

The Houston Home Journal

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‘He is part of the family’ Beloved store cat Alpine goes missing

By **SANDRA HERNANDEZ**
HHJ Staff Writer
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WARNER ROBINS — Houston County Habitat for Humanity ReStore is asking the community to help look for their store cat Alpine, who went missing on Wednesday, Jan. 7.

Those who have visited the store were most likely greeted by the friendly black and white cat.

Store staff said Alpine is missing his left eye, medium sized and has white feet. He is approximately two years old and is nearsighted.

There is currently a \$100 reward to anyone who finds him.

ReStore Manager Jaime Carr and Community Outreach Manager Billie Cook describe Alpine as friendly and heavily involved in daily chores.

He lives at the store and does the same routine with staff every morning, which includes greeting everyone at the door, Carr said.

She said Alpine also likes

to work where they process items in the back room and enjoys watching the trucks come during deliveries.

“All the way down to counting money, he wants to lay there. He does all aspects of the ReStore so it’s important that we get him back,” she said.

Carr shared that customers like to bring him treats. Alpine enjoys getting into people’s shopping carts, being held like a baby and riding on customers’ shoulders.

Overall, he gives staff and shoppers much-needed emotional support, Carr said.

Alpine’s daily routine often involves venturing outside to the horse farm located behind the store. However, he always comes back to check in with employees.

Carr also shared that Alpine loves to eat in the store and has a scheduled dinner time. She said he knows he has to be inside before 6 p.m.

In their search, employ-

ees have gone to the wood lines since that is where he normally plays. Carr said they have taken treats outside and rescue groups have helped search for him.

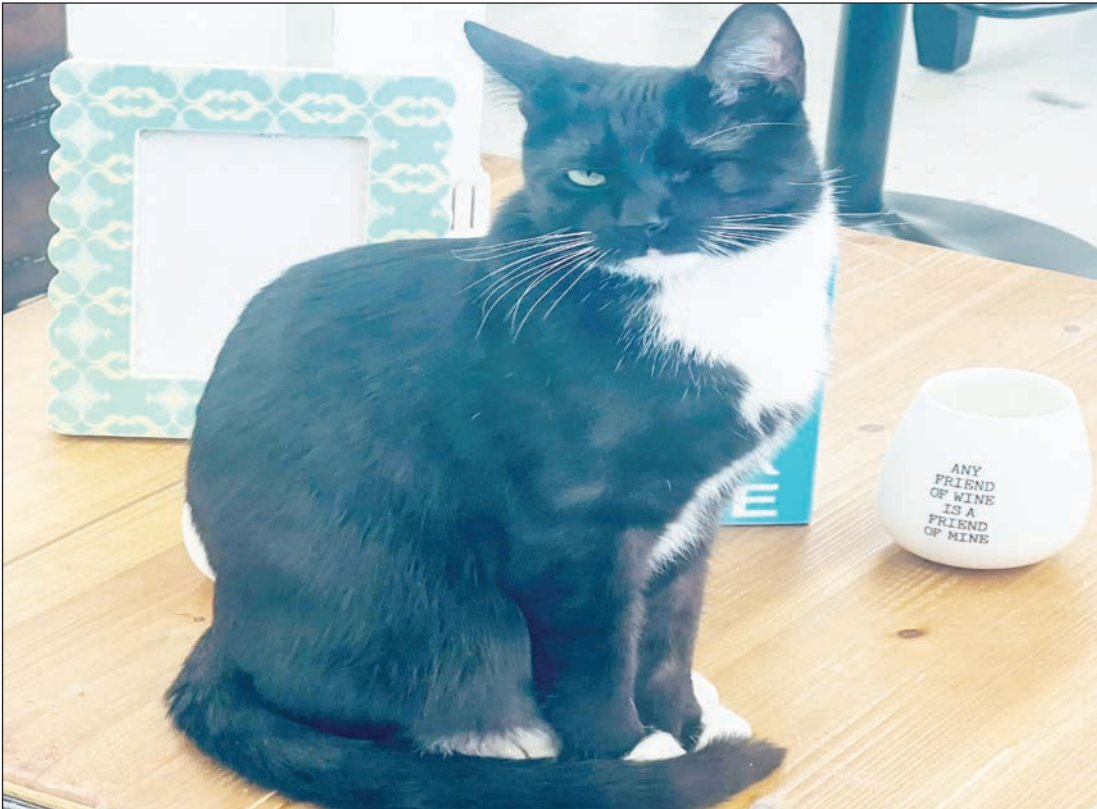
Even when the store is closed, staff and the store director come in to play with Alpine.

Carr believes he may have accidentally jumped into someone’s vehicle and may have left before they could see him. She said he may be disoriented and he is unable to find his way back to the store.

“He is family. It’s really sad that he’s not here. This is very out of character for him,” she said.

Staff members have been heavily relying on social media to get the word out and also let their customers know about Alpine’s disappearance. Customers have come in daily and everyone usually expects to see him.

Carr said they have been outside multiple times calling his name, but there has been no luck. Individuals



Courtesy: Houston County Habitat for Humanity ReStore
Houston County Habitat for Humanity ReStore cat Alpine has been missing since the morning of Wednesday, Jan.7. He is described as a black and white cat missing his left eye.

have also been using their time to help with the search. Cook also shared they have reached out to the

See ALPINE page 3A

‘A full city council’: Centerville swears in Mayor, council at January meeting



Brieanna Smith/HHJ
Centerville Mayor J. Michael Evans (right) is sworn in by Houston County Judge G.E. “Bo” Adams (left) during a ceremony on Tuesday, Jan. 6.

By **BRIEANNA SMITH**
HHJ Managing Editor
brieanna@hhjonline.com

CENTERVILLE — Centerville is at full capacity with its council after the city’s first meeting of the year.

Three of its members were sworn in for new terms at the Jan. 6 meeting. The first was Mayor J. Micheal Evans.

Evans was elected mayor in a special election in June of last year. He won against Justin Wright with 58% of the vote.

Evans was initially elected to fill the unexpired term of former mayor John Harley, who retired at the start of 2025. Then, in November, Evans ran unopposed and was elected mayor.

Councilman Robert Bird

and Wright also ran unopposed for Post 1 and Post 3 and were sworn in during the meeting.

Previously, Councilwoman Velicia Lowe was elected in November, defeating four other candidates with 60% of the vote. She was sworn in during a ceremony in November.

At the meeting, Evans was grateful for citizen support and congratulated the fellow council members.

“We really appreciate you all being here to support us in the endeavors that we undertake for the city of Centerville. I want to congratulate Councilman Bird and Councilman Wright; now we have a full city council,” Evans said.

Lowe and Councilman Edward Armijo also congratulated their fellow coun-

cil for their reappointments.

“Congratulations, again, to the Mayor and the councilmen who were sworn in today. It’s great to have a full council,” Lowe said.

Finally, Evans thanked city staff for their work and said he looks forward to working with everyone.

“I’m looking forward to the opportunity to continue serving the citizens of Centerville with this group of dedicated public servants,” Evans said. “I look forward to working with you all over the next two-to-four years and again, thank you employees, for all your hard work and citizens for allowing us to serve.”

See more photos at hhjonline.com



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PERIODICAL

Warner Robins teen sentenced as adult in armed robbery case

By **OWEN JONES**
HHJ Staff Writer
owen@hhjonline.com

WARNER ROBINS — Kemonte Jorquez Jordan, 17, of Warner Robins has been charged as an adult with armed robbery and possession of a firearm during commission of a felony by pleading guilty on Jan. 5. He was sentenced to ten years in prison without the possibility of parole.

According to a media release, the crime took place at The Mystery Shop on Green Street on Sept. 17, 2024, when Jordan was 16. The release said the overnight clerk was robbed at gunpoint and Jordan demanded \$100 from them.

“When the clerk initially refused to comply with Jordan’s demands, Jordan informed him that he had a gun and ultimately brandished and pointed a firearm at the victim,” the release said. “The victim gave Jordan \$40 from the cash register, and Jordan fled the store.”

Officers of the Warner Robins Police Department obtained surveillance footage of Jordan entering and robbing the store.

“Once identified from the surveillance footage, Jordan was arrested, and during an interview with Detective Karmen Thompson, he confessed to the robbery, saying

See ROBBERY page 2A

Two arrested after stabbing and standoff on King Richard Drive

By **SANDRA HERNANDEZ**
HHJ Staff Writer
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WARNER ROBINS — Two people have been arrested following a stabbing and standoff on Thursday night.

Warner Robins Police Department officers responded to the stabbing on the 500 block of King Richard Drive on Thursday, Jan. 8, at 10:40 p.m.

According to a press release, officers arrested Joshua Phillips, 28, and Breanna Durant, 23.

Once on scene officers located victim Kearstin Gregory, 23, with a stab wound to the abdomen. Phillips was inside the residence refusing to exit.

Gregory was transported to a local area hospital for treatment and is currently listed in stable condition. Officers learned there were two children along with Durant inside the residence.

Due to the nature of the incident, Phillips refusing to

exit, and others inside, the Crisis Negotiations Team and SWAT responded.

It took over four hours of SWAT and negotiating tactics to de-escalate the situation. At around 3 a.m.

See STABBING page 2A



Phillips



Durant

Word of the Day

Let us search out and examine our ways, And turn back to the Lord. —

Lamentations 3:40 (NKJV)

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CAPITOL UPDATES

Sen. Larry Walker, III Elected President Pro Tempore of Georgia State Senate

Special to The Journal
ATLANTA — Sen. Larry Walker, III (R-Perry) was unanimously elected by his colleagues to serve as President Pro Tempore of the Georgia State Senate. “I am honored by the trust my fellow senators have placed in me to help lead the Georgia Senate,” said Sen. Walker. “We must keep Georgia on a path that rewards hard work, lives within its means and puts people ahead of politics. As President Pro Tempore, I will keep the Senate focused on cutting taxes, cutting unnecessary red tape and standing up for working families who are too often burdened by an overgrown bureaucracy. Georgians deserve a government that works for them, not one that gets in their way.”

In his role as President Pro Tempore, Sen. Walker will preside over Senate sessions in the absence of the Lieutenant Governor and work closely with Senate leadership to guide legislative operations and ensure an efficient, orderly legislative process under the Gold Dome.

Sen. Walker has represented Georgia’s 20th Senate District since 2015, serving Bleckley, Dodge, Dooley, Laurens, Treutlen, Pulaski, Wilcox and much of Houston County. He previously served as Secretary of the Senate Majority Caucus and currently chairs the Senate Committee on Insurance and Labor, while also serving as Secretary of the Senate Committee on Agriculture and Consumer Affairs and Chairman of the Senate Appropriations Subcommittee on Agriculture and Natural Resources.

A lifelong Middle Georgian, Sen. Walker was born and raised in Perry and is a graduate of the University of Georgia’s Terry College of Business. Before his legislative service, he worked in the private sector as an accountant and small business owner, experiences that continue to inform his focus on fiscal responsibility, economic growth and efficient government. Sen. Walker and his wife, Adrienne, have been married for over 40 years and remain actively involved in their community and church.

STABBING

From page 1A
Friday, Phillips was taken into custody. He is being charged with aggravated assault, obstruction and open warrants. Durant is being charged with hindering apprehen-

ROBBERY

From page 1A
that he needed the money to get his cell phone fixed,” the release said. Even though Jordan was a juvenile at the time of the arrest, he has been charged

sion and two counts of second-degree cruelty toward a child. Police said this was not an instance of domestic violence. Gregory and Phillips were friends or acquaintances. The Warner Robins Police Department is continuing as an adult under Georgia law by entering a guilty plea in the Houston County Superior Court. Jordan was prosecuted by Senior Assistant District Attorney Sandra Matson. Houston County District Attorney Eric Edwards provided comments on the conviction:

“An armed robbery is a violent crime, regardless of the age of the person who commits it,” he said. “Pointing a firearm at a store clerk in the middle of the night puts an innocent person’s life at real and immediate risk, and our community cannot tolerate that kind of violence.”



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The Houston Home Journal eEdition
www.hhjonline.com

Affordability a top concern as lawmakers prepare for Georgia legislative session

By TYTAGAMI
Staff Writer
Capitol Beat News Service

ATLANTA — When lawmakers return to the Georgia Capitol, they will focus on affordability.

While President Donald Trump tries to address complaints about the cost of living, Georgia Republicans see the risk of a voter backlash. They worry that the landslide defeat in November of two Republican incumbents on the state Public Service Commission could be a harbinger for the November general elections.

So, members of the state Senate and House say they will be pushing pocketbook proposals this year. “We’re laser focused on pursuing an agenda — when we start back next Monday — that makes life affordable,” said House Speaker Jon Burns, a Republican from Newington.

In a briefing Wednesday, he said he and his chamber would focus on local property taxes, which he blamed for undermining the American dream of homeownership. “For many of the families in our state, because of those property taxes, that dream appears to be unattainable,” he said. “We need to do something about it. And we’re going to do something about it.”

Senate Republicans are concerned about taxes, too. But they are targeting the state income tax. On Wednesday, a Senate study committee recommended eliminating it on the first \$50,000 earned by individuals and \$100,000 for couples.

The committee, led by Sen. Blake Tillery, R-Vidalia, also recommended abolishing the \$16 billion tax entirely by 2032.

But first, he said, lawmakers must help those struggling most with rising costs by exempting them from the 5.19% income tax. “Georgia families are feeling the burden of affordability,” said Tillery, who, as chairman of the Senate Appropriations Committee, will have significant say over the state budget. “They’re talking about how high their power bill is. They’re talking about how much child care costs, how much their grocery bill is.”

Last spring and summer, legislators held hearings to study rising medical costs, a topic that could lead to legislation, as well. The House heard about a resulting lack of access to cancer care and about the impact of federal funding policy on the state public health system.

The end of COVID-19 era subsidies for people who buy health insurance through the Affordable Care Act is expected to make coverage unaffordable for hundreds of thousands in Georgia. The Congressional fighting over the issue could spill into state politics.

U.S. Sen. Jon Ossoff, a Democrat, taunted Georgia’s Republican delegation to the U.S. House over the issue, targeting those who want to unseat him in November. “They support throwing half a million Georgians off their health insurance. They support more than a million Georgians seeing their health insurance premiums double,” he said Thursday. Republicans should break with Trump and extend the tax credits, he said. It is a line he will surely repeat during this election season.

Health care was the second issue Burns said the state House would tackle this year. His concern centered on recruiting and retaining doc-

tors. His plan is to establish more opportunities for future doctors to complete their residency in Georgia, since they tend to settle where they do that training.

The third top issue Burns mentioned was education. He said the state must do more to improve literacy rates, so he wants to put a literacy coach in every elementary school. It has been a major concern of his wife, Dayle, a retired educator who has been helping with a state literacy campaign.

Speaker Burns also touched on another education topic that lawmakers in both the House and Senate have been discussing since the last legislative session: banning cellphones in high schools.

Gov. Brian Kemp signed legislation into law in May that will ban personal devices in elementary and middle school starting next fall. Last month, a Senate committee co-led by Sen. Sally Harrell, D-Atlanta and Sen. Shawn Still, R-Johns Creek, the chamber’s majority caucus chair, recommended extending that ban to high schools.

Burns was on board with the idea, observing the popularity in schools that have banned phones on their own. “You’ll see us move this session, I do believe, to ban cell phones in high schools because so many jurisdictions around the state have already done that,” he said. It is a hot topic, with school shootings leading to parent concerns about being able to contact their children.

Burns noted that authorities see phones as a distraction from safety protocols during emergencies, but he said he respects parents’ feelings on the issue: “that will be something we will certainly have a lively discussion about.”

Middle Georgia’s

Southern Bride

2026

Attention, newlyweds!

Submissions are open for our 2026 Southern Bride magazine cover contest!

The winner will be on the 2026 Southern Bride magazine’s cover and be featured inside. The runner-up will also be featured.

Any bride who got married in 2025 and is a resident of either the Middle Georgia area or Georgia Trust associated counties* is eligible to enter.

Submit a high-quality wedding photo, along with you and your partner’s full names, address, wedding date, wedding location and venue, photographer’s name, jeweler’s name and contact information (phone number & email) to brianna@hhjonline.com or by scanning the code below.

Voting will start January 19th on hhjonline.com and end at noon on January 30th. The winner will be announced January 30th.

Winners must be available for a phone interview between January 31st and February 5th.

Submission deadline: January 18th

Scan here to enter!



*Eligible counties include Houston, Bibb, Baldwin, Bleckley, Crawford, Dodge, Dooley, Dougherty, Harris, Hancock, Johnson, Jones, Laurens, Macon, Meriwether, Monroe, Montgomery, Peach, Pulaski, Talbot, Taylor, Terrell, Treutlen, Twiggs, Wheeler, Washington, or Wilkerson.

PUBLIC NOTICE

INFORMATION CONCERNING
COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS AND
RANGE OF ACTIVITIES TO BE UNDERTAKEN

This notice is to furnish citizens of the City of Warner Robins (City) information concerning the amount of funding available from the U. S. Department of Housing and Urban Development (HUD) for the Community Development Block Grant program for Fiscal Year 2026 and the range of activities to be undertaken. To obtain citizen comments a Public Hearing is scheduled for 10:00 AM, Thursday, January 29, 2026. The City is endeavoring to be in total compliance with the Americans with Disabilities Act. If you require assistance or auxiliary aids, please contact the ADA Coordinator, Jessica Bird, at (478) 302-5505 or jbird@wrga.gov between the hours of 8:00 AM and 5:00 PM, Monday through Friday except holidays as far in advance of the meeting as possible. Persons with hearing disabilities can contact the City through the Georgia Relay Service, at (TDD) 1-800-255-0056 or (Voice) 1-800-255-0135. This information is available on request in an alternative format. Language Assistance is also available including oral interpretation and written translation services.

It is unknown at this time the exact amount HUD will allocate to the City through the Community Development Block Grant Entitlement program. We anticipate receiving \$400,000. In addition, program income is anticipated from housing rehabilitation activities and the sale of real property. The estimated amount of program income is approximately \$7,000 bringing the total estimated operating budget to \$407,000. A minimum of 71% of these funds must be used for activities that benefit low and moderate-income persons. The range of uses of funds is very broad and includes, but is not limited to, the following:

- Program planning and administration
- Acquisition and disposition of real property
- Code enforcement
- Clearance, demolition, and rehabilitation of publicly and privately owned commercial and residential structures
- Fair housing
- Removal of architectural barriers
- Public facilities and improvements
- Public services
- Historic preservation
- Economic opportunity
- Activities undertaken as part of a Consolidated Plan

Further information concerning this program or meeting is available upon request from the City of Warner Robins, Department of Community & Economic Development, 700 Watson Blvd., Warner Robins, Georgia at (478) 302-5513 or by emailing agoodrum@wrga.gov between the hours of 8:00 AM and 5:00 PM, Monday through Friday.

Esta información está disponible a petición en un formato alternativo. Asistencia de idioma también está disponible para incluir interpretación oral y escrita servicios de traducción.

5405L-1

CALENDAR

Perry High School
Class of 1976
Bi-Centennial
Reunion Weekend

Theme: “Celebrating 50 Years of Achievement and Excellence”

Panthers of ’76—It’s Time to Celebrate! Join us for a once-in-a-lifetime celebration of our 50-Year Reunion!

Reunion Weekend: September 11–13, 2026

Events All Weekend

RSVP by March 31, 2026

Payment Due by May 29, 2026

For more information Contact Regina Ford at 478-987-0257 or email perryhighschool76@gmail.com and visit the Reunion Social Media Page Perry High School Class of 76 Reunion News.

