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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

2103 HANNON STREET HYATTSVILLE, MARYLAND 20783

By virtue of the power and authority contained in a Deed of Trust from Sarian B. Wilkinson and Claude J. Wilkinson, dated April 20, 2005, and recorded in Liber 22174 at folio 194 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

FEBRUARY 23, 2021 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

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 \$13,000.00 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 7.65% per annum from date of sale to the date the funds are received in the office of 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 to 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 foredegure including sanitary and/or metropolitan disamounts 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 sumed 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 # 18-602492)

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

138733 (2-4,2-11,2-18)

LEGALS

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

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

4805 NEWLAND ROAD **SUITLAND, MARYLAND 20746**

By virtue of the power and authority contained in a Deed of Trust from Carl K. Brennan, Leroy Brennan, III and Donna T. Brennan, dated June 6, 2005, and recorded in Liber 22575 at folio 594 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

FEBRUARY 16, 2021 AT 9:30AM

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

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 \$14,000.00 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 to 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 # 18-603782)

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

(1-28,2-4,2-11)

LEGALS

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.

1649 TULIP AVENUE FORESTVILLE, MARYLAND 20747

By virtue of the power and authority contained in a Deed of Trust from Gary A. Seegers AKA Gary A. Seegars, dated September 28, 1998, and recorded in Liber 12528 at folio 186 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

FEBRUARY 23, 2021 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

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 \$9,000.00 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. 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 10.05% 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 to the purchaser in the event settlement is delayed for any reason. Tayes ground rent water rent and all other public 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 # 14-608061)

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

(2-4,2-11,2-18) 138734

LEGALS

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

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

14163 SPRING BRANCH DRIVE **UPPER MARLBORO, MARYLAND 20772**

By virtue of the power and authority contained in a Deed of Trust from Rita L. Butler, dated January 4, 2007, and recorded in Liber 26898 at folio 606 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

FEBRUARY 16, 2021 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

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 \$13,000.00 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 to 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 # 20-604756)

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

<u>138712</u> (1-28,2-4,2-11)

LEGALS

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.

13922 WESTVIEW FOREST DRIVE **BOWIE, MARYLAND 20720**

By virtue of the power and authority contained in a Deed of Trust from Beldina Auma, dated September 25, 2006, and recorded in Liber 26445 at folio 052 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

FEBRUARY 23, 2021

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

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 \$39,000.00 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. 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 to the purchaser in the event settlement is delayed for any reason. Tayes ground rent water rent and all other public 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 disstrict 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 create our day of the purchaser of selections are unable to create our day of the purchaser. 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 # 19-602051)

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

(2-4,2-11,2-18) 138735

LEGALS

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

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

1604 CATHERINE FRAN DRIVE ACCOKEEK, MARYLAND 20607

By virtue of the power and authority contained in a Deed of Trust from Sharon Y. Smith, dated March 9, 2006, and recorded in Liber 24680 at folio 238 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

FEBRUARY 16, 2021 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

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 \$27,000.00 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 5.1% 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 to 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 # 19-602996)

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

(1-28,2-4,2-11)

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NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF FRANCES C ZEIGLER AKA: FRANCES CARMICHAEL

Notice is given that Curtis Zeigler, whose address is 11218 Keystone Avenue, Clinton, MD 20735, was on July 8, 2020 appointed Personal Representative of the estate of Frances C Zeigler who died on March 13, 2020

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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 8th day of January, 2021

Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register of Wills with a copy to the under-signed 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be ob-tained from the Register of Wills.

CURTIS ZEIGLER Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

Estate No. 116910 138695 (1-21,1-28,2-4)

Ralph W Powers Jr 5415 Water Street Upper Marlboro, MD 20772 301-627-1000

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF TANYA S. WILLINGHAM

Notice is given that Shelly T Mitchell, whose address is 5719 Walcott Avenue, Fairfax, VA 22030, was on December 14, 2020 appointed Personal Representative of the estate of Tanya S. Willingham who died on October 28, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 14th day of June, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

SHELLY T MITCHELL Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County P.O. Box 1729

UPPER MARLBORO, MD 20773-1729

Estate No. 118923

(1-21,1-28,2-4)<u>138694</u>

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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

5719 FISHER RD. TEMPLE HILLS, MD 20748

Under a power of sale contained in a certain Deed of Trust dated December 23, 2008, recorded in Liber 30277, Folio 55 among the Land Records of Prince George's County, MD, with an original principal balance of \$269,139.00, 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.),

FEBRUARY 17, 2021 AT 11:08 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 \$23,000 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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, rejiectated or paid off the loan prior to the sale. In surecush event, this sale 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 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. BIDDERS ARE STRONGLY ENCOURAGED TO FOLLOW CDC GUIDANCE AND WEAR A COVER OVER BOTH NOSE AND MOUTH AND PRACTICE SOCIAL DISTANCING AT THE AUCTION. (Matter No. 324717-1) ING AT THE AUCTION. (Matter No. 324717-1)

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 www.alexcooper.com

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

17005 LONGLEAF DR. BOWIE, MD 20716

Under a power of sale contained in a certain Deed of Trust dated June 25, 2004, recorded in Liber 20212, Folio 663 among the Land Records of Prince George's County, MD, with an original principal balance of \$360,000.00, 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

FEBRUARY 9, 2021 AT 11:12 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 \$37,000 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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. BIDDERS ARE STRONGLY ENCOURAGED TO FOLLOW CDC GUIDANCE AND WEAR A COVER OVER BOTH NOSE AND MOUTH AND PRACTICE SOCIAL DISTANCING AT THE AUCTION. (Matter No. 338042-1)

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 www.alexcooper.com

(1-21,1-28,2-4)138688

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

7402 LENHAM DRIVE FORT WASHINGTON, MARYLAND 20744

By virtue of the power and authority contained in a Deed of Trust from Elfrieda E. Smith and Mary H. Carroll, dated November 2, 2006, and recorded in Liber 26867 at folio 426 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

FEBRUARY 16, 2021 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

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 \$17,000.00 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 7.625% 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 to 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 have no further claim against the Substitute Trustees. chaser 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 # 20-604622)

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

<u>138717</u> (1-28,2-4,2-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

5707 ALAN DR. CLINTON, MD 20735

Under a power of sale contained in a certain Deed of Trust dated July 26, 2007, recorded in Liber 28369, Folio 190 among the Land Records of Prince George's County, MD, with an original principal balance of \$281,250.00, 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

FEBRUARY 17, 2021 AT 11:06 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 \$26,000 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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 optited to any curplus proceeds resulting from said resolutions or such 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. BIDDERS ARE STRONGLY ENCOURAGED TO FOLLOW CDC GUIDANCE AND WEAR A COVER OVER BOTH NOSE AND MOUTH AND PRACTICE SOCIAL DISTANCING AT THE AUCTION. (Matter No. 350736-1)

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 www.alexcooper.com

(1-28,2-4,2-11)

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

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

8921 TOWN CENTER CIR #210 UPPER MARLBORO, MARYLAND 20774

By virtue of the power and authority contained in a Deed of Trust from Cheryl A. King, dated August 26, 2006, and recorded in Liber 27819 at folio 548 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

FEBRUARY 16, 2021 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

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 to the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public 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 # 20-604404)

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

(1-28,2-4,2-11)138716

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

4806 MEDORA DRIVE SUITLAND, MARYLAND 20746

By virtue of the power and authority contained in a Deed of Trust from Estate Of Enid Agnes Swannee, dated June 8, 2006, and recorded in Liber 25881 at folio 331 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

FEBRUARY 16, 2021 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

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 \$16,000.00 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 8.05% 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 to 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 # 18-603612)

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

LEGALS

LEGALS

The Prince George's Post Newspaper Call 301-627-0900 Or Fax 301-627-6260 Have a Very Safe Weekend

