

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

GEORGE JACKSON JR  
Modern Mortgage Corp.  
Modern Mortgage Corp  
Albert Bryant  
ESTATE OF GEORGE E. JACKSON  
ESTATE OF GEORGE H JACKSON  
ESTATE OF GEORGE ANDRE JACKSON  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3014 SOUTH GROVE, UPPER MARLBORO, MD 20774, Parcel No. 06-0606889

ANY UNKNOWN OWNER OF THE PROPERTY 3014 SOUTH GROVE, UPPER MARLBORO, MD 20774 Parcel No. 06-0606889, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43387**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0606889 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

2,402.0000 SQ. FT. & IMPS, CHESTER GROVE APAR LOT 20 BLK A

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 06-0606889 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132468 (12-13,12-20,12-27)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

BENJAMIN L BRYANT SR. & JR.  
MTGLQ Investors LP  
MTGLQ Investors LP  
MTGLQ Investors LP  
Bierman, Geesing & Ward, Trustees  
BRINKLEY STATION TOWNHOUSE ASSOC.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3036 BRINKLEY STATION DR, TEMPLE HILLS, MD 20748, Parcel No. 12-1360783

ANY UNKNOWN OWNER OF THE PROPERTY 3036 BRINKLEY STATION DR, TEMPLE HILLS, MD 20748 Parcel No. 12-1360783, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43373**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1360783 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

2,250.0000 SQ. FT. & IMPS, BRINKLEY STATION P LOT 63

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 12-1360783 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132470 (12-13,12-20,12-27)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

BERNICE B LACOUR  
Rosedale Estates Condominium  
ESTATE OF BERNICE B LACOUR  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 2823 WOOD HOLLOW PL CONDO UNIT: 2823, FORT WASHINGTON, MD 20744, Parcel No. 12-1242015

ANY UNKNOWN OWNER OF THE PROPERTY 2823 WOOD HOLLOW PL CONDO UNIT: 2823, FORT WASHINGTON, MD 20744 Parcel No. 12-1242015, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43374**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1242015 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

BLDG 3 UNIT 28 23, 3,812.0000 SQ. FT. & IMPS, ROSEDALE ESTATES C

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 12-1242015 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132471 (12-13,12-20,12-27)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

RUTH A & GEORGE T LEE JR  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 727 BOOKER DR, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2059053

ANY UNKNOWN OWNER OF THE PROPERTY 727 BOOKER DR, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-2059053, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43380**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2059053 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

4,121.0000 SQ. FT. & IMPS, HIGHLAND GARDENS LOT 33 BLK E

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 18-2059053 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132474 (12-13,12-20,12-27)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

WILLIAM F & SHIRLEY L HOLMES  
ESTATE OF WILLIAM FRANKLIN HOLMES  
ESTATE OF WILLIAM FRANKLIN HOLMES  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6225 SUITLAND RD, SUITLAND, MD 20746, Parcel No. 06-0529636

ANY UNKNOWN OWNER OF THE PROPERTY 6225 SUITLAND RD, SUITLAND, MD 20746 Parcel No. 06-0529636, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43391**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0529636 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

7,030.0000 SQ. FT. & IMPS. SKY-LINE-4TH ADDN LOT 13 BLK L

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 06-0529636 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132477 (12-13,12-20,12-27)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

CLEMENTINE LOCKLAIR  
CLEMENTINE LOCKLAIR  
ESTATE OF CLEMENTINE LOCKLAIR  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 723 58TH AVE, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2060598

ANY UNKNOWN OWNER OF THE PROPERTY 723 58TH AVE, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-2060598, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43408**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2060598 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LTS 9.10  
6,250.0000 SQ. FT. & IMPS. FAIRMOUNT HEIGHTS BLK D

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 18-2060598 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132475 (12-13,12-20,12-27)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

LEROY & ALBERTA MACKALL  
Bank of America NA  
Bank of America NA  
Prlap, Inc.  
Prlap, Inc.  
ESTATE OF LEROY MACKALL  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7222 LORRING PL, DISTRICT HEIGHTS, MD 20747, Parcel No. 06-0533323

ANY UNKNOWN OWNER OF THE PROPERTY 7222 LORRING PL, DISTRICT HEIGHTS, MD 20747 Parcel No. 06-0533323, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43392**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0533323 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,500.0000 SQ. FT. & IMPS. HY-VIEW TERRACE LOT 11 BLK D

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 06-0533323 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132478 (12-13,12-20,12-27)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ROBERT M NARGI  
ROBERT M NARGI  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1519 RITCHIE RD, DISTRICT HEIGHTS, MD 20747-0000, Parcel No. 06-0595199

ANY UNKNOWN OWNER OF THE PROPERTY 1519 RITCHIE RD, DISTRICT HEIGHTS, MD 20747-0000 Parcel No. 06-0595199, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43389**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0595199 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

NR RITCHIE.74 66 AC EQ FT L74. 31,738.0000 SQ. FT. & IMPS.

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 06-0595199 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132476 (12-13,12-20,12-27)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

EUGENE & EVANGELINE J EVANS  
ESTATE OF EVANGELINE EVANS  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1310 IRON FORGE RD, DISTRICT HEIGHTS, MD 20747, Parcel No. 06-0480293

ANY UNKNOWN OWNER OF THE PROPERTY 1310 IRON FORGE RD, DISTRICT HEIGHTS, MD 20747 Parcel No. 06-0480293, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43394**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0480293 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

7,081.0000 SQ. FT. & IMPS. WATERFORD LOT 36 BLK F

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 06-0480293 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132479 (12-13,12-20,12-27)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

FERDINAND J MACK & MARGUERITE KLINE  
Marlow Towers Condominium, Inc.  
Marlow Towers Condominium, Inc.  
ESTATE OF FERDINAND J MACK  
ESTATE OF FERDINAND J MACK  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3833 ST BARNABAS RD, CONDO UNIT: 3833 T102, SUITLAND, MD 20746, Parcel No. 06-0413658

ANY UNKNOWN OWNER OF THE PROPERTY 3833 ST BARNABAS RD, CONDO UNIT: 3833 T102, SUITLAND, MD 20746 Parcel No. 06-0413658, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43411**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0413658 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 3833 T 10 2 09REMAIL2/24LDA. 1.693.0000 SQ. FT. & IMPS. MARLOW TOWERS COND

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th day of February 2019, and redeem the property with Parcel Identification Number 06-0413658 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132481 (12-13,12-20,12-27)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ALONZO MALONE & LANITA M HUFF  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7905 SARA KAL RD, CLINTON, MD 20735, Parcel No. 09-0859850

ANY UNKNOWN OWNER OF THE PROPERTY 7905 SARA KAL RD, CLINTON, MD 20735 Parcel No. 09-0859850, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43381**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 09-0859850 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOT 19 & 20. 20,505.0000 SQ. FT. & IMPS, BELLE-FONTE-RESUB LOT 20

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 3rd day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 5th





**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

BRICK YARD HOMEOWNERS ASSN INC  
BRICK YARD HMWNRS ASSN INC  
BRICK YARD HMWNRS ASSN INC  
BRICK YARD HMWNRS ASSN INC  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 12501 BRICKYARD BLVD, UPPER MARLBORO, MD 20705, Parcel No. 10-5509952

ANY UNKNOWN OWNER OF THE PROPERTY 12501 BRICKYARD BLVD, UPPER MARLBORO, MD 20705 Parcel No. 10-5509952, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43376**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 10-5509952 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

THE BRICK YARD -PLAT 5 LOT 9, 5,802.0000 SQ.FT. & IMPS. THE BRICK YARD-PLA LOT 9

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 10-5509952 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132542 (12-20,12-27,1-3)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

LEDORA Y DORSEY  
US Bank, NA  
US Bank, NA  
US Bank, NA  
Prlap, Inc.  
Prlap, Inc.  
Lottsford HOA Inc.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 11403 WALPOLE CT, BOWIE, MD 20720, Parcel No. 13-1479120

ANY UNKNOWN OWNER OF THE PROPERTY 11403 WALPOLE CT, BOWIE, MD 20720 Parcel No. 13-1479120, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43371**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 13-1479120 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

1,626.0000 SQ.FT. & IMPS. THE LOTTSFORD COMMUNIT LOT 56 BLK A

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 13-1479120 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132543 (12-20,12-27,1-3)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ROBERT L & LINDA M BROWN  
Estate of Robert L Brown  
Estate of Robert L Brown  
Estate of Robert Lee Brown Jr.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 142 CREE DR, OXON HILL, MD 20745-0000, Parcel No. 12-1373877

ANY UNKNOWN OWNER OF THE PROPERTY 142 CREE DR, OXON HILL, MD 20745-0000 Parcel No. 12-1373877, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43372**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1373877 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

7,500.0000 SQ.FT. & IMPS. FOREST HEIGHTS LOT 6 BLK 122

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 12-1373877 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132544 (12-20,12-27,1-3)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ROBERT M NARGI  
ROBERT M NARGI  
Bank of America NA  
Bank of America NA  
Prlap, Inc.  
Prlap, Inc.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6101 BUCKLER RD, CLINTON, MD 20735, Parcel No. 09-0852178

ANY UNKNOWN OWNER OF THE PROPERTY 6101 BUCKLER RD, CLINTON, MD 20735 Parcel No. 09-0852178, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43383**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 09-0852178 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOT 22 EX 2948 SQ. FT. 15,052.0000 SQ.FT. & IMPS. BUCKLERS SUB

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 09-0852178 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132546 (12-20,12-27,1-3)

**LEGALS**

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON**

**6601 RYCROFT AVE.  
HYATTSVILLE, MD 20784**

Under a power of sale contained in a certain Deed of Trust dated September 24, 2007 and recorded in Liber 28781, Folio 302 among the Land Records of Prince George's County, MD, with an original principal balance of \$389,500.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 8, 2019 AT 11:16 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$52,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 170273-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132524

(12-20,12-27,1-3)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ESSIX L. DANIEL JR  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 315 ELMLEAF AVE, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2100592

ANY UNKNOWN OWNER OF THE PROPERTY 315 ELMLEAF AVE, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-2100592, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43406**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2100592 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOTS 69,70,71, 6,000.0000 SQ.FT. & IMPS. CARMODY HILLS BLK YOU

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 18-2100592 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132548 (12-20,12-27,1-3)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

JACKIE R & DAVIDA D MCK-INNEY  
D.C. Teachers Federal Credit Union  
David A. McWilliams, Sr.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1520 SHAMROCK AVE, CAPITOL HEIGHTS, MD 20743, Parcel No. 06-0492165

ANY UNKNOWN OWNER OF THE PROPERTY 1520 SHAMROCK AVE, CAPITOL HEIGHTS, MD 20743 Parcel No. 06-0492165, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43395**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0492165 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LTS 21,22,23 E X 100 SQFT AT FR O F EACH, 8,030.0000 SQ.FT. & IMPS. SPAULDING HEIGHTS BLK 5

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 06-0492165 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132549 (12-20,12-27,1-3)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

LEATHA DEAN  
ESTATE OF LEATHA CRAYTON DEAN  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1308 ALBERTA DR, DISTRICT HEIGHTS, MD 20747, Parcel No. 06-0515411

ANY UNKNOWN OWNER OF THE PROPERTY 1308 ALBERTA DR, DISTRICT HEIGHTS, MD 20747 Parcel No. 06-0515411, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43396**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0515411 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,500.0000 SQ.FT. IMPS. RITCHIE MANOR LOT 9 BLK H

