction centerline laid out for Mainline SR92; thence N 22°06'48.5" W a distance of 22.46 feet to a point 145.31 feet left of and opposite station 229+38.64 on said construction centerline laid out for Mainline SR92; thence N 52°56'21.5" E a distance of 98.88 feet to a point 72.08 feet left of and opposite station 230+08.28 on said construction centerline laid out for Mainline SR92; thence S 1°08'38.5" W a distance of 41.88 feet back to the point of beginning. Containing 0.058 acres more or less.  
Right of Way (Tract 2)  
Beginning at a point 49.89 feet left of and opposite Station 227+36.96 on the construction centerline of Mainline SR 92 on Georgia Highway Project No. STP00-0186-01(025); running thence S 63°57'34.0" W a distance of 16.42 feet to a point 63.00 feet left of and opposite station 227+26.83 on said construction centerline laid out for Mainline SR92; thence northeasterly 159.78 feet along the arc of a curve (said curve having a radius of 2317.00 feet and a chord distance of 159.75 feet on a bearing of N 9°07'45.1" E) to the point 63.00 feet left of and opposite station 228+90.96 on said construction centerline laid out for Mainline SR92; thence southwesterly 150.94 feet

PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
JACOB ALLEN SPRINGER, DECEASED  
ESTATE NO. 2026-056  
[Strike the sentence in parenthesis below if not applicable.]  
TO: Whom it may concern: Leanna Dawn Martin has petitioned for Leanna Dawn Martin to be appointed administrator of the estate of Jacob Allen Springer deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before March 16, 2026.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.  
Judge Angela Jackson  
Paulding County Probate Court  
By: Amber Guy  
Clerk of the Probate Court  
280 Constitution Blvd. Room 2009  
Dallas, Georgia  
770-443-7521  
(4Feb12)

NOTICE TO DEBTORS AND CREDITORS

# LEGAL NOTICE

## NOTICE OF SALE UNDER POWER

GEORGIA, PAULDING COUNTY  
By virtue of a Power of Sale contained in that certain Security Deed from JOSEPH C FOSTER to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS GRANTEE, AS NOMINEE FOR DITECH FINANCIAL LLC, dated November 1, 2019, recorded December 23, 2019, in Deed Book 4154, Page 849, Paulding County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of Two Hundred Thirty-Three Thousand Three Hundred Sixty-Eight and 00/100 dollars (\$233,368.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to NewRez LLC d/b/a Shellpoint Mortgage Servicing, there will be sold at public outcry to the highest bidder for cash at the Paulding County Courthouse, within the legal hours of sale on the first Tuesday in March, 2026, all property described in said Security Deed including but not limited to the following described property:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 1103 OF THE 3RD DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 85, CHESTNUT GROVE SUBDIVISION, AS PER PLAT RECORDED IN PLAT BOOK 44, PAGE 57, PAULDING COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION. SAID PROPERTY BEING KNOWN AS 186 WEST CHESTNUT WAY ACCORDING TO THE PRESENT SYSTEM OF NUMBERING PROPERTY IN PAULDING COUNTY, GEORGIA. THE IMPROVEMENTS THEREON BEING KNOWN AS 186 WEST CHESTNUT WAY, DALLAS, GEORGIA - 30132.

Said legal description being controlling, however the property is more commonly known as **186 W CHESTNUT WAY, DALLAS, GA 30132.**

The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorneys' fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens, encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed.

To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is JOSEPH C FOSTER, or tenants(s).

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

The entity having full authority to negotiate, amend and modify all terms of the loan (although not required by law to do so) is: NewRez LLC, F/K/A New Penn Financial, LLC, D/B/A Shellpoint Mortgage Servicing, Loss Mitigation Dept., 75 Beattie Place Ste. 300, Greenville, SC 29601, Telephone Number: 800-365-7107. Nothing in O.C.G.A. Section 44-14-162.2 shall be construed to require a secured creditor to negotiate, amend, or modify the terms of the mortgage instrument.

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING  
as Attorney in Fact for  
JOSEPH C FOSTER  
THE BELOW LAW FIRM MAY BE HELD TO BE ACTING AS A DEBT COLLECTOR, UNDER FEDERAL LAW. IF SO, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Attorney Contact: Rubin Lublin, LLC  
3145 Avalon Ridge Place, Suite 100, Peachtree Corners, GA 30071  
Telephone Number: (877) 813-0992 Case No. SHP-25-00220-2  
Ad Run Dates 01/08/2026, 02/05/2026, 02/12/2026, 02/19/2026, 02/26/2026  
rslaw.com/property-listing  
(4Feb5)

## NOTICE OF SALE UNDER POWER

PAULDING COUNTY, GEORGIA

Under and by virtue of the Power of Sale contained in a Security Deed given by PHILLIP E BALDWIN to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee VENDORBILT MORTGAGE AND FINANCE, INC. DBA SILVERTON MORTGAGE, dated April 20, 2021, and recorded in Deed Book 4485, Page 951, Paulding County, Georgia Records, subsequently modified by a Loan Modification Agreement recorded July 13, 2022 in Deed Book 487, Page 465 in the amount of Two Hundred Ten Thousand Seven Hundred Fifty-Nine and 49/100 (\$210,759.49) Paulding County, Georgia Records, subsequently modified by a Loan Modification Agreement recorded July 19, 2022 in Deed Book 4810, Page 906 in the amount of Two Hundred Ten Thousand Seven Hundred Fifty-Nine and 49/100 (\$210,759.49) Paulding County, Georgia Records, as last transferred to The Secretary of Veterans Affairs, an officer of the United States by assignment recorded on May 6, 2025 in Book 5240 Page 311 in the Office of the Clerk of Superior Court of Paulding County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of Two Hundred Eighty-Four Thousand Nine Hundred and 0/100 dollars (\$284,900.00), 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 Paulding County, Georgia, within the legal hours of sale on March 3, 2026, the following described property:

All that tract or parcel of land lying and being in Land Lot 1135 of the 2nd District, 3rd Section, Paulding County, Georgia, being Lot 48, Unit I of Creekside Golf & Country Club Subdivision, Section II, as per plat recorded in Plat Book 31, Page 158, of the Paulding County, Georgia Records, said plat being incorporated herein and made a part of this description by reference.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: PHH Mortgage Corporation they can be contacted at 1-800-750-2518 for Loss Mitigation Dept. or by writing to 1661 Worthington Rd., Ste. 100, West Palm Beach, Florida 33409, to discuss possible alternatives to avoid foreclosure.

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate 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.

To the best knowledge and belief of the undersigned, the party in possession of the property is Phillip E. Baldwin or tenant(s); and said property is more commonly known as **397 Westchester Club Dr, Hiram, GA 30141.**

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

The Secretary of Veterans Affairs, an officer of the United States as Attorney in Fact for PHILLIP E BALDWIN.

Brook & Scott, PLLC  
4360 Chamblee Dunwoody Road  
Suite 310  
Atlanta, GA 30341  
404-789-2661  
B&S file no.: 25-35251  
(4Feb5)

## NOTICE OF SALE UNDER POWER

PAULDING COUNTY, GEORGIA

Under and by virtue of the Power of Sale contained in a Security Deed given by Rich Capital Funding, LLC, to SkyBeam Capital REIT, LLC, dated 06/18/2024 and recorded 06/20/2024 in DEED BOOK 5102, PAGE 601-629, Paulding County, Georgia Records, as last transferred to Trident Realty Investments Atlas SPV, LLC by assignment recorded on 11/13/2025 in DEED BOOK 5325, PAGE 584-587, in the Office of the Clerk of Superior Court of Paulding County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of \$385,700.00, 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 Paulding County, Georgia, within the legal hours of sale on the first Tuesday of March 2026, the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 397 AND 468 OF THE 2ND DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 5.75 ACRE, AS PER PLAT RECORDED IN PLAT BOOK 44, PAGE 184, PAULDING COUNTY, GEORGIA RECORDS, WHICH RECORDED PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION. SAID PROPERTY BEING KNOWN AS 3802 MACLAND ROAD ACCORDING TO THE PRESENT SYSTEM NUMBERING PROPERTY IN PAULDING COUNTY, GEORGIA. Tax ID#: R012337 This conveyance is made subject to all zoning ordinances, easements and restrictions of record affecting said bargained premises. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fee having been given). The entity having full authority to negotiate, amend or modify all terms of the loan (although not required by law to do so) is: Longhorn Investments; they can be contacted at (214)420-7312 for Loss Mitigation Dept. or by writing to 17103 Preston Road, Ste. 250, Dallas, TX 75248 to discuss possible alternatives to avoid foreclosure. Said property will be sold on "as-is" basis and 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.

