

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES’ SALE OF IMPROVED REAL PROPERTY

**10102 KATHLEEN DRIVE
FORT WASHINGTON, MD 20744**

Under a power of sale contained in a certain Deed of Trust from Tonya Gary and John K. Gary dated September 15, 2006 and recorded in Liber 26735, Folio 194 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$356,400.00, and an original interest rate of 9.200, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner’s entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$37,500.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers’ attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers, and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
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(410) 825-2900 www.mid-atlanticauctioneers.com

89685 (1-3-1-10,1-17)

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600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES’ SALE OF IMPROVED REAL PROPERTY

**3331 HUNTLEY SQUARE DRIVE, UNIT B-1
TEMPLE HILLS, MD 20748**

Under a power of sale contained in a certain Deed of Trust from Angel Z. Smith aka Angel Z. Winters dated December 21, 2006 and recorded in Liber 27014, Folio 118 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$127,800.00, and an original interest rate of 8.950, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner’s entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 15, 2008 AT 11:07 AM.**

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

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

Terms of Sale: A deposit of \$13,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers’ attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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89676 (12-27,1-3,1-10)

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600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES’ SALE OF IMPROVED REAL PROPERTY

**12304 STAFFORD LANE
BOWIE, MD 20715**

Under a power of sale contained in a certain Deed of Trust from Gloria G. Ryan and Michael W. Ryan dated February 17, 2005 and recorded in Liber 21740, Folio 547 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$356,250.00, and an original interest rate of 9.500, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner’s entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:02 AM.**

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

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

Terms of Sale: A deposit of \$35,500.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers’ attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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89687 (1-3-1-10,1-17)

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Towson, MD 21204

SUBSTITUTE TRUSTEES’ SALE OF IMPROVED REAL PROPERTY

**11002 PELICAN DRIVE
UPPER MARLBORO, MD 20772**

Under a power of sale contained in a certain Deed of Trust from Michael Howcott, Sr. and Tammie Howcott dated December 10, 2004 and recorded in Liber 21374, Folio 239 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$360,900.00, and an original interest rate of 8.625, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner’s entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 15, 2008 AT 11:08 AM.**

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

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

Terms of Sale: A deposit of \$40,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers’ attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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Richard J. Rogers, and Ronald S. Deutsch, Substitute Trustees

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89677 (12-27,1-3,1-10)

LEGALS

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Towson, MD 21204

SUBSTITUTE TRUSTEES’ SALE OF IMPROVED REAL PROPERTY

**12754 MIDWOOD LANE
BOWIE, MD 20715**

Under a power of sale contained in a certain Deed of Trust from Shelly R. Statz dated June 9, 2006 and recorded in Liber 27100, Folio 553 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$177,300.00, and an original interest rate of 7.000, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner’s entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 15, 2008 AT 11:06 AM.**

ALL THAT FEE-SIMPLE LOT OF GROUND and the improvements thereon situated in Prince George’s County, MD and more fully described as follows:

All that certain piece, parcel or lot of land lying and being in the State of Maryland, County of Prince George’s, being shown and designated as Lot 138, Block 148, “Belair Town” as per plat recorded in Plat Book W.W.W. 68 at Plat 42 among the Land Records of Prince George’s County, Maryland.

This being the same property conveyed to Valerie Martin by Deed of Frederick Becker, Jr. and Marie C. Becker, dated August 3, 1983 and recorded August 5, 1983, in Liber 5736, Folio 211, among the Land Records of Prince George’s County, Maryland.

The property is improved by a dwelling.

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

Terms of Sale: A deposit of \$18,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers’ attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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89675 (12-27,1-3,1-10)

THE ORPHANS’ COURT FOR
PRINCE GEORGE’S COUNTY,
MARYLAND

**In the Matter of:
Fanta Conteh, Minor**

Guardianship No. GD-09616

ORDER OF PUBLICATION

A petition for the guardianship of the person of a minor child, namely **Fanta Conteh** an infant female born on March 15, 1999 at Conakry Guinea, West Africa to Mohamed Conteh and Florence Kamara, having been filed, it is this 27th day of December, 2007.

ORDERED, by the Orphan’s Court for Prince George’s County, Maryland, that the respondents, Mohamed Conteh and Florence Kamara, the natural parents of the aforementioned child, are hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondents as unknown. Respondents, Mohamed Conteh and Florence Kamara, are hereby notified to show cause on or before the 3rd day of March, 2008, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE’S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

89725 (1-3-1-10,1-17)

NOTICE

IN THE MATTER OF:
ENYA JAZARA-LEE WALLACE

FOR THE CHANGE OF
NAME TO:
ENYA JAZARA-LEE ARMSTRONG

**In the Circuit Court for
Prince George’s County, Maryland**
Case No. CAE 07-30623

A Petition has been filed to change the name of Enya Jazara-Lee Wallace (minor) to Enya Jazara-Lee Armstrong.

The latest day by which an objection to the Petition may be filed is January 31, 2008

Peggy Magee
Clerk of the Circuit Court for
Prince George’s County, Maryland
89826 (1-10)

THE ORPHANS’ COURT FOR
PRINCE GEORGE’S COUNTY,
MARYLAND

**In the Matter of:
Pauline A. Anasoh, Minor**

Guardianship No. GD-09641

ORDER OF PUBLICATION

A petition for the guardianship of the person of a minor child, namely **Pauline A. Anasoh** an infant female born on December 25, 1997 at Annapolis Medical Center, Annapolis, MD to Kathy W. Abdi-Anasoh and Sylvester Anasoh, having been filed, it is this 28th day of December, 2007.

ORDERED, by the Orphan’s Court for Prince George’s County, Maryland, that the respondent, Sylvester Anasoh, the natural father of the aforementioned child, is hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondent as unknown. Respondent, Sylvester Anasoh, is hereby notified to show cause on or before the 3rd day of March, 2008, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE’S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

89727 (1-3-1-10,1-17)

**THE PRINCE
GEORGE’S
POST**

Call 301-627-0900

Fax 301-627-6260

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**13829 WILLOUGHBY ROAD
UPPER MARLBORO, MD 20772**

Under a power of sale contained in a certain Deed of Trust from Frederick L. Simms and Samara A. Simms dated December 23, 2005 and recorded in Liber 23914, Folio 237 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$440,100.00, and an original interest rate of 6.850, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:04 AM.**

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

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

Terms of Sale: A deposit of \$46,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

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Attorneys at Law
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Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**3904 AYNOR DRIVE
BOWIE, MD 20721**

Under a power of sale contained in a certain Deed of Trust from Becky U. Unoarumhi dated November 29, 2005 and recorded in Liber 23594, Folio 216 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$378,400.00, and an original interest rate of 6.550, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:01 AM.**

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

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

Terms of Sale: A deposit of \$38,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

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

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204
(410) 825-2900 www.mid-atlanticauctioneers.com

89686 (1-3-1-10-1-17)

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**2513 WOODBERRY STREET
HYATTSVILLE, MD 20782**

Under a power of sale contained in a certain Deed of Trust from Walter E. Alvarez and Miladis Carmen Garcia-Alvarez dated November 8, 2006 and recorded in Liber 26796, Folio 0001 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$378,250.00, and an original interest rate of 7.300, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:05 AM.**

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

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

Terms of Sale: A deposit of \$40,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204
(410) 825-2900 www.mid-atlanticauctioneers.com

89690 (1-3-1-10-1-17)

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**12235 GUINEVERE ROAD
GLENN DALE, MD 20769**

Under a power of sale contained in a certain Deed of Trust from Aristides Aguilar and Wilfredo Mendez Guerra dated June 27, 2006 and recorded in Liber 25624, Folio 220 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$404,000.00, and an original interest rate of 7.500, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:03 AM.**

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

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

Terms of Sale: A deposit of \$43,500.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

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Towson, MD 21204
(410) 825-2900 www.mid-atlanticauctioneers.com

89688 (1-3-1-10-1-17)

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**4618 POWDER MILL ROAD
BELTSVILLE, MD 20705**

Under a power of sale contained in a certain Deed of Trust from Dina Cruz and Jorge Villalta dated November 28, 2006 and recorded in Liber 26985, Folio 98 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$348,000.00, and an original interest rate of 8.245, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:07 AM.**

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

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

Terms of Sale: A deposit of \$36,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
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Towson, MD 21204
(410) 825-2900 www.mid-atlanticauctioneers.com

89720 (1-3-1-10-1-17)

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SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

**Improved by premises known as
9802 Cone Court, Upper Marlboro, MD 20772**

By virtue of the power and authority contained in a Deed of Trust from Vernice L. Colley, dated October 21, 1998, and recorded in Liber 12615 at folio 543 among the Land Records of PRINCE GEORGES COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the entrance to the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), on

**JANUARY 15, 2008
AT 12:00 NOON**

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

Lot numbered Seven (7) in Block lettered "A" in the subdivision known as "ESTONIAN ESTATES" in Prince Georges County, Maryland, as per plat thereof recorded in Plat Book WWW 63 at Plat 20, one of the Land Records of said Prince Georges County, Maryland. Subject to all easements, restrictions and rights of way of record: specifically the Agreement contained in Liber 3628, folio 53.