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 06-0515411 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132550 (12-20,12-27,1-3)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

JERRY HOWARD & TANYA RAINEY-HOWARD  
US Bank, NA  
US Bank, NA  
US Bank, NA  
Edward Cohn Et. Al  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 2212 PECAN LN, BOWIE, MD 20716, Parcel No. 07-0739938

ANY UNKNOWN OWNER OF THE PROPERTY 2212 PECAN LN, BOWIE, MD 20716 Parcel No. 07-0739938, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43397**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 07-0739938 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

BELAIR VILLAGE, 11,684.0000 SQ.FT. & IMPS. POINTER RIDGE AT LOT 3 BLK 50

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 07-0739938 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132551 (12-20,12-27,1-3)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ANTHONY MOORE & DONITA MOORE  
Marlow Towers Condominium, Inc.  
Marlow Towers Condominium, Inc.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3843 ST BARNABAS RD, CONDO UNIT: 203, SUTTLAND, MD 20746, Parcel No. 06-0448399

ANY UNKNOWN OWNER OF THE PROPERTY 3843 ST BARNABAS RD, CONDO UNIT: 203, SUTTLAND, MD 20746 Parcel No. 06-0448399, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43399**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0448399 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 3843 T 20 3, 1,693.0000 SQ.FT. & IMPS. MARLOW TOWERS COND

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel Identification Number 06-0448399 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132552 (12-20,12-27,1-3)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

MONIQUE S MCDONALD  
Swann Hill Condominium Assoc.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3801 SWANN RD, CONDO UNIT: 301, SUTTLAND, MD 20746, Parcel No. 06-0457390

ANY UNKNOWN OWNER OF THE PROPERTY 3801 SWANN RD, CONDO UNIT: 301, SUTTLAND, MD 20746, Parcel No. 06-0457390, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43400**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0457390 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

BLDG 3 UNIT 30 1, 1,834.0000 SQ.FT. & IMPS. SWANN HILL CONDO

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy





## LEGALS

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

ROBERT A GOODMAN  
Federal Home Loan Mortgage Corp  
Federal Home Loan Mortgage Corp  
WILLIAM C STENEMAN  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
6419 DARWIN RD, LAUREL, MD  
20707, Parcel No. 10-1102102

ANY UNKNOWN OWNER OF  
THE PROPERTY 6419 DARWIN  
RD, LAUREL, MD 20707 Parcel No.  
10-1102102, the unknown owner's  
heirs, devisees, and personal repre-  
sentatives and their or any of their  
heirs, devisees, executors, adminis-  
trators, grantees, assigns, or suc-  
cessors in right, title and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43377

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
10-1102102 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

ESTATES, 10,046.0000 SQ.FT. &  
IMPS. SANDY SPRING ESTAT LOT  
7 BLK E

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 10th day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 12th day of February 2019, and  
redeem the property with Parcel  
Identification Number 10-1102102  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132538 (12-20,12-27,1-3)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

LANKEN INVESTMENTS LLC  
LANKEN INVESTMENTS LLC  
LANKEN INVESTMENTS LLC  
Marlow Towers Condominium, Inc.  
Marlow Towers Condominium, Inc.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
3825 ST BARNABAS RD, CONDO  
UNIT: 3825 T202, SUITLAND, MD  
20746, Parcel No. 06-0562900

ANY UNKNOWN OWNER OF  
THE PROPERTY 3825 ST BARN-  
ABAS RD, CONDO UNIT: 3825  
T202, SUITLAND, MD 20746 Parcel  
No. 06-0562900, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43393

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
06-0562900 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

UNIT 3825 T 20 2, 1,693.0000 SQ. FT.  
& IMPS. MARLOW TOWERS  
COND

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 3rd day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 5th day of February 2019, and  
redeem the property with Parcel  
Identification Number 06-0562900  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132483 (12-13,12-20,12-27)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

MELVIN E LINDSLEY  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
9105 STACEY M LN, CLINTON,  
MD 20735, Parcel No. 09-0901736

ANY UNKNOWN OWNER OF  
THE PROPERTY 9105 STACEY M  
LN, CLINTON, MD 20735 Parcel  
No. 09-0901736, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43378

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
09-0901736 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

12,463.0000 SQ.FT. & IMPS.  
GREENFIELD LOT 8 BLK L

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 10th day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 12th day of February 2019, and  
redeem the property with Parcel  
Identification Number 09-0901736  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132539 (12-20,12-27,1-3)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

DOROTHY O & SAMUEL W  
MILLER  
ESTATE OF DOROTHY O MILLER  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
3802 25TH AVE, TEMPLE HILLS,  
MD 20748, Parcel No. 06-0569558

ANY UNKNOWN OWNER OF  
THE PROPERTY 3802 25TH AVE,  
TEMPLE HILLS, MD 20748 Parcel  
No. 06-0569558, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43390

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
06-0569558 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

5,500.0000 SQ. FT. & IMPS, HILL-  
CREST HEIGHTS LOT 18 BLK H

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 3rd day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 5th day of February 2019, and  
redeem the property with Parcel  
Identification Number 06-0569558  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132473 (12-13,12-20,12-27)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

MARIA LUNA  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
5411 QUINTANA ST, RIVERDALE,  
MD 20737, Parcel No. 19-2141885

ANY UNKNOWN OWNER OF  
THE PROPERTY 5411 QUINTANA  
ST, RIVERDALE, MD 20737 Parcel  
No. 19-2141885, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43405

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
19-2141885 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

7,500.0000 SQ.FT. & IMPS. GRETTAS  
ADDN TO RI LOT 22 BLK 5

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 10th day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 12th day of February 2019, and  
redeem the property with Parcel  
Identification Number 19-2141885  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132556 (12-20,12-27,1-3)

## LEGALS

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

JAMES P LOWERY JR  
ESTATE OF JAMES PERKINS  
LOWERY JR  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
5016 YORKVILLE RD, TEMPLE  
HILLS, MD, Parcel No. 06-0621540

ANY UNKNOWN OWNER OF  
THE PROPERTY 5016 YORKVILLE  
RD, TEMPLE HILLS, MD Parcel  
No. 06-0621540, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43388

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
06-0621540 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

LTS 44.45, 41,452.0000 SQ. FT. &  
IMPS, YORKSHIRE VILLAGE BLK  
D

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 3rd day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 5th day of February 2019, and  
redeem the property with Parcel  
Identification Number 06-0621540  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132467 (12-13,12-20,12-27)

## LEGALS

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

DORIS J MCPHERSON  
Navy Federal Credit Union  
Navy Federal Credit Union  
JOHN W GAFFNEY  
ESTATE OF DORIS JEAN  
MCPHERSON  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
8612 REICHER ST, LANDOVER,  
MD 20785, Parcel No. 13-1503556

ANY UNKNOWN OWNER OF  
THE PROPERTY 8612 REICHER ST,  
LANDOVER, MD 20785 Parcel No.  
13-1503556, the unknown owner's  
heirs, devisees, and personal repre-  
sentatives and their or any of their  
heirs, devisees, executors, adminis-  
trators, grantees, assigns, or suc-  
cessors in right, title and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43370

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
13-1503556 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

11,165.0000 SQ.FT. & IMPS.  
ROYALE GARDENS LOT 12 BLK 1

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 10th day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 12th day of February 2019, and  
redeem the property with Parcel  
Identification Number 13-1503556  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132541 (12-20,12-27,1-3)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

Aline & Raymond Davis, Sr.  
ALINE & RAYMOND DAVIS, SR.  
Raymond Davis, Jr.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
7211 MASON ST, DISTRICT  
HEIGHTS, MD 20747, Parcel No.  
06-0622175

ANY UNKNOWN OWNER OF  
THE PROPERTY 7211 MASON ST,  
DISTRICT HEIGHTS, MD 20747  
Parcel No. 06-0622175, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43386

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
06-0622175 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

7,804.0000 SQ. FT. & IMPS, DIS-  
TRICT HEIGHTS LOT 16 BLK P

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 3rd day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 5th day of February 2019, and  
redeem the property with Parcel  
Identification Number 06-0622175  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132469 (12-13,12-20,12-27)

## LEGALS

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

STEPHAN J FOX SR.  
GREENBRIAR CONDO.-PHASE III  
CUO, INC.  
GREENBRIAR CONDO ASSOC  
INC  
GREENBRIAR CONDO ASSOC  
INC  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
7923 MANDAN RD, CONDO  
UNIT 678, GREENBELT, MD 20770,  
Parcel No. 21-2338788

ANY UNKNOWN OWNER OF  
THE PROPERTY 7923 MANDAN  
RD, CONDO UNIT 678, GREEN-  
BELT, MD 20770 Parcel No. 21-  
2338788, the unknown owner's  
heirs, devisees, and personal repre-  
sentatives and their or any of their  
heirs, devisees, executors, adminis-  
trators, grantees, assigns, or suc-  
cessors in right, title and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43401

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
21-2338788 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

PHASE III UNIT 678 APT 104  
3,020.0000 SQ.FT. & IMPS. GREEN-  
BRIAR CONDO P

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 10th day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 12th day of February 2019, and  
redeem the property with Parcel  
Identification Number 21-2338788  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132554 (12-20,12-27,1-3)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

Plaintiff,

v.

FG HOME IMPROVEMENT, INC.  
HOME IMPROVEMENT INC FG  
CLEAR SKY FINANCIAL LLC  
CLEAR SKY FINANCIAL LLC  
RICHARD OPPENHEIM JR, ESQ  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
5702 TENNYSON ST, RIVERDALE,  
MD 20737, Parcel No. 19-2156164

ANY UNKNOWN OWNER OF  
THE PROPERTY 5702 TENNYSON  
ST, RIVERDALE, MD 20737 Parcel  
No. 19-2156164, the unknown  
owner's heirs, devisees, and per-  
sonal representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County**  
Case No.: CAE 18-43375

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
19-2156164 in Prince George's  
County, sold by the Collector of  
Taxes for Prince George's County  
and the State of Maryland to the  
plaintiff in this proceeding:

6,650.0000 SQ. FT. & IMPS, CREST-  
WOOD LOT 2 BLK A

The complaint states, among other  
things, that the amounts necessary  
for redemption have not been paid.

It is thereupon this 3rd day of De-  
cember 2018, by the Circuit Court  
for Prince Georges County, That no-  
tice be given by the insertion of a  
copy of this order in some newspa-  
per having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 5th day of February 2019, and  
redeem the property with Parcel  
Identification Number 19-2156164  
and answer the complaint or there-  
after a final judgment will be en-  
tered foreclosing all rights of  
redemption in the property, and  
vesting in the plaintiff a title, free  
and clear of all encumbrances.

**LEGALS**

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

NIKIYA SHERI BAGGETT  
BURNETTE  
10308 Colevas Turn  
Cheltenham, MD 20623  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-17667**

Notice is hereby given this 4th day of December, 2018, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 10308 Colevas Turn, Cheltenham, MD 20623, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 4th day of January, 2019, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$235,600.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132489 (12-13,12-20,12-27)

**NOTICE**

Laura H. G. O'Sullivan, et al.,  
Substitute Trustees

Plaintiffs

vs.