Warner Robins
AGLOW

January 14, 2026 10:30 a.m.

Free conference call (605)-313-5146 code 204807#

Encouragement and personal prayer is offered.

Our speaker is Jessie Nelms and she will be sharing on “what the Lord is saying about 2026 and beyond.” Having committed her life to Christ at the age of 11, Jessie began her ministry at 17 in Miami, Florida. Today, she continues to serve her local church and the greater Atlanta area. Her ministry has taken her across the globe, fueled by a passion for preaching the Gospel and a desire to see people healed, delivered, set free, and to know how much their Heavenly Father loves them. She is deeply committed to advancing the Kingdom of God.

Professionally, Jessie has been in real estate for nine years and has served as President of the West Georgia Board of Realtors. Jessie is a devoted follower of Jesus Christ and a dedicated wife to her husband, Kyle. She is a proud mother of three and a loving “Maw Maw” to 10 grandchildren.

ALPINE
From page 1A

Houston County Animal Control and checked with local veterinarian offices for sightings.

Carr shared morale in the store has been down since Alpine went missing and some staff members have even cried.

The store approximately has 20 employees, and Alpine has played a role in each of their lives, she shared.

Cook added his presence has been greatly missed, not just among staff but with their cus-

Wine and
Cheese Tasting

The Episcopal Church Women’s (ECW) at All Saints Episcopal Church, located at 1708 Watson Blvd, Warner Robins, is hosting our Annual Wine and Cheese Tasting on Feb 13, 2026, starting at 7:00PM in our Parish Hall.

Various wines, craft beers, and cheeses from around the world are available for tasting and enjoyment. In addition, there is a Silent Auction and door prizes.

This event is one of our major Episcopal Church Women’s (ECW) funding sources for the many Outreach Programs sponsored by All Saints.

Tickets are \$30.00 per person and can be purchased at the church office. Please contact the church office at 478-923-1791 for more information and tickets.

American
Heritage Girls
Meeting

A new Chapter of American Heritage Girls has begun meeting in Perry at 208 Langston Road. Meetings are held on Mondays at 6:15 pm. AHG is a Christ-centered character and leadership development program for biological girls ages 5-18. It is dedicated to building women of integrity through service to God, family, community and nation through hundreds of badge programs. There are currently more than 1,700 chapters in the United States. For further information call or text 910-381-7419 or AHGGA0208@gmail.com

County approves Memorandum of Understanding, appoints MIS Director

By OWEN JONES
HHJ Staff Writer
owen@hhjonline.com

PERRY — In a relatively short meeting to start 2026, the Houston County Commissioners still had important business to discuss in their meeting on Tuesday, Jan. 6.

Just one day after the new HEMA Warehouse groundbreaking ceremony, the Board approved a Guaranteed Maximum Price (GMP) proposal from Parrish Construction who was awarded the contract to build the warehouse. The GMP is \$1,679,073.00 and is funded by reserve funds which were included in the Fiscal Year 2025 budget.

“I appreciate the Public Works staff and the commissioners that participated in both this process of selecting Parrish [Construction] and getting to a GMP,” Chairman Dan Perdue said. “That’s an important milestone in this project, and we look forward to it being delivered by July 1.”

The Board also approved a Memorandum of Understanding with the Houston County Sheriff’s Office for background checks. According to the agenda, the MOU between the Board of Commissioners and the Sheriff’s Office will be for fingerprinting applicants. It also includes obtaining background checks for alcohol licenses, solicitors, peddlers and taxicab licenses. The MOU went into effect on Jan. 1, 2026, through December 31, 2027.

“As part of our process of issuing alcohol licenses, we must do a background check and the Sheriff’s Office does that background check for us,” Perdue said. “The state audits that process and occasionally they like to see changes to the memorandum of understanding.”

Other new business included the naming of the new Management Information Systems (MIS) Director, Will Davis, as current director, Gail O’Quinn, is retiring in March.

“I want to congratulate Mr. Davis on this appointment and I appreciate his service to the citizens of Houston County and look forward to [his] future in this role,” Commissioner Mark Byrd said. “I appreciate what you’ve been doing for Houston County and what you will do for Houston County in the future,” Perdue said.

The next Houston County Commissioners meeting will be Jan. 20, at 5 p.m. located at the Houston County Annex on 200 Carl Vinson Parkway. The full agenda of this meeting can be found at www.houstoncountygga.gov/minutes/2026-01-06_department%20head%20agenda%20copy.pdf

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Calendar

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Public Hearing Notice

For the City of Centerville

Joint Comprehensive Plan Update

A public hearing will be held on Tuesday, February 3, 2026, at 6:00 p.m. (during the regularly scheduled Council meeting) at the Centerville City Hall located at 300 E Church Street, Centerville, GA 31028. The purpose of this hearing is to brief the community on the process to be used to develop the Joint Comprehensive Plan, opportunities for public participation, and to obtain input on the planning process.

In addition, this hearing will discuss minor amendments to the Centerville Community Work Program under the 2022 Joint Comprehensive Plan. The city will receive comments on the amendments from residents and other interested parties at this time.

All community members are invited to attend the Public Hearing. For additional information, please contact Greg Boike, Director of Planning and Public Administration with the Middle Georgia Regional Commission, at (478) 751-6160 or gboike@mg-rc.org.

Persons with special needs relating to disability access or foreign language should contact the Centerville City Hall at (478) 953-4734 prior to the meeting for necessary accommodations. Persons with hearing disabilities may contact the Georgia Relay Service at (TDD) 1-800-255-0056 or (Voice) 1-800-255-0135.

Public Hearing Notice

For Houston County

Joint Comprehensive Plan Update

A public hearing will be held on Tuesday, February 3, 2026, at 9:00 a.m. (during the regularly scheduled County Commissioner meeting) at the Houston County Courthouse located at 201 Perry Parkway, Perry, GA 31069. The purpose of this hearing is to brief the community on the process to be used to develop the Joint Comprehensive Plan, opportunities for public participation, and to obtain input on the planning process.

In addition, this hearing will discuss minor amendments to the Houston County Community Work Program under the 2022 Joint Comprehensive Plan. The city will receive comments on the amendments from residents and other interested parties at this time.

All community members are invited to attend the Public Hearing. For additional information, please contact Greg Boike, Director of Planning and Public Administration with the Middle Georgia Regional Commission, at (478) 751-6160 or gboike@mg-rc.org.

Persons with special needs relating to disability access or foreign language should contact the Houston County Board of Commissioners at (478) 542-2115 prior to the meeting for necessary accommodations. Persons with hearing disabilities may contact the Georgia Relay Service at (TDD) 1-800-255-0056 or (Voice) 1-800-255-0135.

Public Hearing Notice

For the City of Warner Robins

Joint Comprehensive Plan Update

A public hearing will be held on Monday, February 2, 2026, at 5:30 p.m. (during the regularly scheduled Council meeting) at the Warner Robins City Hall located at 700 Watson Blvd, Warner Robins, GA 31093. The purpose of this hearing is to brief the community on the process to be used to develop the Joint Comprehensive Plan, opportunities for public participation, and to obtain input on the planning process.

All community members are invited to attend the Public Hearing. For additional information, please contact Greg Boike, Director of Planning and Public Administration with the Middle Georgia Regional Commission, at (478) 751-6160 or gboike@mg-rc.org.

Persons with special needs relating to disability access or foreign language should contact the Warner Robins City Hall at (478) 293-1000 prior to the meeting for necessary accommodations. Persons with hearing disabilities may contact the Georgia Relay Service at (TDD) 1-800-255-0056 or (Voice) 1-800-2550135.

VIEWPOINTS

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Our Goal

The Houston Home Journal is published for the citizens of Houston and surrounding counties by a division of The Georgia Trust for Local News. Our goal is to produce quality, profitable, community-oriented newspapers that you, our readers, are proud of. We will reach that goal though hard work, teamwork, loyalty and a strong dedication towards printing the truth. The Houston Home Journal is a periodical, mailed (ISSN 471) in Perry and is published Wednesday and Saturday by Houston Home Journal P.O. Box 1910, Perry, GA 31069; 478-987-1823 POSTMASTER: Send address changes to: P.O. Box 1910, Perry, GA 31069.

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Share Your Viewpoint

There are three ways to submit a Letter to the Editor: Email it to brieanna@hhjonline.com, mail it to Houston Home Journal at 1210 Washington St., Perry, GA 31069, or drop it off at the same location between 8:30 a.m. and 5 p.m. Monday-Friday. Letters must include the writer's name, address and telephone number (the last two not to be printed). The newspaper reserves the right to edit or reject letters for reasons of grammar, punctuation, taste and brevity.

P.O. Box 1910
1210 Washington Street, Perry, GA 31069
478-987-1823

Tragedy in Minnesota

Dear Readers, We have to be very careful about how quickly we reach a conclusion about tragic events. What he hear about (and even see) is not always accurate or even the complete truth. While we live in a world of rapid response, there is still a space for us to let investigations breathe.

When Charlie Kirk was assassinated, many jumped to pin responsibility on a radical leftist. As we learn more about his murderer, having come from a conservative background, the best we can conclude is this was a deeply troubled young man with no apparent political agenda. We finally have someone in custody for the January 6th abortive bombings of Democratic and Republican political headquarters. We do not have a lot of information about him, or what was agenda, but it appears he was a radical supporter of President Trump, dissatisfied with the pace of change. This should temper all of us not to get too far out on a limb about what transpired in Renee Nicole Good's death. We should not let our conclusions about current events be shaped by "what people are saying."

To some extent, this happened in front of us; its right there in videos. And, yet, political stakeholders with the immigration crack-down want to spin what happened for their own devices. Ms. Good was a thirty-seven (37) years old mother of three (3)

THE LAW MAN

JIM ROCKEFELLER

children. She was a 2020 graduate of Old Dominion University with an English degree. She had a 6-year-old son; the now orphaned boy's father pre-deceased her. With her dog in the back seat in her Honda Pilot, she dropped her son off at school and came back to pick up her partner. ICE agents were "swarming" a residential community, apparently in attempt to round up Somali immigrants. This we know. Those in favor of this deployment label Ms. Good a "domestic terrorist" (legally, there is no such thing as one). They say she was part of a sophisticated terrorist operation to obstruct ICE. One of the videos, suggest she was a part of community protesting about the raids and they were using whistles to notify people of ICE's presence. They say she was trying to kill or harm ICE agents and the shooting was justified.

Those opposed have a different take. Videos of the shooting, show cars sitting in the street, not just Ms.Good's. Ms. Good's Honda is blocking traffic in some fashion – it is not clear from the videos how it got there. An agent tells

her to get out of the car, she responds, "I'm not mad" and tries to back-up. While she is doing so, her partner is trying to open the passenger door.

As Ms. Good starts rolling backwards (not a threat to anyone), an ICE agent grabs tries to open the driver's-side door. She starts forward.

The shooter (Jonathan Ross) is in the street in front of the car. He had been filming her license plate with his phone, before walking around the front. As she starts slowly forward to head into traffic, rather than get out of the way, he starts firing shots at her. Not once, but three (3) times, two (2) of the shots point-blank from the side. He calls her the "B-word" after killing her.

When law enforcement is involved in a fatal shooting, there are various possible processes: an internal "Use of Force" administrative investigation; one conducted by a public body; and/or, a formal criminal investigation.

An internal investigation typically accompanies the officer being placed on administrative leave (paid or unpaid). Sometimes, it

takes a week, sometimes this may stretch into weeks.

A criminal investigation takes longer. Witnesses need to be interviewed, evidence assembled and analyzed, and autopsy results reviewed. If there is a whiff of self-defense, in particular, the investigation will be a very deep dive.

This homicide is full of investigation multipliers. A federal agency is pursuing an agenda opposed by local state officials. The Mayor of Minneapolis has demanded ICE to leave. Potentially, there might be congressional oversight hearings and about the policy. In other words, this could devolve into a messy stand-off between governmental stakeholders.

Federal criminal immunity for this ICE agent means that, because of the "Supremacy Clause," Minnesota cannot prosecute him for "necessary and proper" actions in furtherance in of his official duties. It is possible (maybe probable) he will face state charges of some kind. This will create a Federal-State taffy-pull threatening our shared governmental sovereignty.

Warner Robins attorney Jim Rockefeller is the former Chief Assistant District Attorney for Houston County, and a former Assistant State Attorney in Miami. Owner of Rockefeller Law Center, Jim has been in private practice since 2000. E-mail your comments or confidential legal questions to ajr@rockefellerlawcenter.com.

Rising health care costs are crushing Georgia families

For too many Georgia families, what comes in and what goes out isn't working — in fact, it hasn't been working for some time now.

Rents are skyrocketing all around Georgia, in urban areas and rural enclaves. In South Georgia, demand outstrips supply, and new homes are a rare sight.

Regardless of where you live or shop, groceries cost more, and those families who need a little extra help aren't getting it.

With summers getting hotter and winter temperatures spiking, data centers popping up and power companies demanding more from ratepayers, utility bills are shockingly high.

Then the cost of child care requires an ever-larger share of paychecks — yet wages, across the state and across the board, haven't kept pace with a cost of living that is spiraling out of control.

This piles onto a long-term struggle against the constant challenge of health care in a state that refuses to fully expand Medicaid. We've watched as hospitals have shuttered, doctors have fled, and prices continue to surge.

Now, Georgia families are being hit with another major cost increase: rising health insurance premiums because Republicans in Congress let Affordable Care Act subsidies expire.

As state lawmakers enter the 2026 legislative session, Georgians are suffering the consequences of stubbornness and inaction when it comes to health care costs. Premiums are doubling — even tripling — for hundreds of thousands of Georgians. Half a million Georgians could lose coverage altogether due to cost increases.

In early December, I received a desperate text from a wife and mother who runs a small business. She and her husband rely on the ACA for insurance, but with the cost increasing from \$750 a month to \$2,500 a month — triple the rate —

FINE PRINT

STACEY ABRAMS

they will have to forgo coverage. Her daughter may be able to stay on Peachcare for Kids, but she's not sure.

Georgians aren't surprised by what's happening in Washington as Republicans refuse to simply extend the subsidies that have worked. Here at home, Republicans annually reject billions of dollars to save rural hospitals and reduce costs across the state. Instead, we get piecemeal policies that serve far fewer than needed and pad the pockets of consultants.

Republican lawmakers point to Georgia's Pathways to Coverage program, but that only offers limited assistance to certain low-income residents who otherwise do not qualify for Medicaid. Pathways reaches only a narrow slice of Georgians and leaves working families exposed — particularly those who rely on ACA marketplace plans.

Too often, corruption is a companion to authoritarianism, a useful byproduct of ignoring the will of the people to serve the ideological and economic whims of those in charge. If Georgia wants to instead take care of its people, then state lawmakers must pursue real plans to address the affordability crisis, starting with the ACA and Medicaid.

Democrats have said they plan to revive legislation to create a state health care affordability program aimed at lowering premiums.

Refusing to follow the proven success of 40 other states, Georgia Republicans are going to bid for \$1.4 billion to salvage rural health care, money made available with the signature Trump bill that slashed ACA sub-

sidies to fund tax breaks for billionaires.

This pursuit for a slice of a \$50 billion hush fund for states facing the economic cliff on rural health care costs is particularly absurd for Georgia, as lawmakers have refused more than \$20 billion that could have funded much more. They have repeatedly rejected a loaf of bread and now seek praise for begging for crumbs.

The disconnect is cruel, and it has deep consequences for our families.

Rising health care costs are accelerating the broader affordability crisis. When the cost of taking care of illnesses and injuries rises, families do not suddenly find extra money. They cut back elsewhere. A doctor's visit gets postponed. A credit card balance grows. Rent is paid late. Less food gets put on the table.

In a state where many households are already living paycheck to paycheck, higher health care costs have the potential to ruin people's lives. Sen. Jon Ossoff put it plainly: "This is life or death. People will die."

Georgia's safety net is already weaker than most. More than 450,000 Georgians are without insurance despite the failed Pathways program and due to the Republican refusal to expand Medicaid.

For years, ACA subsidies have helped bridge that coverage gap divide for middle- and lower-income families. Those are the same families seeing premiums spike for 2026 coverage.

The question before Georgia lawmakers is not

NASTY NED'S "Real Food" DINER

Why Would You Want To Eat In A Place Like This?

You Are the Only Diner In Town That Follows The HHS Food Pyramid

ROBERT KENNEDY JR And His Group Have Developed A New Dietary Plan That Recommends Real Food For All Americans

Jim Bailetto © 2025 Houston Home Journal

Thoughts On A Three Decade Friendship And Iran

I'm going to get a haircut this week. Please try to contain your excitement over this.

The lady that cuts my hair has been doing so about thirty years. My first haircut with her was quite random. I just dropped into one of the several places in Cobb County's Cumberland Mall when I determined things had grown a bit shaggy sometime around Atlanta's hosting of the 1996 Olympics.

We've since moved from mitigating cow licks to receding hair lines. I now know her not only to be kind, but an amazing person. Despite me having moved to the Georgia coast-years ago, no one has cut my hair since we met but her.

She works hard six days a week. I've listened to stories about her raising two sons, and now her third grandson. She's seen me at my best and helped get me

COLUMNIST

CHARLIE HARPER

through my worst. There was a too long stretch of several months in there where she wouldn't accept payment from me, knowing I didn't really have her meager fee to spare. I'm proud to call her a friend.

There's something about a barber or stylist that gets people talking. I guess once you've let someone into your personal space and alter your appearance you have already accepted a certain level of trust. Real talk occurs during haircuts.

Over three decades, we've had our share of real conversations. We know many

of each other's problems and worries. We know a lot about each other's families. We know where we're coming from in dealing with our day to day, which brings me to the point of telling you more about her.

She has a slight but beautiful accent with her perfect command of English, but her native language is Farsi. She was born in Iran. Her religion is Baha'i Faith. Her story is pure American.

I had never heard of her religion until she told me about her journey. Her fam-

See HARPER page 5A

See ABRAMS page 5A

LIFESTYLE & FAITH

Warts and All

We don't know for certain where the phrase, "warts and all" originates, but the ever-trusty "Dr. Google" tells us it was likely used for the first time in the 1600's by a man named Sir Oliver Cromwell. If indeed this is accurate, the expression finds its roots in an interesting piece of history. According to some historical records, an artist was hired to paint a portrait of Cromwell, who served as the Lord Protector of England. Long before cameras and Kodak, artists would be employed to paint portraits of wealthy persons, high ranking government officials, and Royalty. These paintings were made either because of one's own vanity, or that it was customary, or for historical purposes. Or perhaps some of all those reasons?

Not surprisingly, it was normal for these painters to take some "artistic license" when making a likeness of these persons, especially if they were rich or very powerful. By "artistic license" I mean, they would paint their subjects in a very flattering manner, often making them far more attractive on canvas than they were in real life. The artists would shrewdly make their subjects look thinner, more fit, more beautiful, more handsome, or more impressive-looking.

However, Cromwell wanted nothing of the sort and instructed the artist to "paint true." Cromwell demanded the painter not seek to flatter him, or alter his likeness in anyway, but paint him as he was, "warts and all." So, if you are seeing this article in the newspaper; if you'd like, you can stop reading and do an online search for Sir Oliver Cromwell and see a picture of him. To put it kindly, he is not the most visually appealing of men. The artist did as he was tasked, and painted an image of Cromwell, though not what most of us would call attractive, it was (presumably) quite accurate. And includes the bumps, blemishes, and growths on Cromwell's face.