To the best knowledge and belief of the undersigned, the party in possession of the property is Rich Capital Funding, LLC, or tenant(s); and said property is more commonly known as **3802 Macland Rd, Hiram, GA 30141.**

The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) final confirmation and audit of the status of the loan with the holder of the security deed and (3) any right of redemption or other lien not extinguished by foreclosure. Trident Realty Investments Atlas SPV, LLC, as Attorney in Fact for Rich Capital Funding, LLC Sokolof Remtulla, LLC 3295 River Exchange Drive, Suite 280, Norcross GA 30092 949-449-1574 Rich Capital Funding, LLC (4Feb5)

## NOTICE OF SALE UNDER POWER

Pursuant to the power of sale contained in the Security Deed executed by JEFFREY W. ABNEY to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, AS NOMINEE FOR AMERICAN ADVISORS GROUP, ITS SUCCESSORS AND ASSIGNS in the original principal amount of \$271,500.00 dated August 21, 2021, and recorded in Deed Book 4591, Page 604, Paulding County records, said Security Deed being last transferred to FINANCE OF AMERICA REVERSE LLC in Deed Book 5296, Page 918, Paulding County records, the undersigned will sell at public outcry to the highest bidder for cash, before the Courthouse door in said County, or at such other place as lawfully designated, within the legal hours of sale, on 3/3/2026, the property in said Security Deed and described as follows: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 892 OF THE 19TH DISTRICT, 2ND SECTION OF PAULDING COUNTY, GEORGIA, AND BEING ALL OF LOT 7, BLOCK E, REVISED PORTION OF FOXBORO SUBDIVISION, AS PER PLAT RECORDED IN PLAT BOOK 6, PAGE 40, PAULDING COUNTY RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIN LOCATED ON THE SOUTHEASTERLY SIDE OF THE CUL DE SAC OF HUNTERS COVE, WHICH IRON PIN IS LOCATED 183.69 FEET SOUTHWESTERLY SOUTHEASTERLY AND SOUTHWESTERLY FROM THE INTERSECTION OF THE SOUTHEASTERLY SIDE OF THE RIGHT OF WAY OF HUNTERS COVE WITH THE SOUTHERLY SIDE OF THE RIGHT OF WAY OF HUNTERS LANE, AS MEASURED ALONG THE SOUTHEASTERLY SIDE OF THE RIGHT OF WAY OF THE CUL DE SAC OF HUNTERS COVE, RUNNING THENCE SOUTH 17 DEGREES 42 MINUTES 10 SECONDS EAST A DISTANCE OF 138.95 FEET TO AN IRON PIN LOCATED AT THE SOUTHWEST CORNER OF LOT 8, BLOCK E, FOXBORO SUBDIVISION, AS PER PLAT RECORDED IN PLAT BOOK 6, PAGE 40, CLERK'S OFFICE, PAULDING COUNTY RECORDS; RUNNING THENCE NORTH 88 DEGREES 57 MINUTES 50 SECONDS WEST ALONG THE SOUTH LINE OF LAND LOT 892 A DISTANCE OF 286.3 FEET TO AN IRON PIN; RUNNING THENCE NORTH 52 DEGREES 28 MINUTES 20 SECONDS EAST ALONG THE LINE BETWEEN LOTS 6 AND 7 A DISTANCE OF 235.45 FEET TO AN IRON PIN LOCATED ON THE SOUTHWESTERLY SIDE OF THE CUL DE SAC OF HUNTERS COVE, RUNNING THENCE IN A SOUTHEASTERLY AND EASTERLY DIRECTION ALONG THE SOUTHWESTERLY AND SOUTHERLY SIDE OF THE RIGHT OF WAY OF THE CUL DE SAC OF HUNTERS COVE A DISTANCE OF 63.77 FEET TO AN IRON PIN AT THE POINT OF BEGINNING AND BEING IMPROVED PROPERTY; HAVING LOCATED THEREON A ONE-STORY BRICK AND FRAME RESIDENCE AS SHOWN ON PLAT OF SURVEY MADE BY ROBERT G VANSANT, SURVEYOR, DATED SEPTEMBER 27, 1978. THE ABOVE DESCRIBED PROPERTY IS CONVEYED SUBJECT TO A 40-FOOT BUILDING SET BACK LINE FROM HUNTERS COVE AS DISCLOSED BY THE RECORDED PLAT OF FOXBORO SUBDIVISION, REVISED POR-

TION, RECORDED IN PLAT BOOK 6, PAGE 40, PAULDING COUNTY RECORDS AND PLAT OF SURVEY MADE BY ROBERT G VANSANT, SURVEYOR, DATED SEPTEMBER 27, 1978, AND SUBJECT TO RIGHTS OF UPPER AND LOWER RIPARIAN OWNERS IN AND TO THE WATERS OF A CREEK CROSSING THE WESTERLY PORTION OF CAPTION PROPERTY.

Said property being known as: **35 HUNTERS COVE, POWDER SPRINGS, GA 30127**

To the best of the undersigned's knowledge, the party or parties in possession of said property is/are JEFFREY W. ABNEY or tenant(s). The debt secured by said Security Deed has been and is hereby declared due and payable because of, among other possible events of default, failure to pay the indebtedness as provided for in the Note and said Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of sale, including attorney's fees (notice of intent to collect attorney's fees having been given).

Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, whether or not yet due and payable); (2) the right of redemption of any taxing authority; (3) any matters which might be disclosed by an accurate survey and inspection of the property; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

Said sale will be conducted subject to the following: (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows: Compu-Link Corporation  
3900 Capital City Blvd  
Lansing, MI 48906  
1-866-654-0020

Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.

THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

FINANCE OF AMERICA REVERSE LLC,  
as Attorney-in-Fact for  
JEFFREY W. ABNEY  
Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
13010 Morris Rd., Suite 450  
Alpharetta, GA 30004  
Phone: 470-321-7112  
Firm File No. 25-369806 - NIM  
(4Feb5)

## NOTICE OF SALE UNDER POWER

PAULDING COUNTY Pursuant to the Power of Sale contained in a Security Deed given by Kisha D Brown to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Nations Lending Corporation, its successors and assigns dated 10/29/2024 and recorded in Deed Book 5165 Page 450 Paulding County, Georgia records; as last transferred to or acquired by Nations Lending Corporation, conveying the afterdescribed property to secure a Note in the original principal amount of \$323,100.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Paulding County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on March 3, 2026 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF PAULDING, STATE OF GEORGIA, AND IS DESCRIBED AS FOLLOWS: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 886 OF THE 3RD DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 117 OF IVEY MEADOW, PHASE ONE, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 49, PAGES 59-64, PAULDING COUNTY, GEORGIA RECORDS, WHICH SAID PLAT BEING INCORPORATED HEREIN BY REFERENCE THERETO. Parcel ID:059.3.4.668.0000 Commonly known as 37 WESLEYAN Way, Dallas, GA 30132 However, by showing this address no additional coverage is provided The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as **37 Wesleyan Way, Dallas, GA 30132** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Kisha D Brown or tenant or tenants. LoanCare, LLC is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. LoanCare, LLC Attention: Loss Mitigation Department 3637 Sentara Way Virginia Beach, VA 23452 800-909-9525 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. NewRez LLC dba Shellpoint Mortgage Servicing as agent and Attorney in Fact for Vanessa A. Davis Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1263-5179A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1263-5179A (4Feb5)

STATE OF GEORGIA  
PAULDING COUNTY  
By virtue of a power of sale contained in a certain security deed from Anthony Limardo and Julie A Taylor to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for OCMB, Inc., its successors and assigns and recorded in Deed Book 4869, Page 793, Paulding County, Georgia records given to secure a note in the original amount of \$387,000.00 with interest on the unpaid balance until paid, the following described property will be sold at public outcry to the highest bidder for cash at the courthouse door of PAULDING COUNTY, Georgia, or at such place as has or may be lawfully designated as an alternative location within the legal hours of sale on the first Tuesday in March, 2026, to wit: March 03, 2026, the following described property:  
All that tract or parcel of land lying and being in the Nineteenth (19th) District, Second (2nd) Section, Paulding County, Georgia, and being a portion of Land Lot No Nine Hundred Sixty (960), being more fully and particularly described as follows:  
BEGINNING at an iron pin which is located on the South right-of-way of Forkwood Way (60 foot right-of-way), said point being located 571.00 feet west of the intersection of the South right-of-way of said Forkwood Way and the West right-of-way of County Line Road (80 foot right-of-way); thence running South (S 01 degrees 03 minutes 21 seconds W) for a distance of 340.60 feet to an iron pin; thence running West (N 89 degrees 05 minutes 25 seconds W) for a distance of 466.00 feet to an iron pin; thence running North (N 02 degrees 48 minutes 17 seconds W) for a distance of 365.00 feet to an iron pin which is located on the South right-of-way of said Forkwood Way; thence running Northeast (N 72 degrees 43 minutes 44 seconds East) along the South right-of-way of said road for a distance of 114.58 feet to a point; thence running Northeast (N 62 degrees 42 minutes 37 seconds E) along said South right-of-way for a distance of 188.21 feet to a point; thence running Northeast (N 77 degrees 27 minutes 42 seconds E) along said South right-of-way for a distance of 225.37 feet to an iron pin which is the POINT OF BEGINNING.  
Said tract containing 5.13 acres, more or less and being Lot 9 f Forkwood Subdivision, Unit One, as described in accordance with a plat of survey prepared for James M Wade by Cecil R Kelly, G.R.L.S #2066, dated 1/20/94, and being recorded in Plat Book 24, Page 67, Paulding County, Georgia Deed Records, said plat being incorporated herein and made a part hereof by reference thereto.  
Being real property commonly known as **181 Forkwood Way, Powder Springs, GA 30127.**  
The debt secured by the above-referenced security deed has been declared due because of the default in the payment of said debt per the terms of the note and other possible defaults by the borrower or the successor thereto. The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney's fees (notice of intent to collect attorney's fees having been given).  
Said sale will be made subject to the following items which may affect the title to said property: All restrictive covenants, easements and rights-of-way appearing of record, if any; all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; all outstanding or unpaid bills and assessments for street improvements, curbing, garbage, water, sewage and public utilities which may be liens upon said property; and any outstanding taxes, assessments and other liens superior to the security deed being foreclosed hereby. To the best knowledge and belief of the undersigned, the above-described property is in the possession of the borrower and/or other persons with the consent and acquiescence of the borrower.  
Pursuant to O.C.G.A. § 44-14-162.2, the name,