The property is improved by a dwelling.

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

TERMS OF SALE: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$12,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 8% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, 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. The purchaser is responsible for any amount in excess of \$250.00 for outstanding water bills, if any, incurred prior to the date of sale. 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. Purchaser agrees to pay \$250.00 at settlement to the attorney for the Substitute Trustees, for review of settlement documents. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale.

**DEBORAH K. CURRAN, LAURA H. G. O'SULLIVAN,
STEPHANIE H. HURLEY AND MICHELLE M. LATTI**
Substitute Trustees, by virtue of an instrument recorded
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

89652 (12-27-1-3-1-10)

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LEGALS

THE ORPHANS’ COURT FOR PRINCE GEORGE’S COUNTY, MARYLAND

In the Matter of:
Adrian Johnson, Minor

Guardianship No. GD-09640

ORDER OF PUBLICATION

A petition for the guardianship of the person of a minor child, namely **Adrian Johnson** an infant male born on October 17, 2006 at Prince George’s Hospital, Cheverly, MD to **Adriane Johnson** and **Father Unknown**, having been filed, it is this 27th day of December, 2007.

ORDERED, by the Orphan’s Court for Prince George’s County, Maryland, that the respondent, **Father Unknown**, the natural father of the aforementioned child, is hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondent as unknown. Respondent, **Father Unknown**, is hereby notified to show cause on or before the 3rd day of March, 2008, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE’S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772
89726 (1-3,1-10,1-17)

MECHANIC’S LIEN SALE

Under and by virtue of Commercial Law, Section 16-207 of the Annotated Code of Maryland, the undersigned lienor will sell the following vehicles at public auction for storage, repairs, and other law-ful charges on:

**JANUARY 16, 2008
AT 10:00 A.M.**

J.B.A. Infiniti of Ellicott City
8594 Baltimore National Pike
Ellicott City, MD 21043
1999 INFINITI
VIN: JNRAR07Y6XW063648

Giant Auto Body
4125 Rhode Island Avenue
Hyattsville, MD 20783
2002 PLY
VIN: 2P4FP25B9YR514745

Automotive Hospital
1408 Ritchie Marlboro Rd.,Ste C8
Capital Heights, MD 20743
2005 HYUNDAI ALANTRA
VIN: KMHDN46D65U962500

Giant Auto Body
4125 Rhode Island Avenue
Hyattsville, MD 20783
2002 NISSAN SENTRA
VIN: 3N1CB51D82L641914

Sale to be held at:
J & M Auto
5921 Arbor Street
Hyattsville, MD 20781

Terms of Sale—CASH.
Lienor reserves the right to bid.

89684 (1-3,1-10)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF
JO ANN LEE BROWN

Notice is given that Linda McKeown, whose address is 3073 Buchanan St., #B2, Arlington, VA 22206 was on December 28, 2007 appointed personal representative of the estate of Jo Ann Lee Brown who died on December 18, 2007 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 28th day of June, 2008.

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.

LINDA MCKEOWN
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE’S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772
Estate No. 77824
89724 (1-3,1-10,1-17)

JEROME A. KUTA
Substitute Trustee
6423 Old Branch Avenue
Camp Springs, Maryland 20748
(301) 449-5530

**SUBSTITUTE TRUSTEE’S SALE
OF VALUABLE IMPROVED
AND UNIMPROVED REAL
ESTATE**

Premises known as 13900 Resin Court, Bowie, MD 20720 and property known as 13604 Molly Berry Road, Brandywine, MD 20613.

By virtue of the power and authority contained in a Deed of Trust from Anthony Lamkin to Kevin P. Huffman and Gerald J. Whittaker (Trustees) dated the 17th day of September, 2004, among the Land Records of Prince George’s County, Maryland, at Liber 20914, Folio 367, and re-recorded at Liber 24414, Folio 158, among the Land Records of Prince George’s County, Maryland, upon default and request for sale, the undersigned Substitute Trustee will offer for sale at public auction at the entrance to the secured portion of the parking garage, specifically designated by the presence of the picnic table, which is located to the left of the Bourne Wing/Commissioner’s Entrance to the Circuit Court for Prince George’s County, 14735 Main Street, Upper Marlboro, Maryland, on

**JANUARY 18, 2008
AT 9:15 A.M.**

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

Lot Numbered Eighteen (18) in the subdivision known as “KEYS QUARTERS”, as per plat thereof recorded among the Land Records of Prince George’s County, Maryland in Plat Book 185, at Plat No. 88, and

Lot Numbered Seven (7), in Block B, as shown on a Plat of subdivision entitled “Plat Two, Woodmont Estates”, as as per plat thereof recorded among the Land Records of Prince George’s County, Maryland, in Plat Book 145, at Plat No. 77, and

said Lot 18 having an address of 13604 Molly Berry Road, Brandywine, MD 20613 and Lot 7 having an address of 13900 Resin Court, Bowie, MD 20720, and;

13604 Molly Berry Road, Brandywine, MD 20613 is a vacant lot, and

13900 Resin Court, Bowie, MD 20720 is improved by a detached dwelling.

The properties are being sold in “as is” condition and subject to conditions, restrictions and agreements of record affecting the same, if any, and with no warranty as to the description of the improvements, if any.

TERMS OF SALE: The Substitute Trustee will first sell 13604 Molly Berry Road, Brandywine, MD 20613 as a separate property and reserve the bid. The Substitute Trustee will then sell 13900 Resin Court, Bowie, MD 20720 as a separate property and reserve the bid. The Substitute Trustee will then sell both properties together as one unit and reserve the bid. The Substitute Trustee will accept the bid or bids, in his discretion, which produce the proceeds to satisfy the lien of the noteholder, The Washington Savings Bank, FSB.

TERMS OF SALE: A deposit of \$15,000.00 in the form of cashier’s, treasurer’s or certified check, or in any other form suitable to the Substitute Trustee, in his sole discretion, shall be required at the time of sale on the sale of 13604 Molly Berry Road, Brandywine, MD 20613, \$15,000.00 for the sale of 13900 Resin Court, Bowie, MD 20720, and \$30,000.00 if the properties are sold as one unit. The balance of the purchase price with interest at 9.0% per annum from the date of sale to the date of settlement must be paid within ten days after final ratification of the sale. In the event settlement or ratification is delayed for any reason and the property is purchased by someone other than the noteholder, there shall be no abatement of interest caused by the delay.

Adjustments on all taxes, public charges, water and sewer charges, if any, and special or regular assessments will be made as of the date of sale and thereafter assumed by 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 deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. The defaulting purchaser will be liable for any loss incurred by the noteholder because of the default. If the Substitute Trustee is 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, this sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustee. Purchaser agrees to pay \$250.00 to Seller’s attorney for review of the settlement documents.

Purchaser assumes the risk of loss or damage to the property from the date of sale forward. The property will be sold in an “AS IS” condition without either express or implied warranty or representation, including, but not limited to, the description, fitness for a particular purpose/use, structural integrity, physical condition, permits, merchantability, or other similar matters.

JEROME A. KUTA
Substitute Trustee
89721 (1-3,1-10,1-17)

LEGALS

Law Offices
**AXELSON, WILLIAMOWSKY,
BENDER & FISHMAN, P.C.**

Attorneys and Counselors At Law
401 North Washington Street, Suite 550
Rockville, Maryland 20850
Telephone 301-738-7657
Telecopier 301-424-0124

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

**Improved by premises known as
10313 Tulip Tree Drive, Bowie, MD 20721
aka 10313 Tulip Tree Drive, Mitchellville, MD 20721**

By virtue of the power and authority contained in a Deed of Trust from BRIAN F. BERTRAND and DEQUENDRE C. BERTRAND, dated March 16, 2001 and recorded in Liber 14484 at Folio 286 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 entrance of the secured portion of the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner’s Entrance to the Prince George’s County Courthouse), Upper Marlboro, Maryland, on

**TUESDAY, JANUARY 15, 2008
AT 3:00 P.M.**

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

Lot numbered Seventy (70) in the subdivision known as “PLAT ONE, SECTION SEVEN, WOODVIEW VILLAGE WEST” as per plat thereof duly recorded among the Land Records of Prince George’s County, Maryland in Plat Book VJ 177 at Plat No. 32.

Said property is improved by a dwelling and is sold in “as is condition.”

TERMS OF SALE: A deposit of \$23,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 8.00% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay 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 settlement is delayed for any reason, there shall be no abatement of interest. The purchaser is responsible for any amount in excess of \$500.00 of outstanding water bills, if any, incurred prior to the date of sale. The Purchaser agrees to pay \$350.00 at settlement to the Seller’s Attorney for review of the settlement documents.

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,
AND ERICA T. DAVIS**
Substitute Trustees by virtue of Instrument recorded among the land records of Prince George’s County, Maryland

**AUCTIONEERS
Brenda J. DiMarco
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002
Auctioneer’s Number # A00116**

89656 (12-27,1-3,1-10)

MEETING NOTICE

The regular meeting of the Institutional Board of Directors of Laurel Regional Hospital will be held on Tuesday, January 22, 2008 at 7:30 a.m. in the Elaine Levin Boardroom. All members are requested to attend. Meetings are held in open session except when specified.