Carla D Hairston  
Defendant

**IN THE CIRCUIT COURT FOR  
PRINCE GEORGE'S COUNTY,  
MARYLAND  
CIVIL NO. CAEF 18-21785**

ORDERED, this 12th day of December, 2018 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 15506 Chaddsford Lake Drive, Brandywine, Maryland 20613 mentioned in these proceedings, made and reported by Laura H. G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019 next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 14th day of January, 2019, next.

The report states the amount of sale to be \$225,610.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132561 (12-20,12-27,1-3)

**NOTICE**

RICHARD MCGILL

Substitute Trustee/Plaintiff

vs.

HUMANITARIAN SERVICE  
CENTER OF AMERICA, INC.  
d/b/a ISLAMIC RESEARCH &  
HUMANITARIAN SERVICES  
CENTER, INC.  
Defendant(s)

**IN THE CIRCUIT COURT FOR  
PRINCE GEORGE'S COUNTY,  
MARYLAND  
CAEF 18-14737**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$210,000.00. The property sold herein is known as 5305 Altoona Street and 1 Chamber Avenue, Capitol Heights, Maryland 20743, and otherwise known as Parcel (1): Lots numbered 18 through 28 inclusive in Block 21 in the Subdivision known as "Otway B. Zantzing's Subdivision of Capitol Heights", recorded among the Land Records of Prince George's County, Maryland, in Liber J.W.B. 5 at Plat 676, re-recorded in Plat Book A at Plat 75, and Parcel (2): all that parcel of ground known and designated as Block Twenty-Six (26) (located at the intersection of Chewton Avenue and Central Avenue) in the subdivision known "Otway B. Zantzing's Subdivision of Capitol Heights", as per plat thereof recorded in Liber J.W.B 5 at Folio 676 and re-recorded in Plat Book A at Plat 75 among the Land Records of Prince George's County, Maryland; and lots one (1), two (2), three (3), four (4), five (5), thirty-seven (37), thirty-eight (38), thirty-nine (39), forty (40), forty-one (41) and forty-two (42) and the lot known as "Crystal Spring Ave." (sometimes referred to as the lots forty-three (43), and Forty-four (44) in block twenty-two in the subdivision known as "Otway B. Zantzing's Subdivision of Capitol Heights" as per plat thereof record among the Land Records of Prince George's County, Maryland in Liber J.W.B. 5 at Folio 676 and re-recorded in Plat Book A at Plat 75.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132583 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

SHARON V. ARMSTRONG  
7905 Elmwood Lane  
Clinton, MD 20735  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 16-10903**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 7905 Elmwood Lane, Clinton, MD 20735, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$204,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132565 (12-20,12-27,1-3)

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

vs.

Yolanda E. Rich  
Defendant(s)

**AND**

Rico Ashab, Personal Representative for the Estate of Demetrius H. Brooks  
9227 Limestone Place  
College Park, MD 20740  
Defendants

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-14743**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$271,000.00. The property sold herein is known as 9227 Limestone Place, College Park, MD 20740.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132573 (12-20,12-27,1-3)

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

vs.

Joann Dale,  
a/k/a Joann Blackmun, Personal Representative for the Estate of Moses Blackmun, Jr.

AND

Deborah Hines, Personal Representative for the Estate of Moses Blackmun, Jr.

AND

Hannah R. Hines, Personal Representative for the Estate of Moses Blackmun, Jr.

5815 Arbroath Drive  
Clinton, MD 20735  
Defendants

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-27829**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$210,000.00. The property sold herein is known as 5815 Arbroath Drive, Clinton, MD 20735.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132578 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

THOMAS E. SKEETER, III  
NANCY BOURSQUOT SKEETER  
13806 Pleasant View Drive  
Bowie, MD 20720  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 15-25289**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 13806 Pleasant View Drive, Bowie, MD 20720, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$450,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132563 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

JOSE VILLATORO  
MARIA VILLATORO  
5818 30th Avenue  
Hyattsville, MD 20782  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 17-07549**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 5818 30th Avenue, Hyattsville, MD 20782, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$268,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132562 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

RENEE V. JENKINS  
7101 Choptico Court  
Brandywine, MD 20613  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 17-22423**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 7101 Choptico Court, Brandywine, MD 20613, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$330,600.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132568 (12-20,12-27,1-3)

**CITY OF SEAT PLEASANT  
LEGISLATION ADOPTED  
CITY COUNCIL PUBLIC SESSION  
MONDAY, DECEMBER 10, 2018**

**RESOLUTION R-19-07**

A RESOLUTION TO Support Amendment of the Annotated Code Section 9-318(h) of the Property Tax Article for a Tax Credit to Grocery Stores in a designated Healthy Food Priority Area.

**RESOLUTION R-19-08**

A RESOLUTION to Amend the Strategic Plan and the Strategic Plan Goal 3b for City of Seat Pleasant.

Copies of this legislation are available from the Office of the City Clerk at:

City Hall  
311 68th Pl.  
Seat Pleasant, Maryland 20743-2125

132559 (12-20,12-27)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

SEAN K. TILTON  
14057 Vista Drive  
Unit 152  
Laurel, MD 20707  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-06709**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 14057 Vista Drive, Unit 152, Laurel, MD 20707, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$126,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132564 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

BRETT J. LANDES  
ANDREA E. LANDES  
4729 Captain Bayne Court  
Upper Marlboro, MD 20772  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 17-40888**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 4729 Captain Bayne Court, Upper Marlboro, MD 20772, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$179,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132567 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

IDA PROCTOR  
DONALD PROCTOR  
11301 Parkmont Drive  
Upper Marlboro, MD 20772  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 17-33839**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 11301 Parkmont Drive, Upper Marlboro, MD 20772, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$243,745.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132569 (12-20,12-27,1-3)

**LEGALS**

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

Substitute Trustees,  
Plaintiffs

vs.

Robert A. Taylor  
2807 Lakehurst Avenue  
District Heights, MD 20747  
Defendant

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-14008**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$146,828.97. The property sold herein is known as 2807 Lakehurst Avenue, District Heights, MD 20747.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132576 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

WILLIAM A FRAZIER, JR.  
THERESA M. FRAZIER  
925 Clovis Avenue  
Capitol Heights, MD 20743  
Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 17-14135**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 925 Clovis Avenue, Capitol Heights, MD 20743, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$121,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132566 (12-20,12-27,1-3)

*Proudly Serving*  
**Prince George's County**  
*Since 1932*

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

vs.

Debra R. Kennedy

AND

Thomas F. Kennedy  
8510 Contee Road  
Laurel, MD 20708  
Defendants

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-27828**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$464,138.33. The property sold herein is known as 8510 Contee Road, Laurel, MD 20708.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132575 (12-20,12-27,1-3)

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs















**LEGALS**

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON**

**3030 IRMA CT.  
SUTTLAND, MD 20746**

Under a power of sale contained in a certain Deed of Trust dated March 21, 2006 and recorded in Liber 25289, Folio 198 among the Land Records of Prince George's County, MD, with an original principal balance of \$224,300.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 8, 2019 AT 11:25 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and described as Unit 3030, Phase 3, Building C-7, "Windsor Crossing Condominium" and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$18,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 330013-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132533 (12-20,12-27,1-3)

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON**

**7306 SARA ST.  
HYATTSVILLE A/R/T/A NEW CARROLLTON, MD 20784**

Under a power of sale contained in a certain Deed of Trust dated May 8, 2006 and recorded in Liber 25378, Folio 458 among the Land Records of Prince George's County, MD, with an original principal balance of \$351,000.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 8, 2019 AT 11:26 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$24,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 76036-2)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132534 (12-20,12-27,1-3)

**LEGALS**

**PRINCE GEORGE'S COUNTY GOVERNMENT BOARD OF LICENSE COMMISSIONERS**

**OFFICIAL NOTICE**

**Notice of Public Hearing**

Pursuant to Section 26-1803 of the Alcoholic Beverage Article of the Annotated Code of Maryland, notice is hereby given that all alcoholic beverage licenses in Prince George's County will expire as follows:

*Class A, Licenses expire on April 30th*  
*Class B, Licenses expire on May 31st*  
*Class C, Licenses expire on June 30th*  
*Class D, Licenses expire on June 30th*

In order to process a protest against the granting of the 2019-2020 License Renewal, a protest notice must be submitted to the Board of License Commissioners no later than March 1, 2019.

Protest of a renewal shall be filed on or before **March 1, 2019** at the Board of License Commissioners, 9200 Basil Court, Suite 420, Largo, Maryland 20774.

Should you have any questions, please contact the Board's Office at 301-583-9980.

BOARD OF LICENSE COMMISSIONERS (Liquor Control Board)  
THOMAS GRAHAM, CHAIRMAN  
ARMANDO CAMACHO VICE CHAIRMAN  
ERIC BOWMAN, COMMISSIONER  
SHARON M. GRAYSON KELSEY, COMMISSIONER  
KENNETH J. MILES, COMMISSIONER

Attest:  
Kelly E. Markomanolakis  
Administrative Assistant  
September 26, 2018

132396 (12-6,12-27)

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

v.

Geoffrey King

AND

Brook Adams,  
a/k/a Brooke Adams

2106 Barrowfield Road  
Fort Washington, MD 20744  
Defendants

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-10562**

Notice is hereby given this 4th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 4th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$195,040.22. The property sold herein is known as 2106 Barrowfield Road, Fort Washington, MD 20744.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132487 (12-13,12-20,12-27)

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

v.

Orpheus K. Kennedy

AND

Robin A. Kennedy

12303 Wheeling Avenue  
Upper Marlboro, MD 20772  
Defendants

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-08439**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$209,760.00. The property sold herein is known as 12303 Wheeling Avenue, Upper Marlboro, MD 20772.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132577 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

ALVIN LEROY TUCKER  
4049 Caribon Street  
Bowie, MD 20721

Defendant(s)

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-21808**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 4049 Caribon Street, Bowie, MD 20721, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$244,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132570 (12-20,12-27,1-3)

**PRINCE GEORGE'S COUNTY GOVERNMENT**

BOARD OF LICENSE COMMISSIONERS

**NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN: That the following establishments have filed for a Special Entertainment Permit pursuant to Section 26-1103 of the Alcoholic Beverage Article of the Annotated Code of Maryland:

t/a Spectrum Lounge  
Holmes Lounge, LLC  
Class B, Beer, Wine and Liquor  
10601 Baltimore Avenue  
Beltsville, 20705

And

t/a Gringada Mexican Restaurant  
Alamo - Gringada, LLC  
Class B(R), Beer, Wine and Liquor  
12300 Baltimore Avenue  
Beltsville, 20705

A Public Hearing will be held on:

**January 9, 2019**  
**7:00 p.m.**  
**9200 Basil Court**  
**Room 410**  
**Largo, Maryland 20774**

Testimony either for or against the request will be accepted at the public hearing. Additional information can be obtained by contacting the Board's Office at 301-583-9980.

BOARD OF LICENSE COMMISSIONERS (LIQUOR CONTROL BOARD)

Attest:  
Kelly Markomanolakis  
Administrative Assistant  
December 3, 2018

132558 (12-20,12-27)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC  
Plaintiff,

v.

ALEXANDRA MCCLURKIN  
TAMEKA RIGGINS  
KELLIE STIGGERS  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1000 CYPRESS TREE DR, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2093243

ANY UNKNOWN OWNER OF THE PROPERTY 1000 CYPRESS TREE DR, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2093243, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County**  
**Case No.: CAE 18-43407**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2093243 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOTS 604.606,  
7,500.0000 SQ.FT. & IMPS. CEDAR HEIGHTS

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 10th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 12th day of February 2019, and redeem the property with Parcel

**LEGALS**

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

v.