## NOTICE OF SALE UNDER POWER

GEORGIA, PAULDING COUNTY  
Under and by virtue of the Power of Sale contained in a Security Deed given by Floyd R Snelson to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Guild Mortgage Company, A California Corporation, its successors and assigns dated September 14, 2018, recorded in Deed Book 3933, Page 25, Paulding County, Georgia Records, as last transferred to Guild Mortgage Company LLC by assignment recorded in Deed Book 5312, Page 176, Paulding County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED EIGHTY-ONE THOUSAND SIX HUNDRED FORTY-NINE AND 0/100 DOLLARS (\$181,649.00), 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 Paulding County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first

Tuesday in March, 2026, the following described property: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice pursuant to O.C.G.A. § 13-1-11 having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence. Guild Mortgage Company LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Guild Mortgage Company LLC, 5887 Copley Drive, 3rd floor, San Diego, CA 92111, 8003654441.

Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.

Upon information and belief, said property is more commonly known as **187 Fair Havens Dr, Hiram, GA 30141.**

NOTE: A conflict arise between the property address and the legal description of the property shall control.

ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, will go into effect. The Rule applies to certain residential real estate sales transactions (including nonjudicial foreclosures) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicious Activity Report requirement. As part of this Rule, purchasers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements. This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable.

The 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, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258.

Guild Mortgage Company LLC  
as Attorney in Fact for  
Floyd R Snelson  
McCalla Rayermer Leibert Pierce, LLP  
1544 Old Alabama Rd  
Roswell, GA 30076  
www.foreclosurehotline.net  
EXHIBIT "A"

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 1107 OF THE 2ND DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 7, OF THORNBROOKE SUBDIVISION, PHASE II, AS PER PLAT RECORDED IN PLAT BOOK 26, PAGES 157-158, PAULDING COUNTY, GEORGIA RECORDS, WHICH PLAT IS INCORPORATED HEREIN AND MADE A PART HEREOF BY THIS REFERENCE.

MR / GW March 3, 2026  
Our file no. 25-18879GA-F717  
25-18879GA  
(4Feb5)

## NOTICE OF SALE UNDER POWER

STATE OF GEORGIA  
PAULDING COUNTY

By virtue of a power of sale contained in a certain security deed from Anthony Limardo and Julie A Taylor to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for OCMB, Inc., its successors and assigns and recorded in Deed Book 4869, Page 793, Paulding County, Georgia records given to secure a note in the original amount of \$387,000.00 with interest on the unpaid balance until paid, the following described property will be sold at public outcry to the highest bidder for cash at the courthouse door of PAULDING COUNTY, Georgia, or at such place as has or may be lawfully designated as an alternative location within the legal hours of sale on the first Tuesday in March, 2026, to wit: March 03, 2026, the following described property:

All that tract or parcel of land lying and being in the Nineteenth (19th) District, Second (2nd) Section, Paulding County, Georgia, and being a portion of Land Lot No Nine Hundred Sixty (960), being more fully and particularly described as follows:

BEGINNING at an iron pin which is located on the South right-of-way of Forkwood Way (60 foot right-of-way), said point being located 571.00 feet west of the intersection of the South right-of-way of said Forkwood Way and the West right-of-way of County Line Road (80 foot right-of-way); thence running South (S 01 degrees 03 minutes 21 seconds W) for a distance of 340.60 feet to an iron pin; thence running West (N 89 degrees 05 minutes 25 seconds W) for a distance of 466.00 feet to an iron pin; thence running North (N 02 degrees 48 minutes 17 seconds W) for a distance of 365.00 feet to an iron pin which is located on the South right-of-way of said Forkwood Way; thence running Northeast (N 72 degrees 43 minutes 44 seconds East) along the South right-of-way of said road for a distance of 114.58 feet to a point; thence running Northeast (N 62 degrees 42 minutes 37 seconds E) along said South right-of-way for a distance of 188.21 feet to a point; thence running Northeast (N 77 degrees 27 minutes 42 seconds E) along said South right-of-way for a distance of 225.37 feet to an iron pin which is the POINT OF BEGINNING.

Said tract containing 5.13 acres, more or less and being Lot 9 f Forkwood Subdivision, Unit One, as described in accordance with a plat of survey prepared for James M Wade by Cecil R Kelly, G.R.L.S #2066, dated 1/20/94, and being recorded in Plat Book 24, Page 67, Paulding County, Georgia Deed Records, said plat being incorporated herein and made a part hereof by reference thereto.

Being real property commonly known as **181 Forkwood Way, Powder Springs, GA 30127.**

The debt secured by the above-referenced security deed has been declared due because of the default in the payment of said debt per the terms of the note and other possible defaults by the borrower or the successor thereto. The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney's fees (notice of intent to collect attorney's fees having been given).

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

Pursuant to O.C.G.A. § 44-14-162.2, the name,

address and telephone number of the person or entity who shall have full authority to negotiate, amend, or modify all terms of the above-described mortgage is as follows:  
Nationstar Mortgage LLC  
8950 Cypress Waters Blvd.  
Coppell, TX 75019  
833-685-2566

The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require Citibank, N.A., Not in its individual capacity, but solely as owner trustee of Bravo Residential Funding Trust 2023-NQM1 to negotiate, amend, or modify the terms of the Security Deed described herein.

Citibank, N.A., Not in its individual capacity, but solely as owner trustee of Bravo Residential Funding Trust 2023-NQM1 as Attorney in Fact for Anthony Limardo and Julie A Taylor  
Attorney Contact:

Miller, George & Suggs, PLLC  
3000 Langford Road, Building 100  
Peachtree Corners, GA 30071  
Phone: 404-793-1447  
Fax: 404-738-1558  
25GA935-0313

THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
(4Feb5)

## NOTICE OF SALE UNDER POWER

PAULDING COUNTY Pursuant to the Power of Sale contained in a Security Deed given by Vanessa A. Davis to NBank, N.A. dated 8/26/2002 and recorded in Deed Book 1217 Page 583 Paulding County, Georgia records; as last transferred to or acquired by NewRez LLC dba Shellpoint Mortgage Servicing, conveying the afterdescribed property to secure a Note in the original principal amount of \$135,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Paulding County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on March 3, 2026 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 204, 1ST DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 5, THE WILLOWS AT LEGEND CREEK, PHASE ONE, AS PER PLAT FILED FOR RECORD AND RECORDED IN PLAT BOOK 30, PAGES 189-190, PAULDING COUNTY, GEORGIA RECORDS; SAID PLAT IS HEREBY INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as **15 Legend Creek Lane, Douglasville, GA 30134** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Vanessa A. Davis or tenant or tenants. Shellpoint Mortgage Servicing is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. Shellpoint Mortgage Servicing PO Box 10826 Greenville, SC 29603-0826 1-800-365-7107 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, enc

# LEGAL NOTICE

## NOTICE OF SALE UNDER POWER

GEORGIA, PAULDING COUNTY  
Under and by virtue of the Power of Sale contained in a Security Deed given by Kyle J Baynes to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Ameris Bank, its successors and assigns dated July 11, 2022, recorded in Deed Book 4809, Page 609, Paulding County, Georgia Records, as last transferred to Planet Home Lending, LLC, by assignment recorded in Deed Book 5218, Page 926, Paulding County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of FOUR HUNDRED SIXTY THOUSAND NINE HUNDRED SEVENTY-NINE AND 0/100 DOLLARS (\$460,979.00), 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 Paulding County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in March, 2026, the following described property:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice pursuant to O.C.G.A. § 13-1-11 having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence.

Planet Home Lending, LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Planet Home Lending, LLC., 321 Research Pkwy, Ste 303, Meriden, CT 06450, 1-866-882-8187.

Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.

Upon information and belief, said property is more commonly known as **27 Hydrangea Chase, Dallas, GA 30132**. Should a conflict arise between the property address and the legal description the legal description shall control.

ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, will go into effect. The Rule applies to certain residential real estate sale transactions (including nonjudicial foreclosures) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicious Activity Report requirement. As part of this Rule, purchasers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements. This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable.