LEGALS

Robert E. Richards 11253-B Lockwood Drive Silver Spring, MD 20901 301-593-6220

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED LINDA FRANCES PALMERTON

Notice is given that Amanda Low-ery, whose address is 8135 Del Haven Road, Dundalk, MD 21222, was on November 24, 2020 appointed Personal Representative of the estate of Linda Frances Palmerton, who died on October 4, 2020 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 on or before the 24th day of May,

Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

> AMANDA LOWERY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

Estate No. 118834

(2-4,2-11,2-18)

<u>138764</u>

Ralph W. Powers, Jr. Ralph W. Powers, Jr., P.C. 5415 Water Street Upper Marlboro, MD 20772 301-627-1000

NOTICE OF APPOINTMENT

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED IN THE ESTATE OF

JEANNE B. GOBER

Notice is given that Mary Lou Mc-Donough, whose address is 4403 Woodgate Way, Bowie, MD 20720, was on January 13, 2021 appointed Personal Representative of the estate of Jeanne B. Gober who died on December 15, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 13th day of

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

MARY LOU MCDONOUGH Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

Estate No. 119207

(1-28,2-4,2-11)

<u>138723</u>

Ralph W. Powers, Jr. 5415 Water Street Upper Marlboro, MD 20772 301-627-1000

NOTICE OF APPOINTMENT NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **HUGH PAUL FLANIGAN**

Notice is given that Carolyn Hamilton, whose address is 102 Osceola Lane, Jupiter, FL 33458, was on October 15, 2020 appointed Personal Representative of the estate of Hugh Paul Flanigan who died on August 22, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 4th day of

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

CAROLYN HAMILTON Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY

Upper Marlboro, MD 20773-1729 Estate No. 118050

(1-28,2-4,2-11)

<u>138726</u>

LEGALS

SARAH J BRODER 17251 Melford Blvd Suite 108 Bowie, MD 20715

NOTICE OF APPOINTMENT NOTICE TO UNKNOWN HEIRS

301-383-1525

TO ALL PERSONS INTERESTED IN THE ESTATE OF CARL MAURICE WILSON SR

Notice is given that Clay Wilson IV, whose address is 631 Emerson Street NW, Washington, DC 20011, was on November 20, 2020 appointed Personal Representative of the estate of Carl Maurice Wilson Sr who died on July 10, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 20th day of May, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

CLAY WILSON IV Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY Upper Marlboro, MD 20773-1729

Estate No. 117827 (1-28,2-4,2-11)

138727

LEGALS

Joseph A. Trevino, Esq. 7903 Belle Point Drive Greenbelt, MD 20770 301-441-3131

SMALL ESTATE NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED MARY ENOLA HAYES

Notice is given that Arthur James Hayes, Jr., whose address is 2703 Easton Street, Temple Hills, MD 20748, was on December 23, 2020 appointed personal representative of the small estate of Mary Enola Hayes who died on September 30, 2020 with 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

ARTHUR JAMES HAYES, JR. Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County P.O. Box 1729 UPPER MARLBORO, MD 20773-1729

Estate No. 118630

138761

L. Paul Jackson, II Law Office of Shipley & Horne,

> 1101 Mercantile Lane, Suite 240 Largo, MD 20774 301-925-1800

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

IN THE ESTATE OF GLADYS M. STRICKLAND

Notice is given that Thelma M. Cherry, whose address is 5928 Abbington Way, Raleigh, NC 27610, was on October 29, 2020 appointed Per-sonal Representative of the estate of Gladys M. Strickland who died on April 14, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 29th day of April, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

THELMA M. CHERRY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

Estate No. 118534 (2-4,2-11,2-18)

LEGALS

NOTICE

To: Tamar Goodson,

You are hereby notified that a Complaint has been filed in the Circuit Court for Howard County, Maryland, Case No.: C-13-CV-19-

You shall file a written response. A copy of the Complaint may be obtained from the clerk's office at 8360 Court Avenue, Ellicott City, Maryland 21043 and 410-313-2111. You have until 30 days following the latest publication to file a response.

(2-4,2-11,2-18)

PRINCE GEORGE'S Call 301-627-0900 Fax 301-627-6260

SMALL ESTATE NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ELLIS MIMMS SR

Notice is given that Loretta Mimms, whose address is 10104 White Avenue, Clinton, MD 20735, was on January 15, 2021 appointed personal representative of the small estate of Ellis Mimms Sr, who died on March 22, 2020 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 repre-sentative 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 de-livers 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 deliverv of the notice.

Any claim not served or filed within that time, or any extension provided by law, is unenforceable thereafter.

LORETTA MIMMS Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County P.O. Box 1729 UPPER MARLBORO, MD 20773-1729

Estate No. 117237

138762 (2-4)

NOTICE OF APPOINTMENT **NOTICE TO CREDITORS** NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOHN LARRY KUCZYNSKI III

Notice is given that John L Kuczynski IV, whose address is 29 Center Street, Laurel, MD 20723, was on November 20, 2020 appointed Personal Representative of the estate of John Larry Kuczynski III who died on Oc-14, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 20th day of May, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it 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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

JOHN L KUCZYNSKI IV Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

Estate No. 118851 138765 (2-4,2-11,2-18)

LEGALS

IN THE MATTER OF:

Kevin William Whitaker

FOR THE CHANGE OF

Kevin Nathan Hughes Barr

NAME TO:

Barr.

138745

NOTICE

IN THE MATTER OF: Nicole Andrea Mahoney

FOR THE CHANGE OF

Nicole Andrea Crawford

In the Circuit Court for Prince George's County, Maryland Case No. CAE 21-00974

A petition has been filed to change the name of Nicole Andrea Mahoney to Nicole Andrea Crawford.

The latest day by which an objection to the petition may be filed is February 23, 2021.

Mahasin El Amin Clerk of the Circuit Court for Prince George's County, Maryland 138744

Notice is given that Bobbie J Cooper, whose address is 2805 Curry Drive, Adelphi, MD 20783, was on December 29, 2020 appointed personal representative of the small estate of Cheryl A Cooper, who died on December 6, 2020 without a will.

SMALL ESTATE

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

IN THE ESTATE OF CHERYL A COOPER

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

All persons having claims against the decedent must serve their claims on the undersigned personal repre-sentative or file them with the Reg-ister 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 creditors that the creditors are the creditors are the creditors. itor 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

> BOBBIE J COOPER Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729

Estate No. 119103 138763 (2-4)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF NINA E. KEATING

Notice is given that Michael P Keating, whose address is 6309 Battle Rock Drive, Clifton, VA 20154, was on January 20, 2021 appointed Personal Representative of the estate of Nina E. Keating who died on No-vember 22, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 20th day of July, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it 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 the

decedent's death; or (2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or

other delivery of the notice. A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

MICHAEL P KEATING Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729

Estate No. 119125 (2-4,2-11,2-18) <u>138767</u>

NOTICE

In the Circuit Court for

Prince George's County, Maryland

Case No. CAE 21-00978

A petition has been filed to change

Whitaker to Kevin Nathan Hughes

The latest day by which an objec-

tion to the petition may be filed is February 23, 2021.

Mahasin El Amin

Clerk of the Circuit Court for

Prince George's County, Maryland

name of Kevin William

YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-PLAIN IT TO YOU.

138757

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND SITTING AS A JU-VENILE COURT

THIS IS A COURT ORDER. IF

YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-

IN THE CIRCUIT COURT FOR

PRINCE GEORGE'S COUNTY,

MARYLAND SITTING AS A JU-VENILE COURT

TPR-20-0006

CROSS-REFERENCE WITH:

CINA 19-0180

NOTICE BY PUBLICATION TO PUTATIVE FATHER

To: JOHN DOE, Putative Father

You are hereby notified that a

guardianship case has been filed in the Circuit Court for Prince

George's County, Maryland, case number TPR 20-0006. All persons

who believe themselves to be the

parents of a female child born on the 4th day of September 2019 at 1219

Benning Road, Capitol Heights, Maryland 20743, to La-Tanya Wash-

ington, natural mother, date of birth

June 22, 1986 and "John Doe," putative father, date of birth unknown

shall file a written response. A copy of the Show Cause Order may be obtained from the Juvenile Clerk's Office at 14735 Main Street, Room

D1033, Upper Marlboro, Maryland 20772, Telephone Number: 301-952-5087. If you do not file a written ob-

jection by March 6, 2021 you will

have agreed to the permanent loss of your parental rights to this child.