Raymond C. Paden  
6800 Milltown Court  
District Heights, MD 20747  
Defendant

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-28685**

Notice is hereby given this 18th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 18th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 18th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$106,400.00. The property sold herein is known as 6800 Milltown Court, District Heights, MD 20747.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132668 (12-27,1-3,1-10)

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Christianna Kersey  
Michael McKeefery  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

v.

Caroline C. Morris  
1022 Cedar Heights Drive  
Capitol Heights, MD 20743  
Defendant

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-19181**

Notice is hereby given this 18th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 18th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 18th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$185,650.00. The property sold herein is known as 1022 Cedar Heights Drive, Capitol Heights, MD 20743.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132669 (12-27,1-3,1-10)

**NOTICE**

IN THE MATTER OF:  
Jonathan Raul Martinez

FOR THE CHANGE OF NAME TO:  
Jonathan Raul Zevallos

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAE 18-37148**

A petition has been filed to change the name of Jonathan Raul Martinez to Jonathan Raul Zevallos.

The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
132622 (12-27)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

ANDREW ROBINSON, JR.  
4711 Alcon Drive  
Temple Hills, MD 20748  
Defendant(s)

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-12356**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 4711 Alcon Drive, Temple Hills, MD 20748, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$175,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132572 (12-20,12-27,1-3)

Identification Number 18-2093243 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132547 (12-20,12-27,1-3)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

JERRI C. MCLEAN  
2203 Porter Avenue  
Suitland, MD 20746

Defendant(s)

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-23840**

Notice is hereby given this 12th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 2203 Porter Avenue, Suitland, MD 20746, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$227,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132571 (12-20,12-27,1-3)

**To Subscribe**  
**call**  
**301-627-0900**

**NOTICE**

Edward S. Cohn  
Stephen N. Goldberg  
Richard E. Solomon  
Richard J. Rogers  
Michael McKeefery  
Christianna Kersey  
600 Baltimore Avenue, Suite 208  
Towson, MD 21204  
Substitute Trustees,  
Plaintiffs

v.

Carolyn A. Hopkins  
3826 Winchester Lane  
Bowie, MD 20715  
Defendant

**In the Circuit Court for Prince George's County, Maryland**  
**Case No. CAEF 18-20783**

Notice is hereby given this 12th day of December, 2018, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 14th day of January, 2019.

The Report of Sale states the amount of the foreclosure sale price to be \$270,335.51. The property sold herein is known as 3826 Winchester Lane, Bowie, MD 20715.





**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**5816 FOLGATE COURT  
CAPITOL HEIGHTS, MD 20743**

Under a power of sale contained in a certain Deed of Trust from Victor Reyes and Cassandra Reyes, dated March 18, 2011 and recorded in Liber 32776, Folio 166 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$225,688.00, and an original interest rate of 5.250%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex—If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$21,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132453 (12-13,12-20,12-27)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**2552 CAMPUS WAY NORTH  
MITCHELLVILLE, MD 20721**

Under a power of sale contained in a certain Deed of Trust from Charles H. Hollins, Jr. and Ann F. Hollins, dated December 14, 2016 and recorded in Liber 39212, Folio 428 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$432,030.00, and an original interest rate of 4.125%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex—If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$44,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132454 (12-13,12-20,12-27)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**1005 CHILLUM ROAD # 308  
HYATTSVILLE, MD 20782**

Under a power of sale contained in a certain Deed of Trust from Amanda Cedillos-Gutierrez, dated March 30, 2007 and recorded in Liber 27745, Folio 733 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$189,520.00, and an original interest rate of 2.000%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex—If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$15,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132497 (12-20,12-27,1-3)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE**

**13140 GRAND VIEW COURT  
UPPER MARLBORO, MARYLAND 20772**

By virtue of the power and authority contained in a Deed of Trust from Estate Of Rosalind Noreen Ransby, dated January 30, 2004, and recorded in Liber 19189 at folio 167 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 8, 2019  
AT 9:31 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$19,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5.75% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-602249)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132507 (12-20,12-27,1-3)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE**

**10302 BIRDIE LANE  
UPPER MARLBORO, MARYLAND 20774**

By virtue of the power and authority contained in a Deed of Trust from Kenneth S Nelson and Barrington G. Brown, dated May 4, 2007, and recorded in Liber 27799 at folio 528 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 8, 2019  
AT 9:33 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$40,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-600097)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132509 (12-20,12-27,1-3)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE**

**6211 TEABERRY WAY  
CLINTON, MARYLAND 20735**

By virtue of the power and authority contained in a Deed of Trust from Elsie William-Jumbo, dated May 20, 2005, and recorded in Liber 22466 at folio 552 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 8, 2019  
AT 9:34 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$22,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-43124)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132510 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**10107 PRINCE PLACE # 204  
UPPER MARLBORO, MD 20774**

Under a power of sale contained in a certain Deed of Trust from Jeffrey C. Parker aka Jeffrey Claude Parker, and Susan S. Parker, dated February 18, 2006 and recorded in Liber 25196, Folio 104 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$48,000.00, and an original interest rate of 4.000%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property being sold is a condominium unit and all common elements appurtenant thereto.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$5,700.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132447 (12-13,12-20,12-27)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**1004 FAIRVIEW AVENUE  
TAKOMA PARK, MD 20912**

Under a power of sale contained in a certain Deed of Trust from Lidia Del Carmen Carillo, dated December 20, 2005 and recorded in Liber 23909, Folio 316 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$136,000.00, and an original interest rate of 4.375.000%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$13,900.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132449 (12-13,12-20,12-27)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**3429 EVERETTE DRIVE  
BOWIE, MD 20716**

Under a power of sale contained in a certain Deed of Trust from Bamidele Awobajo, dated October 3, 2007 and recorded in Liber 28747, Folio 580 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$291,800.00, and an original interest rate of 2.000%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 15, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$31,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132600 (12-27,1-3,1-10)

**LEGALS**

**NOTICE**

Laura H.G. O'Sullivan, et al.,  
Substitute Trustees

Plaintiffs

vs.

Wesley S. Jefferson

Defendant

**IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND**

**CIVIL NO. CAEF 18-26387**

ORDERED, this 3rd day of December, 2018 by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 14200 Farnsworth Lane, Unit 204, Upper Marlboro, Maryland 20772 mentioned in these proceedings, made and reported by Laura H.G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 3rd day of January, 2019 next, provided a copy of this notice be inserted in some newspaper published in said County once in each of three successive weeks before the 3rd day of January, 2019, next.

The report states the amount of sale to be \$76,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk

132462 (12-13,12-20,12-27)

**NOTICE**

Laura H.G. O'Sullivan, et al.,  
Substitute Trustees

Plaintiffs

vs.

Robert D. Burnett and  
Ava P. Burnett

Defendants

**IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND**

**CIVIL NO. CAEF 17-26185**

ORDERED, this 3rd day of December, 2018 by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 13501 Gresham Court, Bowie, Maryland 20720 mentioned in these proceedings, made and reported by Laura H.G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 3rd day of January, 2019 next, provided a copy of this notice be inserted in some newspaper published in said County once in each of three successive weeks before the 3rd day of January, 2019, next.

The report states the amount of sale to be \$272,986.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk

132463 (12-13,12-20,12-27)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

KEITH HOWARD-STREICHER  
15601 Burford Lane  
Upper Marlboro, MD 20774

Defendant(s)

**In the Circuit Court for Prince George's County, Maryland  
Case No. CAEF 17-36019**

Notice is hereby given this 4th day of December, 2018, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 15601 Burford Lane, Upper Marlboro, MD 20774, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 4th day of January, 2019, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$346,286.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk

132490 (12-13,12-20,12-27)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

EDGAR J. JOHNSON  
4305 Donna Street  
Suitland, MD 20746

Defendant(s)

**In the Circuit Court for Prince George's County, Maryland  
Case No. CAEF 16-11055**

Notice is hereby given this 4th day of December, 2018, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 4305 Donna Street, Suitland, MD 20746, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 4th day of January, 2019, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$20,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk

132491 (12-13,12-20,12-27)

**LEGALS**

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

DIANA K. WYLES  
14535 Marlborough Circle  
Upper Marlboro, MD 20772

Defendant(s)

**In the Circuit Court for Prince George's County, Maryland  
Case No. CAEF 17-15641**

Notice is hereby given this 4th day of December, 2018, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 14535 Marlborough Circle, Upper Marlboro, MD 20772, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 4th day of January, 2019, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$159,600.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk

132488 (12-13,12-20,12-27)

**NOTICE**

IN THE MATTER OF:  
Shirlin Jacenta Benn-Ramoutar

FOR THE CHANGE OF NAME TO:  
Shirlin Jacenta Benn

**In the Circuit Court for Prince George's County, Maryland  
Case No. CAE 18-43274**

A petition has been filed to change the name of Shirlin Jacenta Benn-Ramoutar to Shirlin Jacenta Benn.

The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

132627 (12-27)

**LEGALS**

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**Prince George's**  
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**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**  
12824 GLYNIS ROAD  
CLINTON, MD 20735

Under a power of sale contained in a certain Deed of Trust from Luther People, Jr., dated August 29, 2008 and recorded in Liber 29993, Folio 636 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$302,835.59, and an original interest rate of 2.340%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$30,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132450 (12-13,12-20,12-27)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**  
703 PAINTER COURT  
CAPITOL HEIGHTS, MD 20743

Under a power of sale contained in a certain Deed of Trust from Edna Forbes, dated October 28, 2006 and recorded in Liber 26677, Folio 589 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$85,000.00, and an original interest rate of 7.750%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$5,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132451 (12-13,12-20,12-27)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**  
8810 DELLA LANE  
FORT WASHINGTON, MD 20744

Under a power of sale contained in a certain Deed of Trust from Harold T. Mattison and Patricia Mattison, dated March 30, 2016 and recorded in Liber 38092, Folio 568, and re-recorded in Liber 38539, Folio 066 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$415,000.00, and an original interest rate of 3.125%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 2, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$40,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132452 (12-13,12-20,12-27)

**LEGALS**

**NOTICE**

Laura H. G. O'Sullivan, et al.,  
Substitute Trustees  
vs. Plaintiffs

Crimea Turner and David P. Turner  
Defendants

**IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND**

CIVIL NO. CAEF 18-14765

ORDERED, this 14th day of December, 2018 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 10107 Bald Hill Road, Bowie, Maryland 20721 mentioned in these proceedings, made and reported by Laura H. G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019 next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 14th day of January, 2019, next.

The report states the amount of sale to be \$224,960.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy--Test:  
Mahasin El Amin, Clerk  
132640 (12-27,1-3,1-10)

**NOTICE**

Laura H. G. O'Sullivan, et al.,  
Substitute Trustees  
vs. Plaintiffs

Estate of Edward J. Jaszkwicz  
Defendant

**IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND**

CIVIL NO. CAEF 17-27824

ORDERED, this 14th day of December, 2018 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 15606 Everglade Lane 201, Bowie, Maryland 20716 mentioned in these proceedings, made and reported by Laura H. G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019 next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 14th day of January, 2019, next.