The 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, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258.

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

Planet Home Lending, LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence.

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Rocket Mortgage, LLC, 1050 Woodward Avenue, Detroit, MI 48226, 8005080944.

Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.

Upon information and belief, said property is more commonly known as **186 Magnolia Dr, Douglasville, GA 30134**. Should a conflict arise between the property address and the legal description the legal description shall control.

ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, will go into effect. The Rule applies to certain residential real estate sale transactions (including nonjudicial foreclosures) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicious Activity Report requirement. As part of this Rule, purchasers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements. This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable.

The 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, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258.

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

Planet Home Lending, LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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(4Feb5)

## NOTICE OF SALE UNDER POWER

State of Georgia, County of PAULDING. Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by JARIOUS SMITH to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, AS NOMINEE FOR EQUITY PRIME MORTGAGE LLC, ITS SUCCESSORS AND ASSIGNS , dated 02/28/2020, and Recorded on 03/05/2020 as Book No. 4190 and Page No. 972–984, PAULDING County, Georgia records, as last assigned to PENNYMAC LOAN SERVICES, LLC (the Secured Creditor), by assignment, conveying the after-described property to secure a Note of even date in the original principal amount of \$159,317.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash at the PAULDING County Courthouse within the legal hours of sale on the first Tuesday in March, 2026, the following described property: THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF DALLAS, COUNTY OF PAULDING, STATE OF GEORGIA, AND IS DESCRIBED AS FOLLOWS:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 944 OF THE 3RD DISTRICT, 3RD SECTION OF PAULDING COUNTY, GEORGIA; AND BEING LOT 14 OF WINDMILL CREEK SUBDIVISION, PHASE ONE, AS SHOWN ON THAT PLAT RECORDED IN PLAT BOOK 17, PAGE 121, OF THE PAULDING COUNTY, GEORGIA RECORDS. SAID PLAT IS INCORPORATED HEREIN FOR A MORE FULL AND ACCURATE DESCRIPTION OF THE PROPERTY.

PARCEL ID: R017815  
THIS BEING THE SAME PROPERTY CONVEYED TO JARIOUS SMITH FROM JARIOUS M SMITH, IN A DEED DATED MARCH 14, 2019, AND RECORDED MARCH 20, 2019, IN DEED BOOK 04008, PAGE 0494 AND INSTRUMENT NUMBER 1102019001616. The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Deed to Secure Debt. Because the debt remains in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Deed to Secure Debt and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). PENNYMAC LOAN SERVICES, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. PENNYMAC LOAN SERVICES, LLC (the current investor on the loan), is the entity with the full authority to negotiate, amend, and modify all terms of the loan. Pursuant to O.C.G.A. § 44–14–162.2, PENNYMAC LOAN SERVICES, LLC may be contacted at: PENNYMAC LOAN SERVICES, LLC, 3043 TOWNSGATE ROAD, SUITE 200, WESTLAKE VILLAGE, CA 91361, 866–549–3583. Please note that, pursuant to O.C.G.A. § 44–14–162.2, the secured creditor is not required to amend or modify the terms of the loan.

To the best knowledge and belief of the undersigned, the party/parties in possession of the subject property known as **26 LAKEVIEW TER, DALLAS, GEORGIA 30132** is/are: JARIOUS SMITH or tenant/tenants. Said property will be sold subject to (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) any matters which might be disclosed by an accurate survey and inspection of the property, and (c) all matters of record superior to the Deed to Secure Debt first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the security deed, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258.

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

Planet Home Lending, LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

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STATE OF GEORGIA  
COUNTY OF PAULDING  
Pursuant to the Order of the Superior Court of Paulding County, Georgia entered on July 31, 2025, in that certain civil action styled MidFirst Bank v. Brandon Wilkinson, et al., Civil Action File No. 24-CV-00266-P3 authorizing the foreclosure of that certain security deed executed by Brandon Wilkinson and Andrea Wilkinson, hereinafter referred to as Grantor, to Mortgage Electronic Registration Systems, Inc. as nominee for Milend, Inc. recorded in Deed Book 3757, page 218-233, of the deed records of the Clerk of the Superior Court of the aforesaid state and county, and by virtue of a default under the terms of said security deed, and the related note, the undersigned attorney-in-fact for the aforesaid Grantor (which attorney-in-fact is the present holder of said security deed and note secured thereby) will sell at the usual place of conducting Sheriff's sales in said county within the legal hours of sale, to the highest bidder on the first Tuesday in March 2026, all property described in said security deed including but not limited to the following described property:

All that tract or parcel of land lying and being in Land Lots 105 and 112 of the 2nd District, 3rd Section of Paulding County, Georgia and being Lot 8 of Hidden Oaks Subdivision, as per plat recorded in Plat Book 19, Page 168, Paulding County, Georgia Records, which plat is incorporated herein by this reference and made a part of this description.

Said legal description being controlling, however, the Property is more commonly known as: **41 Red Oak Circle, Dallas, GA 30157**

Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned.

The sale will be subject to the following items which may affect the title: 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, and all other matters of record superior to the said Security Deed. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to a final order of the Superior Court of Paulding County approving the sale.

MidFirst Bank is the entity

# LEGAL NOTICE

## PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
ANNIE PEARL M. DOBBS, D E C E A S E D  
ESTATE NO. 2026-048

To: To whom it may concern:  
ASKARI LASHUNDA DOBBS has petitioned for ASKARI LASHUNDA DOBBS to be appointed administrator of the estate of ANNIE PEARL M. DOBBS deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before March 2, 2026.

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

Judge Angela Jackson  
Paulding County Probate Court  
By: Amber Guy  
Clerk of the Probate Court  
280 Constitution Blvd. Room 2009  
Dallas, Georgia 30132  
770-443-7521  
(4Feb5)

## NOTICE OF SALE UNDER POWER

Because of a default under the terms of the Security Deed executed by Sara L. Brown to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Market Street Mortgage Corporation dated October 24, 2003, and recorded in Deed Book 1536, Page 0492, as last modified in Deed Book 3675, Page 506, Paulding County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Bank of America, National Association, securing a Note in the original principal amount of \$133,822.00, 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 7, 2026, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 476 OF THE 1ST DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING KNOWN AS LOT 8 OF BRIDGEWATER, PHASE I, AS PER PLAT RECORDED AT PLAT BOOK 40, PAGES 182 THROUGH 184, AND ALL REVISIONS OF SAID PLAT RECORDED AS OF THE DATE OF RECORDING OF THIS DEED, IF ANY, PAULDING COUNTY, GEORGIA RECORDS, SAID PLAT AND ALL REVISED PLATS, IF ANY, BEING INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE FOR A MORE COMPLETE DESCRIPTION OF CAPTIONED PROPERTY AND BEING IMPROVED PROPERTY KNOWN AS 44 LAKEMOORE COURT, DOUGLASVILLE, GA 30134 ACCORDING TO THE PRESENT SYSTEM OF NUMBERING HOUSES IN PAULDING COUNTY, GEORGIA.

Said property is known as **44 Lakemoore Court, Douglasville, GA 30134**, 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 Sara L. Brown, successor in interest or tenant(s).

Bank of America, N.A. as Attorney-in-Fact for Sara L. Brown  
File no. 26-08372  
LOGS LEGAL GROUP LLP\*  
Attorneys and Counselors at Law  
1050 Crown Pointe Parkway, Suite 500  
Atlanta, GA 30338  
(770) 220-2535  
https://www.logs.com/  
\*THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
(8Feb12)

## NOTICE OF SALE UNDER POWER

STATE OF GEORGIA PAULDING COUNTY WHEREAS, Jose Felix Lomeli-Ruiz, as borrower(s), executed a SECURITY DEED to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Movement Mortgage, LLC., Lender which was dated 3/31/2023, and recorded on 4/6/2023, in Book 4919, Page 453-471, securing the payment of a Note in the amount of \$578,331.00 in Paulding County, Georgia Register of Deeds. NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Security Deed by the Holder, and by virtue of the power of sale and authority vested in it, will on 4/7/2026 sell at public outcry to the highest bidder for cash During the legal hours of sale before the door of the courthouse of Paulding County, Georgia of Paulding, the following described property situated in Paulding County, Georgia, to wit: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 421 OF THE 1ST DISTRICT AND 3RD SECTION OF PAULDING COUNTY, GEORGIA, BEING LOT 77, UNIT D-1, OF THE GEORGIAN SUBDIVISION, AS PER PLAT THEREOF RECORDED AT PLAT BOOK 44, PAGES 118-119, PAULDING COUNTY RECORDS, SAID PLAT BEING INCORPORATED HEREIN AND MADE A