Karen H. Mason

Associate Judge Seventh Judicial Circuit

THIS IS A COURT ORDER. IF

(2-4)

Respondent

IN RE: GUARDIANSHIP OF:

WINTER W.

IN RE: GUARDIANSHIP OF: **ELIJAH SPRIGGS** aka ELIJAH HARVISON

Respondent TPR 20-0004

CROSS-REFERENCE WITH: CINA 18-0084

NOTICE BY PUBLICATION TO PUTATIVE FATHER, JOHN DOE

To: JOHN DOE, Putative Father

You are hereby notified that a guardianship case has been filed in the Circuit Court for Prince George's County, Maryland, case number TPR 20-0004. All persons who believe themselves to be the parent of a male child born on the 4th day of March, 2018 at Howard District of Columbia, to Sameria Spriggs, natural mother, date of birth is March 4, 2018 and JOHN DOE, putative father, date of birth unknown shall file a written response. A copy of the Show Cause Order may be obtained from the Juvenile Clerk's Office at 14735 Main Street, Room D1033, Upper Marlboro, Maryland 20772, Telephone Number: 301-952-5087. If you do not file a written objection by March 6, 2021 you will have agreed to the permanent loss of your parental rights to this child.

> Karen H. Mason Associate Judge Seventh Judicial Circuit

ORDER OF PUBLICATION **BY POSTING**

HORTENSE SIRIMA Plaintiff

ERIC EKAKPO Defendant

In the Circuit Court for Prince George's County, Maryland Case No. CAD 19-23875

ORDERED, ON THIS 22nd day of January 2021, by the Circuit Court for Prince George's County MD:

That the Defendant, ERIC EKAKPO is hereby notified that the Plaintiff has filed a Complaint for ABSOLUTE DIVORCE and seeking the Divorce on the grounds of ACTUAL DESERTION and stating that the Defendant's last known address is 3325 Chauncey Place # 303, Mt. Rainier, Maryland 20712 and there-

ORDERED, that this Order shall be posted at the Court House door in accordance with Maryland Rule 2-122(a)(1), said posting to be completed by the 22nd day of February 2021, and it is further;

ORDERED, that in accordance with Maryland Rule 2-122(a)(2), the plaintiff shall publish, at least once a week in each of three successive weeks in one or more newspapers of general circulation published in the county in which the action is pending, a copy of the signed Order of Publication at least thirty days prior to the response date in said order, and it is further

ORDERED THAT THE DEFEN-DANT, ERIC EKAKPO IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DE-FENSE ON OR BEFORE THE 22nd DAY OF March 2021, MAY RESULT IN THE CASE PROCEEDING AGAINST HIM/HER BY DE-

MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk

138756 (2-4,2-11,2-18)

LEGALS

THIS IS A COURT ORDER. IF YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-PLAIN IT TO YOU.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND SITTING AS A JU-VENILE COURT

IN RE: GUARDIANSHIP OF: WINTER W.

> Respondent TPR-20-0006 CROSS-REFERENCE WITH: CINA 19-0180

NOTICE BY PUBLICATION

TO MOTHER To: La'Tanya Washington, Natural

You are hereby notified that a guardianship case has been filed in the Circuit Court for Prince George's County, Maryland, case number TPR 20-0006. All persons who believe themselves to be the parents of a female child born on the 4th day of September 2019 at 1219 Benning Road, Capitol Heights, Maryland 20743, to La'Tanya Washington, natural mother, date of birth June 22, 1986 and "John Doe," putative father, date of birth unknown shall file a written response. A copy of the Show Cause Order may be obtained from the Juvenile Clerk's Office at 14735 Main Street, Room D1033, Upper Marlboro, Maryland 20772, Telephone Number: 301-952-5087. If you do not file a written objection by March 6, 2021 you will have agreed to the permanent loss of your parental rights to this child.

> Karen H. Mason Associate Judge Seventh Judicial Circuit

138758 (2-4)

THIS IS A COURT ORDER. IF YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-PLAIN IT TO YOU.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND SITTING AS A JU-VENILE COURT

IN RE: GUARDIANSHIP OF: **ELIJAH SPRIGGS** aka ELIJAH HARVISON

Respondent TPR 20-0004 CROSS-REFERENCE WITH: CINA 18-0084

NOTICE BY PUBLICATION TO PUTATIVE FATHER, **KERMITH LOPEZ**

To: KERMITH LOPEZ, Putative

You are hereby notified that a guardianship case has been filed in the Circuit Court for Prince George's County, Maryland, case number TPR 20-0004. All persons who believe themselves to be the parent of a male child born on the 4th day of March, 2018 at Howard University Hospital in Washington, District of Columbia, to Sameria Spriggs, natural mother, date of birth is March 4, 2018 and Kermith Lopez, putative father, date of birth unknown shall file a written response. A copy of the Show Cause Order may be obtained from the Ju-venile Clerk's Office at 14735 Main Street, Room D1033, Upper Marlboro, Maryland 20772, Telephone Number: 301-952-5087. If you do not file a written objection by **March 6, 2021** you will have agreed to the permanent loss of your parental

rights to this child. Karen H. Mason Associate Judge Seventh Judicial Circuit

138749

THIS IS A COURT ORDER. IF YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-PLAIN IT TO YOU.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND SITTING AS A JU-**VENILE COURT**

IN RE: GUARDIANSHIP OF: **ELIJAH SPRIGGS** aka ELIJAH HARVISON

Respondent TPR 20-0004

NOTICE BY PUBLICATION TO NATURAL MOTHER, **SAMERIA SPRIGGS**

CROSS-REFERENCE WITH:

CINA 18-0084

To: SAMERIA SPRIGGS, Natural

You are hereby notified that a guardianship case has been filed in the Circuit Court for Prince George's County, Maryland, case number TPR 20-0004. All persons who believe themselves to be the parent of a male child born on the 4th day of March, 2018 at Howard University Hospital in Washington, District of Columbia, to Sameria Spriggs, natural mother, date of birth is March 4, 2018 and Kermit Lopez, putative father, date of bilih unknown shall file a written response. A copy of the Show Cause Order may be obtained from the Juvenile Clerk's Office at 14735 Main Street, Room D1033, Upper Marlboro, Maryland 20772, Telephone Number: 952-5087. If you do not file a written objection by March 6, 2021 you will have agreed to the permanent loss of your parental rights to this child.

> Karen H. Mason Associate Judge Seventh Judicial Circuit

138750 (2-4)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ALICE ANNETTE COLE

Notice is given that Michael K. Cole, whose address is 8331 Lincoln Drive, Jessup, MD 20794, was on November 5, 2020 appointed Personal Representative of the estate of Alice Annette Cole who died on September 1, 2020 prith a prill ber 1, 2020 with 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 represen-tative or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 5th day of May, 2021.

the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register of Wills with a copy to the under-signed on or before the earlier of the following dates:

Any person having a claim against

(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 the decedent's death; or

(2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

MICHAEL K. COLE Personal Representative

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

Estate No. 118548 (1-28,2-4,2-11) 138725

LEGALS

PRINCE GEORGE'S **COUNTY GOVERNMENT**

BOARD OF LICENSE

COMMISSIONERS **NOTICE OF**

PUBLIC HEARING NOTICE IS HEREBY GIVEN: Pursuant to the provisions of Section 4-406 of the Alcoholic Beverage Article a Protest against the 2020 -2021 Renewal of the Class A, Beer, Wine and Liquor License for t/a Chuck's Liquors has been filed. A for the following licensed establish-

t/a Chuck's Liquors Class A, Beer, Wine and Liquor License J and M Liquors, Inc. 3416 Rhode Island Avenue Mt. Rainier, 20712 Marlwinderpal Singh Randhawa, President/Secretary/Treasurer Mohinder Singh, Vice President

A virtual hearing will be held via Zoom at 7:00 p.m., Wednesday, February 10, 2021. To attend, the link to the virtual hearing will be available one week prior on the BOLC's website http://bolc.mypgc.us or you may email <u>BLC@co.pg.md.us</u> to request the link. Additional information may be obtained by contacting out at 301-583-9980.