Over time, this expression, "warts and all" has come to mean; describing something or someone as they truly are, with all their faults, and failures – with no attempt to hide the ugly parts.

I relate that story for this reason ... one thing you can say about the Bible is this; it accurately portrays men as they are ..."warts and all." God's Word doesn't

COLUMNIST

PASTOR LEWIS KIGER



hide, sugar-coat, or cover up our many imperfections. We live in an age of photo-editing and apps that enhance the attractiveness of online photos. But the Bible does no such thing. Scripture records the history of both triumphs and tragedies ... our successes and our defeats. Moments of elation and desperation are all described on the pages of Holy Writ.

Think about Moses, the godly leader of Israel who stood defiant in the face of Pharaoh and demanded the Egyptian ruler let God's people go. Moses met with God on Mt. Sinai and was given the unique privilege of beholding a portion of God's glory. He faithfully led the nation for 40 years as they wandered in the wilderness. But, in a moment of anger and rage, he disobeyed God and it cost him dearly.

Or perhaps you remember the story of King David? At one point he was known as the giant-slaying fearless shepherd who was Israel's national hero. Then, not long after, he was guilty of adultery and murder.

Recently, our church has been studying the life of Elijah, and let me tell you – what a mighty man of God he was indeed!

In an act of righteous judgment against idolatrous Israel, he prayed, and it did not rain for the space of three and a half years. After that, on the top of Mount Carmel, Elijah bravely stood strong (and alone) against the wicked King Ahab and some 450 prophets of the pagan god, Baal. As God's bold mouthpiece, he mocked the false prophets and their false god.

Elijah called down fire from heaven to consume the sacrifice on the altar, proving there is only One True and Living God, and His Name is Yahweh. Elijah then prayed again, and brought rain to the parched promised land. Yet ... when threatened by a woman, the cruel Queen Jezebel, he tucked his tail between his legs and ran for his life (1 Kings 19).

Neither time nor space will allow us to go much further. But think of the

Apostle Peter who arrogantly insisted he would never deny the Lord ... but did that very thing three times. Or John Mark who got out on the mission field and found out it wasn't all glory and glam, and went running home to his momma. Many others could be cited as evidence the Bible portrays the history of men with all our faults and failures. Or as Cromwell put it, "warts and all."

If you were writing a biography and seeking to curry favor, you'd be tempted to edit out those private and public failures. It is likely you'd downplay those embarrassing events and sinful incidents. But God paints true. His brush reveals our every bump and blemish. Enabled by the Holy Spirit and with the mirror of His Holy Word, we can see how sin has damaged and deformed us. His perfect law reveals our every imperfection. And though we are by nature, spiritually unattractive; God doesn't do like those ancient artists and paint an inaccurate flattering image of us. Instead, He lovingly shows us our every spiritual flaw, and then points us to the Glorious Person of His Sinless Son. Friends, it is only when we see the true ugliness of our innate depravity, that we will cry out to be remade. Thankfully, God can make us new creations in Christ!

Neither Maybelline or L'Oréal, or their best powder and concealer can mask the ugliness of sin from God. He sees us, "warts and all." You can't hide your impurities from Him. But you can find forgiveness, cleansing and healing in Him. And one sweet day, when the Almighty artist is done working on His people, the truth of this verse will be unveiled; "... that He might present to Himself the church in all her glory, having no spot or wrinkle or any such thing, but that she would be holy and blameless (Ephesians 5:27).

Even so, come quickly Lord Jesus.

Top Reasons to Garden in 2026

Mobile phones, tablets, and apps have become the tools of our modern lives. But it wasn't that long ago that a shovel, a patch of soil, and a bag of seeds were the only tools needed to provide sustenance and satisfaction. Ask any new or experienced gardener why they garden and you'll get a variety of reasons why it's important to them.

Janis Kieft of the National Garden Bureau and I teamed up to offer the following top reasons to garden in 2026.

1. Garden for safe, healthy food. Reports of food-borne illnesses and contamination regularly appear in the news media. Growing concerns about pesticides in our food supply have led to an increased interest in organic gardening and the availability of organic produce. Processed foods contain additives and preservatives that many consumers want to avoid. The pandemic made some people question our food supply. An easy solution is to grow your own vegetables. It's estimated that during WWII, 20 million homeowners had Victory Gardens that produced close to 40% of the fresh vegetables consumed in the United States. The numbers of new gardeners in 2020 was estimated at 16-20 million. Start your own garden and know the food you're eating is fresh, safe, and has a fantastic flavor.
2. Garden for exercise. Can't get to the gym? Get a good workout without even thinking about it. Gardening activities provide both cardio and aerobic exercise. Studies show that an hour of moderate gardening can burn up to 300 calories for women, almost 400 calories for men.

HARPER

From page 4A

ily had t escape Iran when the late Shah was overthrown in the 1970's.

Baha'i is a peaceful religion that is politically agnostic.Their followers are often the first people targeted by religious fundamentalists during revolutions, and often executed, as the oppressors can make a point to all other groups while receiving little pushback from Baha'is.

Her family first fled to a neighboring country, then Canada, and after several months made it to America. Her sons know their native culture and country well, but have been raised as Americans. This is now their forever home.

I'm old enough to remember the revolution, as I was about ten as it unfolded. Much of my political awareness was galvanized by the events of that era.

Economically, the oil embargos produced a stagflation that caused inflation much worse than we've experienced over the past few years. We also saw our national might openly questioned and mocked by the new regime holding 52 hos-

ABRAMS


From page 4A

whether Congress might act — they've already shown an inability (or unwillingness) to do so. It's whether Georgia leaders can acknowledge the pain families are feeling and whether they'll abdicate the responsibility to help their constituents.

Affordability isn't a "hoax" or a "con job" as Trump has said. It shows up in kitch-

LET'S GARDEN

TIM LEWIS



For older people, especially women, gardening can help reduce osteoporosis. Mowing the grass is like taking a vigorous walk, bending, and stretching to plant a garden compares to an exercise class, while hauling plants and soil is similar to weightlifting. Adaptive tools help those whose physical limitations prevent some activities. And after you're finished, you see immediate results in your garden even as your physical health improves—without being bored.

3. Garden to add beauty. A house with a nice yard is a pleasure to look at and satisfying to live in. Your home can be made more inviting simply by adding a container of color near the front door. Herbs in the kitchen add freshness as well as flavor to daily meals. Trees and shrubs not only provide color and shade but shelter for birds and wildlife. Think of the garden as another room to be enjoyed whether you are inside or outside the house.
4. Garden to learn. Gardeners find that the more they learn about plants and gardening, the more they want to know. Problems with insects or spots on leaves provide the opportunity to find the cause and understand how to keep plants healthy. Moving to a new house may mean leaving favorite plants but also provides the

opportunity to discover new plants and growing conditions. There are a variety of ways to increase gardening know-how such as seminars, Master Gardener programs, vo-tech courses, and formal degree programs at a college or university.

5. Garden to make money. For some people, gardening is a lifelong hobby. For others, the love of plants can lead to a rewarding job at a local garden center, a large global company, or even owning their own business. A garden can be a source of flowers, vegetables, herbs, and other crops that can be sold at local farmer's markets and roadside stands. And whether you live in your dream home or plan on moving soon, gardening adds value to your property. Real estate agents estimate that attractive landscaping increases a home's value by as much as 15%. It also creates interest in the house and can mean the difference between a potential buyer simply driving by or stopping to take a closer look.

Next: More top reasons to garden in 2026.

Tim Lewis is a Georgia Green Industry Association Certified Plant Professional, gardening writer, and former Perry High School horticulture instructor. He can be reached at (478)954-1507 or timlewis1@windstream.net.

that a now half century of persistence has mandated.

Maybe this is the time that the people can live freely. Maybe Iran can one day be a leader again in the west, instead of being the chief architect and financier attempting to undermine it. But maybe the wait will continue.

Thus far, at least publicly, America has only sent words of encouragement to those protesting for change. What we know for certain is that things are becoming increasingly violent. Those fighting for peace are literally putting their lives on the line.

We also know that regime change has open possibilities. What happens next, even if the Ayatollah falls, will likely be messy. "They lived happily ever after" is an ending reserved for fairy tales, not global politics.

I'm looking forward to my haircut not because I'm overdue, but because there will be a warm hug. On my end, it will be one of encouragement and of shared hope.Say a prayer for those in Iran and what they must endure over the days and weeks ahead. Their success will influence if not outright determine our next chapters in world history.

en-table decisions and late-night calculations. It determines whether parents can keep coverage for their children, whether workers can manage chronic conditions and whether a single unexpected bill tips a household into crisis.

As the 2026 session begins, lawmakers have a choice. They can argue over ideology, debate process and posture for the future — or they can confront the present and recognize that

health care affordability is at the core of the economic pressure crushing Georgia families. They can decide to finally take action.

For Georgia families, democracy must finally deliver — or we'll all pay the price.

Stacey Abrams is a best-selling author, entrepreneur and host of the podcast "Assembly Required." She previously served as minority leader in the Georgia House of Representatives.


My 2026 De-clutter Goal

As we kick off 2026, I've set a few New Year's goals for myself, and topping the list is emptying out that rented storage building that's been haunting my wallet and my conscience ever since we moved. You know the one—it's crammed with boxes of forgotten treasures from our old life on the farm. If you're a senior like me, staring down a pile of accumulated belongings that no longer spark joy, you're not alone. This year, I'm committing to the great purge, and I hope sharing my story inspires you to tackle your own clutter.

Let me back up a bit. A few years ago, my wife and I made the big move from our sprawling farm to a more manageable home. The farm wasn't just a house; it was a mini-empire. We had the main residence, two apartments for guests or family, a massive barn for all sorts of animals as well as odds and ends including a dedicated grandkids' room perched above the barn (complete with toys that haven't seen

ALL ABOUT SENIORS

BILL MILBY



action in a decade), a workshop for repairing the farm equipment, a 2100 square ft. greenhouse bursting with plant experiments, an electronics shop where my son fixed all sorts of gadgets, a well/storage building that doubled as a catch-all, and even a separate fishing tackle building for all our fishing equipment.

When it came time to downsize, life threw us a curveball—we simply didn't have the luxury of time to sort through it all. Deadlines loomed, the moving truck was booked, and before I knew it, we were shoving stuff into a rented storage unit. It seemed like a temporary fix, but here we are, almost three years

later, still paying monthly rent for stuff we haven't touched. This got me thinking about the bigger picture. The self-storage industry in the USA has exploded over the decades, mirroring our national love affair with accumulating more than we

See MILBY page 12A

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5337-1

Did You Know...by Jack Bagley

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ATTORNEY AT LAW
P.O. Box 8633
WARNER ROBINS,

Legals

The Houston Home Journal

WEDNESDAY
JANUARY 14, 2026

Legal Advertising Information

Legal advertisements are published each Wednesday in The Houston Home Journal newspaper, the designated legal organ of Houston County and the City of Perry, City of Warner Robins and City of Centerville. For information concerning rates, please contact the Houston Home Journal at (478)-987-1823. Notices cancelled after noon on Thursday will be billed for insertion in that edition. Legal ads may be sent via email to hhjlegals@gmail.com. Many legal notices are charged at the rate of \$15.00 per 100 words or a portion thereof for each insertion for the first four insertions. Some specific types of ads, such as divorce, articles of incorporation, articles of merger, petition to adopt, name changes and DUI notices have fees set based on the number of times the notice is inserted. All rates are set by the Georgia General Assembly. For cost, every word shall be counted as one word including words such as: the, of, etc. Numbers shall be counted as one word.

Service & Construction Bids

25-1978

INVITATION FOR BIDS SALE OF SURPLUS PROPERTY

The Georgia Department of Transportation through its agent, Booker Real Estate Services, LLC, will receive sealed bids to purchase the following properties. Houston County PM# 4675 = GEP-153-011 Approximately 0.352-acre residential tract located at the east side of SR 127 and on the south side of Hillary Drive, in Houston County. Parcel has frontage along SR 127 and Hillary Drive; Offered at \$12,157.00. Bids must be submitted on Bid Proposal Form issued by the Georgia Department of Transportation and available only through Booker Real Estate Services, LLC, 515 East Taylor Street, Suite B, Griffin, GA 30223. The Department of Transportation reserves the right to reject any and all bids. For more information or to obtain a Bid Package, contact Harvey P. Booker at 770-227-5838 or harveybooker@bellsouth.net and refer to the appropriate PM #.

53794 1/7-1/14

26-028

INVITATION TO BID

2025 Houston County Safety Action Plan Project
Bid No. 26-08
HOUSTON COUNTY GEORGIA
Sealed Bids will be received at the Houston County Public Works Department, 2018 Kings Chapel Rd. Perry, Ga. 31069 until 10:00 AM Friday, February 6, 2026 for the following project:
Striping of various roadways in Houston County totaling 35 miles.
Bid and Contract Documents are available at the Houston County web site <http://www.houstoncountygga.gov/business/current-bids.cms>.
Houston County reserves the right to accept or reject any or all bids and to waive technicalities.

The bidder's E-Verify Number shall be marked on the outside of the bid envelope. A completed "E-Verify Affidavit for Road Construction" shall be included with the bid. All bids must be accompanied by a Bid Bond in the amount not less than ten percent (10%) of the Total Base Bid. Performance and Payment Bond, each in the amount of one hundred percent (100%) of the total contract amount, will be required of the successful bidder. Bonds must be written by an acceptable Surety Company licensed to do business in the State of Georgia and listed in the Department of Treasury, Circular 570, latest edition. A mandatory pre-bid conference is scheduled for Wednesday, January 28, 2026, in the Houston County Public Works Office, 2018 Kings Chapel Road, Perry, Georgia. The meeting will begin at 10:00 AM. All potential bidders must be GDOT pre-qualified. For more information, please contact Ken Robinson at 478-987-4280.

54041 1/14-1/21

25-1973

Request for Qualifications: General Contractors and HVAC Companies
Middle Ga. Community Action Agency is issuing a Request for Qualifications for HVAC/General Contractor Vendors for its Weatherization Program.
Work may be minimal to extensive and include: clean/tune/repair/replace HVAC unit, duct seal/repair/replace, install kitchen/bath exhaust fan, water heater wrap/replace, attic & floor insulation, air sealing, diagnostic testing, etc.
Please contact Jennifer Saunders @ 478-922-4464 Ext 1134 or jennifer@mgcaa.org for more information. MGCAA encourages M/WBE & Labor Surplus Firms to apply. Applications must be received no later than January 26th, 2026. Late submissions may not be considered.

53692 1/7-1/28

Debtors & Creditors Notice

25-1904

STATE OF GEORGIA COUNTY OF HOUSTON

IN RE: Estate of Rose Ann Stubbs
All creditors of the Estate of Rose Ann Stubbs, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to me.
Kristin Little
106 Ashley Court
Warner Robins, Georgia 31093
Shirley R. Watson Attorney at Law
1520 Watson Blvd
Warner Robins, Georgia 31093
(478) 328-7464

53032 12/24/25-1/14/26

26-007

NOTICE TO DEBTORS AND CREDITORS

IN RE: ESTATE OF FLORINE JONES.
All creditors of the estate of Florine Jones, late of Houston County, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment this 5th day of January 2026 to Agatha D. Jones, c/o Attorney: Tim J. Thompson, 1900B Northside Crossing, Macon, GA 31210, 478-471-9900.

53884 1/14-2/4

25-1912

NOTICE TO DEBTORS AND CREDITORS

IN RE: ERNEST WENDELL POPE.
All creditors of the estate of Ernest Wendell Pope, late of Houston County, deceased, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to law, and all persons indebted to said estate are required to make immediate payment this 15th day of December 2025 to Erica Pope-Sharpe, c/o Attorney: Tim J. Thompson, 1900B Northside Crossing, Macon, GA 31210, 478-471-9900.

53099 12/24/25-1/14/26

25-1914

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: JULIA NYJEL LEONARD
All creditors of the Estate of Julia Nyjel Leonard, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
December 15, 2025
Kerri Jo Fietkau Collins
Brian Joseph Fietkau
Executors of the Will
Julia Nyjel Leonard
204 Ivey Glen Drive
Perry, GA 31069
Robert T. Tuggle, III
Daniel, Lawson, Tuggle & Jerles, LLP
Post Office Box 89
Perry, Georgia 31069

53102 12/24/25-1/14/26

25-1929

GEORGIA, HOUSTON COUNTY NOTICE TO DEBTORS AND CREDITORS

All creditors of the Estate of CATHERINE D. MORRIS, deceased, of Houston County, Georgia, 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 17th day of December 2025.
Steve Grissom, Executor
c/o Rebecca C. Moody
MOODY & ASSOCIATES LAW OFFICE, LLC
P.O. Box 422
Perry, GA 31069
478-988-0238

53291 12/24/25-1/14/26

25-1909

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: DEREK ANTON VARGA
All creditors of the Estate of Derek Anton Varga, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
December 15, 2025
Dennis Michael Varga
Executors of the Will
Of Derek Anton Varga
155 Morris Lane
Grants Pass, Oregon 97527
Robert T. Tuggle, III
Daniel, Lawson, Tuggle & Jerles, LLP
Post Office Box 89
Perry, Georgia 31069

53091 12/24/25-1/14/26

25-1921

IN THE PROBATE COURT OF HOUSTON COUNTY STATE OF GEORGIA

IN RE: ESTATE OF
ALVIN SOLOMON COLEMAN,
DECEASED
ESTATE NO. 2025-ES-445
**NOTICE TO
DEBTORS AND CREDITORS**
Re: Estate of Alvin Solomon Coleman
All creditors of the Estate of Alvin Solomon Coleman deceased, late of Houston County, Georgia, 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 to me.
This 17th day of December, 2025.
Tara Tourville, Esq.
Attorney for Estate of
Alvin Solomon Coleman
446 S. Houston Lake Road
Warner Robins, GA 31088
(478) 333-6502

53246 12/24/25-1/14/26

25-1908

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: BENJAMIN DAVID HILDERBRAND
All creditors of the Estate of Benjamin David Hilderbrand, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
December 15, 2025
Sarah H. Sullivan
Benjamin David Hilderbrand, II
Executors of the Will
Of Benjamin David Hilderbrand
104 Buckingham Pl.
Perry, GA 31069
Robert T. Tuggle, III
Daniel, Lawson, Tuggle & Jerles, LLP
Post Office Box 89
Perry, Georgia 31069

53089 12/24/25-1/14/26

25-1951

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: ESTATE OF ETTA REBECCA STUCKEY, DECEASED.
All creditors of the Estate of Etta Rebecca Stuckey, deceased, of Houston County are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
This 22nd day of December, 2025.
William Donald Stuckey, Sr. Executor of the Last Will and Testament of Etta Rebecca Stuckey, Deceased
P.O. Box 89
Perry, Georgia 31069
William R. Jerles, Jr.
Daniel, Lawson, Tuggle & Jerles, LLP
Post Office Box 89
Perry, Georgia 31069

53439 12/31/25-1/21/26

25-1957

GEORGIA, HOUSTON COUNTY NOTICE TO DEBTORS AND CREDITORS

All creditors of the estate of SUSIE S. CHEEK, deceased, late of Houston County, Georgia, 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 the 22nd day of December 2025.
DEANNE C. PECK, Executor of the Estate of SUSIE S. CHEEK, Deceased
c/o Lisa R. Coody
Attorney for Executor
1719 Russell Parkway, Bldg. 200
Warner Robins, Georgia 31088
(478) 922-3010

53498 12/31/25-1/21/26

25-1956

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: SARA BARFIELD HERRON
All creditors of the Estate of Sara Barfield Herron, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
December 22, 2025
Kay Herron
Administrator with Will Annexed
Estate of Sara Barfield Herron
200 White Columns Drive
Kathleen, GA 31047
Robert R. Lawson
Daniel, Lawson, Tuggle & Jerles, LLP
Post Office Box 89
Perry, Georgia 31069

53497 12/31/25-1/21/26

25-1936

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: BERTHA ALEAN JUMP, DECEASED
All creditors of the estate of Bertha Alean Jump, deceased, late of Houston County, Georgia, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment.
Roy Howard Jump and Kathleen Jump Armstrong are the Co-Executors of the estate of Bertha Alean Jump. Edwin S. Varner, Jr., Attorney at Law, 1719 Russell Pkwy., Bldg. 200, Warner Robins, GA 31088, (478) 922-3010.