89848 (1-10)

ADVERTISEMENT

Prince George’s County, Maryland Is Committed To Delivering Excellence In Government Services To Its Citizens. The County Is Seeking Bids Or Proposals From Businesses Who Share In A “Total Quality” Commitment In The Provision Of Services To Their Customers.

Sealed Bids And/Or Proposals Will Be Received In The Prince George’s County Office Of Central Services Until The Date And Local Time Indicated For The Following Solicitations.

Bid/Proposal Number	Description	Bid Opening/ Closing Date & Time	Plan/Spec. Deposit/Cost
S08-036	Fuel Site Maintenance & Repair	Pre-Bid: 1/31/08 @ 10:00 a.m. Opens: 2/14/08 @ 2:00 p.m.	\$5.50

PRINCE GEORGE’S COUNTY SUPPORTS MINORITY BUSINESS PARTICIPATION

Solicitations identified with an asterisk (*) are reserved for Minority vendors, certified by Prince George’s County, under authority of CB-1-1992. Double asterisk (**) solicitations contain a provision for subcontracting with Minority vendors certified by Prince George’s County.

The County reserves the right to reject any or all bids or proposals in the best interest of the County.

Bidding documents containing instructions to bidders and specifications (excluding construction documents) may be reviewed and/or downloaded through the County’s website www.goprincegeorgescounty.com. Documents may also be obtained from the Prince George’s County Office of Central Services, Contract Administration and Procurement Division, 1400 McCormick Drive, Room 200, Largo, Maryland 20774, (301) 883-6400 or TDD (301) 925-5167 upon payment of a non-refundable fee, by Check or Money Order only, made payable to Prince George’s County Government. Special ADA accommodations may be made by writing or calling the same office. For information on the latest bid/proposal solicitations call the Bid Hotline (301) 883-6128.

—By Authority Of—
JACK B. JOHNSON
County Executive
89811 (1-10)

LEGALS

O’MALLEY, MILES, NYLEN & GILMORE, P.A.
11785 Beltsville Drive, 10th Floor
Calverton, Maryland 20705
(301) 572-7900

SUBSTITUTE TRUSTEES’ SALE

Of improved real estate, located in Prince George’s County, Maryland.

By virtue of a power of sale conferred in an Indemnity Deed of Trust from Cynthia L. Andrews to Carlos Saenz, Trustee, dated April 24, 2006, and recorded on June 5, 2006 among the land records of Prince George’s County, Maryland, in Liber 25238 Folio 622 (the “Deed of Trust”), the noteholder having substituted and appointed the undersigned Substitute Trustees in the place and stead of the original Trustees, and default having occurred in the terms and conditions thereof, the undersigned Substitute Trustees, will offer for sale at public auction at the entrance of the secured portion of the parking garage located to the left of the Bourne Wing Commissioners Entrance to the Courthouse, on:

**JANUARY 11, 2008
AT 1:00 P.M.**

All of the interest of the said Cynthia L. Andrews in all that property described in said Deed of Trust as follows:

UNIT NUMBERED 108 in Building numbered 39 in The Village at Greens of Patuxent, a Condominium, Phase 3C established by the Artery Organization, Inc., a Maryland Corporation, under the provisions of Section 11-101, et. seq. of the Annotated Code of Maryland, 1974 Edition, as amended, by Condominium Declaration dated 9/17/86 and recorded 10/1/86 among the Land Records of Prince George’s County, Maryland in Liber 6463 at Folio 449, et. seq. together with appropriate plats recorded in Condominium Plat Book NLP 129 at Pages 41-45, inclusive and as amended as follows:

- First Amend. Decl. 10/23/86 6459-461 et. seq., NLP 129 pp. 82-85
- Second Amend. Decl. 12/15/86 6502-605 et. seq., NLP 130, pp 59-62
- Third Amend. Decl. 01/15/87 6535-667 et. seq., NLP 131, pp 11-15
- Fourth Amend. Decl. 03/27/87 6596-367 et. seq., NLP 131, pp 85-90
- Fifth Amend. Decl. 05/11/87 6643-918 et. seq., NLP 132, pp 87-92
- Sixth Amend. Decl. 07/08/87 6704-657 et. seq., NLP 133, pp 81-86
- Seventh Amend. Decl. 08/18/87 6745-657 et. seq., NLP 134, pp 54-57
- Eighth Amend. Decl. 08/21/87 6760-919 et. seq., NLP 134, pp 67-71
- Ninth Amend. Decl. 09/30/87 6792-974 et. seq., NLP 135, pp 22-28

TOGETHER WITH all the rights, privileges and appurtenances incident to said Unit as contained in the aforesaid Condominium Declaration, as amended.

THE CONDOMINIUM DECLARATION allocates to the Condominium Unit an undivided interest (stated as a percentage) in the common elements of the condominium. The Percentage Interest of each of the Condominium Units is set forth in Exhibit C to the last recorded Amendment to Condominium Declaration.

The improvements thereon being known as 9523 Snead Court, Unit 108, Laurel, Maryland 20708.

BEING THE SAME property which, by Deed dated May 29, 1999, and recorded among the Land Records of the County of Prince George’s, Maryland, in Liber 13133, folio 356, was granted and conveyed by Dona J. Raddatz, Trustee under the Dona J. Raddatz Family Trust dated 05/07/93 and Lianna Raddatz Backer unto Cynthia L. Andrews.

Tax Identification Number 10-1073964.

The property will be sold in AS IS, WHERE IS, condition and subject to covenants, conditions, restrictions, agreements, easements and rights of ways of record, matters of record, governmental agency regulations, notices of violations of law or municipal ordinances, environmental conditions, prior liens of record and rights of tenants and parties in possession, if any.

The subject property is improved by a single family residential dwelling. All descriptions of the subject lot and improvements have been obtained from material believed to be accurate, but no warranty is made, either express or implied, as to the accuracy of any such representations.

TERMS OF SALE
This advertisement, as amended or supplemented by any oral announcements made by the Substitute Trustees during the conduct of the sale, constitutes the Substitute Trustees’ entire state-ment relative to the premises described herein and the terms and conditions upon which the premises shall be offered for sale. The Substitute Trustees reserve the unqualified right to withdraw the premises from sale at any time prior to the conclusion of the public auction. The highest bidder acknowledged by the Substitute Trustees shall be the successful Purchaser.

In the event of any dispute among the bidders, the Substitute Trustees shall have the sole and final discretion either to determine the successful bidder or to then and there refuse all bids and to re-offer and resell the premises.

All cash with a deposit at the time of sale of Eight Thousand and 00/100 Dollars (\$8,000.00), which deposit shall be in the form of cash, or certified or bank cashier’s check issued payable to the order of the Substitute Trustees. The noteholder shall not be required to post a deposit. The Substitute Trustees reserve the right to pre-qualify any and all bidders and to require the posting by each bidder of a deposit which shall be refunded to the bidders at the close of bidding, except the successful purchaser.

In the event the successful purchaser fails to consummate the purchase in accordance with the terms of sale as herein provided, the deposit at the option of the Substitute Trustees will be forfeited, and the property resold at the risk and cost of the defaulting purchaser. Such forfeiture shall not limit or be deemed to limit any right of the Substitute Trustees to further avail themselves of additional legal or equitable remedies available.

At settlement, the balance of the purchase price over and above the retained deposit, with interest thereon currently at the rate of sixteen and 00/100th’s percent (16.00%) per annum, will be due in cash. Conveyance shall be by Substitute Trustees’ Deed without covenant or warranty, express or implied. All loss or damage to the subject property from and after the date of sale will be at the sole risk of the successful purchaser. It shall be the purchaser’s responsibility to obtain possession of the property in the event it is occupied. Any and all state, county, town taxes and front foot benefit charges will be adjusted as of the date of sale and thereafter assumed by the purchaser. Any and all deferred fees and assessments or levies, whether special or regular, will be at the cost of the purchaser.

All costs incident to settlement and conveyancing, including state and county transfer taxes, state revenue stamps, and settlement fees will be at the cost of the purchaser.

This sale is subject to ratification by the Circuit Court for Prince George’s County, Maryland. If the sale is not ratified, or if for any reason the Substitute Trustees are unable to convey good and marketable title, the sale shall be void and of no effect, and the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit. Upon refund of the deposit, the purchaser shall have no further claim against the Substitute Trustees.

Any inquiries may be directed to the Substitute Trustees during normal business hours at the address and phone number listed herein.

Compliance with the terms of sale shall be made within ten (10) days after final ratification of sale. TIME IS OF THE ESSENCE FOR THE PURCHASER.