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: Terence Sheppard Director January 14, 2021

(1-28,2-4)<u>138729</u>

LEGALS

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND BEFORE THE REGISTER

OF WILLS IN THE ESTATE OF: JAMES M WILSON **ESTATE NO: 114077**

PUBLIC NOTICE TO CAVEAT

TO ALL PERSONS INTERESTED IN THE ABOVE ESTATE:

Notice is given that a petition to caveat has been filed by Byron M. Wilson, 5440 Marinelli Road #314, Rockville, MD 20852, son, challenging the will and/or codicil dated October 8, 2018. You may obtain from the Register of Wills the date and time of any hearing on this mat-

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY Upper Marlboro, MD 20773

138768

(2-4,2-11)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED IN THE ESTATE OF BEATRICE A. WALKER

Notice is given that Jocelyn P. King, whose address is 403 71st Street, Seat Pleasant, MD 20743, was on November 16, 2020 appointed Personal Representative of the estate of Beatrice A. Walker who died on June 24, 2020 with 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 (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 16th day of May, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register of Wills with a copy to the under-signed 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 the

decedent's death; or (2) Two months 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 claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

A claim not presented or filed on or before that date, or any extension provided by law, is unenforceable thereafter. Claim forms may be obtained from the Register of Wills.

JOCELYN P. KING Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY UPPER MARLBORO, MD 20773-1729

(1-28,2-4,2-11)138724 PRINCE GEORGE'S COUNTY

Estate No. 117982

GOVERNMENT Board of License Commissioners

(Liquor Control Board) **REGULAR SESSION**

FEBRUARY 10, 2021 1.t/a Capital Liquors, Class A, Beer, Wine and Liquor, 5950 Martin Luther King Highway, Seat Pleasant, 20743 - Request for a Drive-Thru Window. Licensee is represented by Linda Carter, Es-

2. Monzurul Islam, President, M & P Investment, Inc., t/a Lee's Deli **Mini Mart,** 5400 Marlboro Pike, Forestville, 20747, Class D, Beer and Wine, is summonsed to show cause for an alleged violation of Section 26-2102 of the Alcoholic Beverage Article of the Annotated Code and Rule 26 of the Rules and Regulations for Prince George's County, to wit; That on or about May 7, 2019 a transfer application for a Class D, Beer and Wine was filed, that on or about July 23, 2019 approval by the Board was granted to the issuance of the license; the license has not been placed in operation after six months following approval being granted. The current license holder has an outstanding balance with the BOLC. Continued from December 9, 2020 & January 13,

A virtual hearing will be held via Zoom at 7:00 p.m., Wednesday, February 10, 2021. To attend, the link to the virtual hearing will be available one week prior on the website http://bolc.mypgc.us or you may email <u>BLC@co.pg.md.us</u> to request the link. Additional information may be obtained by contacting out

at 301-583-9980. BOARD OF LICENSE COMMISSIONERS

Attest: Terence Sheppard Director January 22, 2021

(1-28,2-4)138728

THE

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Fax

301-627-6260

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A SUMMARY OF HYATTSVILLE CHARTER AMENDMENT RESOLUTION 2021-01 -CANDIDATE FOR OFFICE REGISTRATION DEADLINE

Notice is hereby given by the City Council of the City of Hyattsville, a municipal corporation of the State of Maryland, that the Council passed and adopted Charter Amendment Resolution 2021-01 – Candidate for Office Registration Deadline on January 19, 2021. The title of the Resolution which constitutes a fair summary of the amendment to the City Charter, is as follows:

A resolution of the Mayor and City Council of the City of Hyattsville, Maryland, adopted pursuant to the authority of Article XI-E of the Constitution of Maryland and Title 4, Subtitle 3 of the Local Government Article of the Annotated Code of Maryland (2013 Edition, as amended), to amend the Charter of the said City, said Charter being a part of the public local laws of Maryland (1963 Edition, as amended), which Article contains in whole or in part the Charter of the City of Hyattsville, Maryland, whereby the Mayor and City Council seek to amend the City Charter to alter the last day candidates for office may register.

The Charter Amendment Resolution will become effective March 10, 2021, subject to the provisions of Title 4, Subtitle 3 of the Local Government Article of the Annotated Code of Maryland regarding the right of the qualified voters of the City to petition the proposed amendments to referendum on or before February 28, 2021. The Charter Amendment Resolution shall be posted and available for inspection at the City Municipal Building, 4310 Gallatin Street, Hyattsville, Maryland 20781.

Additionally, to obtain Hyattsville Charter Amendment Resolution 2021-01 Candidate of Office Registration Deadline in its entirety contact Laura Reams, City Clerk, at (301) 985-5009 or go to www.hyattsville.org.

The City Council of Hyattsville

138685 (1-21,1-28,2-4,2-11)

NEW CARROLLTON CHARTER AMENDMENT **RESOLUTION 21-01**

Notice is hereby given by the City Council of the City of New Carrollton, a municipal corporation of the State of Maryland, that the City Council adopted Charter Amendment Resolution 21-01, a resolution amending the Charter of the City of New Carrollton, § C-7 "Elections, " Subsection A "Conduct and Procedure" to authorize the City to conduct vote by mail elections at any election and to remove the reference to annual elections (the "Resolution") on January 6, 2021. The title of the Resolution, which constitutes a fair summary of the amendment of the City Charter, is as follows:

CHARTER AMENDMENT RESOLUTION OF THE CITY COUNCIL OF NEW CARROLLTON AMENDING THE CHARTER OF THE CITY OF NEW CARROLLTON, § C-7 "ELECTIONS," SUBSECTION A "CONDUCT AND PROCEDURE" TO AUTHORIZE THE CITY TO CONDUCT VOTE BY MAIL ELECTIONS AT ANY ELECTION AND TO REMOVE THE REFER-**ENCE TO ANNUAL ELECTIONS**

The Resolution will become effective on Thursday, February 25, 2021, subject to the provisions of Division II, Title 4, Subtitle 3 of the Local Government Article of the Annotated Code of Maryland regarding the right of the qualified voters of the City to petition the proposed amendments to referendum on or before Tuesday, February 15, 2021. The Resolution shall be posted and available for inspection through February 15, 2021, at the City Municipal Center which is located at 6016 Princess Garden Parkway, New Carrollton, Maryland 20784.

Additionally, to obtain New Carrollton Charter Amendment Resolution 21-01 in its entirety contact Doug Barber, City Clerk at (301) 459-6100 or by email at dbarber@newcarrolltonmd.gov.

The New Carrollton Charter Amendment Resolution 21-01 is also posted on the City of New Carrollton website:

newcarrolltonmd.gov/government/ordinances and resolutions.

The City Council of New Carrollton

(1-14,1-21,1-28,2-4)

A SUMMARY OF HYATTSVILLE ORDINANCE 2021-01 -CANDIDATE FOR OFFICE REGISTRATION DEADLINE

Notice is hereby given by the City Council of the City of Hyattsville, a municipal corporation of the State of Maryland, that the Council passed and adopted Ordinance 2021-01 - Candidate for Office Registration Deadline on Monday, February 1, 2021. The title of the Ordinance which constitutes a fair summary, is as follows:

An ordinance whereby the City Council amends Chapter 8 of the Hyattsville Code to change the day by which candidates for office are required to register as candidates.