The report states the amount of sale to be \$133,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy--Test:  
Mahasin El Amin, Clerk  
132641 (12-27,1-3,1-10)

**NOTICE**

Laura H. G. O'Sullivan, et al.,  
Substitute Trustees  
vs. Plaintiffs

Maria Harrison  
Defendant

**IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND**

CIVIL NO. CAEF 18-32394

ORDERED, this 14th day of December, 2018 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 610 Drum Avenue, Capitol Heights, Maryland 20743 mentioned in these proceedings, made and reported by Laura H. G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019 next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 14th day of January, 2019, next.

The report states the amount of sale to be \$91,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy--Test:  
Mahasin El Amin, Clerk  
132642 (12-27,1-3,1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852  
vs. Substitue Trustees,  
Plaintiffs

NICHOLAS CLIFFORD ECCLESTON  
5009 Decatur Street  
Hyattsville, MD 20781  
Defendant(s)

**IN the Circuit Court for Prince George's County, Maryland**  
Case No. CAEF 18-14699

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 5009 Decatur Street, Hyattsville, MD 20781, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$125,000.00.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy--Test:  
Mahasin El Amin, Clerk  
132638 (12-27,1-3,1-10)

**LEGALS**

**NOTICE**

IN THE MATTER OF:  
Olabisi Okikiola Oyekola  
FOR THE CHANGE OF NAME TO:  
Okikiola Olabisi Akindipe

**In the Circuit Court for Prince George's County, Maryland**  
Case No. CAE 18-43213

A petition has been filed to change the name of Olabisi Okikiola Oyekola to Okikiola Olabisi Akindipe.

The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
132625 (12-27)

**NOTICE**

IN THE MATTER OF:  
Rachael Loraine Chavez  
FOR THE CHANGE OF NAME TO:  
Rachael Loraine Lourdes Vasquez

**In the Circuit Court for Prince George's County, Maryland**  
Case No. CAE 18-43271

A petition has been filed to change the name of (Minor Child(ren)) Rachael Loraine Chavez to Rachael Loraine Lourdes Vasquez.

The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
132626 (12-27)

**LEGALS**

**NOTICE**

IN THE MATTER OF:  
Danielle Flanagan  
FOR THE CHANGE OF NAME TO:  
Danielle Buchanan

**In the Circuit Court for Prince George's County, Maryland**  
Case No. CAE 18-42869

A petition has been filed to change the name of Danielle Flanagan to Danielle Buchanan.

The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
132623 (12-27)

**NOTICE**

IN THE MATTER OF:  
Danawit Tegene Mogese  
FOR THE CHANGE OF NAME TO:  
Bemenet Tegene Mogese

**In the Circuit Court for Prince George's County, Maryland**  
Case No. CAE 18-42878

A petition has been filed to change the name of (Minor Child(ren)) Danawit Tegene Mogese to Bemenet Tegene Mogese.

The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
132624 (12-27)

**The Prince George's Post Newspaper Call 301-627-0900 or Fax 301-627-6260**

**Have a Very Safe Weekend**





**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

7730 GARRISON ROAD  
HYATTSVILLE, MARYLAND 20784

By virtue of the power and authority contained in a Deed of Trust from Amílcar Quintanilla Coreas and Ana Y Salgado, dated March 24, 2014, and recorded in Liber 35906 at folio 033 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 8, 2019  
AT 9:35 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$20,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 15-61731)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132511 (12-20,12-27,1-3)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

8405 HOLLOW TREE LANE  
UPPER MARLBORO, MARYLAND 20772

By virtue of the power and authority contained in a Deed of Trust from Randolph A. McLaurin, dated April 28, 2014, and recorded in Liber 35951 at folio 427 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 8, 2019  
AT 9:36 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$52,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-600153)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132512 (12-20,12-27,1-3)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

2803 KEATING STREET  
TEMPLE HILLS, MARYLAND 20748

By virtue of the power and authority contained in a Deed of Trust from Estate of Gene R Terry, dated June 6, 2013, and recorded in Liber 34946 at folio 050 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 8, 2019  
AT 9:30 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$18,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-600066)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132506 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED  
REAL PROPERTY**

913 LIRA DRIVE  
FORT WASHINGTON, MD 20744

Under a power of sale contained in a certain Deed of Trust from Julio C. Berrios and Isalia M. Berrios, dated January 30, 2006 and recorded in Liber 24510, Folio 694 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$360,000.00, and an original interest rate of 3.875%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND AND the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$48,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132498 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED  
REAL PROPERTY**

2511 BOONES LANE  
DISTRICT HEIGHTS, MD 20747

Under a power of sale contained in a certain Deed of Trust from Mervin M. Jones, dated June 8, 2007 and recorded in Liber 28103, Folio 682 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$287,000.00, and an original interest rate of 5.375%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND AND the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$29,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132499 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED  
REAL PROPERTY**

16822 HOLLY WAY  
ACCOKEEK, MD 20607

Under a power of sale contained in a certain Deed of Trust from Conrad Wade Karlstrom and Sandra Lee Taylor, dated June 30, 1995 and recorded in Liber 10538, Folio 216, and re-recorded in Liber 40946, Folio 404 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$100,100.00, and an original interest rate of 7.500%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND AND the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$21,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132500 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**5614 JOAN LANE  
TEMPLE HILLS, MD 20748**

Under a power of sale contained in a certain Deed of Trust from Mark L. Potter, dated October 9, 2013 and recorded in Liber 35625, Folio 213 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$195,600.00, and an original interest rate of 4.990%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$18,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132502 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**7010 RACETRACK ROAD  
BOWIE, MD 20715**

Under a power of sale contained in a certain Deed of Trust from Rene Dyson and Sara Dyson, dated August 1, 2016 and recorded in Liber 38507, Folio 185 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$199,192.00, and an original interest rate of 4.625%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$19,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this

**LEGALS**

sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132503 (12-20,12-27,1-3)

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**12037 BIRCHVIEW DRIVE  
CLINTON, MD 20735**

Under a power of sale contained in a certain Deed of Trust from Carolyn O. Griffith, dated May 21, 2007 and recorded in Liber 27962, Folio 100 among the Land Records of Prince George's County, Maryland, and modified by Loan Modification Agreement recorded on February 2, 2016 in the Land Records of Prince George's County at Liber 37823, Folio 027, with an original principal balance of \$396,500.00, and an original interest rate of 3.750%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$35,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132504 (12-20,12-27,1-3)

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

**12616 WRIGHTWOOD COURT  
UPPER MARLBORO, MD 20772**

Under a power of sale contained in a certain Deed of Trust from Rossie H. Wills, Mary E. Wills and Valanda Wilson, dated December 29, 1994 and recorded in Liber 9968, Folio 723 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$91,500.00, and an original interest rate of 3.464%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property being sold is a condominium unit and all common elements appurtenant thereto.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$6,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail di-

**LEGALS**

rected to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

This property will be sold subject to the IRS right of redemption for a period of 120 days after the sale.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132505 (12-20,12-27,1-3)

The following vehicle(s) have been taken into custody by the Revenue Authority of Prince George's County for violation of County Ordinance prohibiting unauthorized parking within the County of Prince George's

The owner(s) of said vehicle(s) have right to reclaim the vehicle within twenty-one (21) days after the date of notice upon payment of all parking violations and tow/storage charges. The owner(s) have the right to contest the validity of the towing and storage of said vehicle(s) at any time within twenty-one (21) days of such notice by filing a request for hearing with the Revenue Authority of Prince George's County.

Failure to reclaim said vehicle(s) within twenty-one (21) days of such notice waives the owner(s) right of title and interest in the vehicle and is consent of sale/salvage at public auction or salvage facility.

You must reclaim these vehicles by 1/11/2019.

Please contact the Revenue Authority of Prince George's County at: 301-772-2060.

**ANA TOWING  
7820 MARLBORO PIKE  
FORESTVILLE, MD. 20747  
(301) 736-7703**

2002 MERCURY	SABLE	TX	161828F	1MEHM55S92A603359
2008 CHRYSLER	300	MD	1AW5340	2C3LA53GX8H139708

**CHARLEY'S CRANE SERVICES  
8613 OLD ARDMORE RD  
LANDOVER MD 20785  
301-773-7670**

2009 HONDA	ACCORD	MD	0AL3196	1HGCP26809A057485
2007 CHEVROLET	UPLANDER	MD	7CF0658	1GNDV13187D104422
2003 HONDA	ACCORD	DC	ED0344	1HGCM56673A129850

**MCDONALD TOWING  
2917 52<sup>nd</sup> AVENUE  
HYATTSVILLE MD 20781  
301-864-4133**

2006 VOLKSWAGEN	JETTA	DC	FT0407	3VWRF71K96M624557
2001 HONDA	ODYSSEY	TX	04572U7	2HKRL1851H587947
2001 VOLVO	S40	VA	VVD4706	VY1VS29521F711878
2011 TOYOTA	CAMBRY	MD	3DG7975	4T1BF3EK0BU705293
1994 JEEP	GRAND CHEROKEE	VA	VYL5287	1J4CZ78Y4RC268532

132665 (12-27)

**BWW LAW GROUP, LLC  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555**

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON**

**6308 BENTHAM CT.  
FORT WASHINGTON, MD 20744**

Under a power of sale contained in a certain Deed of Trust dated August 3, 2006 and recorded in Liber 25912, Folio 499 among the Land Records of Prince George's County, MD, with an original principal balance of \$176,840.78, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 8, 2019 AT 11:24 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$16,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 322418-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.  
908 YORK RD., TOWSON, MD 21204  
410-828-4838**

132532 (12-20,12-27,1-3)



**LEGALS**

**AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.**  
ATTORNEYS AND COUNSELORS AT LAW  
1401 Rockville Pike, Suite 650  
Rockville, Maryland 20852  
Telephone 301-738-7657  
Telecopier 301-424-0124

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**Improved by premises known as**

**5300 Konrad Drive, Temple Hills, MD 20748-2418**

By virtue of the power and authority contained in a Deed of Trust from ROSEMARIE L. PRICE, dated October 10, 2008 and recorded in Liber 30139 at Folio 549 among the land records of PRINCE GEORGE'S COUNTY, Maryland, upon default and request for sale, the undersigned trustees will offer for sale at public auction in front of the Main Street entrance to the Duvall Wing of the Prince George's County Courthouse Complex, Upper Marlboro, Maryland on

**FRIDAY, JANUARY 4, 2019  
AT 3:00 P.M.**

all that property described in said Deed of Trust as follows:

THE FOLLOWING DESCRIBED PROPERTY, TO WIT:

ALL THAT PROPERTY SITUATE IN PRINCE GEORGE'S COUNTY, STATE OF MARYLAND, DESCRIBED AS:

LOT NUMBERED NINE (9) IN \*BLOCK\* LETTERED "B" IN THE SUBDIVISION KNOWN AS "SECTION ONE, LINDSY ACRES", AS PER PLAT THEREOF RECORDED AMONG THE LAND RECORDS OF PRINCE GEORGE'S COUNTY, MARYLAND IN PLAT BOOK WWW 44 AT PLAT 99.

BEING IN THE 6TH ELECTION DISTRICT.