SALLY PRESLER McCASH and MARILYN J. BRASIER,
Substitute Trustees
Matthew P. Gorman, Attorney for Substitute Trustees

89657 (12-27,1-3,1-10)

**The Prince George’s Post
Newspaper
Call (301) 627-0900
Fax (301) 627-6260**

LEGALS

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs
vs.
Corantin Talla
Defendant(s)

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs
vs.
Ronald K. Crumpler
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-28780

Notice is hereby given this 21st day of December, 2007, 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 22nd day of January, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 22nd day of January, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$99,715.88. The property sold herein is known as 14113 William Street, Unit 17 B, Laurel, MD 20707.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89662 (12-27,1-3,1-10)

Benjamin J. Woolery, Esquire
5303 West Court Drive
Upper Marlboro, MD 20773
(301) 627-5222

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF
CARMELO EDWARD BORZI

Notice is given that Robert L. Borzi, whose address is 8614 Kenilworth Drive, Springfield, VA 22151 was on January 3, 2008 appointed personal representative of the estate of Carmelo Edward Borzi who died on December 24, 2007 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 3rd day of July, 2008.

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.

ROBERT L. BORZI
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

Estate No. 77850
89819 (1-10,1-17,1-24)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs
vs.
Ruth Williams Brown
Defendant(s)

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs
vs.
Prince Daniels
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-29199

Notice is hereby given this 2nd day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89835 (1-10,1-17,1-24)

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89836 (1-10,1-17,1-24)

LEGALS

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs
vs.
Howard Major
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-30195

Notice is hereby given this 19th day of December, 2007, 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 22nd day of January, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 22nd day of January, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$287,670.44. The property sold herein is known as 413 Carmody Hills Drive, Capitol Heights, MD 20743.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89660 (12-27,1-3,1-10)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs
vs.
William A. Contreras
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-28870

Notice is hereby given this 21st day of December, 2007, 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 22nd day of January, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 22nd day of January, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$345,100.00. The property sold herein is known as 2020 Evansdale Drive, Adelphi, MD 20783.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89661 (12-27,1-3,1-10)

**PRINCE GEORGE'S COUNTY
GOVERNMENT
BOARD OF LICENSE
COMMISSIONERS
Notice of Public Hearing**

Applications for the following alcoholic beverage licenses authorized by the General Assembly will be accepted by the Board of License Commissioners for Prince George's County, Maryland in accordance with the provisions of Article 2B of the Annotated Code of Maryland through January 23, 2008 and will be heard on March 25, 2008. Those licenses are:

Class D, Beer - 17 D 5

Class B, BH, BLX, CI, BCE, Beer, Wine and Liquor License - On Sale; Class B, BW, (GC), (DH), Beer and Wine; Class B, RD, Liquor License, all Class C Licenses/On Sale

**Pursuant to Section 9-217 - Licenses approved for issuance or transfer after October 1, 1996 must permanently waive the Off Sale privilege of the license.

All applications, for new and transfer of licenses, must be completely executed when they are submitted in order to be scheduled for the Hearing on Tuesday, March 25, 2008, 10:00 a.m., 6200 Baltimore Avenue, 3rd Floor, Riverdale Park, 20737.

Public hearings are also scheduled for Regular Session/Administrative Voting Session on Wednesday, February 6, 2008 at 7:00 p.m., and Regular Session/Administrative Voting Session on Wednesday, February 13, 2008, at 7:00 p.m., 6200 Baltimore Avenue, 3rd Floor, Riverdale Park, 20737. At each of these meetings the Board will consider the agenda as posted that day and any other matters taken under advisement from previous meetings.

BOARD OF LICENSE COMMISSIONERS
(Liquor Control Board)
FRANKLIN D. JACKSON, Chairman
SHAIHI MWALIMU, Commissioner
ARMANDO CAMACHO, Commissioner
EARL J. HOWARD, Commissioner
DAVID DAESOK SON, Commissioner

Attest:
Diane M. Bryant
Administrative Assistant
December 19, 2007
89669 (1-3,1-10)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs
vs.
Lemuel Nerona
Anabella Cabiles Nerona
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-30563

Notice is hereby given this 20th day of December, 2007, 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 22nd day of January, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 22nd day of January, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$353,255.85. The property sold herein is known as 10430 Knollwood Court, Adelphi aka, Hyattsville, MD 20783.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89663 (12-27,1-3,1-10)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs
vs.
Roni A. Castellanos-Marengo
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-30190

Notice is hereby given this 26th day of December, 2007, 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 28th day of January, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 28th day of January, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$246,368.60. The property sold herein is known as 1600 Deep Gorge Court, Oxon Hills, MD 20745.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.
True Copy—Test:
Peggy Magee, Clerk
89680 (1-3,1-10,1-17)

**PRINCE GEORGE'S COUNTY
GOVERNMENT
Board of License
Commissioners
(Liquor Control Board)
JANUARY 22, 2008**

NOTICE IS HEREBY GIVEN: That applications have been made with the Board of License Commissioners for Prince George's County, Maryland for the following alcoholic beverage licenses and transfer of licenses in accordance with the provisions of Article 2B of the Annotated Code of Maryland.

TRANSFERS

Su Ho Jung, President/Treasurer, Ok Ju Jung, Vice President, Sammie Warren, Secretary for a Class A, Beer, Wine and Liquor License for the use of Cox Liquors, Inc., t/a Cox's Liquors, 7200 Martin Luther King Jr. Highway, Landover, 20785 transfer from Jinhyung & Soo, Inc., t/a Cox's Liquors, 7200 Martin Luther King Highway, Landover, 20785, Kyeong H. Kim, President, Roger T. Kim, Secretary/Treasurer.

Yong Jo Hong, Member-Manager for a Class B(R), Beer, Wine and Liquor for the use of Hong Ventures, LLC, t/a Crab Cafe, 3330 Naylor Road, Temple Hills, 20748 transfer from Poplar Spring Garden, Inc., t/a Crab Cafe, 3330 Naylor Road, Temple Hill, 20748, Shelia E. Moe, President, Martha E. Flory, Secretary/Treasurer.

Arun Luthra, Authorized Person for a Class B, BLX, Beer, Wine and Liquor License for the use of Stonefish Grill E.C. LLC, t/a Stonefish Grill, 880 Capital Centre Blvd., Suite E, Largo, 20744 transfer from Stonefish of Largo, LLC, t/a Stonefish Grill, 880 Capital Centre Blvd., Suite E, Largo, 20774, Donnell Long, Authorized Person/Member, Arun Luthra, Authorized Person/Member.

Misty Renee Golding, Assistant Managing Member, Gak Soo Na, Managing Member for a Class D, Beer and Wine License for the use of Smokey's Deli, LLC, t/a Smokey's Deli, 18810 Central Avenue, Upper Marlboro, 20772 transfer from t/a Davis Delicatessen, 18810 Central Avenue, Upper Marlboro, 20772, Wayne M. Davis, Owner.

LEGALS

TRANSFER OF LOCATION

Jin Lee, Authorized Person/Member, Isaac Raymond Watson, Authorized Person/Member for a Class B+, Beer, Wine and Liquor License for the use of Jin Lee Enterprises, LLC, t/a Uno, 5620 Kenilworth Avenue, Riverdale Park, 20737 transfer from Paek and Sons, Inc., t/a Lanham Inn, 9024 Lanham Severn Road, Lanham, 20706, Myoung Paek, President/Secretary/treasurer, Tae Won Kang, Assistant Recording Secretary.

NEW
Traci Denise Brown, President/Secretary/Treasurer for a Class B, Beer and Wine License for the use of Woodyard Tavern, Inc., t/a Woodyard Tavern Restaurant, 7611 Woodyard Road, Suite B, Clinton, 20735.

Anas Shallal, President & Director for a Class B, BLX, Beer, Wine and Liquor License for the use of Busboys of Maryland, Inc., Busboys and Poets, 5315 Baltimore Avenue, Hyattsville, 20781.

William Walton Vaughan, II, Authorized Person for a Class B, BLX, Beer, Wine and Liquor License for the use of Lake Presidential Beverage Company, Inc., t/a Lake Presidential Golf Club, 3151 Presidential Golf Drive, Upper Marlboro, 20774.

Parag Jitendra Patel, Authorized Person/Member/Manager, Jitendara M. Patel, Authorized Person/Member/Manager, Sybil Maxie, Authorized Person/Member for a Class B, BH, Beer, Wine and Liquor License for the use of Brentwood National Harbor Liquor Holding, LLC, t/a Westin - National Harbor, 171 Waterfront Street, National Harbor, 20745.

A hearing on the above applications will be held at the 6200 Baltimore Avenue, 3rd Floor, Riverdale Park, Maryland 20737, **10:00 a.m., Tuesday, January 22, 2008**, at which time anyone wishing to testify either for or against the application may attend the hearing. Additional information can be obtained by contacting the Board's Office at 301-699-2770.

A Public Hearing is also scheduled for Regular Session/Administrative Voting Session on February 6, 2008 at 7:00 p.m. and Regular Session/Administrative Voting Session on February 13, 2008 at 7:00 p.m., 6200 Baltimore Avenue, 3rd Floor, Riverdale Park, Maryland 20737. At the meeting the Board will consider the agenda as posted that day and any other matters taken under advisement from previous meetings.