The Ordinance is effective on February 21, 2021. The Ordinance is posted and available for inspection at the City Municipal Building, 4310 Gallatin Street, Hyattsville, Maryland 20781. Additionally, to obtain Hyattsville Ordinance 2021-01- Candidate for Office Registration Deadline in its entirety contact Laura Reams, City Clerk, at (301) 985-5009 or go to www.hyattsville.org.

The City Council of Hyattsville 138769

(2-4,2-11)

PUBLIC NOTICE

CHARTER RESOLUTION NO. 172

This is to give notice that the above resolution amending the City of Laurel Charter was adopted by the Mayor and City Council on the 11th day of Ianuary 2021. This amendment shall become effective on the 2nd day of March, 2021 unless on or before the 19th day of February, 2021 a Petition for Referendum on this Charter Resolution is filed in writing with the Mayor or City Administrator by 5:00 p.m. meeting the requirements of Article 23A of the Annotated Code of Maryland.

ARTICLE 600. REGISTRATION AND ELECTIONS

Sec. 601. Voter registration Sec. 602 Election of mayor and councilmembers

Sec. 603 Polling places Sec. 604 Election equipment

Sec. 605 Voting procedure

Sec. 606 Counting ballots

Sec. 607 Returns Sec. 608 Certification of election

Sec. 609 Failure to elect; runoff elections Sec. 610 Absentee ballots

Sec. 610A Write in ballots Sec. 611 Other laws

Sec. 612 Recall procedures Sec. 613 Grounds for recall

Sec. 614 Ward Boundaries Sec. 615 Referenda

Sec. 616 Advisory referenda

ARTICLE 600. REGISTRATION AND ELECTIONS

Sec. 601 Voters and Registration Sec. 602 Election of Mayor and Councilmembers

Sec. 603 Ward Boundaries Sec. 604 Polling Places

Sec. 605 Voting Procedures Sec. 606 Same Day Registration

Sec. 607 Vote-by-Mail Ballots

Sec. 608 Electioneering

Sec. 609 Election Equipment and Sample Ballots Sec. 610 Compliance with Eligibility Requirements, Attendance, Recall,

Disqualification and Suspension of Elected Officials Sec. 611 Recall of Elected Official

Sec. 612 Grounds for Recall of Elected Official

Sec. 613 Suspension of Elected Officials

Sec. 614 Referenda

Sec. 615 Advisory Referenda

Sec. 616 Adoption and Incorporation of State Law Provisions Sec. 617 Extraordinary Powers – Civil Emergency

A copy of the full text can be obtained by contacting the Office of the Clerk to the City Council Kimberley Rau at <u>krau@laurel.md.us</u> and is posted on the City's website at www.cityoflaurel.org.

Kimberley A. Rau, MMC

138731

Clerk to the Council

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

6301 Hil Mar Drive, Unit 1, District Heights, MD 20747-4021

By virtue of the power and authority contained in a Deed of Trust from AUDREY S. PEAY, dated February 18, 2009 and recorded in Liber 30411 at Folio 075 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 of the Duvall Wing of the Prince George's County Courthouse Complex, Upper Marlboro, Maryland on

TUESDAY, FEBRUARY 9, 2021 AT 9:20 A.M.

all that property described in said Deed of Trust as follows:

Building No 4, Unit No 4-1 of the "Westwood Park Condominium", according to the Declaration of Condominium dated January 6, 2006 and recorded January 17, 2006 in Liber 24035, folio 595, amended and restated Declaration of Condominium dated January 31, 2006 and recorded February 1, 2006 in Liber 24213, folio 660, among the Land Records of Prince George's County, Maryland, and any recorded amendments thereto as of the date hereof, and as per plat of Condominium Subdivision recorded in Condominium Plat Book 210 at Plat Nos 25 et seq, amended and restated in Condominium Plat Book 210 at Plat No 42 et seq, further amended and restated in Condominium Plat Book REP216 at Plat Nos 26 through 34, and any and all subsequent amendments and supplements to the Declaration of Condominium recorded

Which has the mailing address of 6301 Hil Mar Drive #1, Districht Heights, Maryland 20747

TAX I D 06-3817533

Said property is improved by A Dwelling and Is SOLD IN "AS IS CONDITION

TERMS OF SALE: A deposit of \$18,000.00 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 4.125% 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 pur-

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 Inon refund of the denceit the pure 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

138679 (1-21,1-28,2-4)

LEGALS

COUNTY EXECUTIVE HEARING

THE COUNTY EXECUTIVE OF PRINCE GEORGE'S COUNTY, MARYLAND NOTICE OF PUBLIC HEARING ON PROPOSED FISCAL YEAR 2022 BUDGET

The County Executive of Prince George's County, Maryland hereby gives notice of her intent to hold a public hearing to receive citizen testimony on proposed budgetary policies and programs, as required by Article 8, Section 804 of the County Charter.

The Public Hearing on this proposal will be held on:

Tuesday, February 9, 2021 6:00 PM - 8:00 PM **ZOOM MEETING**

- Link: https://mypgc.zoom.us/j/84539493939
- **Phone:** +1 301 715 8592 or 877 853 5247 (Toll Free)
- Passcode: 202129

138755

(1-28.2-4.2-11.2-18)

• Meeting ID: 845 3949 3939

When logging into the Budget Hearing on Zoom, please ensure your screen name matches the name you use to register here to organizers can identify and allow you to speak.

The County Executive encourages the involvement and participation of individuals with disabilities in its programs, services and activities. Reasonable Accommodations will be available to meet the Americans with Disabilities Act.

Persons wishing to testify can register online at $\underline{\text{https://www.prince-georgescountymd.gov/2404/Budget-Listening-Sessions}}$ by telephone (301-952-5140) or email (OMB@co.pg.md.us) for placement on the advanced speakers list. Time limitations of three minutes for all speakers will be imposed. There may be only one speaker per organization. Written testimony will be accepted in lieu of, or in addition to, oral comments. Written testimony can be emailed to OMB@co.pg.md.us.

BY ORDER OF THE PRINCE GEORGE'S COUNTY EXECUTIVE

ANGELA D. ALSOBROOKS **County Executive**

LEGALS

PUBLIC NOTICE **CHARTER RESOLUTION NO. 173**

This is to give notice that the above resolution amending the City of Laurel Charter was adopted by the Mayor and City Council on the 11th day of January 2021. This amendment shall become effective on the 2nd day of March, 2021 unless on or before the 19th day of February, 2021 a Petition for Referendum on this Charter Resolution is filed in writing with the Mayor or City Administrator by 5:00 p.m. meeting the requirements of Article 23A of the Annotated Code of Maryland.

CHARTER AMENDMENT NO. 1:

Sec. 401. - City Administrator - Chief Administrative Officer (CAO).

There shall be a City Administrator <u>– Chief Administrative Officer (CAO)</u> appointed by the Mayor, subject to the confirmation of the City Council. His or her compensation shall be determined by the [city council] Mayor through the City's adopted operating budget. The City Administrator shall be the Chief Administrative Officer (\underline{CAO}) of the City and shall devote his or her full time and attention to [his or her] the duties and responsibilities of the office. The administrative powers of the City, except as otherwise provided by this Charter, shall be exercised by the City Administrator- Chief Administrative Officer (CAO) under the direct supervision of the Mayor. The City Administrator shall serve at the pleasure of the Mayor.

CHARTER AMENDMENT NO. 2:

Sec. 403. - Deputy City Administrator - Chief Operations Officer (COO).