53316 12/24/25-1/14/26

25-1916

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: Shirley Oliver
All creditors of the Estate of Shirley Oliver, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
December 16, 2025
Harry Oliver, Executor
103 Cedar Ct.
Warner Robins, GA 31088

53107 12/24/25-1/14/26

25-1910

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA
COUNTY OF HOUSTON
IN RE: MARIAN ECHOLS STUBBS
All creditors of the Estate of Marian Echols Stubbs, deceased, late of Houston County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
December 15, 2025
Wayne D. Stubbs
Executor of the Estate of Marian Echols Stubbs
345 County Club View
Haynesville, NC 28904
Robert R. Lawson
Daniel, Lawson, Tuggle & Jerles, LLP
Post Office Box 89
Perry, Georgia 31069

53095 12/24/25-1/14/26

25-1940

NOTICE TO DEBTORS AND CREDITORS

IN RE: ESTATE OF CATHERINE ANN HARTMAN, DECEASED
All creditors of the estate of CATHERINE ANN HARTMAN, Deceased, late of HOUSTON County, Georgia, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.
Samantha D. Hartman
Administrator/Executor of CATHERINE ANN HARTMAN, deceased
366 ROSEGLLEN DRIVE
MARIETTA, GA 30066
Address

53328 12/31/25-1/21/26

Foreclosures

26-001

NOTICE OF SALE UNDER POWER GEORGIA, HOUSTON COUNTY

By virtue of a Power of Sale contained in that certain Security Deed from JOSE LUIS GREPONNE, JR. to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS GRANTEE, AS NOMINEE FOR AMERIS BANK, dated April 29, 2024, re-recorded April 30, 2024, in Deed Book 10417, Page 89, and re-recorded May 30, 2024, in Deed Book 10446, Page 258, Houston County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Seventy-Two Thousand Eight Hundred Twelve and ten/100 dollars (\$172,812.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to PennyMac Loan Services, LLC, there will be sold at public outcry to the highest bidder for cash at the Houston County Courthouse, within the legal hours of sale on the first Tuesday in March, 2026, all property described in said Security Deed

Legal Advertisements: E-Mail: hhjlegals@gmail.com E-Mail Attachments: Text Format Legal Fax: 478-988-9193

AD DEADLINES: Due to print schedules, deadlines for legal notices and classified ads have been moved up to Thursdays by noon and Monday by 9 a.m.

Legal Billing Fees:
Past Deadline Fee
Affidavit Fee

\$50
\$10

Information concerning legals call: 478-987-1823

including but not limited to the following described property:

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 176 OF THE FIFTH LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 18, BLOCK B, OF A SUBDIVISION KNOWN AS GREENBRIAR, ACCORDING TO A PLAT OF SAID SUBDIVISION, PREPARED BY WADDLE SURVEYING CO. INC., CERTIFIED BY THEODORE W. WADDLE, GEORGIA REGISTERED LAND SURVEYOR NO. 924, DATED JUNE 23, 1970, A COPY OF WHICH IS OF RECORD IN MAP BOOK 13, PAGE 286, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE HEREBY MADE A PART OF THIS DESCRIPTION BY REFERENCE THERETO FOR ALL PURPOSES. AND ALSO, ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 176 OF THE FIFTH LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS A PORTION OF LOT 19, BLOCK B, GREENBRIAR SUBDIVISION, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF BRIARWOOD DRIVE SAID POINT BEING LOCATED AT THE NORTHEASTERLY CORNER OF LOT 19, BLOCK B, GREENBRIAR, THENCE EXTEND IN A NORTHERLY DIRECTION 89 DEGREES, 40 MINUTES, 30 SECONDS WEST FOR A DISTANCE OF 120 FEET TO A POINT, SAID POINT BEING THE NORTHWESTERLY CORNER OF SAID LOT 19, THENCE EXTEND SOUTH 88 DEGREES, 59 MINUTES, 53 SECONDS EAST FOR A DISTANCE OF 14.95 FEET TO A POINT, THENCE EXTEND SOUTH 87 DEGREES, 57 MINUTES, 03 SECONDS EAST FOR A DISTANCE OF 48.55 FEET, THENCE EXTEND NORTH 89 DEGREES, 49 MINUTES, 15 SECONDS EAST FOR A DISTANCE OF 29.76 FEET TO A POINT, THENCE EXTEND NORTH 87 DEGREES, 21 MINUTES, 55 SECONDS EAST FOR A DISTANCE OF 26.70 FEET TO A POINT. REFERENCE IS HEREBY MADE TO A PLAT OF SURVEY PREPARED BY STORV SURVEYING CO., DATED FEBRUARY 26, 1987, RECORDED IN MAP BOOK 32, PAGE 88, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE HEREBY MADE A PART OF THIS DESCRIPTION BY REFERENCE THERETO FOR ALL PURPOSES. Said legal description being controlling, however the property is more commonly known as **123 BRIARWOOD DR, WARNER ROBINS, GA 31093**.

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 JOSE LUIS GREPONNE, JR., 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: PennyMac Loan Services, LLC, Loss Mitigation Dept., 3043 Townsgate Road Suite 200, Westlake Village, CA 91361, Telephone Number: 1-866-549-3583. 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.

PENNYMAC LOAN SERVICES, LLC as Attorney in Fact for JOSE LUIS GREPONNE, JR. THE BELOW LAW FIRM 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: PNY-25-05422-1 Ad Run Dates 01/14/2026, 02/04/2026, 02/11/2026, 02/18/2026, 02/25/2026 rslaw.com/property-listing

53847 1/14-2/25

25-1963

NOTICE OF SALE UNDER POWER STATE OF GEORGIA, COUNTY OF HOUSTON

Under and by virtue of the Power of Sale contained in a Deed to Secure Debt given by SHELLY L MITCHUM AND RICHARD A MCKEE, SR to WELLS FARGO BANK, N.A., dated 03/13/2017, and Recorded on 03/15/2017 as Book No. 7446 and Page No. 252 289, AS AFFECTED BY MODIFICATION BOOK 8072, PAGE 172 182, HOUSTON COUNTY, Georgia records, as last assigned to WELLS FARGO BANK, N.A. (the Secured Creditor), by assignment, conveying the after described property to secure a Note of even date in the original principal amount of \$67,800.00, 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 HOUSTON County Courthouse within the legal hours of sale on the first Tuesday in February, 2026, the following described property: ALL THAT CERTAIN PARCEL OF LAND SITUATED IN LAND LOT 174 OF THE 5TH LAND DISTRICT, COUNTY OF HOUSTON, STATE OF GEORGIA, BEING KNOWN AND DESIGNATED

AS LOT 5 BLOCK A, SECTION NO. 2, MEADOWCLIFF PARK SUBDIVISION, ACCORDING TO A PLAT OF SAID SUBDIVISION WHICH IS OF RECORD IN PLAT BOOK 6, PAGE 26, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. BEING THE SAME PROPERTY AS MORE FULLY DESCRIBED IN DEED BOOK 995, PAGE 225, DATED 11/09/1992 RECORDED 11/18/1992 HOUSTON COUNTY RECORDS.

TAX/PARCEL ID: W047G 015 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). WELLS FARGO BANK, N.A. holds the duly endorsed Note and is the current assignee of the Security Deed to the property. WELLS FARGO BANK, N.A., acting on behalf of and, as necessary, in consultation with WELLS FARGO BANK, N.A. (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, WELLS FARGO BANK, N.A. may be contacted at: WELLS FARGO BANK, N.A., 3476 STATEVIEW BLVD., FORT MILL, SC 29715, 800 288 3212. 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 **100 SYMES DR, WARNER ROBINS, GEORGIA 31093** is/are: SHELLY L MITCHUM AND RICHARD A MCKEE, SR 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 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 nonjudicial 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 in the preceding paragraph. WELLS FARGO BANK, N.A. as Attorney in Fact for SHELLY L MITCHUM AND RICHARD A MCKEE, SR. THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 00000010401271 BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP 4004 Belt Line Road, Suite 100 Addison, Texas 75001 Telephone: (972) 341 5398.

53632 1/7-1/28

25-1954

NOTICE OF SALE UNDER POWER, HOUSTON COUNTY

Pursuant to the Power of Sale contained in a Security Deed given by Johnny B Flournoy and Willa L Flournoy to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Decision One Mortgage Company, LLC, its successors and assigns dated 1/24/2006 and recorded in Deed Book 3718 Page 348 Houston County, Georgia records; as last transferred to or acquired by U.S. Bank Trust Company, National Association, as Trustee, as successor-in-interest to U.S. Bank National Association, not in its individual capacity but solely as indenture trustee, for the holders of the CIM Trust 2021-R2, Mortgage-Backed Notes, Series 2021-R2, conveying the after-described property to secure a Note in the original principal amount of \$71,760.00, 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 Houston County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on February 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 SITUATE, LYING AND BEING IN LAND LOT 173 OF THE 5TH LAND DISTRICT IN THE CITY OF WARNER ROBINS, HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 9, BLOCK M, MILLER HILLS ESTATES ANNEX SUBDIVISION, ACCORDING TO A PLAT OF RECORD IN PLAT BOOK 5, PAGE 95, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID LOT HAS SUCH SIZE, SHAPE AND DIMENSIONS AS SHOWN ON SAID PLAT WHICH IS INCORPORATED HEREIN BY REFERENCE THERETO. THIS CONVEYANCE IS MADE SUBJECT TO ALL ZONING ORDINANCES, CONDITIONS, EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD. There are improvements located on said property known as **308 Pine Valley Drive**, according to the present system of numbering in the City of Warner Robins, Houston County, Georgia. Deed Reference: Deed Book 1785, Page 337, Houston County Records. 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 308 Pinevalley Drive, Warner Robins, GA 31088 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):

Estate and/or Heirs of Johnny B Flournoy and Willa L Flournoy or tenant or tenants. Select Portfolio Servicing, Inc. is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. Select Portfolio Servicing, Inc. Loan Resolution Department 3217 South Decker Lake Drive Salt Lake City, UT 84119 (888) 818-6032 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. U.S. Bank Trust Company, National Association, as Trustee, as successor-in-interest to U.S. Bank National Association, not in its individual capacity but solely as indenture trustee, for the holders of the CIM Trust 2021-R2, Mortgage-Backed Notes, Series 2021-R2 as agent and Attorney in Fact for Johnny B Flournoy and Willa L Flournoy Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1012-239A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1012-239A

53456 1/7-1/28

25-1952

NOTICE OF SALE UNDER POWER

GEORGIA, HOUSTON COUNTY
Under and by virtue of the Power of Sale contained in a Security Deed given by Gabriel T Blackburn to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Bank of America, N.A., its successors and assigns dated June 29, 2016, recorded in Deed Book 7220, Page 168, Houston County, Georgia Records, as last transferred to Specialized Loan Servicing LLC by assignment

25-1961

NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION PURSUANT TO O.C.G.A. § 48-4-45

TO: ANY AND ALL HEIRS AT LAW OF CHARLIE DIXON; SUSIE MAE DANIEL, EXECUTOR OF THE ESTATE OF CHARLES E. DANIEL; AND ANY AND ALL PERSONS CLAIMING ANY INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT OF REAL PROPERTY: TAKE NOTICE THAT: The right to redeem the following described property, to wit: All and only that tract or parcel of land situate, lying and being in Land Lot 79 of the Tenth (10th) Land District of Houston County, Georgia, being known as Lot No. 2, Houston Heights Subdivision, according to a plat made by Rhodes Sewell, County Surveyor, May 16, 1941. Said lot has such shape, courses, distances, metes and bounds as will appear on said plat. Said lot is bounded as follows: on the North by lot 3 of said subdivision, on the east by Houston Street, on the south by lot 1 of said subdivision, and on the west by lot 16 of said subdivision.

Said lot is the same as that lot described in a Deed of Assent recorded in Deed Book 722, Page 260, Clerk's Office, Houston Superior Court, and a tax deed recorded in Deed Book 10498, Page 100, Clerk's Office, Houston Superior Court, and is further described as Houston County Tax Map & Parcel OP0180 087000, with an address of **1315 Houston Street, Perry, Georgia 31069**; will expire and forever be foreclosed and barred on and after the 6th day of February, 2026.

The tax deed to which this notice relates is dated the 4th day of June, 2024 and is recorded in the office of Clerk of Superior Court of Houston County, Georgia, in Deed Book 10498, Page 100, subsequently transferred to the present holder by deed recorded in the same office in Deed Book 10758, Pages 788-789.

The property may be redeemed at any time before the 6th day of February, 2026, by payment of the redemption price as fixed and provided by law to Larch Tree Holdings, LLC at the following address: Larch Tree Holdings, LLC c/o Michael L. Chidester, Attorney at Law, 111 Georgia Highway 49 North (P. O. Box 1704), Byron, Georgia 31008.

Please be governed accordingly.

Michael L. Chidester
Attorney at Law
P.O. Box 1704
Byron, Georgia 31008
478-956-1643
michael@rightmikelaw.com

53581 1/7-1/28

25-1968

NOTICE OF SALE UNDER POWER STATE OF GEORGIA, COUNTY OF HOUSTON

By virtue of a Power of Sale contained in that certain Security Deed from Allison Whitney Blaizis to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR SUCCESS MORTGAGE PARTNERS, INC., dated February 18, 2022 and recorded on March 7, 2022 in Deed Book 9603, Page 267, in the Office of the Clerk of Superior Court of Houston County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of One Hundred Thirty-Seven Thousand Four Hundred Sixty-Four and 00/100 dollars (\$137,464.00) with interest thereon as provided therein, as last transferred to NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, recorded in Deed Book 9962, Page 66, aforesaid records, will be sold at public outcry to the highest bidder for cash before the courthouse door of Houston 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 February, 2026, all property described in said Security Deed including but not limited to the following described property:

All that tract or parcel of land, situate, lying and being in Land Lot 71, Fifth Land District, Houston County, Georgia, being known and designated as Lot 8, Block "G", The Arbors Subdivision, Section 3, according to a plat of survey of record in Plat Book 67, Pages 37-38, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are incorporated by reference for all purposes.

Subject to all easements, ordinances, covenants, conditions, restrictions and rights-of-way of record, if any.

Said property may more commonly be known as **520 Arrie Drive, Byron, GA 31008**.

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 NewRez LLC d/b/a Shellpoint Mortgage Servicing, 75 Beattie Place, Greenville, SC 29601, 1-800-365-7107.

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 Allison Whitney Blaizis 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.

NewRez LLC d/b/a Shellpoint Mortgage Servicing as Attorney-in-Fact for Allison Whitney Blaizis Contact: Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520

25-00914-2

Ad Run Dates: 01/07/2026, 01/14/2026, 01/21/2026, 01/28/2026

53637 1/7-1/28

25-1942

NOTICE OF SALE UNDER POWER STATE OF GEORGIA, COUNTY OF HOUSTON

Under and by virtue of the Power of Sale contained in a Security Deed given by DeAndre Lamanta Reynolds to Mortgage Electronic Registration Systems, Inc., as nominee for Homestar Financial Corp. (the Secured Creditor), dated April 17, 2020, and Recorded on April 22, 2020 as Book No. 8568 and Page No. 248, Houston County, Georgia records, conveying the after-described property to secure a Note of even date in the original principal amount of \$227,000.00, with interest at the rate specified therein, as last assigned to Carrington Mortgage Services, LLC by assignment that is or to be recorded in the Houston County, Georgia Records, there will be sold by the undersigned at public outcry to the highest bidder for cash at the Houston County Courthouse within the legal hours of sale on the first Tuesday in FEBRUARY, 2026, the following described property:

All that tract or parcel of land lying and being in Land Lot 73 of the 5th District of Houston County, Georgia, being Lot 175 of Amelia Place Subdivision, Phase 6, as shown on that certain Plat of said Subdivision recorded in Plat Book 80, Page 281, Houston County, Georgia records, said Plat being incorporated herein and made a part hereof by reference.

Tax ID: 00046H175000

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. 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 Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Carrington Mortgage Services, LLC holds the duly endorsed Note and is the current assignee of the Security Deed to the property. Carrington Mortgage Services, LLC 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, Carrington Mortgage Services, LLC may be contacted at: 1-800-790-9502 or by writing to 1600 South Douglass Road, Suite 200-A, Anaheim, CA 92806.

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 **158 AMELIA DRIVE, BYRON, GA 31008** is/ are: DeAndre Lamanta Reynolds 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 Security Deed first set out above, including, but not limited to, assessments, liens, encumbrances, zoning ordinances, easements, restrictions, covenants, etc.

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. §9-13-172.1, which allows for certain procedures regarding the rescission of judicial and nonjudicial 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 in the preceding paragraph.

Funds used at sale shall be in certified funds and payable to "Bell Carrington Price & Gregg, LLC".

Carrington Mortgage Services, LLC as Attorney in Fact for DeAndre Lamanta Reynolds.

Any information obtained on this matter may be used by the debt collector to collect the debt. Bell Carrington Price & Gregg, LLC, 339 Heyward Street, 2nd Floor, Columbia, SC 29201 (803)-509-5078. File: 25-43520

53555 12/31/25-1/28/26

25-1962

undersigned's knowledge, the person(s) in possession of the property is/are Marc A. McDowell.

The property, being commonly known as **111 Tyndall Way, Perry, GA, 31069** in Houston County, will be sold as the property of Marc A. McDowell, subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting title to the property which would be disclosed by accurate survey and inspection thereof, and all assessments, liens, encumbrances, restrictions, covenants, and matters of record to the Security Deed.

Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the individual or entity who shall have the full authority to negotiate, amend or modify all terms of the above-described mortgage is as follows: Nationstar Mortgage LLC d/b/a Mr. Cooper, 8950 Cypress Waters Blvd, Coppell, TX 75019, 888-480-2432. The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall require the secured creditor to negotiate, amend or modify the terms of the mortgage instrument.