PART HEREOF BY THIS REFERENCE, AND BEING IMPROVED PROPERTY KNOWN AS 21 YORKSHIRE LN., VILLA RICA, GA 30180 ACCORDING TO THE PRESENT SYSTEM OF NUMBERING. Tax Parcel ID: 060655/ 256.3.3.088.0000 Being real property commonly known as **21 YORKSHIRE LN VILLA RICA, GA 30180** The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney's fees (notice of intent to collect attorney's fees having been given). Said sale will be made subject to the following items which may affect the title to said property: All restrictive covenants, easements and rights-of-way appearing of record, if any; all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; all outstanding or unpaid bills and assessments for street improvements, curbing, garbage, water, sewage and public utilities which may be liens upon said property; and any outstanding taxes, assessments and other liens superior to the security deed being foreclosed hereby. To the best knowledge and belief of the undersigned, the above-described property is in the possession of the borrower and/or other persons with the consent and acquiescence of the borrower. Except to the extent that the Holder may bind and obligate Mortgageors to warrant title to the Property under the terms of the Security Deed, conveyance of the Property shall be made without any representations or warranties whatsoever, express or implied. All sales are "as is", "where is". The entire purchase price is due and payable at the conclusion of the auction in the form of certified funds. Insufficient funds will not be accepted. Amounts received in excess of the winning bid will be refunded to the successful purchaser. This property is being sold with express reservation that the sale is subject to confirmation by lender or Substitute Trustee. Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the person or entity who shall have full authority to negotiate, amend, or modify all terms of the above-described mortgage is as follows: Carrington Mortgage Services, LLC, 500 N. State College Blvd., Suite 1300 Orange, CA 92868 , Telephone No.: 800-561-4567 The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require Carrington Mortgage Services, LLC to negotiate, amend, or modify the terms of the Security Deed described herein. Carrington Mortgage Services, LLC as Attorney in Fact for Jose Felix Lomeli-Ruiz Attorney Contact: Tromberg, Miller, Morris & Partners, PLLC 3000 Langford Road, Building 100 Peachtree Corners, GA 30071 Phone: 404-793-1447 Fax: 404-738-1558 TS # 26-38788 THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
(8Feb12)

## NOTICE OF SALE UNDER POWER

PAULDING COUNTY Pursuant to the Power of Sale contained in a Security Deed given by Vanessa A. Davis to NBank, N.A. dated 8/26/2002 and recorded in Deed Book 1217 Page 583 Paulding County, Georgia records; as last transferred to or acquired by NewRez LLC dba Shellpoint Mortgage Servicing, conveying the atereddescribed property to secure a Note in the original principal amount of \$135,000.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Paulding County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on March 3, 2026 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 204, 1ST DISTRICT, 3RD SECTION, PAULDING COUNTY, GEORGIA, BEING LOT 5, THE WILLOWS AT LEGEND CREEK, PHASE ONE, AS PER PLAT FILED FOR RECORD AND RECORDED IN PLAT BOOK 30, PAGES 189-190, PAULDING COUNTY, GEORGIA RECORDS; SAID PLAT IS HEREBY INCORPORATED HEREIN BY REFERENCE AND MADE A PART HEREOF. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as **15 Legend Creek Lane, Douglasville, GA 30134** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Vanessa A. Davis or tenant or tenants. Shellpoint Mortgage Servicing is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. Shellpoint Mortgage Servicing PO Box 10826 Greenville, SC 29603-0826 1-800-365-7107 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. NewRez LLC dba Shellpoint Mortgage Servicing as agent and Attorney in Fact for Vanessa A. Davis Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1263-5179A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY

INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1263-5179A (4Feb5)

## NOTICE OF SALE UNDER POWER

GEORGIA, PAULDING COUNTY

Under and by virtue of the Power of Sale contained in a Security Deed given by Shawn Horan, Emily Horan to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Fairway Independent Mortgage Corporation, its successors and assigns dated November 15, 2021, recorded in Deed Book 4662, Page 479, Paulding County, Georgia Records, as last transferred to Lakeview Loan Servicing, LLC by assignment recorded in Deed Book 5279, Page 126, Paulding County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of FOUR HUNDRED THIRTEEN THOUSAND TWO HUNDRED FIFTY AND 0/100 DOLLARS (\$413,250.00), 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 Paulding County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in March, 2026, the following described property: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice pursuant to O.C.G.A. § 13-1-11 having been given). Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence. Lakeview Loan Servicing, LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.

The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: M&T Bank, One Fountain Plaza, Buffalo, NY 14203, 800-724-1633. Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.

Upon information and belief, said property is more commonly known as **>243 York-shire Lane, Villa Rica, GA 30180**.

Should a conflict arise between the property address and the legal description the legal description will control.

ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, will go into effect. The Rule applies to certain residential real estate sale transactions (including some that go beyond the typical one-to-four family residence) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicious Activity Report requirement. As part of this Rule, buyers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements. This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258. Lakeview Loan Servicing, LLC as Attorney in Fact for Shawn Horan, Emily Hora  
McCalla Raymer Leibert Pierce, LLP  
1544 Old Alabama Rd  
Roswell, GA 30076  
www.foreclosurehotline.net  
EXHIBIT "A"

All that tract or parcel of land lying and being in Land Lot 502 of the 1st District, 3rd Section, Paulding County, Georgia, being Lot 41, of The Georgian, Unit 1, as per plat thereof recorded in Plat Book 41, Page 206, Paulding County, Georgia Records, which recorded plat is incorporated herein by reference and made a part of this description.  
MR / JD March 3, 2026  
Our file no. 25-21077GA-FT5  
25-21077GA  
(4Feb5)

## NOTICE OF SALE UNDER POWER

STATE OF GEORGIA

PAULDING COUNTY

By virtue of a power of sale contained in a certain security deed from Anthony Limardo and Julie A Taylor to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for OCMBC, Inc., its successors and assigns and recorded in Deed Book 4869, Page 793, Paulding County, Georgia records given to secure a note in the original amount of \$387,000.00 with interest on the unpaid balance until paid, the following described property will be sold at public outcry to the highest bidder for cash at the courthouse door of PAULDING COUNTY, Georgia, or at such place as has or may be lawfully designated as an alternative location within the legal hours of sale on the first Tuesday in March, 2026, to wit: March 03, 2026, the following described property:

All that tract or parcel of land lying and being in the Nineteenth (19th) District, Second (2nd) Section, Paulding County, Georgia, and being a portion of Land Lot No Nine Hundred Sixty (960), being more fully and particularly described as follows: BEGINNING at an iron pin which is located on the South right-of-way of Forkwood Way (60 foot right-of-way), said point being located 571.00 feet west of the intersection of the South right-of-way of said Forkwood Way and the West right-of-way of County Line Road (80 foot right-of-way); thence running South (S 01 degrees 03 minutes 21 seconds W) for a distance of 540.60 feet to an iron pin; thence running-West-(N 89 degrees 05 minutes 25 seconds W) for a distance of 468.00 feet to an iron pin; thence running North (N 02 degrees 48 minutes 17 seconds W) for a distance of 365.00 feet to an iron pin which is located on the South right-of-way of said Forkwood Way; thence running Northeastly (N 72 degrees 43 minutes 44 seconds East)

along the South right-of-way of said road for a distance of 114.58 feet to a point; thence running Northeastly (N 62 degrees 42 minutes 37 seconds E) along said South right-of-way for a distance of 188.21 feet to a point; thence running Northeastly (N 77 degrees 27 minutes 42 seconds E) along said South right-of-way for a distance of 225.37 feet to an iron pin which is the POINT OF BEGINNING.

Said tract containing 5.13 acres, more or less and being Lot 9 of Forkwood Subdivision, Unit One, as described in accordance with a plat of survey prepared for James M Wade by Cecil R Kelly, G.R.L.S #2066, dated 1/20/94, and being recorded in Plat Book 24, Page 67, Paulding County, Georgia Deed Records, said plat being incorporated herein and made a part hereof by reference thereto.

Being real property commonly known as **181 Forkwood Way, Powder Springs, GA 30127**.

The debt secured by the above-referenced security deed has been declared due because of the default in the payment of said debt per the terms of the note and other possible defaults by the borrower or the successor thereto. The debt remaining in default, this sale will be made for the purpose of paying the debt and all expenses of this sale including attorney's fees (notice of intent to collect attorney's fees having been given). Said sale will be made subject to the following items which may affect the title to said property: All restrictive covenants, easements and rights-of-way appearing of record, if any; all zoning ordinances; matters which would be disclosed by an accurate survey or by an inspection of the property; all outstanding or unpaid bills and assessments for street improvements, curbing, garbage, water, sewage and public utilities which may be liens upon said property; and any outstanding taxes, assessments and other liens superior to the security deed being foreclosed hereby. To the best knowledge and belief of the undersigned, the above-described property is in the possession of the borrower and/or other persons with the consent and acquiescence of the borrower.

Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the person or entity who shall have full authority to negotiate, amend, or modify all terms of the above-described mortgage is as follows: Nationstar Mortgage LLC  
8950 Cypress Waters Blvd  
Coppell, TX 75019  
833-685-2566  
The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall be construed to require Citibank, N.A., Not in its individual capacity, but solely as owner trustee of Bravo Residential Funding Trust 2023-NQM1 to negotiate, amend, or modify the terms of the Security Deed described herein.