- [The Mayor shall be authorized to appoint a] There shall be a Deputy City Administrator <u>- Chief Operations Officer (COO)</u> appointed by the Mayor, subject to the confirmation of the City Council. His or her compensation shall be determined by the [city council] Mayor through the City's adopted operating budget. The Deputy City Administrator- Chief Operations Officer (COO) shall serve at the pleasure of the Mayor and shall devote full time and attention to [his or her] the duties and
- responsibilities of the office. (b) The duties of the Deputy City Administrator <u>— Chief</u>
 <u>Operations Officer (COO)</u> shall be as directed by the [mayor and city council] City Administrator. The Deputy City Administrator Chief Operations Officer (COO), in the absence of the City Administrator, shall have such powers and duties of the City Administrator as may be directed by the Mayor.

CHARTER AMENDMENT NO. 3:

Sec. 410. - Director of Budget and Personnel Services - [Appointment; chief financial officer.] Chief Financial Officer (CFO).

There shall be a Director of Budget and Personnel Services-Chief Financial Officer (<u>CFO</u>) appointed by the Mayor, subject to the confirmation of the City Council. His or her compensation shall be determined by the [city council] Mayor through the City's adopted operating budget. The Director of Budget and Personnel Services shall be the Chief Financial Officer (CFO) of the City and shall devote his or her full time and attention to [his or her] the duties as assigned and provided for in the City Code. The financial powers of the City, except as otherwise provided by this Charter or the City Code, shall be exercised by the Director of Budget and Personnel Services under the direct supervision of the City Administrator. The Director of Budget and Personnel Services-Chief Financial Officer (CFO) shall serve at the pleasure of the Mayor.

CHARTER AMENDMENT NO. 4:

Sec. 440. – [Police chief] Chief of Police.

[Appointment. There shall be appointed by the mayor, subject to the confirmation of the city council, one person as chief of police.] There shall be a Chief of Police appointed by the Mayor, subject to the confirmation of the City Council. His or her compensation shall be determined by the Mayor through the City's adopted operating budget. The Chief of Police shall devote his or her full time and attention to the duties and responsibilities of the Police Department, and shall be responsible, under the direction of the City Administrator, for organizing, supervising and administering the department. The Chief of Police shall serve at the pleasure of the Mayor.

CHARTER AMENDMENT NO. 5:

Sec. 467. – Director of the Department of Communications.

- (a) There shall be a Director of the Department of Communications appointed by the Mayor, subject to the confirmation of the City Council. His or her compensation shall be determined by the Mayor, through the City's adopted operating budget. The Director of the Department of Communications shall serve at the pleasure of the Mayor and shall devote his or her full time and attention to the duties and responsibilities of the department.
- The Director of the Department of Communications shall be responsible, under the direction of the City Administrator, for organizing, supervising and administering the department.

CHARTER AMENDMENT NO. 6:

Sec. 468. - Director of the Department of Information Technology - Chief Information Officer (CIO).

- There shall be a Director of the Department of Information Technology - Chief Information Officer (CIO) appointed by the Mayor, subject to the confirmation of the City Council. His or her compensation shall be determined by the Mayor through the City's adopted operating budget. The Director of the <u>Department of Information Technology – Chief Information</u> Officer (CIO) shall serve at the pleasure of the Mayor and shall devote his or her full time and attention to the duties and responsibilities of the department.
 The Director of the Department of Information Technology —
- Chief Information Officer (CIO) shall be responsible, under the direction of the City Administrator, for organizing, supervising and administering the department.

A copy of the full text can be obtained by contacting the Office of the Clerk to the City Council Kimberley Rau at krau@laurel.md.us and is posted on the City's website at <u>www.cityoflaurel.org</u>.

Kimberley A. Rau, MMC Clerk to the Council

138732 (1-28,2-4,2-11,2-18)

LEGALS

TOWN OF COLMAR MANOR **PUBLIC HEARING**

The Town of Colmar Manor will hold a Public Hearing for the purpose of receiving public comment on the proposed ordinance described below on February 9, 2021 at 7:00 p.m. via Zoom. To participate, you may join by phone at 301-715-8592 or join by web at https://us02web.zoom.us/j/89043083784?pwd=R0psWXkrem1EcGVKakFjT2xSYWVyQT09 at the scheduled date and time and use Meeting ID: 890 4308 3784 & Passcode: 3611. If you have any questions please call the Town Hall at 301-277-4920. To view the full ordinance please visit www.colmarmanor.org.

An Emergency Ordinance for the purpose of preserving peace and good order, to secure persons and property from danger and destruction and to protect the health, comfort and convenience of the residents of the Town of Colmar Manor, and upon the report of the Chief of Police to regulate the hours of operation and closure of businesses and commercial establishments in the Town to which the public is invited, in order to curtail crime, noise, inconvenience, disturbance and public nuisance and to protect the safety and welfare of the employees and patrons of such businesses and establishments and of persons living in proximity to such businesses and establishments, and to enhance the quality of life for Town residents by establishing hours of operation for businesses in the Town of Colmar Manor and providing for the enforcement therefore and establishing penalties for the violation thereof.

(2-4)138771 (2-4)

THIS IS A COURT ORDER. IF YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-PLAIN IT TO YOU.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND SITTING AS A JÚ-VENILE COURT

IN RE: GUARDIANSHIP OF: LOLA D.

> Respondent TPR 20-0013 CROSS-REFERENCE WITH: CINA 19-0240

NOTICE BY PUBLICATION TO

To: Michelle Lee Doyle, Natural

You are hereby notified that a guardianship case has been filed in the Circuit Court for Prince George's County, Maryland, case number TPR 20-0013. All persons who believe themselves to be the parent of a female child born on the 24th day of December, 2019 at Southern Maryland Hospital in Clinton, Maryland, to Michelle Lee Doyle, natural mother, date of birth is April 3, 1987 and John Doe, puta-tive father, date of birth unknown shall file a written response. A copy of the Show Cause Order may be obtained from the Juvenile Clerk's Office at 14735 Main Street, Room D1033, Upper Marlboro, Maryland 20772, Telephone Number: 301-952-5087. If you do not file a written objection by March 6, 2021 you will have agreed to the permanent loss of your parental rights to this child.

Karen H. Mason Associate Judge Seventh Judicial Circuit

(2-4)

THIS IS A COURT ORDER. IF YOU DO NOT UNDERSTAND WHAT THE ORDER SAYS, BE SURE TO HAVE SOMEONE EX-PLAIN IT TO YOU.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND SITTING AS A JU-VENILE COURT

IN RE: GUARDIANSHIP OF: LOLA D.

> Respondent TPR 20-0013

CROSS-REFERENCE WITH: CINA 19-0240

NOTICE BY PUBLICATION TO PUTATIVE FATHER

To: JOHN DOE, Putative Father

You are hereby notified that a guardianship case has been filed in the Circuit Court for Prince George's County, Maryland, case number TPR 19-0240. All persons who believe themselves to be the parent of a female child born on the 24th, day of December, 2019 at Southern Maryland Hospital in Clinton, Maryland, to Michelle Lee Doyle, natural mother, date of birth is April 3, 1987 and John Doe, putative father, date of birth unknown shall file a written response. A copy of the Show Cause Order may be obtained from the Juvenile Clerk's Office at 14735 Main Street, Room D1033, Upper Marlboro, Maryland 20772, Telephone Number: 301-952-5087. If you do not file a written objection by March 6, 2021 you will have agreed to the permanent loss of your parental rights to this child.

> Karen H. Mason Associate Judge Seventh Judicial Circuit

138760 (2-4)

LEGALS

NOTICE

IN THE MATTER OF: Nicole Marie Brown

FOR THE CHANGE OF NAME TO:

Nicole Marie Mansfield In the Circuit Court for Prince George's County, Maryland

Case No. CAE 21-00398 A petition has been filed to change

the name of Nicole Marie Brown to Nicole Marie Mansfield. The latest day by which an objec-

tion to the petition may be filed is February 23, 2021.