BOARD OF LICENSE COMMISSIONERS
(Liquor Control Board)
FRANKLIN D. JACKSON, Chairman
SHAIHI MWALIMU, Commissioner
ARMANDO CAMACHO, Commissioner
EARL J. HOWARD, Commissioner
DAVID DAESOK SON, Commissioner

Attest:
Diane M. Bryant
Administrative Assistant
December 19, 2007
89667 (1-3,1-10)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF
JOHN L. MCWILLIAMSON

Notice is given that Jeanne R. McWilliamson, whose address is 4130 Crosswick Turn, Bowie, MD 20715 was on December 28, 2007 appointed personal representative of the estate of John L. McWilliamson who died on December 19, 2007 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 28th day of June, 2008.

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.

JEANNE R. MCWILLIAMSON
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

Estate No. 77802
89818 (1-10,1-17,1-24)

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

**In the Matter of:
Arthur Lee Squire III, Minor**

Guardianship No. GD-09634

ORDER OF PUBLICATION

A petition for the guardianship of the person of a minor child, namely **Arthur Lee Squire III** an infant male born on June 26, 1998 at St. Joseph Hospital, Paterson, New Jersey to Victoria Qwendu and Arthur L. Squire II, having been filed, it is this 27th day of December, 2007.

ORDERED, by the Orphan's Court for Prince George's County, Maryland, that the respondent, Arthur L. Squire II, the natural father of the aforementioned child, is hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondent as unknown. Respondent, Arthur L. Squire II, is hereby notified to show cause on or before the 3rd day of March, 2008, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

89681 (1-3,1-10,1-17)

**PRINCE GEORGE'S COUNTY
GOVERNMENT**

BOARD OF LICENSE COMMISSIONERS

OFFICIAL NOTICE

Pursuant to Section 10-302 of Article 2B of the Annotated Code of Maryland, Notice is hereby given that all alcoholic beverage licenses in Prince George's County will expire as follows:

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

In order to process a protest against the granting of the 2008 - 2009 License Renewal, a protest notice must be submitted to the Board of License Commissioners no later than March 1, 2008.

Protest of a renewal shall be filed on or before **March 1, 2008** at the Board of License Commissioners, 6200 Baltimore Avenue, Riverdale Park, Maryland 20737.

Should you have any questions, please contact the Board's Office at 301-699-2770.

BOARD OF LICENSE COMMISSIONERS
(Liquor Control Board)
FRANKLIN D. JACKSON, Chairman
SHAIHI MWALIMU, Commissioner
ARMANDO CAMACHO, Commissioner
EARL J. HOWARD, Commissioner
DAVID DAESOK SON, Commissioner

Attest:
Diane M. Bryant
Administrative Assistant
December 19, 2007
89668 (1-3,1-10)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF
MINNIE PEARL WILSON

Notice is given that Lindburgh Davis, whose address is 416 Quarry Ave., Capitol Heights, MD 20743 was on December 26, 2007 appointed personal representative of the estate of Minnie Pearl Wilson, who died on June 2, 1985 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 26th day of June, 2008.

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.

LINDBURGH DAVIS
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

Estate No. 77808
89683 (1-3,1-10,1-17)

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

LEGALS

Law Offices
CURRAN & O'SULLIVAN, P.C.
8101 Sandy Spring Road, Suite 302
Laurel, MD 20707
Phone: (301) 490-1196/Fax: (301) 490-1568
www.candolaw.com

**SUBSTITUTE TRUSTEES'
SALE OF VALUABLE IMPROVED REAL ESTATE**
Improved by premises known as
120 Mohican Drive, Oxon Hill, MD 20745

By virtue of the power and authority contained in a Deed of Trust from Lee R. King, Bonnie Lee Taylor King and Anna Bell Taylor, dated August 1, 2006, and recorded in Liber 28851 at folio 323 among the Land Records of PRINCE GEORGES COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the entrance to the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), on

**JANUARY 25, 2008
AT 11:55 A.M.**

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

Lot numbered Seventeen (17) in Block lettered "P", in the subdivision known as "Section Three, Forest Heights", as per plat thereof recorded in Plat Book BB 9 at Plat No. 77, among the Land Records of Prince Georges County, Maryland.

The property is improved by a dwelling.

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

TERMS OF SALE: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$25,000.00 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 GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 9.15% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, 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. The purchaser is responsible for any amount in excess of \$250.00 for outstanding water bills, if any, incurred prior to the date of sale. 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. Purchaser agrees to pay \$250.00 at settlement to the attorney for the Substitute Trustees, for review of settlement documents. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale.

**DEBORAH K. CURRAN, LAURA H. G. O'SULLIVAN,
STEPHANIE H. HURLEY AND MICHELLE M. LATTA**
Substitute Trustees, by virtue of an instrument recorded
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

89799 (1-10,1-17,1-24)

Law Offices
CURRAN & O'SULLIVAN, P.C.
8101 Sandy Spring Road, Suite 302
Laurel, MD 20707
Phone: (301) 490-1196/Fax: (301) 490-1568
www.candolaw.com

**SUBSTITUTE TRUSTEES'
SALE OF VALUABLE IMPROVED REAL ESTATE**
Improved by premises known as
1200 Van Buren Drive, Fort Washington, MD 20744-2863

By virtue of the power and authority contained in a Deed of Trust from James B. Proctor, dated April 28, 2005, and recorded in Liber 22199 at folio 233 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 entrance to the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), on

**JANUARY 25, 2008
AT 12:00 NOON**

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

Being known and designated as Lot numbered One (1) in Block lettered "N" in a subdivision known as "FORT WASHINGTON FOREST", as per plat thereof recorded in Plat Book 26 at Plat 37 among the Land Records of Prince George's County, Maryland.

The property is improved by a dwelling.

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

TERMS OF SALE: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$25,000.00 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 GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 8% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, 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. The purchaser is responsible for any amount in excess of \$250.00 for outstanding water bills, if any, incurred prior to the date of sale. 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. Purchaser agrees to pay \$250.00 at settlement to the attorney for the Substitute Trustees, for review of settlement documents. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale.

**DEBORAH K. CURRAN, LAURA H. G. O'SULLIVAN,
STEPHANIE H. HURLEY AND MICHELLE M. LATTA**
Substitute Trustees, by virtue of an instrument recorded
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

89795 (1-10,1-17,1-24)

Law Offices
**AXELSON, WILLIAMOWSKY,
BENDER & FISHMAN, P.C.**
Attorneys and Counselors At Law
401 North Washington Street, Suite 550
Rockville, Maryland 20850
Telephone 301-738-7657
Telecopier 301-424-0124

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE**
Improved by premises known as
1306 Jefferson Road, Ft. Washington, MD 20744-2845

By virtue of the power and authority contained in a Deed of Trust

LEGALS

from Alpheus C. Demesme, Jr. and Fareeda B. Demesme, and dated July 31, 1992 and recorded in Liber 8410 at Folio 589 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 entrance of the secured portion of the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), Upper Marlboro, Maryland, on

**WEDNESDAY, JANUARY 30, 2008
AT 3:15 P.M.**

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

Lot numbered Twenty-Four (24), in Block lettered "G" in the subdivision known as "FORT WASHINGTON FOREST", as per plat recorded in Plat Book WWW 25 at Plat 11, among the Land Records of Prince George's County, Maryland; being in the 5th Election District of said County.

Said property is improved by a dwelling and is sold in "AS IS CONDITION".

TERMS OF SALE: A deposit of \$11,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 8.5% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property. In the event settlement is delayed for any reason, there shall be no abatement of interest. The purchaser is responsible for any amount in excess of \$500.00 of outstanding water bills, if any, incurred prior to the date of sale. The Purchaser agrees to pay \$350.00 at settlement to the Seller's Attorney for review of the settlement documents.

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,
AND ERICA T. DAVIS**
Substitute Trustees by virtue of Instrument recorded
among the land records of Prince George's County, Maryland

**AUCTIONEERS
Brenda J. DiMarco
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002**

89816 (1-10,1-17,1-24)

Law Offices
CURRAN & O'SULLIVAN, P.C.
8101 Sandy Spring Road, Suite 302
Laurel, MD 20707
Phone: (301) 490-1196/Fax: (301) 490-1568
www.candolaw.com

**SUBSTITUTE TRUSTEES'
SALE OF VALUABLE IMPROVED REAL ESTATE**
Improved by premises known as
4900 Heath Street, Capitol Heights, MD 20743

By virtue of the power and authority contained in a Deed of Trust from Moses M. Davis, dated July 26, 2000, and recorded in Liber 14163 at folio 312 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 entrance to the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), on

**JANUARY 25, 2008
AT 12:05 P.M.**

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

Lots numbered Forty-Nine (49) and Fifty (50), in the Block numbered Fifty (50) in the subdivision known as "SHEET NO. 4, GREATOR CAPITOL HEIGHTS", as per plat thereof recorded in Plat Book BDS 1 at Plat 63 among the Land Records of Prince George's County, Maryland; being in the 18th Election District. The improvements thereon being known and designated as 4900 Heath Street, Capitol Heights, Maryland 20743.

The property is improved by a dwelling.