Citibank, N.A., Not in its individual capacity, but solely as owner trustee of Bravo Residential Funding Trust 2023-NQM1 as Attorney in Fact for Anthony Limardo and Julie A Taylor Attorney Contact:

Miller, George & Suggs, PLLC  
3000 Langford Road, Building 100  
Peachtree Corners, GA 30071  
Phone: 404-793-1447  
Fax: 404-738-1558  
25GA935-0313  
THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.  
(4Feb5)

## NOTICE TO DEBTORS AND CREDITORS

All creditors of the estate of Gail Bernetta Ford late of Paulding County, deceased, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment.

This 29th day of January, 2026

Name: Lamar Ford  
Title: Administrator  
Address: 51 Silverthorne Dr, Douglas, GA 30134  
(4Feb5)

## NOTICE OF CREDITORS AND DEBTORS

GEORGIA, PAULDING COUNTY

All creditors of the Estate of SANDRA C. PARKER, deceased, late of Paulding County, Georgia, are hereby notified to render an account of their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 30 day of January 2026

Elmer Gene Parker  
Executor  
25 Buttonwood Place  
Dallas, GA 30132  
(4Feb5)

## PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
ASHLEY MORGAN TABOR, DECEASED  
ESTATE NO. 2026-047  
TO: All heirs and to whom it may concern: Aznoth Jalón Tabor has petitioned to be appointed administrator of the estate of Ashley Morgan Tabor deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before March 2, 2026.

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

Angela Jackson  
Judge of the Probate Court  
By: Kelly Storey  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
770-443-7541  
(4Feb5)

## PETITION FOR LETTERS OF ADMINISTRATION NOTICE

IN THE PROBATE COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
IN RE: ESTATE OF  
JAMES WALTER ROBERTS, DECEASED  
ESTATE NO. 2026-046

TO: All heirs and to whom it may concern: Jeremy Daniel Roberts has petitioned to be appointed administrator of the estate of James Walter Roberts deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers

contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before March 2, 2026.

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

Angela Jackson  
Judge of the Probate Court  
By: Kelly Storey  
Clerk of the Probate Court  
Paulding County Probate Court  
280 Constitution Blvd., Room 2009  
Dallas, Ga 30132  
770-443-7541  
(4Feb5)

## NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA  
COUNTY OF PAULDING  
IN RE: ESTATE OF CHARLES CRAIG WALTERS, JR., DECEASED  
All debtors and creditors of the estate of CHARLES CRAIG WALTERS, JR., deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.

The 18th day of December, 2025.

Chandler C. Walters and  
Ava K. Taylor, Co-Administrator's  
c/o Bagby Law Office, P.C.  
100 West Griffin Street  
Dallas, Georgia 30132  
(770) 445-2727  
(4Feb5)

## NOTICE OF PUBLICATION

IN THE SUPERIOR COURT OF  
PAULDING COUNTY  
STATE OF GEORGIA  
CIVIL ACTION NO. 25-CV-002647  
THE CREEK AT ARTHUR HILLS HOME-OWNERS  
ASSOCIATION, INC., PLAINTIFF VS.  
ANDREW GUILER, DEFENDANT  
TO: ANDREW GUILER  
180 RIVERCLUB ROAD  
ACWORTH, GEORGIA 30101  
(LAST KNOWN ADDRESS)

By order for service by publication dated the 27th day of January, 2026, you are hereby notified that on the 25th day of August, 2025, The Creek at Arthur Hills Homeowners Association, Inc. filed suit against you for breach of covenants, damages and Injunctive Relief concerning the property located at 180 Riverclub Road, Acworth, Georgia, 30101. You are required to file with the Clerk of the Superior Court, and to serve upon Plaintiff's Attorney, Suzanne Schultz at Lueder, Larkin, & Hunter, LLC 12600 Deerfield Parkway, Suite 300, Alpharetta, GA 30004 an answer in writing within sixty (60) days of the date of the order of publication.

WITNESS the Honorable Dean C. Bucci  
Judge of the Superior Court for Paulding County.

This 27th day of January, 2026.

CLERK OF SUPERIOR COURT  
PAULDING COUNTY, STATE OF GEORGIA.

(4Feb5)

## NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.

All debtors and creditors of the estate of Regina Lynn McKittrick, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.

This 21 day of January, 2026.

Carissa McKittrick Hamlin, Executrix  
c/o Joseph H. Fowler, Esq.  
P.O. Box 489, Douglasville, GA 30133  
(4Jan29)

## NOTICE OF PETITION TO CHANGE NAME OF ADULT

In the Superior Court of Paulding County  
State of Georgia  
In re the Name Change of:  
Diane Elise Rodriguez, Petitioner  
Civil Action Case Number  
Diane Elise Rodriguez filed a petition in the Paulding County Superior Court on February 5, 2026 to change the name from Diane Elise Rodriguez to Diane Elise Lowenthal. Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed.

Dated: 2-5-2026  
Diane Elise Rodriguez, Petitioner, Pro se  
387 Benjamin Dr.  
Rockmart, GA 30153  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Feb12)

## NOTICE OF PETITION TO CHANGE NAME

In the Superior Court of Paulding County  
State of Georgia  
In Re: Jennifer Jean Austin  
Civil Action File No. 26-CV-000435-P2  
Georgia, Paulding County  
Notice is hereby given that Jennifer Austin, the undersigned, filed petition to the Superior Court of Paulding County, Georgia on the 5 day of February, 2026, praying for a change in the name of petitioner from Jennifer Jean Austin to Jynn Alexandria Walker. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition. This 5 day of February, 2026.

Jennifer Jean Austin, Petitioner  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Feb12)

## NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.

All debtors and creditors of the estate of Virgil William Wilson, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.

This 3 day of February, 2026.

Jennifer Elaine McKinnon,  
Administrator of the Estate of Virgil William Wilson  
1300 Ridenour BLVD, Suite 100  
Kennesaw, GA 30152  
(4Feb12)

## NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.

All debtors and creditors of the estate of Josea May, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.

This 3 day of February, 2026.

LeShaune May,

Administrator of the Estate of Josea May  
1901 West St. Unit 408  
Annapolis, Maryland 21401  
(4Feb12)

## NOTICE TO DEBTORS AND CREDITORS

State of Georgia,  
County of Paulding.

All debtors and creditors of the estate of Evelyn Mae Reece, deceased, late of Paulding County, Georgia, are hereby notified to render in their demands to the below named person(s) according to law.

This 5 day of February, 2026.

James Ricky Reece,  
Administrator of the Estate of Evelyn Mae Reece  
1057 Center Point Road  
Carrollton, GA 30117  
(4Feb12)

## APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER TRADE NAME, PARTNERSHIP OR OTHERS

STATE OF GEORGIA  
COUNTY OF PAULDING  
The undersigned does hereby certify Lighting Lund Artistic Enterprises LLC conducting a business at 100 Summer Glen Way in the City of Dallas, County of Paulding in the State of Georgia, under the name of Lizziemags Art and that the nature of the business is Independent Artist Selling Paintings, drawings, and art prints and the name and addresses of the persons, firms or partnerships owning and carrying on said trade or business are: Elisabeth Maguire  
100 Summer Glen Way, Dallas, GA 30157  
Subscribed and Sworn to before me this 4 day of February, 2026.

Notary Public  
Filed in office this 4 day of February, 2026.

Sheila Butler, Clerk  
Superior Court, Paulding County, GA.  
(2Feb12)

## NOTICE OF PETITION TO CHANGE NAME

In the Superior Court of Paulding County  
State of Georgia  
In Re: Sha'ina Faith Wallace  
Civil Action File No. 26-CV-000387-P3  
Georgia, Paulding County  
Notice is hereby given that Sha'ina Faith Wallace, the undersigned, filed petition to the Superior Court of Paulding County, Georgia on the 3 day of February, 2026, praying for a change in the name of petitioner from Sha'ina Faith Wallace to Sha'ina Faith McClinton. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition.

This 3 day of February, 2026.

Sha'ina Faith Wallace, Petitioner  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Feb12)

## NOTICE OF PETITION TO CHANGE NAME

In the Superior Court of Paulding County  
State of Georgia  
In Re: Heather Cromey  
Civil Action File No. 26-CV-000385-P4  
Georgia, Paulding County  
Notice is hereby given that Heather Cromey, the undersigned, filed petition to the Superior Court of Paulding County, Georgia on the 3 day of February, 2026, praying for a change in the name of petitioner from Heather Eva Ann Cromey to Heather Eva Ann. Notice is hereby given pursuant to law to any interested or affected party to appear in said Court and to file objections to such name change. Objections must be filed with said Court within 30 days of the filing of said petition.

This 3 day of February, 2026.

Heather Cromey, Petitioner  
Sheila Butler,  
Paulding County Clerk of Superior Court.  
(4Feb12)

## NOTICE OF ABANDONED VEHICLES

The following vehicles have been deemed abandoned and will be sold at public auction February 20th 2026. Preview at 10am Auction begins at 10:30am. Vehicles are located at 217 Duncan Circle- Hiram, GA 30141. All sales are CASH only. Payment is expected at the end of the sale.