Mahasin El Amin Clerk of the Circuit Court for Prince George's County, Maryland

NOTICE

IN THE MATTER OF: Ann Marie Lynsen

FOR THE CHANGE OF **Enfys Journey Book**

In the Circuit Court for Prince George's County, Maryland

Case No. CAE 21-01216 A petition has been filed to change

the name of Ann Marie Lynsen to Enfys Journey Book.

The latest day by which an objection to the petition may be filed is February 23, 2021.

Mahasin El Amin Clerk of the Circuit Court for Prince George's County, Maryland

138746

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

LEGALS

CARRIE M. WARD, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852

NOTICE

Substitute Trustees/

DAVID B. SHAHAN (DECEASED) 7005 Adelphi Road University Park, MD 20782

Defendant(s).

In the Circuit Court for Prince George's County, Maryland Case No. CAEF 20-12979

Notice is hereby given this 25th day of January, 2021, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 7005 Adelphi Road, University Park, MD 20782, made and reported by the Substi-tute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 25th day of February, 2021, provided a copy of this NO-TICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 25th day of Febru-

The report states the purchase price at the Foreclosure sale to be \$386,000.00.

MAHASIN EL AMIN Clerk, Circuit Court for Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk

(2-4,2-11,2-18)

NOTICE

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

Plaintiffs

Monica L. Randall and Estate of Kenneth E. Bush Defendants

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY,

MARYLAND CIVIL NO. CAEF 20-00047

ORDERED, this 29th day of January, 2021 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 506 Clovis Avenue, Capitol Heights, Maryland 20743 men-tioned in these proceedings, made and reported by Laura H.G. O'Sul-livan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 1st day of March, 2021 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 1st day of March, 2021, next.

The report states the amount of sale to be \$115,000.00. MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk

(2-4,2-11,2-18)

LEGALS

NOTICE

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

Substitute Trustees, Plaintiffs

Shirley C. Bowman

AND Charles D. Bowman

12035 Birchview Drive

Clinton, MD 20735

Defendants

In the Circuit Court for Prince George's County, Maryland Case No. CAEF 19-33447

Notice is hereby given this 25th day of January, 2021, 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 25th day of February, 2021, 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 25th day of

February, 2021. The Report of Sale states the amount of the foreclosure sale price to be \$290,000.00. The property sold herein is known as 12035 Birchview Drive, Clinton, MD 20735.

MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk (2-4,2-11,2-18)

NOTICE

In the Circuit Court for

Prince George's County, Maryland

Case No. CAE 21-00423

A petition has been filed to change

the name of Ashia Ignacio Brown to

The latest day by which an objec-

tion to the petition may be filed is February 23, 2021.

Mahasin El Amin Clerk of the Circuit Court for Prince George's County, Maryland

NOTICE

In the Circuit Court for

Prince George's County, Maryland

Case No. CAE 21-00431

A petition has been filed to

change the name of DeMaris Elizabeth Trapp to DeMaris Eliz-

The latest day by which an objec-

tion to the petition may be filed is February 23, 2021.

Mahasin El Amin

Clerk of the Circuit Court for

Prince George's County, Maryland

IN THE MATTER OF:

DeMaris Elizabeth Trapp

FOR THE CHANGE OF

abeth Adeusi.

DeMaris Elizabeth Adeusi

IN THE MATTER OF:

Ashia Ignacio Brown

FOR THE CHANGE OF

Aiko Ignacio Brown

Aiko Ignacio Brown.

NAME TO:

NOTICE

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

Substitute Trustees, **Plaintiffs**

Defendant

138691

Nathaniel Risch, Personal Representative for the Estate of Michelle D. Spence

4336 Applegate Lane Unit#3 Suitland, MD 20746

In the Circuit Court for Prince George's County, Maryland Case No. CAEF 20-16679

Notice is hereby given this 25th day of January, 2021, 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 25th day of February, 2021, 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 25th day of February, 2021.

The Report of Sale states the amount of the foreclosure sale price to be \$177,000.00. The property sold herein is known as 4336 Applegate Lane Unit#3, Suitland, MD 20746.

MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk (2-4,2-11,2-18)138737

NOTICE

In the Circuit Court for

Prince George's County, Maryland

Case No. CAE 20-16975

A petition has been filed to change

The latest day by which an objec-

tion to the petition may be filed is February 23, 2021.

Mahasin El Amin

Clerk of the Circuit Court for

Prince George's County, Maryland

NOTICE

the name of Dawnetta Patrice Underwood to Akari Nozomi Ja-

Dawnetta Patrice Underwood

IN THE MATTER OF:

FOR THE CHANGE OF

NAME TO: **Akari Nozomi Jacobs**

LEGALS

LEGALS

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

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

1126 BOOKER DR. CAPITOL HEIGHTS, MD 20743

Under a power of sale contained in a certain Deed of Trust dated October

1, 2015, recorded in Liber 37801, Folio 517 among the Land Records of Prince George's County, MD, with an original principal balance of \$152,000.00, 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.),

FEBRUARY 9, 2021 AT 11:15 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings

or improvements thereon located in Prince George's County, MD and more

The property, and any improvements thereon, will be sold in an "as is" condition and subject to conditions, restrictions and agreements of record af-

Terms of Sale: A deposit of \$15,000 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 pur-

chase 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private

charges or assessments, to the extent such amounts survive foreclosure sale. including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and

recordation taxes shall be paid by Purchaser. The purchaser shall be respon-

sible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the

purchaser from the date of sale. 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 which the the transmission of which the transmission of the status of the loan servicer including, but not limited to, determination of which the transmission of the status of the status

mination 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. BIDDERS ARE STRONGLY ENCOURAGED TO FOLLOW CDC GUIDANCE AND WEAR A COVER OVER BOTH NOSE AND MOUTH AND PRACTICE SOCIAL DISTANCING AT THE AUCTION. (Matter No. 339342-1)

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

www.alexcooper.com

(1-21,1-28,2-4)

fully described in the aforesaid Deed of Trust.

fecting the same, if any, and with no warranty of any kind.

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

5609 DUCHAINE DR. LANHAM, MD 20706

Under a power of sale contained in a certain Deed of Trust dated May 13, 2010, recorded in Liber 31785, Folio 429 among the Land Records of Prince George's County, MD, with an original principal balance of \$238,349.00, 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 located on Main St.), on

FEBRUARY 9, 2021 AT 11:17 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 \$21,000 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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, deterstatus 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 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. BIDDERS ARE STRONGLY ENCOURAGED TO FOLLOW CDC GUIDANCE AND WEAR A COVER OVER BOTH NOSE AND MOUTH AND PRACTICE SOCIAL DISTANCING AT THE AUCTION. (Matter No. 341183-1)

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 www.alexcooper.com

138693 (1-21,1-28,2-4)

IN THE MATTER OF:

Barbara Ann West FOR THE CHANGE OF

<u>138739</u>

Barbara Ann West-Kendrick

In the Circuit Court for

Prince George's County, Maryland Case No. CAE 20-19405

A petition has been filed to change the name of Barbara Ann West to Barbara Ann

The latest day by which an objection to the petition may be filed is February 23, 2021.

Clerk of the Circuit Court for

West-Kendrick.