ADDRESS: 5300 KONRAD DRIVE; TEMPLE HILLS, MD 20748 TAX MAP OR PARCEL ID NO.: 06-0492082

\*ERRONEOUSLY REFERRED TO AS BLOC

Said property is improved by **A Dwelling and Is SOLD IN "AS IS CONDITION"**

TERMS OF SALE: A deposit of \$15,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 4.25% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. **The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property.**

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,  
and ERICA T. DAVIS**  
Substitute Trustees, by virtue of Instrument recorded  
among the land records of Prince George's County, Maryland

**Brenda DiMarco, Auctioneer**  
14804 Main Street  
Upper Marlboro, MD 20772  
Phone#: 301-627-1002  
Auctioneer's Number # A00116

132493 (12-20,12-27,1-3)

**AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.**  
ATTORNEYS AND COUNSELORS AT LAW  
1401 Rockville Pike, Suite 650  
Rockville, Maryland 20852  
Telephone 301-738-7657  
Telecopier 301-424-0124

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**Improved by premises known as**

**3705 Monaco Court, District Heights, MD 20747-3822**

By virtue of the power and authority contained in a Deed of Trust from LAVONIA A. COGDELL, dated December 29, 2006 and recorded in Liber 27092 at Folio 717 among the land records of PRINCE GEORGE'S COUNTY, Maryland, upon default and request for sale, the undersigned trustees will offer for sale at public auction in front of the Main Street entrance to the Duvall Wing of the Prince George's County Courthouse Complex, Upper Marlboro, Maryland on

**FRIDAY, JANUARY 4, 2019  
AT 3:05 P.M.**

all that property described in said Deed of Trust as follows:

All that lot of ground situate in the County of Prince George's State of Maryland and described as follows, that is to say Lot numbered Twenty-Three (23) in Block Lettered "B" in the subdivision known as "Parcel "A", Lots 1 thru 38, Block "B", Plat One, Section Two, Regency Towns", as per plat thereof recorded among the Land Records of Prince George's County, Maryland, in Plat Book NLP 130 at Plat 15.

BEING KNOWN AS PARCEL NUMBER 06-0521146.

Said property is improved by **A Dwelling and Is SOLD IN "AS IS CONDITION"**

TERMS OF SALE: A deposit of \$13,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 4.00% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. **The purchaser agrees to pay**

**LEGALS**

the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property.

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,  
and ERICA T. DAVIS**  
Substitute Trustees, by virtue of Instrument recorded  
among the land records of Prince George's County, Maryland

**Brenda DiMarco, Auctioneer**  
14804 Main Street  
Upper Marlboro, MD 20772  
Phone#: 301-627-1002  
Auctioneer's Number # A00116

132494 (12-20,12-27,1-3)

**AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.**  
ATTORNEYS AND COUNSELORS AT LAW  
1401 Rockville Pike, Suite 650  
Rockville, Maryland 20852  
Telephone 301-738-7657  
Telecopier 301-424-0124

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**Improved by premises known as**

**11008 Belton Street, Upper Marlboro, MD 20774-1402**

By virtue of the power and authority contained in a Deed of Trust from WELLINGTON D. ROBINSON, JR. and ALFREIDA L. ROBINSON, dated May 25, 2001 and recorded in Liber 14772 at Folio 672 among the land records of PRINCE GEORGE'S COUNTY, Maryland, upon default and request for sale, the undersigned trustees will offer for sale at public auction in front of the Main Street entrance to the Duvall Wing of the Prince George's County Courthouse Complex, Upper Marlboro, Maryland on

**FRIDAY, JANUARY 4, 2019  
AT 3:15 P.M.**

all that property described in said Deed of Trust as follows:

Lot numbered Twenty-Seven (27) in Block numbered Two (2) in the subdivision known as "Plat No. 3, Kettering", as per plat thereof recorded among the Plat Records of said County in Plat Book W.W.W. 62 at folio 49, and being in the 13th District.

Said property is improved by **A Dwelling and Is SOLD IN "AS IS CONDITION"**

**\*\*\*THIS PROPERTY IS BEING SOLD SUBJECT TO A 120 DAY RIGHT OF REDEMPTION BY THE IRS\*\*\***

TERMS OF SALE: A deposit of \$15,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 4.25% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. **The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property.**

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,  
and ERICA T. DAVIS**  
Substitute Trustees, by virtue of Instrument recorded  
among the land records of Prince George's County, Maryland

**Brenda DiMarco, Auctioneer**  
14804 Main Street  
Upper Marlboro, MD 20772  
Phone#: 301-627-1002  
Auctioneer's Number # A00116

132495 (12-20,12-27,1-3)

**AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.**  
ATTORNEYS AND COUNSELORS AT LAW  
1401 Rockville Pike, Suite 650  
Rockville, Maryland 20852  
Telephone 301-738-7657  
Telecopier 301-424-0124

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**Improved by premises known as**

**11277 Laurelwalk Drive, Unit 178, Laurel, MD 20708-3004**

By virtue of the power and authority contained in a Deed of Trust from SHIRLEY H. RICE, dated August 10, 1999 and recorded in Liber 13376 at Folio 260 among the land records of PRINCE GEORGE'S COUNTY, Maryland, upon default and request for sale, the undersigned trustees will offer for sale at public auction in front of the Main Street entrance to the Duvall Wing of the Prince George's County Courthouse Complex, Upper Marlboro, Maryland on

**FRIDAY, JANUARY 4, 2019  
AT 3:10 P.M.**

all that property described in said Deed of Trust as follows:

**LEGALS**

Unit 178, Cluster 22, in "Appelwalk Condominium" as established pursuant to a certain Master Deed of Stanley Martin Communities, Inc., a Maryland corporation dated June 22, 1973 and recorded among the Land Records of Prince George's County, Maryland in Liber 4243 at Folio 452, and pursuant to the appropriate plats described in said Master Deed and recorded among the aforesaid Land Records in Plat Book WWW 84 at Plats 46 through 74, inclusive, being in the 10th Election District of said County.

The improvements thereon being known as 11277 Laurel Walk Drive, Laurel MD 20708

Tax Account No. 10-1117944.

Said property is improved by **A Dwelling and Is SOLD IN "AS IS CONDITION"**

TERMS OF SALE: A deposit of \$5,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 8.50% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. **The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property.**

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,  
and ERICA T. DAVIS**

Substitute Trustees, by virtue of Instrument recorded  
among the land records of Prince George's County, Maryland

**Brenda DiMarco, Auctioneer**  
14804 Main Street  
Upper Marlboro, MD 20772  
Phone#: 301-627-1002  
Auctioneer's Number # A00116

132496 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED  
REAL PROPERTY**

**2806 KEATING STREET  
TEMPLE HILLS, MD 20748**

Under a power of sale contained in a certain Deed of Trust from Ernestine J. Ford, dated September 9, 2008 and recorded in Liber 30056, Folio 710 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$25,000.00, and an original interest rate of 7.000%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 8, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property being sold is a condominium unit and all common elements appurtenant thereto.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$5,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132501 (12-20,12-27,1-3)

**LEGALS**

**COHN, GOLDBERG & DEUTSCH, L.L.C.**  
Attorneys at Law  
600 Baltimore Avenue, Suite 208  
Towson, Maryland 21204

**SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY**

6102 43RD AVENUE  
HYATTSVILLE, MD 20781

Under a power of sale contained in a certain Deed of Trust from Kendall R. Smith and Yulanda D. Swindell, dated March 25, 2005 and recorded in Liber 22254, Folio 276 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$143,123.00, and an original interest rate of 5.625%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **JANUARY 15, 2019 AT 11:00 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$10,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. All due and/or unpaid private utility, water and sewer facilities charges, or front foot benefit payments, are payable by the purchaser without adjustment. Real estate taxes and all other public charges, or assessments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay reasonable attorneys' fees for the Substitute Trustees, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit without interest. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,  
Richard J. Rogers, Michael McKeefery, and Christianna Kersey,  
Substitute Trustees

Mid-Atlantic Auctioneers, LLC  
305 West Chesapeake Avenue, Suite 105  
Towson, MD 21204  
(410) 825-2900 www.mid-atlanticauctioneers.com

132671 (12-27-1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

ANDREA L LEVENBERRY  
KENNETH GREEN, SR  
Buteo-3 Investments LLC  
Bierman, Geesing & Ward, Trustees  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 517 68TH PL, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2035350

ANY UNKNOWN OWNER OF THE PROPERTY 517 68TH PL, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-2035350, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43343

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2035350 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOTS 53.54  
5,000.0000 SQ.FT. & IMPS. OAK-MONT BLK 4

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 18-2035350 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132643 (12-27-1-3,1-10)

**LEGALS**

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON**

1502 PAGEANT CT.  
BOWIE, MD 20716

Under a power of sale contained in a certain Deed of Trust dated January 23, 2017 and recorded in Liber 39224, Folio 422 and re-recorded in Liber 40616, Folio 197 among the Land Records of Prince George's County, MD, with an original principal balance of \$343,660.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 15, 2019 AT 11:10 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and described as follows: Lot No. 7 in Block 24, on a certain plat entitled "Subdivision Plat Pointer Ridge at Collington, Section 7", said plat duly recorded among the plat record of Prince George's County, Maryland, March 21, 1967, as shown in Plat Book WWW 62 at folio 97. The improvements known as, 1502 Pageant Court, Bowie, MD 20716. Tax ID# 07-0704551.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$34,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 322513-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132590 (12-27-1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

ALLEN & MAGGIE DAVIS  
ESTATE OF ALLEN DAVIS  
ESTATE OF MAGGIE L DAVIS  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 905 KAREN BLVD, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2010494

ANY UNKNOWN OWNER OF THE PROPERTY 905 KAREN BLVD, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-2010494, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43341

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2010494 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,650.0000 SQ.FT. & IMPS. WILBURN ESTATES LOT 62 BLK C

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 18-2010494 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132645 (12-27-1-3,1-10)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

LINDBERG & ELEANOR J DAVIS  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 416 QUARRY AVE, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2011104

ANY UNKNOWN OWNER OF THE PROPERTY 416 QUARRY AVE, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-2011104, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43339

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2011104 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

8,580.0000 SQ.FT. & IMPS. WILBURN ESTATES LOT 49 BLK D

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 18-2011104 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132647 (12-27-1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

MOSQUE EMMANUEL  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 12805 4TH ST, BOWIE, MD 20720, Parcel No. 14-1654110

ANY UNKNOWN OWNER OF THE PROPERTY 12805 4TH ST, BOWIE, MD 20720 Parcel No. 14-1654110, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43360

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 14-1654110 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOTS 17.18.19.20 LOT 39. 12,500.0000 SQ.FT. & IMPS. BOWIE BLK 3

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 14-1654110 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132651 (12-27-1-3,1-10)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

ARMANDO MELGAR  
CRISTIAN S. ROMERO GUZMAN  
MORTGAGE ONE SOLUTIONS INC  
MORTGAGE ONE SOLUTIONS INC  
Anh Minh Duong Tran  
MERS, Inc.  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1907 RED OAK DR, HYATTSVILLE, MD 20783, Parcel No. 17-1862655

ANY UNKNOWN OWNER OF THE PROPERTY 1907 RED OAK DR, HYATTSVILLE, MD 20783 Parcel No. 17-1862655, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43359

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1862655 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

L8495 F93 & 97  
9,255.0000 SQ.FT. & IMPS. LENK-INS ADDN TO AD LOT 2 BLK D

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 17-1862655 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132652 (12-27-1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

WILLIAM J MILLER  
WILLIAM J. MILLER  
ESTATE OF WILLIAM JEFFREY MILLER  
ESTATE OF WILLIAM JEFFREY MILLER  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1918 PALMER PARK RD, LANDOVER, MD 20785, Parcel No. 13-1569920

ANY UNKNOWN OWNER OF THE PROPERTY 1918 PALMER PARK RD, LANDOVER, MD 20785 Parcel No. 13-1569920, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43362

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 13-1569920 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

4,701.0000 SQ.FT. & IMPS. PALMER PARK LOT 48 BLK 2

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 13-1569920 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132649 (12-27-1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,  
v.