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

Attorney for Lakeview Loan Servicing, LLC as Attorney in Fact for Marc A. McDowell 100 Galleria Parkway, Suite 1000 Atlanta, GA 30339

Phone: (770) 373-4242

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

-25-017109

53630 1/7-1/28

25-1944

STATE OF GEORGIA COUNTY OF HOUSTON NOTICE OF SALE UNDER POWER

Because of a default under the terms of the Security Deed executed by Peter D. Miller AND Cathy H. Miller to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Quicken Loans Inc. dated June 26, 2017, and recorded in Deed Book 7564, Page 14, Houston County Records, said Security Deed having been last sold, assigned, transferred and conveyed to Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. securing a Note in the original principal amount of \$97,979.00, 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, February 3, 2026, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:

Land Situated in the County of Houston in the State of GA

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 226 OF THE TENTH LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 2, BLOCK "A", SECTION NO. 1, PHASE NO. 2, SOUTH OAKS SUBDIVISION, ACCORDING TO A PLAT OF SURVEY PREPARED BY BROXTON & ASSOCIATES, DATED NOVEMBER 15, 1979, AND RECORDED IN MAP BOOK 22, PAGE 293, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE HEREBY MADE A PART OF THIS DESCRIPTION BY REFERENCE THERETO FOR ALL PURPOSES.

Commonly known as: 115 Feagin Mill Rd, Warner Robins, GA 31088-6203

Said property is known as **115 Feagin Mill Road, Warner Robins, GA 31088**, 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 Peter D. Miller and Cathy H. Miller, successor in interest or tenant(s).

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. as Attorney-in-Fact for Peter D. Miller AND Cathy H. Miller

File no. 25-083515

LOGS LEGAL GROUP LLP* Attorneys and Counselors at Law 211 Perimeter Center Parkway, N.E., Suite 130 Atlanta, GA 30346 (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.

53384 12/31/25-1/28/26

25-1893

NOTICE OF FORECLOSURE SALE UNDER POWER HOUSTON COUNTY, GEORGIA

Under and by virtue of the Power of Sale contained in a Security Deed given by Chamell Hogan to Guild Mortgage Company LLC, dated June 7, 2024, and recorded in Deed Book 10458, Page 115, Houston County, Georgia Records, as last transferred to Planet Home Lending, LLC is: by assignment recorded on April 28, 2025 in Book 10640 Page 781 in the Office of the Clerk of Superior Court of Houston County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of One Hundred Sixty Thousand and Forty-Seven and 0/100 dollars (\$160,047.00), 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 Houston County, Georgia, within the legal hours of sale on February 3, 2026, the following described property:

All that tract or parcel of land situate, lying and being in Land Lot 203 of the Fifth Land District of Houston County, Georgia, being known and designated as Lot 21, Block F, Section II, of a Subdivision known as NORTHVIEW III, according to a plat of survey of said Subdivision prepared by Billy B. Beazley, Georgia Registered Land Surveyor No. 3176, recorded March 26, 1959, a copy which is of record in Plat Book 5, Page 225, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are

hereby made a part of this description by reference thereto for all purposes.

The above-described property is conveyed subject to Declaration of Covenants, Conditions and Restrictions recorded in Deed Book 138, Pages 145-150, Clerk's Office Houston Superior Court. Also, subject to easements and rights-of-way for public roads and utilities as they now exist, and building lines and other matters shown on the aforesaid recorded plat of survey.

Address Under Current Numbering System: 100 Flanders Drive, Warner Robins, GA 31093

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: Planet Home Lending, LLC they can be contacted at 866-882-8187 for Loss Mitigation Dept, or by writing to 10 Research Parkway, Suite 2, Wallingford, Connecticut 06492, 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 Chamell Hogan or tenant(s); and said property is more commonly known as **100 Flanders Dr, Warner Robins, GA 31093**.

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.

Planet Home Lending, LLC as Attorney in Fact for Chamell Hogan.

Brock & Scott, PLLC 4360 Chamblee Dunwoody Road Suite 310 Atlanta, GA 30341 404-789-2661 B&S file no.: 25-14434

52974 1/7-1/28

25-1894

NOTICE OF SALE UNDER POWER GEORGIA, HOUSTON COUNTY

By virtue of a Power of Sale contained in that certain Security Deed from LESLIE F ELL to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS GRANTEE, AS NOMINEE FOR ONE REVERSE MORTGAGE, LLC, dated March 23, 2015, recorded April 6, 2015, in Deed Book 6813, Page 1-13, Houston County, Georgia Records, said Security Deed having been given to secure a Note of even date in the original principal amount of One Hundred Five Thousand and 00/100 dollars (\$105,000.00), with interest thereon as provided for therein, said Security Deed having been last sold, assigned and transferred to GITSIT Solutions, LLC, not in its individual capacity but solely in its capacity as Separate Trustee of GV Trust 2025-1, there will be sold at public outcry to the highest bidder for cash at the Houston County Courthouse, within the legal hours of sale on the first Tuesday in February, 2026, all property described in said Security Deed including but not limited to the following described property:

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 167, FIFTH LAND DISTRICT, HOUSTON COUNTY, GEORGIA, KNOWN AND DESIGNATED AS LOT 24 IN BLOCK "H" OF SECTION NO. 4 OF SHIRLEY HILLS ESTATES SUBDIVISION AS SHOWN ON PLAT OF SURVEY OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6, PAGE 258, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE HEREBY MADE A PART OF THIS DESCRIPTION BY REFERENCE THERETO.

Said legal description being controlling, however the property is more commonly known as **333 CLAIRMONT DR, WARNER ROBINS, GA 31088**.

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 LESLIE F ELL, ESTATE AND/OR HEIRS-AT-LAW OF LESLIE F ELL, 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: GITSIT Solutions, LLC f/k/a Kondaur Capital, LLC, Loss Mitigation Dept., 333 South Anita Drive Suite 400, Orange, CA 92668, Telephone Number: 888-566-3287. 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.

GITSIT SOLUTIONS, LLC, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE OF GV TRUST 2025-1 as Attorney in Fact for LESLIE F ELL

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: KCP-25-05304-1

Ad Run Dates 01/07/2026, 01/14/2026, 01/21/2026, 01/28/2026

rlselaw.com/property-listing

52981 1/7-1/28

25-1818

NOTICE OF SALE UNDER POWER STATE OF GEORGIA HOUSTON COUNTY

WHEREAS, Jessica Walker, as borrower(s), executed a SECURITY DEED to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Carrington Mortgage Services, LLC., Lender which was dated 11/21/2022, and recorded on 12/1/2022, in Instrument No.: Deed Book 9929, Page 151-171, securing the payment of a Note in the amount of \$207,000.00 in Houston 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 2/3/2026 sell at public outcry to the highest bidder for cash Before the Courthouse door of the Houston County Courthouse, 201 N. Perry Parkway, Perry, Georgia 31069 of Houston, the following described property situated in Houston County, Georgia, to wit:

ALL THAT TRACT OR PARCEL OF LAND, SITUATE, LYING AND BEING IN LAND LOT 184 OF THE TENTH LAND DISTRICT, HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 94, WALKER'S GROVE SUBDIVISION, PHASE 3-A, ACCORDING TO A PLAT OF SURVEY RECORDED IN PLAT BOOK 51, PAGE 109, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE INCORPORATED BY REFERENCE FOR ALL PURPOSES.

Tax Parcel ID: 00080D 094000

Being real property commonly known as **102 GROVE LANE KATHLEEN, GA 31047**

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, 1600 South Douglass Road, Suite 200-A Anaheim, CA 92806, 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 Jessica Walker Attorney Contact: Miller, George & Suggs, PLLC 3000 Langford Road, Building 100 Peachtree Corners, GA 30071 Phone: 404-793-1447 Fax: 404-738-1558 TS # 25-37756

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

52391 12/10/25-1/28/26

25-1947

NOTICE OF SALE UNDER POWER STATE OF GEORGIA, COUNTY OF HOUSTON

By virtue of a Power of Sale contained in that certain Security Deed from William Reynolds to Mortgage Electronic Registration Systems, Inc., as nominee for Crescent Mortgage Company, dated October 12, 2021 and recorded on November 12, 2021 in Deed Book 9445, Page 282, in the Office of the Clerk of Superior Court of Houston County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of One Hundred Sixty-Seven Thousand Eight Hundred Eighty-Seven and 00/100 dollars (\$167,887.00) with interest thereon as provided therein, as last transferred to NewRez LLC d/b/a Shellpoint Mortgage Servicing, recorded in Deed Book 10372, Page 1, aforesaid records, will be sold at public outcry to the highest bidder for cash before the courthouse door of Houston 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 Lot 184 of the Tenth (10th) Land District, Houston County, Georgia, being known and designated as Lot 65, Phase V, Section "C", Walker Grove Subdivision, according to a plat of survey of record in Plat Book 65, Pages 2-3, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are incorporated herein for all purposes.

Subject to all easements, ordinances, covenants, conditions, restrictions and rights-of-way of record, if any.

Address under current system of numbering: 301 Patton Way, Kathleen, Georgia. Said property may more commonly be known as **301 Patton Way, Kathleen, GA 31047**.

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 NewRez LLC d/b/a Shellpoint Mortgage Servicing, 75 Beattie Place, Greenville, SC 29601, 1-800-365-7107.

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 owner and party in possession of the property is William Reynolds 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.

NewRez LLC d/b/a Shellpoint Mortgage Servicing as Attorney-in-Fact for William Reynolds Contact: Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520

AdRun Dates: 12/31/2025, 01/07/2026, 01/14/2026, 01/21/2026, 01/28/2026, 02/04/2026, 02/11/2026, 02/18/2026, 02/25/2026 ;

53423 12/31/25-2/25/26

25-1965

NOTICE OF SALE UNDER POWER GEORGIA, HOUSTON COUNTY

Under and by virtue of the Power of Sale contained in a Security Deed given by Chaspet Felton, Joanna Felton to Clitfinacial Services, Inc. dated May 3, 2006, recorded in Deed Book 3825, Page 270, Houston County, Georgia Records, as last transferred to U.S. Bank Trust Company, National Association, not in its individual capacity but solely as Indenture Trustee of CIM Trust 2023-R2 by assignment recorded in Deed Book 10758, Page 598, Houston County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED FIVE THOUSAND SIX HUNDRED SEVENTY-TWO AND 87/100 DOLLARS (\$105,672.87), 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 Houston 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 February, 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.

U.S. Bank Trust Company, National Association, not in its individual capacity but solely as Indenture Trustee of CIM Trust 2023-R2 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: Fay Servicing, LLC, 425 S. Financial Place, Suite 2000, Chicago, IL 60605, 800-495-7166.

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

To the best knowledge and belief of the undersigned, the party in possession of the property is Chaspet Felton, Joanna Felton and Estate of Felton or a tenant or tenants and said property is more commonly known as **303 Woodhaven Road, Centerville, GA 31028**. Should a conflict arise between the property address and the legal description the legal description will control.

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.

U.S. Bank Trust Company, National Association, not in its individual capacity but solely as Indenture Trustee of CIM Trust 2023-R2 as Attorney in Fact for Chaspet Felton, Joanna Felton

McCalla Raymer Leibert Pierce, LLP 1544 Old Alabama Rd Roswell, GA 30076 www.foreclosurehotline.net

EXHIBIT "A"

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 137 OF THE FIFTH LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, KNOWN AND DESIGNATED AS LOT 9, BLOCK "I", SECTION NO. 2 OF A SUBDIVISION KNOWN AS HIDDEN VALLEY, ACCORDING TO A PLAT OF SURVEY OF SAID SUBDIVISION PREPARED BY JOHN J. BROXTON, SURVEYOR, DATED MAY 16, 1983, A COPY OF WHICH IS OF RECORD IN MAP BOOK 25, PAGE 297, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE HEREBY MADE A PART OF THIS DESCRIPTION BY REFERENCE THERETO.

THE ABOVE-DESCRIBED PROPERTY IS CONVEYED SUBJECT TO PROTECTIVE COVENANTS AS CONTAINED IN INSTRUMENT OF RECORD IN DEED BOOK 471, PAGES 214-218, CLERK'S OFFICE, HOUSTON SUPERIOR COURT; ALSO, SUBJECT TO AN EASEMENT FOR DRAINAGE AND UTILITY PURPOSES OVER, UPON AND ACROSS THE WESTERLY TEN (10) FEET OF SUBJECT PROPERTY AS SHOWN ON THE AFORESAID RECORDED PLAT OF SURVEY.

MR / MA February 3, 2026

Our file no. 25-18921GA-FT18 25-18921GA

53634 1/7-1/28

25-1953

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

Under and by virtue of the Power of Sale contained in a Security Deed given by Valeria Brown to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for The Mortgage Center, Inc., its successors and assigns dated February 21, 2007, recorded in Deed Book 4191, Page 92, Houston County, Georgia Records, as last transferred to U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2021-GS2 by assignment recorded in Deed Book 10647, Page 157, Houston County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED SIX THOUSAND EIGHT HUNDRED AND 0/100 DOLLARS (\$106,800.00), 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 Houston 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 February, 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.

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2021-GS2 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: Selene Finance LP, 3501 Olympus Boulevard, 5th Floor, Suite 500, Coppell, TX 75019, 8777683759.

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

To the best knowledge and belief of the undersigned, the party in possession of the property is Valeria Brown a/k/a Valerie Brown or a tenant or tenants and said property is more commonly known as **504 Wrasling Way, Bonaire, GA 31005**. Should a conflict arise between the property address and the legal description the legal description will control.

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. U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2021-GS2

as Attorney in Fact for

Valeria Brown
McCalla Raymer Leibert Pierce, LLP
1544 Old Alabama Rd
Roswell, GA 30076
www.foreclosurehotline.net

EXHIBIT "A"
All that tract or parcel of land situate, lying and being in Land Lot 189 of the Tenth (10th) Land District of Houston County, Georgia, being known and designated as Lot 4, Block "J", Section 2, Phase 3, of a Subdivision known as PILGRIM REST, according to a plat of survey of said subdivision which is of record in Plat Book 49, Page 89, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are hereby a part of this description by reference thereto for all purposes.

The above described property is conveyed subject to Restrictive Covenants and easement of record, if any, and building set back lines as shown on the aforesaid recorded plat.

Deed Reference: Deed Book 1296, Page 610, Clerk's Office, Houston Superior Court. Property Address: 504 Wrasling Way, Bonaire, GA 31005.

MR / GW February 3, 2026

Our file no. 25-19838GA-FT8

25-19838GA

53453 1/7-1/28

25-1967

**NOTICE OF SALE UNDER POWER
STATE OF GEORGIA,
COUNTY OF HOUSTON**

By virtue of a Power of Sale contained in that certain Security Deed from Edward Ross Oliver to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR BROKER SOLUTIONS, INC., DBA NEW AMERICAN FUNDING, dated January 12, 2022 and recorded on January 14, 2022 in Deed Book 9538, Page 146, in the Office of the Clerk of Superior Court of Houston County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of Two Hundred Twenty-Three Thousand Six Hundred Forty-Six and 00/100 dollars (\$223,646.00) 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 10713, Page 133, aforesaid records, will be sold at public outcry to the highest bidder for cash before the courthouse door of Houston 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 February, 2026, all property described in said Security Deed including but not limited to the following described property:

ALL THAT TRACT OR PARCEL OF LAND SITUATE, LYING AND BEING IN LAND LOT 176 OF THE TENTH (10TH) LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 20, OF A SUBDIVISION KNOWN AS SADIE HEIGHTS, SECTION 1, PHASE 1, ACCORDING TO A PLAT OF SURVEY BEING OF RECORD IN PLAT BOOK 82, PAGE 336, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED THEREOF ARE INCORPORATED HEREIN BY REFERENCE FOR ALL PURPOSES.

THIS CONVEYANCE AND THE WARRANTIES HEREINAFTER CONTAINED ARE MADE SUBJECT TO ANY AND ALL RESTRICTIONS, EASEMENTS, COVENANTS AND RIGHTS OF WAY AFFECTING SAID DESCRIBED PROP-

ERTY IN ADDITION TO RESTRICTIVE COVENANTS, AS CONTAINED IN INSTRUMENT OF RECORD IN DEED BOOK 9421 PAGES 171-196, CLERK'S OFFICE HOUSTON SUPERIOR COURT.

Said property may more commonly be known as **141 Sadie Heights Blvd, Perry, GA 31069**.

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, 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 Dana Sapp, Edward Ross Oliver 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

Edward Ross Oliver Contact:
Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520

25-012935

Ad Run Dates: 01/07/2026, 01/14/2026, 01/21/2026, 01/28/2026

53636 1/7-1/28

25-1964

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

Under and by virtue of the Power of Sale contained in a Security Deed given by Michael Y Carrillo to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Suntrust Mortgage, Inc., its successors and assigns dated October 31, 2006, recorded in Deed Book 4060, Page 325, Houston County, Georgia Records, as last transferred to Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2020-2 by assignment recorded in Deed Book 10340, Page 320, Houston County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of ONE HUNDRED FORTY-NINE THOUSAND AND 0/100 DOLLARS (\$149,000.00), 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 Houston 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 February, 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.

Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2020-2 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: Select Portfolio Servicing, Inc., 3217 S. Decker Lake Dr., Salt Lake City, UT 84119, 888-818-6032. Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.

To the best knowledge and belief of the undersigned, the party in possession of the property is Michael Y Carrillo or a tenant or tenants and said property is more commonly known as **201 Flagler Way, Warner Robins, GA 31088**. Should a conflict arise between the property address and the legal description the legal description will control. 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. Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned Loans Structured Transaction Trust, Series 2020-2

as Attorney in Fact for
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 94, 10th Land District, Houston County, Georgia, being known and designated as Lot 1, Block F, Phase No. 1, Carlton Ridge South Subdivision, according to a plat of survey recorded in Plat Book 66, Pages 125-127, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are hereby incorporated for all purposes.