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

TERMS OF SALE: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$10,000.00 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 GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 8% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, 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. The purchaser is responsible for any amount in excess of \$250.00 for outstanding water bills, if any, incurred prior to the date of sale. 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. Purchaser agrees to pay \$250.00 at settlement to the attorney for the Substitute Trustees, for review of settlement documents. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale.

**DEBORAH K. CURRAN, LAURA H. G. O'SULLIVAN,
STEPHANIE H. HURLEY AND MICHELLE M. LATTA**
Substitute Trustees, by virtue of an instrument recorded
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

89796 (1-10,1-17,1-24)

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**3901 CANTERBURY WAY
TEMPLE HILLS, MD 20748**

Under a power of sale contained in a certain Deed of Trust from Terrence M. Raycrow and Megan L. Raycrow dated April 19, 2006 and recorded in Liber 25689, Folio 584 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$67,000.00, and an original interest rate of 7.740, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 15, 2008 AT 11:04 AM.**

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

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

Terms of Sale: A deposit of \$6,900.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

This property will be sold subject to one or more prior liens, the amount(s) of which will be announced at the time of sale.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers, and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204
(410) 825-2900 www.mid-atlanticauctioneers.com

89664 (12-27,1-3,1-10)

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**3910 WINCHESTER LANE
BOWIE, MD 20715**

Under a power of sale contained in a certain Deed of Trust from James P. Haidet (deceased) and Nadine M. Haidet dated February 15, 1996 and recorded in Liber 10617, Folio 631, and modified by loan modification agreement dated March 29, 2002, among the Land Records of Prince George's County, Maryland, with an original principal balance of \$136,861.00, and an original interest rate of 6.125, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 22, 2008 AT 11:06 AM.**

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

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

Terms of Sale: A deposit of \$15,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204
(410) 825-2900 www.mid-atlanticauctioneers.com

89691 (1-3,1-10,1-17)

LEGALS

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

In the Matter of:
Briana Roberts, Minor

Guardianship No. GD-09651

ORDER OF PUBLICATION

A petition for the guardianship of the person of a minor child, namely **Briana Roberts** an infant female born on June 25, 1994 at Greater Southeast Hospital, Washington, DC to Angela Roberts and Father Unknown, having been filed, it is this 4th day of January, 2008.

ORDERED, by the Orphan's Court for Prince George's County, Maryland, that the respondent, Father Unknown, the natural father of the aforementioned child, is hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondent as unknown. Respondent, Father Unknown, is hereby notified to show cause on or before the 10th day of March, 2008, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

89824 (1-10,1-17,1-24)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF ANNIE NICHOLS
AKA: ANN NICHOLS

Notice is given that Dianna Cunningham, whose address is 1519 Shellford Lane, Accokeek, MD 20607 was on December 28, 2007 appointed personal representative of the estate of Annie Nichols, aka: Ann Nichols, who died on December 6, 2007 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 28th day of June, 2008.

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.

DIANNA CUNNINGHAM
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

Estate No. 77829
89820 (1-10,1-17,1-24)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,
Substitute Trustees,
Plaintiffs

vs.

Rhonda L. Hamilton
efendant(s)

**In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-30080**

Notice is hereby given this 4th day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$352,491.00. The property sold herein is known as 9504 Sherwood Drive, Upper Marlboro, MD 20772.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89834 (1-10,1-17,1-24)

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

In the Matter of:
Kylashia Harrison Minor

Guardianship No. GD-09646

ORDER OF PUBLICATION

A petition for the guardianship of the person of a minor child, namely **Kylashia Harrison** an infant female born on January 29, 1997 at Allegheny Valley Hospital, Natrona Heights, PA to Tracey Strickland and Kyle Harrison, having been filed, it is this 3rd day of January, 2008.

ORDERED, by the Orphan's Court for Prince George's County, Maryland, that the respondent, Tracey Strickland, the natural mother of the aforementioned child, is hereby notified that the aforementioned petition for the guardianship of the person has been filed, stating the last known address of respondent as unknown. Respondent, Tracey Strickland, is hereby notified to show cause on or before the 8th day of March, 2008, why the relief prayed should not be granted; and said respondent is further advised that unless such cause be shown in writing and filed by that date, the petitioner may obtain a final decree for the relief sought.

This order shall be published in accordance with Maryland Rule 2-122(a), Service by Posting or Publication.

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

89825 (1-10,1-17,1-24)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF MILDRED E. SADLER

Notice is given that Beverley L. Sadler whose address is 9601 Rose View Court, Upper Marlboro, MD 20772, was on December 28, 2007 appointed personal representative of the small estate of Mildred E. Sadler who died on November 28, 2007, 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 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) 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 claim will be barred unless the creditor presents the claims within thirty days from the mailing or other delivery of the notice.

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

BEVERLEY L. SADLER
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

Estate No. 77820
89821 (1-10)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs

vs.

Tolulope Fafowora
Defendant(s)

**In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-28251**

Notice is hereby given this 4th day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$279,823.18. The property sold herein is known as 102 Joycetown Way, Upper Marlboro, MD 20774.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89833 (1-10,1-17,1-24)

LEGALS

Milton D. Jernigan, II, Esquire
McNamee, Hosea, Jernigan,
Kim, Greenan & Walker
888 Bestgate Road, Ste. 304
Annapolis, MD 21401

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF WILSON JEROME PURDY, JR.

Notice is given that Barbara Ann Purdy, whose address is 6510 Westview Lane, Lanham, MD 20706 was on December 31, 2007 appointed personal representative of the estate of Wilson Jerome Purdy, Jr. who died on November 9, 2007 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 30th day of June, 2008.

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.

BARBARA ANN PURDY
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772

Estate No. 77823
89822 (1-10,1-17,1-24)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs

vs.

Rafael A. Reyes
Luz M. Ventura
Defendant(s)

**In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-29500**

Notice is hereby given this 4th day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$294,955.93. The property sold herein is known as 2817 Mill Crossing Drive, Fort Washington, MD 20744.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89832 (1-10,1-17,1-24)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs

vs.

Patricia Chichester
Defendant(s)

**In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-26865**

Notice is hereby given this 4th day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$197,688.10. The property sold herein is known as 3018 Irma Court, Suitland, MD 20746.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89831 (1-10,1-17,1-24)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs

vs.

Inez Mincy
Larry F. Mincy, Personal Representative for the Estate of Floyd Mincy
Defendant(s)

**In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-28779**

Notice is hereby given this 2nd day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$184,202.93. The property sold herein is known as 5070 Saint Barnabas Road, Temple Hills, MD 20748.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89830 (1-10,1-17,1-24)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,
Substitute Trustees,
Plaintiffs

vs.

Kimberly Clark
Defendant(s)

**In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-29946**

Notice is hereby given this 2nd day of January, 2008, by the Circuit Court for Prince George's County, that the sale of the Property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 4th day of February, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$188,000.00. The property sold herein is known as 3712 Dunlap Street, Temple Hills, MD 20748.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89829 (1-10,1-17,1-24)

**DEPARTMENT OF THE ENVIRONMENT
WATER MANAGEMENT ADMINISTRATION**

Notice of Applications Received for State Nontidal Wetlands and Waterways Permit and the Opportunity to Provide Written Comments or request an Informational Hearing.

Issue Date: January 10, 2008

The Water Management Administration is reviewing the following application(s) for State Nontidal Wetlands and Waterways Permit(s). The application and related information are on file at the Nontidal Wetlands and Waterways Division, 1800 Washington Blvd., Suite 430, Baltimore, Maryland 21230-1718. Arrangements may be made for inspection and copying of file materials. Opportunity is afforded to interested parties to provide written comments on the listed Application(s), or to be placed on the interested person's list for a specific application. Any request for a hearing must be in writing and provide the following information: (1) Name, Address, and Telephone Number of the person(s) making the request; (2) The identity of any other person(s) the requestor is representing, and (3) State specifically the issue proposed to be considered at the hearing. If a hearing is scheduled, sign language interpreters and other appropriate accommodations for individuals with disabilities will be provided upon request. Written comments, requests to be placed on the interested persons list, or requests for a hearing must be received on or before January 25, 2008. If requesting to be placed on the interested person's list, please clearly state this request in written form. On all correspondence, please refer to the case number, which identifies each application. Correspondence should be addressed to: Nontidal Wetlands and Waterways Division, Water Management Administration, 1800 Washington Blvd., Suite 430, Baltimore, MD 21230-1718.

A Water Quality Certification may be required from the Department of the Environment for this project. This certification is required under Section 401 of the Clean Water Act.

Any further notices concerning actions on the following application(s) will be provided by mail to

LEGALS

persons on the interested party list only.