DAVID B. & CANDACE D. BRYANT  
DONNA M BRYANT MAGEE  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7810 ASHDALE RD, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-1998624

ANY UNKNOWN OWNER OF THE PROPERTY 7810 ASHDALE RD, CAPITOL HEIGHTS, MD 20743 Parcel No. 18-1998624, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Civil Division**  
Case No.: CAE 18-43340

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-1998624 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

10,199.0000 SQ.FT. & IMPS. MILLWOOD LOT 9 BLK E

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 18-1998624 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132646 (12-27-1-3,1-10)



## LEGALS

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

### SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

2608 MARKHAM LA.  
LANDOVER A/R/T/A HYATTSVILLE, MD 20785

Under a power of sale contained in a certain Deed of Trust dated September 25, 2015 and recorded in Liber 37533, Folio 295 among the Land Records of Prince George's County, MD, with an original principal balance of \$230,426.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 15, 2019 AT 11:17 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$22,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 331508-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132597 (12-27-1-3,1-10)

### ORDER OF PUBLICATION

#### ORDER OF PUBLICATION

THORNTON MELLON LLC

THORNTON MELLON LLC

Plaintiff,

v.

Plaintiff,

RICHARD R ARIEF  
GLEN ORA HOMEOWNERS ASSOCIATION INC  
GLEN ORA HOMEOWNERS ASSOCIATION INC  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7700 JACOBS DR, GREENBELT, MD 20770, Parcel No. 21-2417038

ANY UNKNOWN OWNER OF THE PROPERTY 7700 JACOBS DR, GREENBELT, MD 20770 Parcel No. 21-2417038, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43363

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 21-2417038 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

1,875.0000 SQ.FT. & IMPS. GLEN ORA-PLAT 13 LOT 459

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 21-2417038 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132648 (12-27-1-3,1-10)

THORNTON MELLON LLC

Plaintiff,

v.

THE DAVARI COMPANIES LLC  
DAVARI COMPANIES LLC  
Kevin P Fay  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6124 42ND AVE, HYATTSVILLE, MD 20781-0000, Parcel No. 16-1808153

ANY UNKNOWN OWNER OF THE PROPERTY 6124 42ND AVE, HYATTSVILLE, MD 20781-0000 Parcel No. 16-1808153, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43361

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 16-1808153 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

S 5 FT LOT 1 & N 25 FT LOT 2 7,200.0000 SQ.FT. & IMPS. NICHOLS ADDN TO HY BLK 3

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 16-1808153 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132650 (12-27-1-3,1-10)

## LEGALS

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

### SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

1206 MARTON ST.  
LAUREL, MD 20707

Under a power of sale contained in a certain Deed of Trust dated October 21, 2005 and recorded in Liber 23785, Folio 522 among the Land Records of Prince George's County, MD, with an original principal balance of \$310,500.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 15, 2019 AT 11:18 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind.

Terms of Sale: A deposit of \$29,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 322950-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132598 (12-27-1-3,1-10)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

THORNTON MELLON LLC

Plaintiff,

v.

AUGUST J CHIAUSA & ROBERTA A RYAN  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 2108 LEWISDALE DR, HYATTSVILLE, MD 20783, Parcel No. 17-1870096

ANY UNKNOWN OWNER OF THE PROPERTY 2108 LEWISDALE DR, HYATTSVILLE, MD 20783 Parcel No. 17-1870096, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43357

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1870096 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

5,671.0000 SQ.FT. & IMPS. LEWISDALE LOT 24 BLK 36

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 17-1870096 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132654 (12-27-1-3,1-10)

## LEGALS

**BWW LAW GROUP, LLC**  
6003 Executive Boulevard, Suite 101  
Rockville, MD 20852  
(301) 961-6555

### SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

13706 EYTON CT.  
UPPER MARLBORO, MD 20774

Under a power of sale contained in a certain Deed of Trust dated September 12, 2005 and recorded in Liber 23432, Folio 463 among the Land Records of Prince George's County, MD, with an original principal balance of \$420,000.00, default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

**JANUARY 15, 2019 AT 11:19 AM**

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's County, MD and more fully described in the aforesaid Deed of Trust.

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty of any kind. The property will be sold subject to utility lien(s) of record.

Terms of Sale: A deposit of \$44,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. Any deferred water and sewer charges that purports to cover or defray cost during construction of public water or wastewater facilities constructed by the developer and subject to an annual fee or assessment are to be paid by the purchaser to the lienholder and are a contractual obligation between the lienholder and each owner of this property, and is not a fee or assessment imposed by the county. Any right of prepayment or discount for early prepayment of water and sewer charges may be ascertained by contacting the lienholder. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agrees that property will be resold and entire deposit retained by Sub. Trustees as liquidated damages for all losses occasioned by the purchaser's default and purchaser shall have no further liability. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. Sub. Trustees will convey either marketable or insurable title. If they cannot deliver one or the other, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is return of the deposit without interest. (Matter No. 317054-1)

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,  
Substitute Trustees

**ALEX COOPER AUCTS., INC.**  
908 YORK RD., TOWSON, MD 21204  
410-828-4838

132599 (12-27-1-3,1-10)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

THORNTON MELLON LLC

Plaintiff,

v.

ZULFIQAR JAMIL  
Presidential Towers Condominium  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1836 METZEROTT RD, CONDO UNIT: 1210, HYATTSVILLE, MD 20783, Parcel No. 17-1938570

ANY UNKNOWN OWNER OF THE PROPERTY 1836 METZEROTT RD, CONDO UNIT: 1210, HYATTSVILLE, MD 20783 Parcel No. 17-1938570, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43356

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1938570 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 1210 982.0000 SQ.FT. & IMPS. PRESIDENTIAL TOWER

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 17-1938570 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132655 (12-27-1-3,1-10)

### ORDER OF PUBLICATION

THORNTON MELLON LLC

THORNTON MELLON LLC

Plaintiff,

v.

MERIDIAN HILL BAPTIST CHURCH  
MERIDIAN HILL BAPTIST CHURCH  
MERIDIAN HILL BAPTIST CHURCH  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6505 JOHENSU DR, UPPER MARLBORO, MD 20772, Parcel No. 15-1766435

ANY UNKNOWN OWNER OF THE PROPERTY 6505 JOHENSU DR, UPPER MARLBORO, MD 20772, Parcel No. 15-1766435, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43355

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 15-1766435 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

PT PAR 22. 1.0000 ACRES. & IMPS.

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 15-1766435 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:  
Mahasin El Amin, Clerk  
132656 (12-27-1-3,1-10)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**2108 BLAZ COURT  
UPPER MARLBORO, MARYLAND 20774**

By virtue of the power and authority contained in a Deed of Trust from Darice Holmes and Joseph Holmes, dated December 22, 2005, and recorded in Liber 24374 at folio 159 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 15, 2019  
AT 9:30 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$32,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 7.99% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-29661)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132601 (12-27-1-3-1-10)

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**THIS PROPERTY WILL BE SOLD SUBJECT TO A 120 DAY RIGHT  
OF REDEMPTION BY THE INTERNAL REVENUE SERVICE**

**Subject to the payment of Deferred Water and Sewer Facilities  
Charges in the amount of \$610.00 due and payable on the first day  
of January in each and every year**

**1804 SAINT GEORGES WAY  
BOWIE, MARYLAND 20721**

By virtue of the power and authority contained in a Deed of Trust from Randy Bell, dated July 11, 2007, and recorded in Liber 28313 at folio 730 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 15, 2019  
AT 9:36 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$51,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-601482)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132606 (12-27-1-3-1-10)

**NOTICE**

IN THE MATTER OF:  
Ngoc My Thi Bui

FOR THE CHANGE OF  
NAME TO:  
Jade My Bui

**In the Circuit Court for  
Prince George's County, Maryland  
Case No. CAE 18-43332**

A petition has been filed to  
change the name of Ngoc My Thi  
Bui to Jade My Bui.

The latest day by which an objection  
to the petition may be filed is  
January 14, 2019.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

132628 (12-27)

**NOTICE**

IN THE MATTER OF:  
Ngan-My Thi Bui

FOR THE CHANGE OF  
NAME TO:  
Ngan My Bui

**In the Circuit Court for  
Prince George's County, Maryland  
Case No. CAE 18-43333**

A petition has been filed to  
change the name of Ngan-My Thi  
Bui to Ngan My Bui.

The latest day by which an objection  
to the petition may be filed is  
January 14, 2019.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

132629 (12-27)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**12007 BION DRIVE  
FORT WASHINGTON, MARYLAND 20744**

By virtue of the power and authority contained in a Deed of Trust from Lamont Payne, dated August 17, 2017, and recorded in Liber 39998 at folio 267 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 15, 2019  
AT 9:31 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$30,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-602021)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132602 (12-27-1-3-1-10)

**LEGALS**

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

WAYNE A. GREEN, JR.  
SANTA V. GREEN  
4706 Birchtree Lane  
Temple Hills, MD 20748

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-03359**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 4706 Birchtree Lane, Temple Hills, MD 20748, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$220,400.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132630 (12-27-1-3-1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

GEOFFREY M. DAVIS  
PATRICIA DEBOISE-DAVIS  
CAROLYN A. SELF  
9215 Davidson Street  
College Park, MD 20740

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 16-07305**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 9215 Davidson Street, College Park, MD 20740, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$280,000.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132631 (12-27-1-3-1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

LISA FANTAUZZO  
14003 Shannock Lane  
Upper Marlboro, MD 20774

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 17-01451**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 14003 Shannock Lane, Upper Marlboro, MD 20774, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$425,600.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132632 (12-27-1-3-1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

MARTINA E. DOMINGUEZ  
WILLIAM M. DOMINGUEZ  
8754 Brae Brooke Drive  
Lanham, MD 20706

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-25839**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 8754 Brae Brooke Drive, Lanham, MD 20706, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$175,000.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132633 (12-27-1-3-1-10)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE  
IMPROVED REAL ESTATE**

**11600 PROSPECT HILL ROAD  
GLENN DALE, MARYLAND 20769**

By virtue of the power and authority contained in a Deed of Trust from Jay Teston, Michelene Teston and Michael Teston, dated April 30, 2008, and recorded in Liber 29678 at folio 040 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**JANUARY 15, 2019  
AT 9:32 AM**

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$68,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.25% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-27069)

**LAURA H.G. O'SULLIVAN, ET AL.,**  
Substitute Trustees, by virtue of an instrument recorded  
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132603 (12-27-1-3-1-10)

**LEGALS**

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

FRANCES CONTEH  
15520 Plaid Drive  
Laurel, MD 20707

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-14670**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 15520 Plaid Drive, Laurel, MD 20707, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$185,000.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132634 (12-27-1-3-1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

PATRICE PHILIPPE  
REGINA S. PHILIPPE  
2722 Crestwick Place  
District Heights, MD 20747

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-13989**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 2722 Crestwick Place, District Heights, MD 20747, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$171,000.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132635 (12-27-1-3-1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

ANDREA PUGH  
3340 Huntley Square Drive  
Apt A2  
Temple Hills, MD 20748

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-12361**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 3340 Huntley Square Drive, Apt A2, Temple Hills, MD 20748, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$36,000.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**

True Copy—Test:  
Mahasin El Amin, Clerk  
132636 (12-27-1-3-1-10)

**NOTICE**

Carrie M. Ward, et al.  
6003 Executive Blvd., Suite 101  
Rockville, MD 20852

Substitute Trustees,  
Plaintiffs

vs.