All In Towing Inc reserves the right to bid.  
2013 Toyota Prius JTDKN3DUX00340352  
2000 Honda Accord 1HGGC165XYA029112 (2Feb12)

## NOTICE OF ABANDONED VEHICLES

Present location of vehicles: All In Towing Inc 217 Duncan Circle Hiram, GA 30141  
You are hereby notified that a petition was filed in the Magistrate Court of Paulding County to foreclose a lien for all amounts owed. If the lien is foreclosed, a court shall order the sale of the vehicle to satisfy the debt.

Anyone with ownership interest in this vehicle may file an answer to this petition on or before: February 13th 2026.

Answer forms may be found in the Magistrate Court Clerk's office located at: 280 Constitution Blvd Unit 1109 FL 1 Dallas, GA 30132.

Forms may also be obtained online at <http://www.georgiamagistratecouncil.com>

2000 Honda Accord Vin 1HGGC165XYA02911 (2Feb12)

## PETITION TO CHANGE NAME

In the Superior Court of Paulding County

# Classifieds

## Miscellaneous

**AVON PRODUCTS** - If you do not have an Avon representative & would like to purchase new products, call Cindy @ 770-722-4162, leave message. (tf)

**WALKER CONSTRUCTION** - Commercial & Residential Remodeling, Roofing. Call us to discuss your project today at 678-363-0080. (tf)

**BRAND NEW MOTORIZED SCOOTER** - for disabled person, wheelchair, walker. Price negotiable. Two Lighted Curio Cabinets, Bell Collection. 770-779-7175. (4t5)

**PRIVATE CAREGIVER** - and personal companion for Seniors. One on one care in home. Assistance with daily activities based on personal needs. Light housekeeping, meal preparation, health and medication monitoring. PCA/CPR/AED Certified. Call 678-363-5835.

## RENT/LEASE Homes/Apartments

**MOBILE HOME FOR RENT** - 3 Bedroom, 2 Bath, Call 770-445-2988 ext. 200. (tf)

**HOME FOR RENT** - 3 bedroom, 2 bath, partial basement. 2 acre lot, garden spot. No pets. New GA area. 404-975-9741. (2t20)

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Stewart Parker, Editor  
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Advertising rates will be furnished upon request. (USPS 378-980)

Thursday, February 19, 2026

## LEGAL NOTICE

**APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER TRADENAME, PARTNERSHIP OR OTHERS**  
STATE OF GEORGIA  
COUNTY OF PAULDING  
The undersigned does hereby certify that Living Spiral Studio LLC conducting a business at 155 Anita Drive, in the City of Powder Springs, County of Paulding in the State of Georgia, under the name of Chart-Ed Learning and that the nature of the business is Education Support Services and Digital Educational Products and the names and addresses of the persons, firms or partnerships owning and carrying on said trade or business are: Living Spiral Studio LLC dba Chart-Ed Learning, 155 Anita Drive, Powder Springs, GA 30127.  
Elvis Agard, Owner. Subscribed and Sworn to before me this 16th day of February, 2026. Annah Mullins, Notary Public or Deputy Clerk. Filed in office this 16th day of February, 2026.  
Sheila Butler, Clerk  
Superior Court, Paulding County, GA. (2t19)

**APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER TRADENAME, PARTNERSHIP OR OTHERS**  
STATE OF GEORGIA  
COUNTY OF PAULDING  
The undersigned does hereby certify that Living Spiral Studio LLC conducting a business at 155 Anita Drive, in the City of Powder Springs, County of Paulding in the State of Georgia, under the name of Living Spiral Education and that the nature of the business is Education Support Services and Digital Educational Products and the names and addresses of the persons, firms or partnerships owning and carrying on said trade or business are: Living Spiral Studio LLC dba Living Spiral Education, 155 Anita Drive, Powder Springs, GA 30127.  
Elvis Agard, Owner  
Subscribed and Sworn to before me this 13th day of February, 2026. Hannah Madison, Notary Public or Deputy Clerk. Filed in office this 13th day of February, 2026.  
Sheila Butler, Clerk  
Superior Court, Paulding County, GA. (2t19)

**APPLICATION TO REGISTER A BUSINESS TO BE CONDUCTED UNDER TRADENAME, PARTNERSHIP OR OTHERS**  
STATE OF GEORGIA  
COUNTY OF PAULDING  
The undersigned does hereby certify that Living Spiral Studio LLC conducting a business at 155 Anita Drive, in the City of Powder Springs, County of Paulding in the State of Georgia, under the name of Chart-Ed Institute for Global Data Literacy and that the nature of the business is Education Support Services and Digital Educational Products and the names and addresses of the persons, firms or partnerships owning and carrying on said trade or business are: Living Spiral Studio LLC dba Chart-Ed Institute for Global Data Literacy, 155 Anita Drive, Powder Springs, GA 30127.  
Elvis Agard, Owner. Subscribed and Sworn to before me this 16th day of February, 2026. Annah Mullins, Notary Public or Deputy Clerk. Filed in office this 16th day of February, 2026.  
Sheila Butler, Clerk  
Superior Court, Paulding County, GA. (2t19)

## Week 5 Legislative Update Rep Joseph Gullett



We're already more than a quarter of the way through this year's legislative session, and the pace under the Gold Dome continues to build. My days are filled with committee meetings, time on the House floor, and ongoing work focused on serving our community well.

I'd like to take a moment to walk through some of the major items my fellow lawmakers and I have been working on. With that in mind, below is a quick overview of the progress made over the past two weeks.

**Amended Fiscal Year Budget: Responsible Stewardship, Strong Results**

Thanks to Georgia's continued financial strength and careful budgeting in recent years, the state is in a position to adjust the current budget using updated revenue estimates. The House has now passed HB 973, the Amended Fiscal Year budget, which accounts for updated revenue estimates and reflects our ongoing commitment to the careful handling of our state's financial resources.

HB 973 adjusts for \$4.5 billion in additional funds, including \$3.3 billion in surplus, which allows the state to both reinvest in key priorities and provide meaningful relief back to taxpayers. Our state's continued robust financial health is a reflection of long-term fiscal discipline and responsible stewardship of taxpayer dollars.

**Homeowner Tax Relief Grant: Easing the Property Tax Burden**

As part of our continued effort to bring real property tax relief to Georgia families, the amended budget sets aside \$850 million to fund the Homeowner Tax Relief Grant (HTRG) program. I often hear from homeowners who feel like their property tax bills are creeping higher each year - even when everything else in their budget is already

stretched. This program helps lower what homeowners owe by increasing the homestead exemption for the 2026 tax year, offering meaningful relief to families who work hard to stay in their homes and put down roots in our communities.

Just as important, this relief is made possible by the state's strong financial position and surplus funds - not by cutting local school budgets. Our schools will continue receiving the support they rely on, while we take responsible steps to ease the pressure on homeowners. Protecting classroom funding and helping families keep more of what they earn are both priorities, and this approach allows us to do both at the same time.

**Strengthening Early Literacy in Georgia**

Last week, Speaker Burns introduced House Bill 1193, the Georgia Early Literacy Act of 2026. This bill focuses on strengthening early reading instruction by supporting literacy coaches in K-3 schools, expanding professional learning opportunities for teachers and ensuring students have access to proven, research-based instructional materials.

When a child struggles to read early, it affects every academic subject and makes it harder to regain footing later. This legislation is about stepping in early, offering support where it's needed most, and making sure every child in Georgia has the chance to build a strong foundation and a bright future from the very start.

In addition, the amended budget also sets aside funding to support America250 literacy initiatives, which encourage schools, libraries, and community partners across Georgia to host reading events that promote literacy and celebrate our state's role in the nation's 250th anniversary.

**State of the Judiciary Address**

On February 4th, House and Senate met in joint session for the annual State of the Judiciary address from Chief Justice Nels S.D. Peterson. Chief Justice Peterson highlighted ongoing work within the court

system to strengthen services for children in foster care, including pilot programs aimed at providing additional attention to the needs of very young children entering the system. Chief Justice Peterson also spoke about the growing role of artificial intelligence in the legal field, noting both the opportunities it presents and the challenges it creates.

Annual addresses - such as the State of the Judiciary - are an opportunity for the General Assembly to hear directly from the other branches of our state's government. In this case, the address betters our understanding of how the legislature can support policies that strengthen Georgia's courts and the families they serve.

**Holding the Line on Government Growth**

The House also passed House Bill 903 this week with bipartisan support, taking a step toward something I hear about often from folks back home: keeping government transparent, consistent, and accountable. Georgians want to know that laws are being made by the people they elected to do that job, not expanded quietly through layers of bureaucracy.

This bill reinforces that expectation by requiring executive branch agencies to follow the same public notice and comment process when creating rules, bringing greater oversight and consistency to how decisions are made. It's a practical way to keep bureaucracy from swelling, protect the role of the General Assembly, and make sure government stays responsive to the people it serves.

**Serving You at the Capitol**

As we head into another busy week at the Capitol, my colleagues and I will continue our work on the policies and priorities that matter most to our state and local communities. The days ahead will only grow fuller as the session moves forward.

As always, I encourage you to stay engaged and continue sharing any concerns or ideas you and your family may have about our community and our state. You may reach me by email at: joseph.gullett@house.ga.gov or by phone at 404-463-2248.