PRINCE GEORGE'S COUNTY

Case Number: 04-NT-0084/200462066; Greenbelt Metro Park LLC, with the office address, P. O. Box 1144, College Park, Maryland 20741, is proposing to develop 64.21 acres of land into a mixed use residential development with townhouses, condominiums, apartments and a neighborhood retail component. The project also includes widening of MD Route 193, construction of Greenbelt Station Parkway, two storm drain outfalls, a hiker-biker trail and an infrastructure for the associated development. The proposed project will not impact any nontidal wetlands but it will impact 732 square feet of nontidal wetland buffer and the 100-year floodplain. The project includes a cumulative land disturbance of 6.33 acres and a landfill of 9,871 cubic yards within the 100-year floodplain, however the fill is offset by the compensatory excavation provided within the 100-year floodplain east of Indian Creek at the project site. The most of filling is part of widening of MD 193 and affected at a location that causes practically no impact to the 100-year water surface elevation. The project has provided the required stormwater management and water quality treatment indigenously. The project site is located to the northeast of intersection of MD Route 193 and CSX/Metro rail, west of Cherrywood Lane, in Greenbelt, Prince George's County, Maryland. For more information about the project, please contact Mr. Imtiaz A. Choudhry at (410) 537-3813.

TRUSTEES' SALE OF VALUABLE REAL ESTATE

By virtue of the power and authority contained in a certain deed of trust from Sokhan Eng and Simaly K. Eng (also known of record as Kimaly K. Eng) to Robert L. Morrison, Sr. and Robert L. Morrison, Jr., Trustees, dated September 16, 2005, and recorded among the Land Records of Prince George's County, Maryland in Liber 23194 at Folio 008, the undersigned substituted trustees (by virtue of Deed of Appointment between Suburban Federal Savings Bank and said trustees recorded among the Land Records of Prince George's County) will, on

**MONDAY, JANUARY 28, 2008
AT 11:00 O'CLOCK, A.M.**

offer for sale at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, all of the property and improvements thereon conveyed by said deed of trust, described in said deed of trust as follows:

89809 (1-10)

MECHANIC'S LIEN SALE

Under and by virtue of Commercial Law, Section 16-207 of the Annotated Code of Maryland, the undersigned lienor will sell the following vehicle(s) at public auction for storage, repairs, and other lawful charges on:

**JANUARY 22, 2008
AT 10:00 A.M.**

**1987 PORSCHE
VIN#: WP0AA0943HN450387**
Augustine O. Nhoku

Sale to be held at:
**J & M Auto
5921 Arbor Street
Hyattsville, MD 20781**

Terms of Sale—CASH.
Lienor reserves the right to bid.

89797 (1-10,1-17)

NOTICE

Deborah K. Curran
Laura H. G. O'Sullivan,
Trustees
vs.
Angela Benjamin
Defendants

**In the Circuit Court for Prince George's County, Maryland
Civil No. CAE 07-13405**

ORDERED, this 4th day of January, 2008 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 13815 Piscataway Road, Fort Washington, MD 20744 mentioned in these proceedings, made and reported by Deborah K. Curran and Laura H. G. O'Sullivan, Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008 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 4th day of February, 2008, next.

The report states the amount of sale to be \$400,405.33.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89828 (1-10,1-17,1-24)

NOTICE

Deborah K. Curran
Laura H. G. O'Sullivan,
Trustees
vs.
Bianca Smith-E-Incas Allen and Arlo K. Allen
Defendants

**In the Circuit Court for Prince George's County, Maryland
Civil No. CAE 07-12453**

ORDERED, this 4th day of January, 2008 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 13911 Piscataway Drive, Fort Washington, MD 20744 mentioned in these proceedings, made and reported by Deborah K. Curran and Laura H. G. O'Sullivan, Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 4th day of February, 2008 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 4th day of February, 2008, next.

The report states the amount of sale to be \$548,250.00.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
89827 (1-10,1-17,1-24)

LAW OFFICES
Heise, Jorgensen & Stefanelli, P.A.
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

TRUSTEES' SALE OF VALUABLE REAL ESTATE

By virtue of the power and authority contained in a certain deed of trust from Sokhan Eng and Simaly K. Eng (also known of record as Kimaly K. Eng) to Robert L. Morrison, Sr. and Robert L. Morrison, Jr., Trustees, dated September 16, 2005, and recorded among the Land Records of Prince George's County, Maryland in Liber 23194 at Folio 008, the undersigned substituted trustees (by virtue of Deed of Appointment between Suburban Federal Savings Bank and said trustees recorded among the Land Records of Prince George's County) will, on

**MONDAY, JANUARY 28, 2008
AT 11:00 O'CLOCK, A.M.**

offer for sale at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, all of the property and improvements thereon conveyed by said deed of trust, described in said deed of trust as follows:

**MONDAY, JANUARY 28, 2008
AT 11:00 O'CLOCK, A.M.**

offer for sale at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, all of the property and improvements thereon conveyed by said deed of trust, described in said deed of trust as follows:

**MONDAY, JANUARY 28, 2008
AT 11:00 O'CLOCK, A.M.**

offer for sale at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, all of the property and improvements thereon conveyed by said deed of trust, described in said deed of trust as follows:

**MONDAY, JANUARY 28, 2008
AT 11:00 O'CLOCK, A.M.**

offer for sale at public auction at 1473

LEGALS**LAW OFFICES**

Heise, Jorgensen & Stefanelli, P.A.
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

TRUSTEES' SALE OF VALUABLE REAL ESTATE

By virtue of the power and authority contained in a certain deed of trust from Alphonso W. Stukes and Donna S. Stukes to Robert L. Morrison, Sr. and Robert L. Morrison, Jr., Trustees, dated April 25, 2003, and recorded among the Land Records of Prince George's County, Maryland in Liber 17341 at Folio 455, the undersigned substituted trustees (by virtue of Deed of Appointment between Suburban Federal Savings Bank and said trustees recorded among the Land Records of Prince George's County) will, on

MONDAY, JANUARY 28, 2008
AT 11:10 O'CLOCK, A.M.

offer for sale at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, all of the property and improvements thereon conveyed by said deed of trust, described in said deed of trust as follows:
Lot numbered Thirteen (13) in Block lettered "B" in the subdivision known as "PLAT ONE, MANOKEEK," as per plat thereof recorded in Plat Book VJ 189, Plat 1, among the Land Records of Prince George's County.

The property is improved by a dwelling house. The property address is 617 Cover Lane, Accokeek, Maryland 20607. The property is sold subject to covenants, easements and restrictions of record, if any.

TERMS OF SALE: A cash or cash equivalent deposit of \$38,000.00 will be required at the time of sale, the balance to be payable in cash within ten (10) business days after ratification of the sale by the Circuit Court, with interest on said balance from the date of sale to date of receipt of funds by the undersigned at the rate of 6.875% per annum. Failure of the Purchaser to settle may result in resale of the property at Purchaser's risk and cost, and forfeiture of deposit, at the election of the undersigned, who specifically preserve all legal and equitable remedies available to them. There shall be no abatement of interest allowed for any reason. The undersigned reserve the right to waive the deposit requirements as to a purchaser representing the interests of the party secured by the Security Instrument.

Sale is "AS-IS" and the undersigned make no warranty regarding the physical condition, physical description, title, or any other matter with respect to the property.

All due and/or unpaid water and sewer facility charges and front foot benefit payments are payable by the Purchaser without adjustment. Taxes, rents (other than ground rents) and any other annually payable public charges and assessments, including any condominium fees and/or homeowner's association dues, if applicable, will be adjusted to the day of sale and thereafter assumed by the Purchaser. All costs of conveyancing, including transfer taxes and recordation taxes will be paid by the Purchaser. The Purchaser will pay a review fee of \$300.00 at settlement to the undersigned for review of the settlement documents and an additional fee of \$300.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

The Purchaser shall be responsible for obtaining possession of the property. In the event the undersigned are unable to convey marketable title or in the event the borrower entered into a repayment plan, reinstated or paid the loan off prior to the sale, or if for any other reason, the undersigned did not have the right to sell, the sale is null and void and the Purchaser is not entitled to any legal or equitable remedy other than return of the deposit without interest and any and all other claims of the Purchaser are hereby released. Other terms and conditions may be announced at the sale.

All inquiries regarding the sale should be directed to Stephen B. Jackson, Substituted Trustee.

STEPHEN B. JACKSON
STEVEN P. HENNE
Substituted Trustees
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

Richard F. Stefanelli
Attorney for Trustees
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

89846 (1-10,1-17,1-24)

LAW OFFICES

Heise, Jorgensen & Stefanelli, P.A.
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

TRUSTEES' SALE OF VALUABLE REAL ESTATE

By virtue of the power and authority contained in a certain

deed of trust from Walter Dorsey to John J. Dwyer and Joseph C. Hughes, Trustees, dated October 7, 2003, and recorded among the Land Records of Prince George's County, Maryland in Liber 18513 at Folio 234, the undersigned substituted trustees (by virtue of Deed of Appointment between Luigi Neri and Anna Maria Neri and said trustees recorded among the Land Records of Prince George's County) will, on

MONDAY, JANUARY 28, 2008
AT 11:20 O'CLOCK, A.M.

offer for sale at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, all of the property and improvements thereon conveyed by said deed of trust, described in said deed of trust as follows:

BEGINNING FOR THE SAME at a stake in the center of the public road, leading from Cedar Grove to Jericho Park, and running thence South seventy-five degrees and thirty minutes West, four hundred and thirty-eight (438) feet to a stake; thence North nine degrees and twenty-one minutes West, five hundred and thirty (530) feet to a stake in the center of a branch; thence, with the said branch South eighty-eight degrees East, fifty (50) feet, thence North sixty-eight degrees and thirty minutes East, four hundred and eighty-two (482) feet to intersection of said branch with the public road; thence with said road South No degrees and thirty minutes East, two hundred and fourteen and five tenths (214.5) feet; thence South one degree and thirty minutes West, two hundred and ninety-seven (297) feet; thence South thirteen degrees and no minutes East, eighty and five-tenths (80.5) feet to the beginning, containing five and eighty-five one-hundredths (5.85) acres of land, more or less. **SAVING AND EXCEPTING** therefrom 3.352 acres conveyed to The State of Maryland as recorded in Deed Liber 7963 at folio 386; leaving a residue of and assessed as 2.49 acres as shown on Tax Map 22 in Grid C4 as Parcel 19.