GLENN FOUNTAIN  
3422 40th Avenue  
Brentwood, MD 20722

Defendant(s)

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 18-04365**

Notice is hereby given this 14th day of December, 2018 by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 3422 40th Avenue, Brentwood, MD 20722, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of January, 2019, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 14th day of January, 2019.

The report states the purchase price at the Foreclosure sale to be \$132,000.00.

**MAHASIN EL AMIN  
Clerk of the Circuit Court for  
Prince George's County, Maryland**



**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE**

12314 MANSHIP LANE  
BOWIE, MARYLAND 20715

By virtue of the power and authority contained in a Deed of Trust from Maria De Guzman, dated August 8, 2014, and recorded in Liber 36254 at folio 495 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

JANUARY 15, 2019  
AT 9:35 AM

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$21,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 18-601053)

LAURA H.G. O'SULLIVAN, ET AL.,

Substitute Trustees, by virtue of an instrument recorded in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132605 (12-27,1-3,1-10)

**LEGALS**

McCabe, Weisberg & Conway, LLC  
312 Marshall Avenue, Suite 800  
Laurel, Maryland 20707  
301-490-3361

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE**

3410 RICKEY AVENUE  
TEMPLE HILLS, MARYLAND 20748

By virtue of the power and authority contained in a Deed of Trust from Henrietta L. Smith and Estate of William A Smith Sr., dated January 23, 2008, and recorded in Liber 29275 at folio 364 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

JANUARY 15, 2019  
AT 9:37 AM

ALL THAT FEE-SIMPLE LOT OF GROUND AND THE IMPROVEMENTS THEREON situated in Prince George's County, Maryland and more fully described in the aforesaid Deed of Trust. The property is improved by a dwelling.

The property will be sold in an "as is" condition and subject to conditions, restrictions, easements, encumbrances and agreements of record affecting the subject property, if any, and with no warranty of any kind.

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$12,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 7.04% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-604930)

LAURA H.G. O'SULLIVAN, ET AL.,

Substitute Trustees, by virtue of an instrument recorded in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

132607 (12-27,1-3,1-10)

**LEGALS**

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

RENE O & LESBIA M ACEVEDO JUAREZ  
CUO OF THE PRESIDENTIAL TOWERS COND  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1836 METZEROTT RD, CONDO UNIT: 322, HYATTSVILLE, MD 20783-0000, Parcel No. 17-1939248

ANY UNKNOWN OWNER OF THE PROPERTY 1836 METZEROTT RD, CONDO UNIT: 322, HYATTSVILLE, MD 20783-0000 Parcel No. 17-1939248, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43354

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1939248 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 322  
982.0000 SQ.FT. & IMPS. PRESIDENTIAL TOWER

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 17-1939248 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
132657 (12-27,1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

ADILIOS PROFESSIONALS  
CARPETS INC  
CHARTER HOUSE LLC  
ROBERT G GARAGUSI  
Presidential Park II Condominium  
Presidential Park II Condominium  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1802 METZEROTT RD, CONDO UNIT: 202, HYATTSVILLE, MD 20783-0000, Parcel No. 17-1946771

ANY UNKNOWN OWNER OF THE PROPERTY 1802 METZEROTT RD, CONDO UNIT: 202, HYATTSVILLE, MD 20783-0000 Parcel No. 17-1946771, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43347

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1946771 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

BLDG 4 UNIT 202  
1,608.0000 SQ.FT. & IMPS. PRESIDENTIAL PARK

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 17-1946771 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
132662 (12-27,1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

LORRAINE HAMILTON  
The Racquet Club Condo.  
ESTATE OF LORRAINE HAMILTON  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 9200 EDWARDS WAY, CONDO UNIT: 908, HYATTSVILLE, MD 20783, Parcel No. 17-1962638

ANY UNKNOWN OWNER OF THE PROPERTY 9200 EDWARDS WAY, CONDO UNIT: 908, HYATTSVILLE, MD 20783 Parcel No. 17-1962638, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43345

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1962638 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 908  
906.0000 SQ.FT. & IMPS. RACQUET CLUB CONDO

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 17-1962638 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
132664 (12-27,1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

MARTIN & CATHYANN ANDREWS  
First Heritage Mortgage, LLC  
First Heritage Mortgage, LLC  
ALEX G WISH & JERRY BERRY  
MARLBORO RIDING  
HOMEOWNERS ASSN INC  
MARLBORO RIDING  
HOMEOWNERS ASSN INC  
MERS, Inc  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5003 WORTHINGTON TER, UPPER MARLBORO, MD 20772, Parcel No. 15-3851425

ANY UNKNOWN OWNER OF THE PROPERTY 5003 WORTHINGTON TER, UPPER MARLBORO, MD 20772 Parcel No. 15-3851425, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43353

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 15-3851425 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

13,273.0000 SQ.FT. & IMPS. MARLBORO RIDING-PL LOT 16 BLK D

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 15-3851425 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
132658 (12-27,1-3,1-10)

**SMALL ESTATE NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS**

TO ALL PERSONS INTERESTED IN THE ESTATE OF  
MAYNARD HERMAN LAW  
AKA: MAYNARD HERMAN LAW JR

Notice is given that ERIC PITT-BEY, whose address is 6700 Freetown Road, Columbia, MD 21044, was on December 18, 2018 appointed personal representative of the small estate of Maynard Herman Law, who died on August 30, 2018 without a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment shall file their objections with the Register of Wills within 30 days after the date of publication of this Notice. All persons having an objection to the probate of the will shall file their objections with the Register of Wills within six months after the date of publication of this Notice.

All persons having claims against the decedent must serve their claims on the undersigned personal representative or file them with the Register of Wills with a copy to the undersigned on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of decedent's death; or

(2) Thirty days after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claims will be barred unless the creditor presents the claim within thirty days from the mailing or other delivery of the notice.

Any claim not served or filed within that time, or any extension provided by law, is unenforceable thereafter.

ERIC PITT-BEY  
Personal Representative

CERETA A. LEE  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 112175  
132604 (12-27)

**NOTICE**

IN THE MATTER OF:  
Minh Hoang Le Ho

FOR THE CHANGE OF  
NAME TO:  
Mina Victoria Ho

In the Circuit Court for Prince George's County, Maryland  
Case No. CAE 18-29056

A petition has been filed to change the name of Minh Hoang Le Ho to Mina Victoria Ho.  
The latest day by which an objection to the petition may be filed is January 14, 2019.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
132621 (12-27)

**ADVERTISEMENT**

Prince George's County, Maryland Is Committed To Delivering Excellence In Government Services To Its Citizens. The County Is Seeking Bids Or Proposals From Businesses Who Share In A "Total Quality" Commitment In The Provision Of Services To Their Customers.

Sealed Bids And/Or Proposals Will Be Received In The Prince George's County Office Of Central Services Until The Date And Local Time Indicated For The Following Solicitations.

Bid/Proposal #	Description	Bid Opening/Closing Date & Time	Plan/Spec. Deposit/Cost
MSIFB: S19-023	Transit/Para-Transit Fleet Inspections and Decommissioning	Pre-Bid Conference: 01/07/19 @ 11:00 a.m. Closing Date: 02/05/2019 @ 3:00 p.m.	\$5.50

**PRINCE GEORGE'S COUNTY SUPPORTS MINORITY BUSINESS PARTICIPATION**

Solicitations identified with an asterisk (\*) are reserved for Minority vendors, certified by Prince George's County, under authority of CB-1-1992. Double asterisk (\*\*) solicitations contain a provision for subcontracting with Minority vendors certified by Prince George's County.

The County reserves the right to reject any or all bids or proposals in the best interest of the County.

Bidding documents containing instructions to bidders and specifications (excluding construction documents) may be reviewed and/or downloaded through the County's website [www.princegeorgescountymd.gov](http://www.princegeorgescountymd.gov). Documents may also be obtained from the Prince George's County Office of Central Services, Contract Administration and Procurement Division, 1400 McCormick Drive, Room 200, Largo, Maryland 20774, (301) 883-6400 or TDD (301) 925-5167 upon payment of a non-refundable fee, by Check or Money Order only, made payable to Prince George's County Maryland. Special ADA accommodations may be made by writing or calling the same office.

—BY AUTHORITY OF—  
Rushern L. Baker, III  
County Executive

132659 (12-27)

**ZONING HEARINGS**

ZONING HEARINGS ON THE FOLLOWING APPLICATIONS WILL BE HELD BY THE ZONING HEARING EXAMINER ON

THURSDAY  
JANUARY 31, 2019  
ZONING HEARING EXAMINER'S OFFICE  
LOWER LEVEL COUNTY ADMINISTRATION BUILDING  
UPPER MARLBORO, MD.  
AT 9:30 A.M.

**VALIDATION OF PERMIT ISSUED IN ERROR:**

**BLADENBURG (2) ELECTION DISTRICT:**

No. ERR 274 --Application of Robert W. and Cynthia G. Moses, Owner, for Validation of Prince George's County Rental Housing License No. M-141 Issued in Error, for use as a multi-family dwelling, at the property containing approximately .14 acres (6,008 square feet) of land, zoned R-55, identified as 4611 Edmonston Road, Hyattsville, Maryland 20781.

By Order of the County Council  
Prince George's County, Md.  
Todd M. Turner, Chair

Attest:  
Redis C. Floyd  
Clerk of the Council  
132672 (12-27)

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND  
In the Matter of:  
Shanice Hatton, Minor

Guardianship No. GD-10882

**ORDER OF PUBLICATION**

A petition for the guardianship of the person of a minor child, namely Shanice Hatton an infant female born on April 7, 2004 at Name of hospital unknown, Portland, Oregon to Jasmine Hatton and Father Unknown, having been filed, it is this 3rd day of December, 2018.

ORDERED, by the Orphan's Court for Prince George's County, Maryland, that the respondent, Father Unknown, the natural father of the aforementioned child is hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondent as Unknown. Respondent, Father Unknown, is hereby notified to show cause on or before the 28th day of January, 2019, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20772  
132670 (12-27,1-3,1-10)

**ORDER OF PUBLICATION**

THORNTON MELLON LLC

Plaintiff,

v.

WINSTON HARRISON  
Unknown Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5001 38TH AVE, HYATTSVILLE, MD 20782, Parcel No. 16-1802818

ANY UNKNOWN OWNER OF THE PROPERTY 5001 38TH AVE, HYATTSVILLE, MD 20782 Parcel No. 16-1802818, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

In the Circuit Court for Prince George's County Civil Division

Case No.: CAE 18-43346

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 16-1802818 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

4,145.0000 SQ.FT. & IMPS. SCHUEY TRACT OF HY LOT 8

The complaint states, among other things, that the amounts necessary for redemption have not been paid.

It is thereupon this 17th day of December 2018, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 19th day of February 2019, and redeem the property with Parcel Identification Number 16-1802818 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
132663 (12-27,1-3,1-10)

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**\* \* \* \***

**Happy  
New Year**

**2019**

**from the Staff at  
The Prince  
George's Post**