Mahasin El Amin

Prince George's County, Maryland

BWW LAW GROUP, LLC 6003 Executive Boulevard, Suite 101 Rockville, MD 20852

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY AND ANY IMPROVEMENTS THEREON

3505 BURLEIGH DR. BOWIE, MD 20721

Under a power of sale contained in a certain Deed of Trust dated January 22, 2010, recorded in Liber 31388, Folio 325 among the Land Records of Prince George's County, MD, with an original principal balance of \$292,022.00, 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

FEBRUARY 23, 2021 AT 11:05 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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 relumn of the deposit without interest. If purchaser fails to settle within ten days of ratification, subject to order of court, purchaser agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be the return of the deposit without interest. Bid purchaser shall n

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 www.alexcooper.com

138751 (2-4,2-11,2-18)

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

10404 TWIN KNOLL WAY UPPER MARLBORO, MD 20772

Under a power of sale contained in a certain Deed of Trust dated August 10, 2006, recorded in Liber 26025, Folio 48 among the Land Records of Prince George's County, MD, with an original principal balance of \$408,000.00, 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.),

FEBRUARY 23, 2021 AT 11:06 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 \$33,000 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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 li

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 www.alexcooper.com

138752 (2-4,2-11,2-18)

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

15718 PILLER LA. BOWIE, MD 20716

Under a power of sale contained in a certain Deed of Trust dated July 22, 2005, recorded in Liber 23201, Folio 155 among the Land Records of Prince George's County, MD, with an original principal balance of \$200,000.00, 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

FEBRUARY 23, 2021 AT 11:07 AM

ALL THAT FEE SIMPLE LOT OF GROUND, together with any buildings or improvements thereon located 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 \$14,000 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 all real property taxes, including agricultural taxes, if applicable, and any and all public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer, ground rent and front foot benefit charges, to be adjusted to date of sale and thereafter assumed by purchaser. Purchaser is responsible for any recapture of homestead tax credit. All transfer taxes and recordation taxes shall be paid by Purchaser. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. 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 li

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 www.alexcooper.com

LEGALS

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 the 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 anytime 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: 02/21/2021

Please contact the Revenue Authority of Prince George's County at: 301-772-2060.

ALLEYCAT TOWING & RECOVERY 5110 BUCHANAN ST EDMONSTON, MD 20781 301-864-0323

2000 ACURA	INTEGRA	VA	9291XB	JH4DB7655YS001392
2004 KIA	SPECTRA	GA	RQF2695	KNAFE121445011483
2006 NISSAN	ALTIMA	VA	UPT9503	1N4AL11D86N399227
2002 HONDA	ODYSSEY			2HKRL18062H514126
1999 LEXUS	ES300	MD	43977CH	JT8BF22G0V5011747
2017 TOYOTA	CAMRY	MD	131599T	4T1BF1FK0HU274028

CHARLEY'S CRANE SERVICE 8913 OLD ARDMORE RD LANDOVER, MD 207850 Phone: 301-773-7670

 2008
 LEXUS
 IS
 VA
 UGL4752
 JTHCK262485025993

 2000
 SUBARU
 LEGACY
 4S3BH675XY7657574

 2005
 GMC
 SAVANA
 VA
 ULJ4284
 1GDJG31U151158394

JD TOWING 2817 RITCHIE ROAD FORESTVILLE MD 20747 301-967-0739

2015	FORD	F150	VA	741422	1FTRF12W75NB42918
2018	FORD	ESCORT	MD	6DL2425	MAJ3P1TE4JC165965
2014	MADA	3	MD	7DB4452	JM1BM1U77E1185949
2004	TOYOTA	COROLLA	MD	7EA3393	2T1KR32E64C174627
		MATRIX			
2001	CHEVROLE	ΓMONTE	VA	UXM8594	2G1WX15K519201849
		CARLO			
1998	TOYOTA	CAMRY	MD	3DH3143	4T1BG22K4WU381945
1996	MAZDA	PROTÉGÉ	VA	UGS5767	IM1BB1411T0304065

MCDONALD TOWING 2917 52ND AVENUE HYATTSVILLE MD 20781 301-864-4133

 1999
 LEXUS
 GS300
 MD
 LZT198
 JT8BD68S4X0079929

 2009
 BMW
 328I
 DC
 FH3224
 WBAWB33509P138121

LEGALS

COUNTY COUNCIL HEARINGS

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND NOTICE OF PUBLIC HEARINGS

TUESDAY, FEBRUARY 16, 2021
VIRTUAL MEETING
VIEW USING THE LINK PROVIDED AT:
https://pgccouncil.us/LIVE

11:30 A.M.

Notice is hereby given that on Tuesday, February 16, 2021, the County Council of Prince George's County, Maryland, will hold the following public hearing:

CR-005-2021 - A RESOLUTION CONCERNING MARYLAND-NA-TIONAL CAPITAL PARK AND PLANNING COMMISSION for the purpose of making certain appropriations and amendments to the Prince George's County portion of the Maryland-National Capital Park and Planning Commission (the "Commission") Fiscal Year 2021 operating and capital budgets as provided pursuant to the provisions of the Land Use Article of the Annotated Code of Maryland, as amended ("Land Use Article").

Given the current state of the novel coronavirus (COVID-19) pandemic, and under the Governor's "Proclamation and Declaration of State of Emergency and Existence of Catastrophic Health Emergency – COVID-19," as amended, and the Prince George's County State of Emergency Declaration, as amended, the County Council is operating under emergency procedures.

The Prince George's County Council will meet virtually until further notice; however, public testimony is encouraged. To register to speak or submit comments or written testimony please use the Council's eComment portal at: https://pgccouncil.us/Speak. Please note, that written testimony or comments will be accepted in electronic format, rather than by U.S. mail. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-5178.

Registration should be completed by 3:00 p.m. on the day BEFORE the meeting. Testimony and comments will not be accepted via social media or by telephone/voice mail message.

These policies are in effect until further notice. Any future changes to them will be communicated on the County Council website, County Council social media channels, via Alert Prince George's, and will be shared with the press via a press release.

BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND Calvin S. Hawkins, II, Chair

ATTEST: Donna J. Brown Clerk of the Council

Clerk of the Council

<u>138800</u> (2-4,2-11)

The Prince George's Post

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ADVERTISE!

Call Brenda Boice at 301-627-0900

LEGALS

The following vehicle(s) have been taken into custody by the Revenue Authority of Prince George's County Abandon Vehicle Unit for violation of County Code Section 26-162: Abandoned vehicles prohibited.

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: 02/21/2021

Please contact the Revenue Authority of Prince George's County at: 301-685-5358.

ALLEYCAT TOWING & RECOVERY 5110 BUCHANAN ST EDMONSTON, MD 20781 301-864-0323

1995	CHEVROLET	G-SERIES	PA	HH36238	1GBJG31N7SF126601
2000	JEEP	CHEROKEE			1J4FF48S3YL273976
1994	FORD	MUSTANG			1FALP4442RF218325
2005	CHEVROLET	EXPRESS			1GCHG35U851186934
2013	LOAD RITE	TRAIER			1PHCELS17D1012002
2004	NISSAN	QUEST			5N1BV28UX4N362273
2010	CHEVROLET	EQUINOX			2CNALPEW9A6297467
2012	NISSAN	ALTIMA			1N4AL2EP0CC149353
2008	NISSAN	ROUGE			JN8AS58T38W006981
2007	MAZDA	3	WV	596315	JM1BK323671620996
2008	AUDI	A6			WAUDH74FX8N006160
2001	CHEVROLET	TAHOE			1GNEK13ZX2J226678

CHARLEY'S CRANE SERVICE 8913 OLD ARDMORE RD LANDOVER, MD 20785 Phone: 301-773-7670

 2009
 TOYOTA
 COROLLA
 MD
 9BD8621
 JTDBL40E299036672

 2009
 CHEVROLET
 IMPALA
 2G1WS57M591287503

 1991
 CHEVROLET
 FORWARD
 MD
 2EB1341
 1GCKP32K1M3311106

JD TOWING 2817 RITCHIE RD FORESTVILLE, MD 20747 301-967-0739

2014 DODGE CARAVAN 2C4RDGCG3ER430387

MCDONALD TOWING 2917 52ND AVENUE HYATTSVILLE MD 20781 301-864-4133

 2002
 DODGE
 GRAND
 PA
 HRM0207
 2BG4P44302R685483

 CARAVAN

 2006
 NISSAN
 ALTIMA
 1N4AL11D36C253555

 2011
 CHEVROLET
 MALIBU
 1G1PH5S94B7202388

138753 (2-4,2-11,2-18) 138801 (2-4) 138802 (2-4)