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physical abuse or excessive corrective techniques. Negative reinforcement trainers need to change their techniques. Those days are over! The use of equipment, such as choke chains, prong collars, electric collars, etc., are all totally acceptable methods of training, but can easily turn abusive if not used properly. These training tools should almost NEVER be used on puppies! Excessive negative reinforcement training can be harmful mentally and physically. It can ruin your relationship with Bully. When searching for a trainer, ask them about their training techniques. Sign up with one who uses positive reinforcement and teach you acceptable corrective techniques. Teach yourself patience and have fun training Bully!

[thedogloverstrainer@gmail.com](mailto:thedogloverstrainer@gmail.com)

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# *The History of Downtown Dallas* ~ Submitted by: Kiki Love

When you first step into Downtown Dallas, you are welcomed by brick pathways at every step. It is a place where you can take a break and unwind from a long work week with good food, shopping, historical sites, and events that happen throughout the year. In Dallas, Georgia, the downtown area is the heart of Paulding County. How did this bustling town come to be?

In 1851, the Georgia General Assembly took a portion of Paulding County to form Polk County, which removed the original county seat (City of Dallas). This left the assembly choosing the right place to start a new town where it could grow in the future. A hilltop that was not too far from several nearby springs provided great quality water to establish a town. Of course, it needed a name, and who better to name it after than the Vice President of the United States, George Mifflin Dallas, who served

under President James K. Polk (City of Dallas). Downtown Dallas wasn't incorporated until the Georgia General Assembly established it on February 8, 1854. Dallas, Georgia, wasn't even well-known until three major battles occurred, called:

- The Battle of New Hope Church
- The Battle of Pickett's Mill
- The Battle of Dallas

After the battles, the city eventually worked to preserve its history. On May 28, 1864, the specific Battle of Dallas took place. Once the Civil War ended, it took Dallas, Georgia, a while to reconstruct itself, but it slowly ended up getting back on its feet. By 1882, the Georgia General Assembly created a new charter for the Town of Dallas by establishing a Mayor and Council form of government (City of Dallas). The history of Downtown Dallas is always telling a story from the past with its historical sites and businesses. The stories in the present always bring the community together to become a thriving town that will be there for generations to come.

A random meeting and conversation at Mount Tabor Park might have just ushered in a new era of volleyball for high school students throughout Paulding County. David Reid, a Safety Advisor with the Paulding County School District, and Zac Tubbs, a Program Coordinator with the Paulding County Parks, Recreation and Cultural Affairs department, both have a background in youth development and understand the importance of investing in the growth of high school students. Reid and Tubbs worked

together to create an opportunity for a group of twelve high school students from East Paulding High School to come compete in a night of volleyball at Mount Tabor Park, deemed the Net Wars Classic. The group met at Mount Tabor Park and enjoyed a fast-paced, energetic night of volleyball lasting over two hours. "It was clearly evident that this group of students were ecstatic to have this opportunity and everyone involved had a great night," said Tubbs. Reid had a clear goal for the program

heading into the tournament that took place on February 11th. "Our goal is to afford boys in the high schools in Paulding County an opportunity to learn and play volleyball. I would like to use the sport to help boys develop deeper and healthier relationships with each other and to improve their social, emotional, and physical wellness." Tubbs feels that this program could easily be expanded in several different ways. "Developing a league tournament or stand-alone day tournaments is an excit-

ing possibility and I'll definitely explore these options." Given the success of the first tournament, both Reid and Tubbs are looking forward to the possibilities of where this program could lead in the future. Reid would love to see the program expanded to include all of Paulding County high schools. "I would love to work with the parks and recreation department to create an annual boys volleyball league for the five high schools in Paulding County."



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Ugo Abanukam,  
DNP, FNP

## First off, tell us a little about yourself.

I enjoy being part of Georgia’s healthcare community. I began my career as a registered nurse, which provided a solid foundation in hands-on patient care. Later, I returned to school to earn my master’s and doctoral degrees, and I’ve been practicing as a nurse practitioner ever since.

## What do you enjoy most about living and working in Georgia?

What makes Georgia special to me is the people. There’s a real warmth and resilience here, and the sense of community is strong. It’s a wonderful place to live and work.

## What are the most common conditions or health challenges you see among seniors in this area?

Many of the seniors I care for are managing multiple conditions at once, which makes education, preventive care and regular follow-up really important. I often see issues related to heart health and lifestyle habits like nutrition and physical activity.

## What drew you to senior-focused primary care?

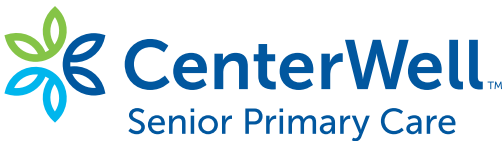
I’ve always been passionate about making a difference in people’s lives, and working with seniors gives me that opportunity every day. They often have more complex needs, and I’m inspired to help guide their care and advocate for their well-being. My favorite part is building trust and hearing their stories. There’s so much wisdom in this population, and I learn from them as much as they learn from me.

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\* Comparison based on a study published by the Oxford Academic in June 2023 stating that the average primary care exam was approximately 21 minutes. Times vary based on services performed.  
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Next

Next...What a good word...Some words just make you happy. “Are you next?” she asked. “Why no, you go ahead.” Next can make you seem like a better person than you are... I’m in the Doctor’s office, my appointment’s at 10:00. The lobby’s full of folks coughing, sneezing, talking loud about Aunt Lucille coming this weekend and bringing that bunch that eats up all her food and barks at the cat. Starting to feel anxious, there’s no way I’m ahead of these 15 people, well really 14. Not real sure about that dude dressed in a chicken suit. “Say Yes To The Dress” is on. I don’t want to watch, but it’s either that or watch old Ralph. I know that cause that’s what his shirt says, not Ralph-Old Ralph. He cut his toenails with his barlow knife that his best friend Arvis gave him before he ran off with Rusha, Ralph’s third wife, so I heard...May better put my sunglasses on due to flying shrapnel... Checking my watch, it’s 9:55...time to pray or cuss. Think I’ll pray, cussing don’t help nobody. Only two chairs left. This place is filling up like The Golden Corral on Saturday night-one beside old Ralph, the other by a statue of this half-naked dude that looks like he’s going to the bathroom in a fountain. Strange fellow plops down there and gets out a straw and

starts siphoning water. Wonder if they can see me for hives while I’m here... Lord...Please let me be next. I’m thinking—Is it ok for me to pray that? What if there’s folks in here that are really sick, sicker than me. But I’m not really sick. I’m just here for a checkup. Too bad for them I thought...done forgot I was gonna pray...It’s 9:59, it’s over. I’ll be here until 2:00 or later. Blood pressure’s spiking, thinking it’s a good place to be if I’m bout to kill over. Wish I was home washing dishes or dusting the furniture. 10:00 just popped up on my phone. I’m obsessed watching this guy, the precision, the patience, the audacity. I think, must be nice not to care what anyone thinks. He didn’t dress up, that’s obvious by the chewing tobacco stains on his shirt. This could be a good country song...”Old Ralph Don’t Give A Flip, His Shirt’s Dirty And His Pants Are Ripped.” “Next,” they call my name. My priorities have changed. I tell the nurse, “Take whoever’s after me, I gotta see how this goes when old Ralph gets to that big ole hawk bill toe. Thinking he may have been a footologist surgeon at one point. Sometimes next ain’t so bad... Cause now I’m next again.

~ Dadgum



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Paulding County Parks, Recreation, and Cultural Affairs

Registration for session 2 classes/activities begins January 19th – February 18th. Tumble, Pop! Fitness, Sporties for Shorties, Martial Arts, Super Tots, and Art Lessons. These are just a few classes/activities that we offer. There are so many fun classes for all age groups! Please visit our website at: recreation.paulding.gov for dates, ages & locations of our offerings & to register online. You can also register in person at any park office location, Monday through Friday, 8:00 am until 5:00 pm, or until the registration deadline or the class is full. If you have any questions, please call 770-443-7540.

The Northwest Georgia Area Agency on Aging to hold Quarterly Meeting February 24, 2026

The Northwest Georgia Area Agency on Aging Will Hold Its Quarterly Meeting on Tuesday, February 24, 2026 at the Northwest Georgia Regional Commission Conference Room located at 1 Jackson Hill Drive, Rome GA 30161. The Meeting Will Begin At 10:00 AM. The Meeting Is Open to The Public.

Paulding County Genealogical Society (PCGS) NEWS

The Paulding County Genealogy and Research Library is located in the Regions Bank Building, 160 Confederate Avenue, Dallas, GA, 2nd (top) Floor. Hours are Tuesdays and Thursdays, 9:00 AM - 3:00 PM. PCGS Monthly meetings and programs are held at the Dallas Library, the first Saturday of each month, at 10:00 AM, except when holidays fall on that weekend, then the meeting will be on the 2nd Saturday. Further information /contact is available on the Website: pcresearchlibrary.com; Facebook: Paulding County Genealogical Society, or phone 404-435-4648.

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