MR / CA February 3, 2026

Our file no. 25-19852GA-FT1

25-19852GA

53633 1/7-1/28

25-1966

**NOTICE OF SALE UNDER POWER,
HOUSTON COUNTY**

Pursuant to the Power of Sale contained in a Security Deed given by Kerde Hilary Evans to Sunmark Community Bank dated 5/12/2017 and recorded in Deed Book 7511 Page 121 and modified at Deed Book 8014Page 91Houston County, Georgia records; as last transferred to or acquired by Ameris Bank, conveying the after-described property to secure a Note in the original principal amount of \$424,000.00, 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 Houston County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on February 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 SITUATE, LYING AND BEING IN LAND LOT 73 OF THE ELEVENTH (11TH) LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 1, BLOCK "G", SECTION NO. 2, PHASE NO. 5, SOUTHFIELD PLANTATION SUBDIVISION, ACCORDING TO A PLAT OF SURVEY BEING OF RECORD IN PLAT BOOK 57, PAGES 160-161, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED THEREOF ARE INCORPORATED HEREIN BY REFERENCE FOR ALL PURPOSES. HIS CONVEYANCE AND THE WARRANTIES HEREINAFTER CONTAINED ARE MADE SUBJECT TO ANY AND ALL RESTRICTIONS, EASEMENTS, COVENANTS AND RIGHTS-OF-WAY AFFECTING SAID DESCRIBED PROPERTY IN ADDITION TO RESTRICTIVE COVENANTS AS CONTAINED IN INSTRUMENT OF RECORD IN DEED BOOK 1784, PAGES 52-62, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. 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 **226 Southfield Court, Bonaire, GA 31005** 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): Kerde H. Evans or tenant or tenants. Ameris Bank is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. Ameris Bank Loss Mitigation Department 1 Corporate Center Drive, Suite 360 Lake Zurich, IL 60047

1-866-397-5370 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. Ameris Bank as agent and Attorney in Fact for Kerde Hilary Evans Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 1072-753A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1072-753A

53635 1/7-1/28

25-1986

**NOTICE OF SALE UNDER POWER,
HOUSTON COUNTY**

Pursuant to the Power of Sale contained in a Security Deed given by Clinton M McGuffin to IBERIABANK Mortgage Company, An Arkansas Corporation dated 11/14/2013 and recorded in Deed Book 6429 Page 213 Houston County, Georgia records; as last transferred to or acquired by Georgia Housing and Finance Authority, conveying the after-described property to secure a Note in the original principal amount of \$99,715.00, 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 Houston County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on February 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 SITUATE, LYING AND BEING IN LAND LOT 167 OF THE FIFTH LAND DISTRICT OF HOUSTON COUNTY, GEORGIA, BEING KNOWN AND DESIGNATED AS LOT 5, BLOCK "E", SHERWOOD FOREST SUBDIVISION, ACCORDING TO A PLAT OF SURVEY ENTITLED "LOT SURVEY FOR JOE BLACK", PREPARED BY WADLE SURVEYING CO., INC., CERTIFIED BY THEODORE W. WADDLE, GEORGIA REGISTERED LAND SURVEYOR NO. 924, DATED SEPTEMBER 6, 1967, A COPY OF WHICH IS OF RECORD IN PLAT BOOK 11, PAGE 106, CLERK'S OFFICE, HOUSTON SUPERIOR COURT. SAID PLAT AND THE RECORDED COPY THEREOF ARE INCORPORATED HEREIN BY REFERENCE THERETO FOR ALL PURPOSES. 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 **109 Nottingham Road, Warner Robins, GA 31088** 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): Clinton M

McGuffin or tenant or tenants. State Home Mortgage is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. State Home Mortgage Michael Galloway Loss Mitigation 60 Executive Park S. NE Atlanta, GA 30329-2231 404-679-0624 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. Georgia Housing and Finance Authority as agent and Attorney in Fact for Clinton M McGuffin Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400. 2130-120A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 2130-120A

53810 1/7-1/28

25-1960

**NOTICE OF FORECLOSURE
OF RIGHT OF REDEMPTION
PURSUANT TO O.C.G.A. § 48-4-45**

TO: CMD HOMES, LLC, AND ROBERT J. KAUFMAN, RA, AND ANY AND ALL PERSONS CLAIMING ANY INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT OF REAL PROPERTY: TAKE NOTICE THAT: The right to redeem the following described property, to wit: All and only that tract or parcel of land situate, lying and being in Land Lot 215 of the Tenth (10th) Land District of Houston County, Georgia, containing 0.67 acres, more or less, being known and designated as Lot 18, Block B, Section 1, Wind River Subdivision, according to a plat of survey prepared by Story, Clarke & Associates, Robert J. Story, GRLS No. 1853, recorded in Plat Book 65, Pages 28-29, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are hereby made a part of this description by reference for all purposes.

Said lot is a portion of those tracts described in Deed Book 7890, Pages 344-345, Clerk's Office, Houston Superior Court, and is further described as Houston County Tax Map & Parcel OP49B0 057000, with an address of **617 Shoshone Circle, Perry, Georgia 31069**.

Will expire and forever be foreclosed and barred on and after the 6th day of February, 2026.

The tax deed to which this notice relates is dated the 4th day of June, 2024 and is recorded in the office of Clerk of Superior Court of Houston County, Georgia, in Deed Book 10498, Page 95, subsequently transferred to the present holder by deed recorded in the same office in Deed Book 10632, Pages 560-561.

The property may be redeemed at any time before the 6th day of February, 2026, by payment of the redemption price as fixed and provided by law to Larch Tree Holdings, LLC at the following address: Larch Tree Holdings, LLC c/o Michael L. Chidester, Attorney at Law, 111 Georgia Highway 49 North (P. O. Box 1704), Byron, Georgia 31008. Please be governed accordingly. Michael L. Chidester Attorney at Law P.O. Box 1704 Byron, Georgia 31008 478-956-1643 michael@rightmikelaw.com

53580 1/7-1/28

Forfeitures & Seizures

26-038

**NOTICE OF SEIZURE OF PERSONAL
PROPERTY**

**VALUED AT \$25,000.00 OR LES
PURSUANT TO O.C.G.A. 9-1611**

to JARAMIAH JAHM VICKS, JERMAINE MONTEZ JOHNSON, LATRAVION TEDDY TIZELL HINES and ALL OTHER OWNERS OR INTEREST HOLDERS OF THE SEIZED PROPERTY TAKE NOTICE that on July 9, 2025, the Houston County Sheriffs Office seized \$8,020.97 in US C currency, a Glock 9mm pistol (serial.# BGVD854), a Glock 9mm pistol (serial.# HWM265), Marijuana, and Promethazine at 517 Perry Parkway, Perry Houston County, Georgia.

The seized property was directly or indirectly used or intended for use to facilitate a violation of O.C.G.A. 16-13-30 and/or is proceeds derived or realized therefrom and/or was found in close proximity to controlled substances and/or other property which is subject to forfeiture pursuant to the provisions of O.C.G.A. 16-13-49(b). FURTHER TAKE NOTICE that the owner or interest holder has thirty (30) days within which to file a claim against the seized property and must serve the claim on the District Attorney for the Houston Judicial Circuit, 201 N. Perry Parkway, Perry, GA 31069 by certified mail or statutory overnight delivery, return receipt requested. Such claim shall be signed by the owner or interest holder and shall provide:

- (A) The name of the claimant;
 - (B) The address at which the claimant resides;
 - (C) A description of the claimant's interest in the property;
 - (D) A description of the circumstances of the claimant's obtaining an interest in the property and, to the best of the claimant's knowledge, the date the claimant's obtained the interest and the name of the person or entity that transferred the interest to the claimant;
 - (E) The nature of the relationship between the claimant and the person who possessed the property at the time of the seizure;
 - (F) A copy of any documentation in the claimant's possession supporting his or her claim; and
 - (G) Any additional facts supporting his or her claim.
- RESPECTFULLY SUBMITTED this 17th day of July, 2025,
Gregory W. Winters
Chief Assistant District Attorney
Bar Number: 771084
District Attorney's Office
Houston Judicial Circuit
201 N. Perry Parkway
Perry, GA 31069
Office: 478-218-4810
Fax: 478-218-4815

54083 1/14-1/21

Miscellaneous

25-1958

**IN THE STATE COURT OF
HOUSTON COUNTY
STATE OF GEORGIA**

CIVIL ACTION FILE NO.

2025CV0058602
GABRIEL ROSS, as legal guardian and parent of, KYLAR ROSS (MINOR), Plaintiff, v. LAUREN THIGPEN, Defendant.

NOTICE OF PUBLICATION

To: Lauren Thigpen
112 Ridgewood Drive
Centerville, GA 31028
By Order for Service by Publication dated December 10, 2025, you are hereby notified that on June 16, 2025, the Petitioner filed suit against you for damages resulting from the auto collision that occurred on May 16, 2024. You are required to file with the Clerk of the State Court of Houston County, and to serve upon Plaintiff's attorney, Daniela Martinez, at this address: 351 Atlanta Street SE, Marietta, GA 30060, an Answer to the Complaint in writing within sixty (60) days of the date of the first publication of notice.

WITNESS the Honorable Jason Ashford, Judge of this Court.
This 23rd day of Dec., 2025.
Teresa Hathaway, Clerk
State Court of Houston County Georgia.
Prepared by:
Nick Schnyder Law Firm, LLC
Daniela Martinez, Esq.
351 Atlanta Street, SE
Marietta, GA 30060
Phone: 404-999-1111
Fax: 404-341-9969
Attorney: dmartinez@schnyderlawfirm.com
Paralegal: dmccormick@schnyderlawfirm.com
Counsel for Plaintiff

53533 12/31/25-1/21/26

26-010

NOTICE OF PUBLIC AUCTION

Storage Master at Perry Parkway located at 424 Perry Pkwy. Perry GA 31069 will sell at PUBLIC ONLINE AUCTION; listed at www.bid13.com, pursuant to Ga. Law Section 10-4-213 will be sold at 9:30 AM, on Jan 24, 2026

the following units:

CE11 Alex Hammock, Miscellaneous Items

CF19 Alex Hamock, Miscellaneous Items

CC13 Catherine Breitenhirt, Household Goods

G02 Donald Heath, Boxes, Motor Vehicles

CH20 Priscilla Oxner, Household Items

CE17 Yolanda Gibbons, Household Goods, Furniture, Boxes

B12 Alonzo Whitehead, Household Goods, Furniture, Tools

53899 1/14

25-1930

**IN THE JUVENILE COURT OF
PEACH COUNTY, GEORGIA**

IN THE MATTER OF:

JUVENILE FILE #7455-J

G.D., SEX M, AGE 2, DOB 08/23/2023, CASE #111-2025J-102

CHILD UNDER 18 YEARS OF AGE

NOTICE OF SUMMONS

TO WHOM IT MAY CONCERN, ALLISON RAINE BARKLEY-DUNCAN, JASON LANE DICKSON, JR., AND ANY OTHER PARTY CLAIMING TO HAVE A PARENTAL INTEREST IN SAID MINOR CHILD. YOU ARE NOTIFIED that the above styled action seeking the termination of the parental rights of the parents of the named child was filed against you in said Court on 12/15/25, by reason of an Order for Service by Publication entered by the Court on 12/4/25.

YOU ARE HEREBY COMMANDED AND REQUIRED to appear before the Juvenile Court of Peach County, Georgia, in Fort Valley, Georgia, on the 13th day of January, 2026 at 9:00 o'clock a.m. for a status hearing (attorney appointment only) and on the 10th day of March, 2026 at 9:00 o'clock a.m. The second hearing is for the purpose of determining whether your parental rights should be terminated. The effect of an order terminating parental rights under O.C.G.A. Section 15-11-284 is without limit as to duration and terminates all the parent's rights and obligations with respect to the child and all rights and obligations of the child to the parent arising from the parental relationship, including rights of inheritance. The parent whose rights are terminated is not thereafter entitled to notice of proceedings for the adoption of the child by another, nor has the parent any right to object to the adoption or otherwise to participate in the proceedings.

A copy of the petition may be obtained by the parents from the Clerk of the Juvenile Court at Peach County Courthouse, Fort Valley, Georgia, during regular business hours, Monday through Friday, 8:30 o'clock am until 5:00 o'clock p.m. exclusive of holidays. A free copy shall be available to the parent. Upon request, the copy will be mailed to the requester - parents or alleged parents only. The child is in the present physical custody of the Petitioner, the Peach County Department of Family and Children Services.

The general nature of the allegations is termination of the parental rights.

YOU ARE FURTHER NOTIFIED that while responsive pleadings are not mandatory, they are permissible and you are encouraged to file with the Clerk of this Court and serve upon Petitioner's attorney, James E. Patterson, Attorney at Law, P.O. Box 1006, Forsyth, Georgia 31029-1006 an answer or other responsive pleading within sixty (60) days of the date of the order for service by publication.

WITNESS THE HONORABLE Judge of said Juvenile Court.

This 15th day of December, 2025.

Whitney Nelson

(Deputy) CLERK, JUVENILE COURT OF PEACH COUNTY, GEORGIA

53298 12/24/25-1/14/26

25-1915

**IN THE JUVENILE COURT OF
HOUSTON COUNTY
IN THE STATE OF GEORGIA**

at 202 North Davis Drive, Warner Robins, GA 31093.

It is estimated that \$12,500.00 in CDBG funds will be used to complete these project locations.

FINDING OF NO SIGNIFICANT IMPACT
The City of Warner Robins has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at Community Development and Economic Development Office, located 610 A Watson Blvd, Warner Robins, GA 31093 and may be examined or copied weekdays 8:00 A.M to 5:00 P.M.

PUBLIC COMMENTS
Any individual, group, or agency may submit written comments on the ERR to the City of Warner Robins Community and Economic Development Office. All comments received by 01/29/2025 will be considered by the City of Warner Robins prior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

ENVIRONMENTAL CERTIFICATION
The City of Warner Robins certifies to HUD that LaRhonda Patrick in her capacity as Mayor consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorities and allows the City of Warner Robins to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS
HUD will accept objections to its release of fund and Warner Robins' certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of the City of Warner Robins; (b) the City of Warner Robins has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR part 58; (c) the grant recipient or other participants in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted via email in accordance with the required procedures (24 CFR Part 58, Sec.58.76) and shall be addressed to the Atlanta CPD Field Office at CPDRROFATL@HUD.GOV. Potential objectors should contact the Atlanta CPD Field Office via email to verify the actual last day of the objection period.

LaRhonda Patrick,
Mayor, Warner Robins

53854 1/14

26-009

IN THE JUVENILE COURT OF HOUSTON COUNTY IN THE STATE OF GEORGIA

IN THE INTEREST OF:
C.M., SEX M, AGE 3, DOB 01/06/2022, CASE #2501736

CHILD UNDER 18 YEARS OF AGE
TO WHOM IT MAY CONCERN, ANY UNKNOWN PUTATIVE FATHER, AND ANYONE ELSE CLAIMING A PARENTAL INTEREST IN THE ABOVE CHILD BORN TO MACKENZIE JACKSON

You are notified that a Dependency Petition was filed against you in said court on 12/23/25, an Order for Service by Publication was entered on 12/23/25
YOU ARE COMMANDED AND REQUIRED TO BE AND APPEAR before Houston County Juvenile Court, held at Houston County Juvenile Court, Warner Robins, Georgia on 03/18/26 at 8:30 o'clock a.m., for a hearing following service by publication. Serve an answer on Petitioner's Attorney, James E. Patterson, P. O. Box 1006, Forsyth, Georgia 31029. You may obtain a copy of the petition by contacting Houston County Juvenile Court Clerk. WITNESS the Honorable Judges of this court, this 5th day of January, 2026. CHRISTINA HARPER, DEPUTY CLERK HOUSTON CO. JUVENILE COURT

53893 1/14-2/4

26-002

NOTICE OF MERGER

Notice is given that articles or a certificate of merger (the "Certificate of Merger") which will effect a merger by and between Wheeler Bancshares, Inc., a corporation incorporated in the State of Georgia, and SunMark Bancshares, Inc., a corporation incorporated in the State of Georgia, has been delivered to the Secretary of State for filing in accordance with the Georgia Business Corporation Code. The name of the surviving corporation in the merger is SunMark Bancshares, Inc., a corporation incorporated in the State of Georgia. The registered office of such corporation is located at 1005 Northside Drive, Perry, Georgia 31069 and its registered agent at such address is Daniel Stanford.

53852 1/14-1/21

Name Changes

25-1971

IN THE SUPERIOR COURT OF HOUSTON COUNTY STATE OF GEORGIA

In Re: Jessica Brooke Lanehart to change her name
Civil Action File No. 2025V0133438

NOTICE OF PETITION TO CHANGE NAME

GEORGIA, HOUSTON COUNTY
Notice is hereby given that Jessica Brooke Lanehart, the undersigned, filed his petition to the Superior Court of Houston County, Georgia on the 16th day of December, 2025, praying for a change in the name of petitioner from Jessica Brooke Lanehart to Scottie Brook Lanehart. 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 16th day of December, 2025. Jessica Brooke Lanehart
Petitioner

53642 1/7-1/28

25-1969

IN THE SUPERIOR COURT OF HOUSTON COUNTY STATE OF GEORGIA

In Re: Tawine Dante Summers
Civil Action File No. 2025V0133386

NOTICE OF PETITION TO CHANGE NAME

GEORGIA, HOUSTON COUNTY
Notice is hereby given that Tawine Dante Summers, the undersigned, filed his petition to the Superior Court of Houston County, Georgia on the 4th day of December, 2025, praying for a change in the name of petitioner from Tawine Dante Summers to Ghost Dante Summers. 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 4th day of December, 2025. Tawine Dante Summers
Petitioner

53639 1/7-1/28

25-1950

IN THE SUPERIOR COURT OF HOUSTON COUNTY STATE OF GEORGIA

In Re: Kaylee Elizabeth Barclay
Civil Action File No. 2025V0133395

NOTICE OF PETITION TO CHANGE NAME

GEORGIA, HOUSTON COUNTY
Notice is hereby given that Kaylee Elizabeth Barclay, the undersigned, filed his petition to the Superior Court of Houston County, Georgia on the 8 day of December, 2025, praying for a change in the name of petitioner from Kaylee Elizabeth Barclay to Kaylee Elizabeth Handson. 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 8 day of December, 2025. Kaylee Elizabeth Barclay
Petitioner

53433 12/31/25-1/21/26

25-1907

IN THE SUPERIOR COURT OF HOUSTON COUNTY STATE OF GEORGIA

In Re: Allison Luana Embree
Civil Action File No. 2025V0133372

NOTICE OF PETITION TO CHANGE NAME

GEORGIA, HOUSTON COUNTY
Notice is hereby given that Allison Luana Embree, the undersigned, filed his petition to the Superior Court of Houston County, Georgia on the 25 day of November, 2025, praying for a change in the name of petitioner from Allison Luana Embree to Allison Luana Waller. 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 25 day of November, 2025. Allison Embree
Petitioner

53076 12/24/25-1/14/26

25-1970

IN THE SUPERIOR COURT OF HOUSTON COUNTY STATE OF GEORGIA

In Re: Victoria Gabriella Porter
Minor Child(ren)
Civil Action File No. 2025V132274L

NOTICE OF PETITION TO CHANGE NAME

GEORGIA, HOUSTON COUNTY
Notice is hereby given that Alfred B. Wesby, the undersigned, filed this petition to the Superior Court of Houston County, Georgia on the 16th day of April, 2025, praying for a change in the name of minor child(ren) from Victoria Gabriella Porter to Victoria Gabriella Wesby. 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 16th day of April, 2025. Alfred B. Wesby
Petitioner pro se

53640 1/7-1/28

Public Hearings

26-024

City of Perry Notice of Rezoning

Perry City Council will hold a public hearing on Tuesday, February 3, 2026, at 6:00 p.m. at Perry City Hall, 808 Carroll Street, Perry, for the purpose of receiving comments regarding a rezoning request (application number RZNE-0223-2025) for property located at 1824 Houston Lake Road & 1904 Hwy 127, Perry, Georgia (Houston County Parcel Numbers 0P0490 062000 and 0P0490 062000). Documents relating to this request are available for public inspection by contacting the Community Development Department at 478.988.2720 or via email at comm.development@perry-ga.gov

54036 1/14

25-1980

Legal Notice

Notice is hereby given that the Houston County Board of Zoning & Appeals will hold a public hearing on January 26, 2026 at the hour of 5:30 p.m. at the Houston County Annex Building in Warner Robins, Georgia for the purpose of hearing objections, if any, to a Special Exception, as provided by the terms of the Houston County Zoning Resolution.

The Houston County Commissioners will hold a public hearing on February 3, 2026 at the hour of 9:00 a.m. at the County Courthouse, Houston County, Perry, Georgia for the purpose of hearing objections, if any, to the regulations of the Zoning Ordinance of said county as to a Special Exception on the following real estate:

Property Description

All that tract or parcel of land lying and being in Land Lot 35 of the 9th Land District of Houston County, Georgia, Tract "A" and "B" as shown on a plat of survey for Christopher D. Bixler, Consisting of 2.14 Acres and better known as the property of Chris and Crystal Bixler.

Property is located at 3750 Valley Drive. All parties at interest and citizens shall have the opportunity to be heard at said time and place relative to petition filed by Chris and Crystal Bixler.

Houston County Board of Zoning & Appeals
By: Chairman, John Trussell
Attest: Secretary, Timothy E. Andrews

53799 1/7-1/14

25-1981

Legal Notice

Notice is hereby given that the Houston County Board of Zoning & Appeals will hold a public hearing on January 26, 2026 at the hour of 5:30 p.m. at the Houston County Annex Building in Warner Robins, Georgia for the purpose of hearing objections, if any, to a Special Exception, as provided by the terms of the Houston County Zoning Resolution.

The Houston County Commissioners will hold a public hearing on February 3, 2026 at the hour of 9:00 a.m. at the County Courthouse, Houston County, Perry, Georgia for the purpose of hearing objections, if any, to the regulations of the Zoning Ordinance of said county as to a Special Exception on the following real estate:

Property Description

All that tract or parcel of land lying and being in Land Lot 104 of the 11th Land District of Houston County, Georgia, Lot 20, Block "H", Section 2 of The Farm at Riverbend Subdivision, Consisting of 0.76 Acres and better known as the property of Jana Blanton.

Property is located at 3025 Chattoga Way. All parties at interest and citizens shall have the opportunity to be heard at said time and place relative to petition filed by Jana Blanton.

Houston County Board of Zoning & Appeals
By: Chairman, John Trussell
Attest: Secretary, Timothy E. Andrews

53800 1/7-1/14

26-027

Notice of Intent to Amend the Land Management Ordinance

Perry City Council will hold a public hearing on Tuesday, February 3, 2026, at 6:00 p.m. at Perry City Hall, 808 Carroll Street, Perry, to receive comments regarding modifications to the Land Management Ordinance. Amendment to Section 2-3.13.2, Preliminary Plats.

The proposed amendment is available for review in the office of Community Development at 741 Main Street, Perry, Monday through Friday from 8am to 5pm.

54040 1/14

25-1984

Legal Notice

Notice is hereby given that the Houston County Board of Zoning & Appeals will hold a public hearing on January 26, 2026 at the hour of 5:30 p.m. at the Houston County Annex Building in Warner Robins, Georgia for the purpose of hearing objections, if any, to a Special Exception, as provided by the terms of the Houston County Zoning Resolution.

The Houston County Commissioners will hold a public hearing on February 3, 2026 at the hour of 9:00 a.m. at the County Courthouse, Houston County, Perry, Georgia for the purpose of hearing objections, if any, to the regulations of the Zoning Ordinance of said county as to a Special Exception on the following real estate:

Property Description

All that tract or parcel of land lying and being in Land Lot 14 of the 11th Land District of Houston County, Georgia, Lot 17, Block "C", Section 2 of Kings Crossing Subdivision, Consisting of 0.95 Acres and better known as the property of Donna Crick. Property is located at 118 Huntington Place. All parties at interest and citizens shall have the opportunity to be heard at said time and place relative to petition filed by Donna Crick.

Houston County Board of Zoning & Appeals
By: Chairman, John Trussell
Attest: Secretary, Timothy E. Andrews

53803 1/7-1/14

25-1982

Legal Notice

Notice is hereby given that the Houston County Board of Zoning & Appeals will hold a public hearing on January 26, 2026 at the hour of 5:30 p.m. at the Houston County Annex Building in Warner Robins, Georgia for the purpose of hearing objections, if any, to a Special Exception, as provided by the terms of the Houston County Zoning Resolution.

The Houston County Commissioners will hold a public hearing on February 3, 2026 at the hour of 9:00 a.m. at the County Courthouse, Houston County, Perry, Georgia for the purpose of hearing objections, if any, to the regulations of the Zoning Ordinance of said county as to a Special Exception on the following real estate:

Property Description

All that tract or parcel of land lying and being in Land Lot 55 of the 11th Land District of Houston County, Georgia, Lot 114, Phase 2 of Harley Farms Subdivision, Consisting of 0.22 Acres and better known as the property of Dashonna Brown. Property is located at 616 Samantha Brooke Way.

All parties at interest and citizens shall have the opportunity to be heard at said time and place relative to petition filed by Dashonna Brown.

Houston County Board of Zoning & Appeals
By: Chairman, John Trussell
Attest: Secretary, Timothy E. Andrews

53801 1/7-1/14

25-1979

Legal Notice

Notice is hereby given that the Houston County Board of Zoning & Appeals will hold a public hearing on January 26, 2026 at the hour of 5:30 p.m. at the Houston County Annex Building in Warner Robins, Georgia for the purpose of hearing objections, if any, to a Special Exception, as provided by the terms of the Houston County Zoning Resolution.

The Houston County Commissioners will hold a public hearing on February 3, 2026 at the hour of 9:00 a.m. at the County Courthouse, Houston County, Perry, Georgia for the purpose of hearing objections, if any, to the regulations of the Zoning Ordinance of said county as to a Special Exception on the following real estate:

Property Description

All that tract or parcel of land lying and being in Land Lot 104 of the 10th Land District of Houston County, Georgia, Lot 8, Block "C" of Cardinal Ridge Extension Subdivision, Consisting of 0.90 Acres and better known as the property of Tyler and Monica Adsit.

Property is located at 105 Clover Hill Drive. All parties at interest and citizens shall have the opportunity to be heard at said time and place relative to petition filed by Tyler and Monica Adsit.

Houston County Board of Zoning & Appeals
By: Chairman, John Trussell
Attest: Secretary, Timothy E. Andrews

53798 1/7-1/14

26-025

City of Perry Notice of Rezoning

Perry City Council will hold a public hearing on Tuesday, February 3, 2026, at 6:00 p.m. at Perry City Hall, 808 Carroll Street, Perry, for the purpose of receiving comments regarding a rezoning request (application number RZNE-0225-2025) for property located on Frank Satterfield Road, Perry, Georgia (Houston County Parcel Numbers 0P0450 013000).

Documents relating to this request are available for public inspection by contacting the Community Development Department at 478.988.2720 or via email at comm.development@perry-ga.gov

54037 1/14

26-026

City of Perry Notice of Special Exception

Perry City Council will hold a public hearing on Tuesday, February 3, 2026, at 6:00 p.m. at Perry City Hall, 808 Carroll Street, Perry, for the purpose of receiving comments regarding a special exception request (application number SUSE-0227-2025) for property located at 1414 Main Street, Perry, Georgia (Houston County Parcel Number 0P0220 049000). Documents relating to this request are available for public inspection by contacting the Community Development Department at 478.988.2720 or via email at comm.development@perry-ga.gov

54039 1/14

25-1983

Legal Notice

Notice is hereby given that the Houston County Board of Zoning & Appeals will hold a public hearing on January 26, 2026 at the hour of 5:30 p.m. at the Houston County Annex Building in Warner Robins, Georgia for the purpose of hearing objections, if any, to a Special Exception, as provided by the terms of the Houston County Zoning Resolution.

The Houston County Commissioners will hold a public hearing on February 3, 2026 at the hour of 9:00 a.m. at the County Courthouse, Houston County, Perry, Georgia for the purpose of hearing objections, if any, to the regulations of the Zoning Ordinance of

said county as to a Special Exception on the following real estate:

Property Description

All that tract or parcel of land lying and being in Land Lot 43 of the 11th Land District of Houston County, Georgia, Lot 147, Section 1 of Forestbrooke Subdivision, Consisting of 0.24 Acres and better known as the property of Courtney Coley. Property is located at 209 Misty Valley Lane.

All parties at interest and citizens shall have the opportunity to be heard at said time and place relative to petition filed by Courtney Coley.

Houston County Board of Zoning & Appeals
By: Chairman, John Trussell
Attest: Secretary, Timothy E. Andrews

53802 1/7-1/14

Probate Notices

26-018

NOTICE GEORGIA, HOUSTON COUNTY PROBATE COURT

TO: whom it may concern:
Joyce Smiley Ethridge has petitioned to be appointed Administrator of the estate of Melvin Ethridge, 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 parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be filed with the court on or before February 9, 2026.

BE NOTIFIED FURTHER: All pleadings/objections to the petition must be in writing, setting forth the grounds of any 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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710

54021 1/14-2/4

26-035

NOTICE (For Discharge from Office and all Liability) PROBATE COURT OF HOUSTON COUNTY

RE: PETITION OF SARAH BRASWELL FOR DISCHARGE AS EXECUTOR OF THE ESTATE OF CLARA SMITH DECEASED.

TO: WHOM IT MAY CONCERN
This is to notify you to file objection, if there is any, to the above referenced petition, in this Court on or before JANUARY 26TH, 2026

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All pleadings/objections must be signed before a notary public or before a probate court clerk and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number 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.

KRISTEN W. HARRIS
PROBATE JUDGE
By: MEGAN WILLSON
PROBATE CLERK
PO BOX 1801
PERRY, GA 31069
478-218-4710

54076 1/14

26-023

IN THE PROBATE COURT OF HOUSTON COUNTY STATE OF GEORGIA

IN RE: ESTATE OF OLIVIALEE FLOYD, MINOR ESTATE NO. 2025-GM-75
PETITION FOR TEMPORARY LETTERS OF GUARDIANSHIP OF MINOR LATASHA MARIE SIMMONS, TEMPORARY GUARDIAN(S)
DATE OF SECOND PUBLICATION: JANUARY 21, 2026
TO: UNKNOWN FATHER.

You are hereby notified that a petition for the appointment of a temporary guardian has been filed regarding the above-named minor. All objections to the Petition described above either to the appointment of a temporary guardian or the appointment of the petitioner(s) as temporary guardian(s), must be in writing, setting forth the grounds of any such objections, and must be filed with this Court no later than 14 days after this notice is mailed, or 10 days after this notice is personally served upon you, or ten days after the second publication of this notice if you are served by publication.

All pleadings must be signed before a notary public or Georgia probate court clerk, and filing fees must be tendered with your pleadings, unless you qualify to file as an indigent party. Contact probate court personnel at the below address/telephone number for the required amount of filing fees.

NOTE: If a natural guardian files an objection to the creation of the temporary guardianship, the Petition will be dismissed. If a natural guardian files an objection to the appointment of the petitioner(s) as guardian(s), or if a parent who is not a natural guardian files an objection to the petition, a hearing on the matter shall be scheduled at a later date.

KRISTEN W. HARRIS
PROBATE JUDGE
By: BRITTANY EATON, CLERK
ADDRESS P.O. BOX 1801,
PERRY, GA 31069
TELEPHONE 478-218-4710

54030 1/14-1/21

26-033

NOTICE GEORGIA, HOUSTON COUNTY PROBATE COURT

TO: whom it may concern:
Jennifer Lynn Johnson has petitioned to be appointed Administrator of the estate of Richard Anthony Johnson, 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 parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be filed with the court on or before February 9, 2026.

BE NOTIFIED FURTHER: All pleadings/objections to the petition must be in writing, setting forth the grounds of any 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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710

54068 1/14-2/4

25-1934

PROBATE COURT OF HOUSTON COUNTY

RE: PETITION OF VENEKAL MARSHALL TO PROBATE IN SOLEMN FORM THE WILL OF LINDA H. LEWIS, DECEASED.

TO: ASHLEY WALKER & DELWYN SINGLETARY
All interested parties and all singular the heirs of said decedent, the beneficiaries under the purported Will, and to whom it may concern: This is to notify you to file objection, if there is any, to the above referenced petition, in this Court on or before January 19, 2026.

BE NOTIFIED FURTHER: All objections to the petition must be in writing, setting forth the grounds of any such objections. All pleadings must be signed before a notary public or probate court clerk, and filing fees must be tendered with your pleadings, unless you qualify to file as an indigent party. Contact probate court personnel at the below address/phone number 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.

KRISTEN W. HARRIS
PROBATE JUDGE
By: Brittany Eaton, CLERK
201 N. Perry Parkway
Perry, Georgia 31069
478-218-4710

53303 12/24/25-1/14/26

25-1932

NOTICE GEORGIA, HOUSTON COUNTY PROBATE COURT

TO: whom it may concern:
Anita Kerney has petitioned to be appointed Administrator of the estate of Linda Gail King, 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 parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be filed with the court on or before January 19, 2026.

BE NOTIFIED FURTHER: All pleadings/objections to the petition must be in writing, setting forth the grounds of any 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 pleadings/objections, unless you qualify to file as an indigent party. Contact probate court

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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710
54079 1/14-2/4

26-014

**NOTICE
GEORGIA, HOUSTON COUNTY
PROBATE COURT**

TO: whom it may concern:
Stephanie Marie Atkins has petitioned to be appointed Administrator of the estate of Esther Marie Ann Stephens, 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 parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be filed with the court on or before February 9, 2026. BE NOTIFIED FURTHER: All pleadings/objections to the petition must be in writing, setting forth the grounds of any 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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710
54014 1/14-2/4

26-015

**NOTICE
GEORGIA, HOUSTON COUNTY
PROBATE COURT**

TO: whom it may concern:
Cathy J. Jackson has petitioned to be appointed Administrator of the estate of Charlotte Annette Johnson A/K/A Annette D. Johnson, 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 parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be filed with the court on or before February 9, 2026. BE NOTIFIED FURTHER: All pleadings/objections to the petition must be in writing, setting forth the grounds of any 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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710
54016 1/14-2/4

25-1933

**NOTICE
GEORGIA, HOUSTON COUNTY
PROBATE COURT**

TO: whom it may concern:
Genesis Tremblay has petitioned to be appointed Administrator of the estate of Geneva Castle Johnson, 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 parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be filed with the court on or before January 19, 2026. BE NOTIFIED FURTHER: All pleadings/objections to the petition must be in writing, setting forth the grounds of any 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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710
53302 12/24/25-1/14/26

26-022

**NOTICE
HOUSTON COUNTY PROBATE COURT**

TO: whom it may concern:
The petition of Gary Thomas Skeen, for year's support from the estate of Cheryl Elaine Skeen, deceased, for decedent's surviving spouse, having been duly filed, all interested person are hereby notified to show cause, if any they have, on or before February 9, 2026, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed on or before the time stated in the preceding sentence. 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.
WITNESS, the Honorable Kristen W. Harris
Judith W. Borum, Clerk
54029 1/14-2/4

26-030

**IN THE PROBATE COURT OF
HOUSTON COUNTY
STATE OF GEORGIA**
IN RE: ESTATE OF D'ASIA ALEXIS DICK-
EY, MINOR ESTATE NO. 2025-GM-88
PETITION FOR TEMPORARY LETTERS OF
GUARDIANSHIP OF MINOR ERICA
& MARCO CARSWELL, TEMPORARY
GUARDIAN(S)
DATE OF SECOND PUBLICATION: JAN-
UARY 21, 2026
TO: RENISHA WHEELER.
You are hereby notified that a petition for
the appointment of a temporary guardian
has been filed regarding the above-named
minor. All objections to the Petition de-
scribed above either to the appointment of
a temporary guardian or the appointment of
the petitioner(s) as temporary guardian(s),
must be in writing, setting forth the grounds
of any such objections, and must be filed

with this Court no later than 14 days after
this notice is mailed, or 10 days after this
notice is personally served upon you, or
ten days after the second publication of
this notice if you are served by publica-
tion. All pleadings must be signed before
a notary public or Georgia probate court
clerk, and filing fees must be tendered
with your pleadings, unless you qualify to
file as an indigent party. Contact probate
court personnel at the below address/
telephone number for the required amount
of filing fees.

NOTE: If a natural guardian files an ob-
jection to the creation of the temporary
guardianship, the Petition will be dismissed.
If a natural guardian files an objection to the
appointment of the petitioner(s) as guard-
ian(s), or if a parent who is not a natural
guardian files an objection to the petition,
a hearing on the matter shall be scheduled
at a later date.

KRISTEN W. HARRIS
PROBATE JUDGE
By: BRITTANY EATON, CLERK
ADDRESS P.O. BOX 1801,
PERRY, GA 31069
TELEPHONE 478-218-4710
54051 1/14-1/21

26-021

**NOTICE
GEORGIA, HOUSTON COUNTY
PROBATE COURT**

TO: whom it may concern:
Steven Lee Riffle has petitioned to be
appointed Administrator of the estate of
James Waterhouse, 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 parties 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
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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710
54027 1/14-2/4

25-1931

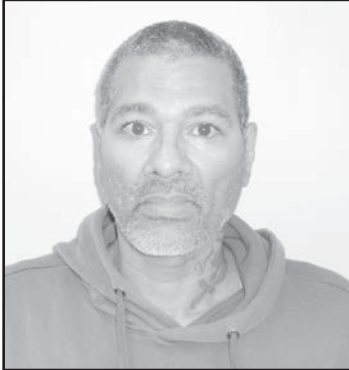
**NOTICE
GEORGIA, HOUSTON COUNTY
PROBATE COURT**

TO: whom it may concern:
Charmaine Henssler has petitioned to be
appointed Administrator of the estate of
Marie T. Elliott, 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 parties are hereby notified to
show cause why said petition should not
be granted. All objections to the petition
must be filed with the court on or before
January 19, 2026. BE NOTIFIED FURTHER: All pleadings/
objections to the petition must be in writing,
setting forth the grounds of any 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 pleadings/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.

Kristen W. Harris
PROBATE JUDGE
By: Brittany K. Eaton, CLERK
ADDRESS P.O. Box 1801
Perry, GA 31069
TELEPHONE NUMBER 478-218-4710
53300 12/24/25-1/14/26

Sex Offenders

26-013



SISTRUNK, ANGEL ALEXIS
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Trade Name

26-011

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The undersigned does hereby certify that
Karmyle's Klassy Collectionz, LLC in the
city of Centerville, county of Houston in
the state of Georgia, under the name of
KK Collectionz and located at 126 Rock
Run Trl. Warner Robins GA 31093. The
nature of the business is Retail sales of
handcrafted goods, crtv merch, btq goods
& related lawful activities.
The names and addresses of the persons,
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25-1976

TRADE NAME REGISTRATION
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of Georgia, doing business in the following
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904 Russell Pkwy, Ste. 7023. The nature
of the business is Preventive Maintenance.
The names and addresses of the persons,
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1485 Leverette Rd., Apt. 1906
Warner Robins, GA 31088
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25-1977

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FOOD

Save Time, Tackle Dinner with Quick, Convenient Recipes

FAMILY FEATURES

If hectic weeknights leave you feeling like time is constantly slipping away, saving a few extra minutes in the kitchen can begin with alternative cooking methods and easy recipes without all the fuss. Rather than waiting for the oven to preheat, you can tackle family dinners by stir-frying and air-frying your way to delicious meals.

For a fast and flavorful dinner, this Simple Chicken Stir-Fry is packed with tender chicken, crisp veggies and savory soy sauce to hit the spot without calling for takeout. It delivers on both taste and ease with the addition of Minute Sticky Rice Cups. Ready in 1 minute, they provide a perfect sticky texture to complement bold flavors. In just 15 minutes, you'll plate a delicious recipe that's sure to become a weeknight staple.

Endless customization is another benefit of stir-frying, allowing you to swap out chicken for shrimp or tofu while mixing and matching your loved ones' favorite veggies. Drizzle it with sauces like teriyaki or sriracha for an added flavor boost, serve with spring rolls or wontons for extra crunch or pair with a fresh cucumber salad or steamed edamame for light, refreshing contrast.

Delivering the same set-it-and-forget-it convenience of baking but typically with a shorter preheating wait, air-frying is another solution for creating tasty family meals while taking back precious time. Loaded with rice, vegetables and melted cheese, these Air Fryer Veggie Rice Bites make for an easy, cheesy snack or light meatless meal.

With just a few simple ingredients and minimal prep, they're ready in less than 10 minutes with Minute Butter & Sea Salt Jasmine Rice Cups serving as a rich and savory base that complements the mixed veggies and ooey-goopy cheddar. Don't forget, you can take them to the next level with flavorful dipping sauces like:

- Ranch dressing: A classic choice that adds a creamy, herby flavor.
- Barbecue sauce: Adds a sweet and smoky touch.
- Sriracha mayo: This spicy, tangy dip is a great match for those who like a bit of heat.
- Honey mustard: A sweet and tangy combination that's complementary to the mix of flavors.
- Garlic aioli: Rich and garlicky to enhance overall taste.

To find more fast, family-friendly meal ideas, visit MinuteRice.com.



Simple Chicken Stir-Fry

Prep time: 5 minutes
Cook time: 10 minutes
Servings: 2-4

In large skillet or wok over medium-high heat, heat sesame oil. Add chicken and saute 6 minutes until chicken is evenly browned and cooked through.

Add mixed vegetables to skillet and stir-fry 4 minutes, or until tender but still crisp. Add cooked sticky rice to skillet. Pour in soy sauce and mix thoroughly, ensuring rice is evenly coated and heated through.

Remove from heat, stir in chopped green onions; garnish with sesame seeds, if desired; and serve hot.

Tips: Chicken can be substituted for shrimp or tofu. Frozen vegetables can be used in place of fresh; cook 5 minutes, or until cooked through.

- 2 Minute Sticky Rice Cups
- 2 tablespoons sesame oil
- 1 pound boneless, skinless chicken breast, cut into thin strips
- 1 cup mixed vegetables
- 3 tablespoons soy sauce
- 2 green onions, chopped
- 1 tablespoon sesame seeds (optional)

Heat rice according to package directions.



Air Fryer Veggie Rice Bites

Prep time: 5 minutes
Cook time: 9 minutes
Servings: 1-2

- 1 Minute Butter & Sea Salt Jasmine Rice Cup
- 1/4 cup frozen mixed vegetables, thawed
- 1 egg
- 1/4 cup cheddar cheese, shredded
- 1/2 teaspoon garlic powder
- 1/8 teaspoon salt
- barbecue sauce or ranch dressing (optional)

Preheat air fryer to 390 F. Heat rice according to package directions.

In blender, roughly chop vegetables.

In bowl, combine vegetables, egg, cheddar cheese, garlic powder and salt. Freeze 5 minutes to slightly firm up.

Divide rice mixture into four portions and hand form into mounds.

Air-fry 8 minutes, or until golden brown. Serve with barbecue sauce or ranch dressing for dipping, if desired.

MILBY

From page 5A

need. Back in the 1960s, there were just a handful of facilities; now, there are over 52,000 across the country, covering more than 2 billion square feet of rentable space. The market value hit around \$44.3 billion in 2024, and it's projected to grow to \$57.53 billion by 2030.

One in three Americans currently uses self-storage, and another 18% plan to rent space soon. Why the boom? Urbanization, smaller living spaces, and that pesky habit of holding onto "just in case" items. And yes, it might be worse in the South, where many homes lack basements due to high water tables and the fact that we don't have to dig three feet or more to get below the frost level to pour concrete footings. Without that underground storage, folks turn to rental units.

The South ranks second

only to the West in overall demand. States like Texas are seeing high usage tied to booming populations and housing markets, where people move frequently and drag their stuff along.

For us seniors, this excess can be more than a financial drain—it's an emotional and physical burden. Hauling boxes around isn't as easy as it used to be, and let's face it, our kids probably don't want Grandma's china collection or Dad's rusty tools. I've started small: sorting a couple boxes a week, donating to local charities, selling what I can online, and recycling the rest. It's liberating! Experts recommend the "one-year rule"—if you haven't used it in a year, it's time to let it go. And for those sentimental items, take photos or digitize memories to keep the essence without the bulk.

But here's the real kicker, folks: You ain't usin' that stuff—that stuff is usin' you! It's sucking up

your money, your space, and your peace of mind. It kind of reminds me of that old Gary S. Paxton tune from the '70s: "You Ain't Smokin' Them Cigarettes (Baby They're Smokin' You)"

Just like those sneaky smokes that promise relaxation but deliver addiction, your clutter promises security but delivers stress. Time to stub it out and breathe easy.

Who will join with me in 2026 to de-clutter, especially if you have an almost never visited rented storage building?

Thanks for reading All About Seniors, see you next week!

Bill Milby is a Director of Visiting Angels® of Central Georgia, a non-medical, living assistance service for seniors. If you have questions or comments about this column you can reach him at william.mercylink@gmail.com or search for us at <https://www.facebook.com/VisitingAngelsOfCentralGA>

Affordability a top concern as lawmakers prepare for Georgia legislative session

By TYTAGAMI
Staff Writer
Capitol Beat News Service

ATLANTA — When lawmakers return to the Georgia Capitol, they will focus on affordability.

While President Donald Trump tries to address complaints about the cost of living, Georgia Republicans see the risk of a voter backlash.

They worry that the landslide defeat in November of two Republican incumbents on the state Public Service Commission could be a harbinger for the November general elections.

So, members of the state Senate and House say they will be pushing pocketbook proposals this year.

"We're laser focused on pursuing an agenda — when we start back next Monday — that makes life affordable," said House Speaker Jon Burns, a Republican from Newington.

In a briefing Wednesday, he said he and his chamber would focus on local property taxes, which he blamed for undermining the American dream of homeownership.

"For many of the families in our state, because of those property taxes, that dream appears to be unattainable," he said. "We need to do something about it. And we're going to do something about it."

Senate Republicans are concerned about taxes, too. But they are targeting the state income tax.

On Wednesday, a Senate study committee recommended eliminating it on the first \$50,000 earned by individuals and \$100,000 for couples.

The committee, led by Sen. Blake Tillery, R-Vidalia, also recommended abolishing the \$16 billion tax entirely by 2032.

But first, he said, lawmakers must help those

struggling most with rising costs by exempting them from the 5.19% income tax.

"Georgia families are feeling the burden of affordability," said Tillery, who, as chairman of the Senate Appropriations Committee, will have significant say over the state budget.

"They're talking about how high their power bill is. They're talking about how much child care costs, how much their grocery bill is."

Last spring and summer, legislators held hearings to study rising medical costs, a topic that could lead to legislation, as well. The House heard about a resulting lack of access to cancer care and about the impact of federal funding policy on the state public health system.

The end of COVID-19 era subsidies for people who buy health insurance through the Affordable Care Act is expected to make coverage unaffordable for hundreds of thousands in Georgia. The Congressional fighting over the issue could spill into state politics.

U.S. Sen. Jon Ossoff, a Democrat, taunted Georgia's Republican delegation to the U.S. House over the issue, targeting those who want to unseat him in November.

"They support throwing half a million Georgians off their health insurance. They support more than a million Georgians seeing their health insurance premiums double," he said Thursday. Republicans should break with Trump and extend the tax credits, he said. It is a line he will surely repeat during this election season.

Health care was the second issue Burns said the state House would tackle this year. His concern centered on recruiting and retaining doctors. His plan is to establish more opportunities for future doctors to complete their residency in Georgia, since they tend

to settle where they do that training.

The third top issue Burns mentioned was education. He said the state must do more to improve literacy rates, so he wants to put a literacy coach in every elementary school. It has been a major concern of his wife, Dayle, a retired educator who has been helping with a state literacy campaign.

Speaker Burns also touched on another education topic that lawmakers in both the House and Senate have been discussing since the last legislative session: banning cellphones in high schools.

Gov. Brian Kemp signed legislation into law in May that will ban personal devices in elementary and middle school starting next fall. Last month, a Senate committee co-led by Sen. Sally Harrell, D-Atlanta and Sen. Shawn Still, R-Johns Creek, the chamber's majority caucus chair, recommended extending that ban to high schools.

Burns was on board with the idea, observing the popularity in schools that have banned phones on their own.

"You'll see us move this session, I do believe, to ban cell phones in high schools because so many jurisdictions around the state have already done that," he said. It is a hot topic, with school shootings leading to parent concerns about being able to contact their children.

Burns noted that authorities see phones as a distraction from safety protocols during emergencies, but he said he respects parents' feelings on the issue: "that will be something we will certainly have a lively discussion about."

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CROSSTOWN SHOWDOWN



Clay Brown/HHJ

NO OVERTIME TONIGHT: Warner Robins wing Tyler Harris (24) put a floater through the net with 2.2 seconds left to win the Crosstown Showdown 55-53 against Northside. This completed the Demons' 13-point comeback and kept their five-year winning streak intact.



Clay Brown/HHJ

Warner Robins' Kennedy Bradshaw (11), Janelle Turner (22) and Laila Howard-Haney (30) all reach for Jazmyn Brown's (14) shot at the basket during the Crosstown Showdown. Turner came away with a block out of bounds on this play in the Demonettes' 42-34 win.

First rivalry victory in five years slips away from Northside in final seconds

By **CLAY BROWN**
HHJ Sports Editor
clay@hhjonline.com

WARNER ROBINS — The Northside Eagles (11-6) were in control of Saturday's Crosstown Showdown against the Warner Robins Demons (6-10), until they weren't.

Northside led 23-10 with under three minutes to go until halftime. They had control of the game, the momentum and a double-digit lead against a Warner Robins team that was one game removed from a six-game losing streak. But they ended the night with a 55-53 loss in the final seconds.

But in a rivalry game as intense as the Crosstown Showdown, you can throw

everything out of the window.

"It's a rivalry game, you don't look at their records," Eagles coach Buck Harris said. "I tried to get my point across to my team that [Warner Robins is] not going away. They're gonna continue to play, they're coming at you, they felt like they took your best shot."

From that moment in the second quarter Northside was outscored 45-30 the rest of the game. The Demons closed the first half with an 8-0 run, and though the Eagles reclaimed a 10-point lead in the third it had already begun to unravel.

Junior big man Elijah Patmon picked up his fourth foul with 1:09 left in the third quarter, with Warner Robins already closing in on

the lead down 39-36.

With Patmon off of the floor it was night and day on both ends. Rykeem Ashley and the Demons had no real answer for Patmon's size and strength. He helped on the boards but also was important scoring for them on the interior.

Ashley is scrappy enough to come away with some rebounds, but he stood no chance in one-on-one post ups. With the turnovers mounting those kind of plays were paramount as the margin got slimmer.

"They just killed us on the boards [when Patmon was out]," Harris said. "When Elijah is in there he gives us a chance to get rebounds a little bit easier and he can score for us down there. So one of the things I stressed

to my team coming out, I wanted the ball to go inside. I called one play for Elijah four times, and he didn't touch the ball. So that tells me right there that we're not locked in."

Patmon eventually fouled out with 3:47 left in the game and by that time Warner Robins had taken a slim one-point lead 47-46.

It was far from over, of course. The teams traded the lead several times over the final several minutes and each had a chance to put the other away.

X'Zavier Cannon traveled and turned it over with 52 seconds left. Kingston Allen air-balled a three-point-er and the Eagles fouled Cannon, and he missed both. Caden Lowe came up with a steal with 10.2

seconds left but Northside turned it over again.

Tyler Harris was the one to eventually put it away for Warner Robins. He had the ball on the right wing with 6.6 seconds left, spun to his right and floated a shot over the defense and through the net with 2.2 seconds left.

The Demons rushed onto the court and celebrated with Harris before the officials put the remaining time back on the clock. But Harris only had one explanation for his team's collapse:

"We crapped our pants... We're right at the basket, we had two or three chances, missed layups. And this one hurts because we were in control of our own destiny right here, and we just crapped our pants," Harris

See more photos at
hhjonline.com

said. "I'm depending on guys to make plays for me, and they didn't. So that's the disappointing part as a coach. When you want the ball in a certain guy's hand and you expect them to make a play and they don't, that hurts you the most."

UP NEXT

Northside continues their four-game homestand on Tuesday, Jan. 13 against Veterans in a return to region play at 7:30 p.m.

Warner Robins will play their last game in a five-game road trip on Tuesday, Jan. 13 at Perry at 7:30 p.m.

Lady Eagles' can't overcome Demonettes in defensive battle

By **CLAY BROWN**
HHJ Sports Editor
clay@hhjonline.com

WARNER ROBINS — The Northside and Warner Robins faithful did not disappoint on Saturday for the first part of the Crosstown Showdown, which saw the Eagles' Nest packed to the brim and then some.

This one went in favor of the Demonettes (14-3) 42-34 despite the Lady Eagles (11-6) holding them to 10 second-half points.

Some of that was of Warner Robins' own doing. They had several wide open shots that they just couldn't get to fall. Northside still forced them into long shots and enough turnovers to make a difference, they just didn't convert enough on the other end.

Head coach ChoRhonda Gwaltney-Harris has mentioned turnovers being their biggest problem before, and though it wasn't as bad in the second half, she wasn't all that pleased with her team's effort.

"I don't think we played them bad, I don't think we played great either defensively," Gwaltney-Harris said. "They got a lot of open shots they just didn't knock them down. Everybody didn't come

to play...we're not good enough for our whole team not to come to play. We got to do it together...I don't have any one-of-ones or anybody that can score 30."

Both teams sport staunch defenses. They each pressure opponents in the full and half court, dive for loose balls and muck up offensive plays.

It took nearly the whole first quarter for the two to reach double digits, and by the end Warner Robins held a tender one-point lead.

The difference, as it has been in several games at this point, was the turnover differential.



Clay Brown/HHJ

Janelle Turner (green) tries to preemptively bat away Jazmyn Brown's (14) pass at half court during the Demonettes' 42-34 win over Northside in the Crosstown Showdown.

The Demonettes were no strangers to a turnover, much to the displeasure of head coach Rebecca Ivory by the bench. But Warner Robins was able to convert more on offense even on a night where they missed countless open looks.

Northside had some solid possessions in the half court and were able to get a few good glimpses at the basket, but they didn't fall at a high enough clip.

The Lady Eagles did make a 5-2 push at the end of the second to take a six-point deficit into halftime, 32-26, but they played too much catchup.

Northside had ample time to make a push in the

second half, particularly in the fourth quarter. The Demonettes didn't score their first point of the period until there was 1:21 left in the game.

But the Lady Eagles were not exempt from the drought. They held Warner Robins to 10 points in the final two quarters, but only scored eight themselves.

"We really didn't have

trouble in the press, and normally that's what we have trouble with," Gwaltney-Harris said. "It was a mess up from us here and there. I don't think Warner Robins played great either, I bet [Rebecca Ivory didn't] think [they] played great. They just played better than us."

UP NEXT

Northside will return to

See more photos at
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region play on Tuesday, Jan. 13 against Veterans at 6 p.m.

Warner Robins will also return to region play as they finish a four-game road trip at Perry on Tuesday, Jan. 13 at 6 p.m.

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Northside freshmen show the good, bad and ugly in Crosstown Showdown



Clay Brown/HHJ
Kingston Allen (20) pivots and dribbles to the center of the floor during the Eagles 55-53 loss to Warner Robins in the Crosstown Showdown.

By CLAY BROWN
HHJ Sports Editor
clay@hhjonline.com

It's no secret that Northside head coach Buck Harris is not afraid of playing freshmen, or even starting them like he has multiple times this season including in the Crosstown Showdown.

He's also recognized the risks associated with that. He knows some nights they'll be great and on others they'll look like someone playing basketball for the first time.

Kingston Allen and Caden Lowe have had their fair share of ups and downs this seasons and they were not put on pause for the Crosstown Showdown.

Allen had a team-high 14 points, but that doesn't

even come close to telling the whole story.

There were stretches where he was legitimately good, particularly coming out of the gate. He got the nod to start and came out like his hair was on fire.

He zoomed around on both ends of the floor and scored six of the Eagles' nine first-quarter points. But he also missed countless threes, and many times the rim entirely. To put it shortly, he looked like a freshman.

"What a difference a day makes," Harris said. "Kingston Allen was unbelievable last night. He had 22 points in a big game against Coffee, Coffee's good...He comes out tonight and he plays like a freshman. I don't know if he was tired, could have been tired. He shot some

airballs."

Lowe came up with a pivotal steal with 10 seconds left, but he had four fouls and was scoreless on the night.

"Caden Lowe gives me a lot of energy. When he learns how to play under control a little bit more he's gonna be on the floor a lot more, because he gives us some energy on the defensive end. Just all-out hustle. He wants it, but I got to get him to take care of the basketball a little bit better."

Both players have earned a lot of praise from Harris, and obviously they've showed enough in practice and on the floor to continue to get big minutes. But they certainly faced some growing pains in a heartbreaking loss to Warner Robins.

Warner Robins captures Crosstown Showdown in what Jamaal Garman hopes is their turning point

By CLAY BROWN
HHJ Sports Editor
clay@hhjonline.com

The Warner Robins Demons reached new lows this season, losing six games in a row and dropping to 4-10 overall, something they didn't even do in head coach Jamaal Garman's first year.

He expressed his frustration with the team and the fact that they did things correctly in practice but struggled to replicate that come game time.

But they picked up a win on the road against Benedictine and fought tooth and nail to come out on top 55-53 against Northside in the Crosstown Showdown, preserving their five-year streak.

It looked like they were on their way to another loss early. They trailed 23-10, were turning the ball over, missing free throws and had none of the momentum.

But they closed the first half out with an 8-0 run and outscored Northside 14-4 on a 3.5-minute run in the waning moments of the third quarter.

Tyler Harris made his way under the basket before getting a dish out to X'Zavier Cannon who finished at the rim and gave the Demons their first lead of the night with 6:32 to play.

They traded the lead back and forth for the remainder of the game and both teams had multiple chances to put it away.

But Harris was the one that eventually did it. He

got the ball on the right wing with 6.6 seconds left, drove, spun to his right and floated a shot up and connected with 2.2 seconds left.

The officials had to add that time back after the Demons' bench flooded onto the floor in what they thought was a buzzer beat-er, but it didn't matter as Gavyn Williams stole the final pass out of bounds.

"It's been there like that all year, it's just we haven't been making those game-winning plays," Garman said of his team's fight. "Well today we made way more game-winning plays than we normally do...Just proud of the guys man. They fought, they knew what this rivalry is all about."

Warner Robins started a new kind of streak Saturday, and they're hoping to keep trending in the right direction. Though Garman has seen a difference after the Holiday break.

"They're taking more pride in what they're doing now. They're taking ownership of it instead of me having to be the one that's taking ownership in it," Garman said. "Gavyn and Rykeem, they're the seniors on the team so now they're taking ownership of their team, and they're demanding everybody does things the right way, even themselves."

"Them taking over the role of being the ones to push themselves, push each other, that pushes me back to my spot of being the coach," He continued.

"Now I ain't got to push you to play because y'all are pushing each other to play. That is getting better, and they're holding each other accountable. They get onto each other now, and it's a beautiful thing."

But that doesn't mean they've figured it all out. Northside coach Buck Harris acknowledged his team's collapse, and that's certainly a big contributor to the Demons being able to come back and win the game.

Warner Robins missed 18 free throws, which is not anything new. Leaving that many points on the board is a primary factor in their six-game losing streaks and a lot of their close games.

As mentioned before they just aren't bringing the practice success to the games, at least at the percentage Garman needs from them.

"Whatever number it is it ain't good enough," Garman said with a chuckle. "61%, maybe. A little bit above half but it still ain't high enough, man. We need to bump it around 80% where everybody's just truly locked in on making their free throws and it turns into a competition between each other. Who's gonna make their free throws, who's not gonna miss. I guess I got to change their mindset with that in practice."

Warner Robins is 1-1 in Region 1-4A, which is good enough for third place. But as Garman said, they'll need a lot more to defend their region championship.

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