The property is an unimproved parcel of land. The property address is 9810 Laurel Bowie Road, Bowie, Maryland 20720. The property is sold subject to covenants, easements and restrictions of record, if any.

TERMS OF SALE: A cash or cash equivalent deposit of \$12,000.00 will be required at the time of sale, the balance to be payable in cash within ten (10) business days after ratification of the sale by the Circuit Court, with interest on said balance from the date of sale to date of receipt of funds by the undersigned at the rate of 8.00% per annum. Failure of the Purchaser to settle may result in resale of the property at Purchaser's risk and cost, and forfeiture of deposit, at the election of the undersigned, who specifically preserve all legal and equitable remedies available to them. There shall be no abatement of interest allowed for any reason. The undersigned reserve the right to waive the deposit requirements as to a purchaser representing the interests of the party secured by the Security Instrument.

Sale is "AS-IS" and the undersigned make no warranty regarding the physical condition, physical description, title, or any other matter with respect to the property.

All due and/or unpaid water and sewer facility charges and front foot benefit payments are payable by the Purchaser without adjustment. Taxes, rents (other than ground rents) and any other annually payable public charges and assessments, including any condominium fees and/or homeowner's association dues, if applicable, will be adjusted to the day of sale and thereafter assumed by the Purchaser. All costs of conveyancing, including transfer taxes and recordation taxes will be paid by the Purchaser. The Purchaser will pay a review fee of \$300.00 at settlement to the undersigned for review of the settlement documents and an additional fee of \$300.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

The Purchaser shall be responsible for obtaining possession of the property. In the event the undersigned are unable to convey marketable title or in the event the borrower entered into a repayment plan, reinstated or paid the loan off prior to the sale, or if for any other reason, the undersigned did not have the right to sell, the sale is null and void and the Purchaser is not entitled to any legal or equitable remedy other than return of the deposit without interest and any and all other claims of the Purchaser are hereby released. Other terms and conditions may be announced at the sale.

All inquiries regarding the sale should be directed to Steven P. Henne, Substituted Trustee.

STEPHEN B. JACKSON
STEVEN P. HENNE
Substituted Trustees
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

Richard F. Stefanelli
Attorney for Trustees
18310 Montgomery Village Ave.
Suite 400
Gaithersburg, MD 20879
(301) 977-8400

89847 (1-10,1-17,1-24)

LEGALS**Law Offices**

AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.
Attorneys and Counselors At Law
401 North Washington Street, Suite 550
Rockville, Maryland 20850
Telephone 301-738-7657
Telecopier 301-424-0124

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

Improved by premises known as
10750 Lee Acres Drive, Brandywine, MD 20613-9603

By virtue of the power and authority contained in a Deed of Trust from Deloise S. Estep and Vincent Robert Proctor, and dated August 30, 1999 and recorded in Liber 13348 at Folio 044 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 entrance of the secured portion of the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), Upper Marlboro, Maryland, on

WEDNESDAY, JANUARY 30, 2008
AT 3:00 P.M.

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

BEGINNING at an iron pipe found at the southeasterly corner of Lot 1, Lee Ares, said iron pipe being on the northerly side of Lee Acres Drive (60 feet wide), thence running with the northerly side of Lee Acres Drive.

North 87 degrees 29' 53" West 535.96 feet to an iron pipe set; thence leaving said road and running with the easterly line of Lot 1, Brooks Acres, recorded among the Land Records of Prince George's County, Maryland, in Plat Book 91, Page 73,

North 21 degrees 08' 09" East 277.51 feet to an iron pipe set; thence running through the land conveyed to David and Lucille Brooks in Liber 3259, Folio 413,

North 04 degrees 53' 59" East 294.37 feet to an iron pipe set; thence

North 88 degrees 41' 42" East 273.42 feet to an iron pipe set on the westerly line of the land conveyed to Grover C. Murphy in Liber 3081, Folio 413; thence running with said land of Murphy and continuing with the westerly line of lot 1, Lee Acres,

South 13 degrees 14' 29" East 597.65 feet (passing over an iron pipe found at the northwesterly corner of Lot 1, Lee Acres and the southwesterly corner of the Grover C. Murphy property at 105.60 feet on this course) to the beginning,
Containing 5.000 acres.

TERMS OF SALE: A deposit of \$13,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 9.00% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay 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 settlement is delayed for any reason, there shall be no abatement of interest. The purchaser is responsible for any amount in excess of \$500.00 of outstanding water bills, if any, incurred prior to the date of sale. The Purchaser agrees to pay \$350.00 at settlement to the Seller's Attorney for review of the settlement documents.

In the event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the Deposit. Upon refund of the Deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY, AND ERICA T. DAVIS

Substitute Trustees by virtue of Instrument recorded among the land records of Prince George's County, Maryland

AUCTIONEERS

Brenda J. DiMarco
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002

89815 (1-10,1-17,1-24)

Law Offices

AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.
Attorneys and Counselors At Law
401 North Washington Street, Suite 550
Rockville, Maryland 20850
Telephone 301-738-7657
Telecopier 301-424-0124

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

Improved by premises known as
6800 St. Ignatius Drive, #9304, Ft. Washington, MD 20744

By virtue of the power and authority contained in a Deed of Trust from Joyce A. Tyler-Voundy and dated September 30, 1994 and recorded in Liber 9834 at Folio 458 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 entrance of the secured portion of the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), Upper Marlboro, Maryland, on

WEDNESDAY, JANUARY 30, 2008
AT 3:05 P.M.

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

BEING known and designated as Unit numbered Ninety Three Hundred Four (9304), in Building Numbered Nine (09), as set forth in that certain "Declaration of Condominium" as recorded in Liber 9188 folio 119, and Liber 9500 folio 575; First Amendment to Declaration recorded in Liber 9573 folio 700; Second Amendment recorded in Liber 9628, folio 536; Third Amendment recorded in Liber 9647, folio 419, Fourth Amendment recorded in Liber 9688 folio 414; Fifth Amendment recorded in Liber 9703 folio 89; Sixth Amendment recorded in Liber 9748 folio 580, and by Corrective Amendment recorded in Liber 9752 folio 283; Corrective Sixth Amendment recorded in Liber 9799, folio 36; Seventh Amendment recorded in Liber 9752 folio 294; Corrective Seventh Amendment recorded in Liber 9799, folio 378; Eighth Amendment recorded in Liber 9799, folio 346; Ninth Amendment recorded in Liber 9799, folio 356 and as shown on those plats entitled, "Phase Nine, Building Nine, BRINKLEY OVERLOOK CONDOPMINIUM", as recorded in Plat Book VJ 170 pages 69 & 70; Together with an undivided percentage interest in and to the common elements as set

LEGALS

forth in said Declaration and/or on said plats; said percentage interest being subject to change upon expansion of the Condominium regime, such right to expand being stated and reserved in said Declaration.

TERMS OF SALE: A deposit of \$13,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 9.00% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay 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 settlement is delayed for any reason, there shall be no abatement of interest. The purchaser is responsible for any amount in excess of \$500.00 of outstanding water bills, if any, incurred prior to the date of sale. The Purchaser agrees to pay \$350.00 at settlement to the Seller's Attorney for review of the settlement documents.

In the event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the Deposit. Upon refund of the Deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY, AND ERICA T. DAVIS

Substitute Trustees by virtue of Instrument recorded among the land records of Prince George's County, Maryland

AUCTIONEERS

Brenda J. DiMarco
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002

89814 (1-10,1-17,1-24)

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SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

Improved by premises known as
3226 Burton Court, Temple Hills, MD 20748

By virtue of the power and authority contained in a Deed of Trust from Nikita Pinckney, dated August 25, 2000 and recorded in Liber 14024 at Folio 740 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 entrance of the secured portion of the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), Upper Marlboro, Maryland, on

WEDNESDAY, JANUARY 30, 2008
AT 3:10 P.M.

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

Lot Number Forty Nine (49) in a Subdivision known as "Plat 3, Oak Hill Townes" as per plat thereof recorded in Plat Book NLP 149 at Plat 49, among the land records of Prince George's County, Maryland.

Said property is improved by a dwelling and is sold in "as is condition."

TERMS OF SALE: A deposit of \$15,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 8.5% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit Charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property. In the event settlement is delayed for any reason, there shall be no abatement of interest. The purchaser is responsible for any amount in excess of \$500.00 of outstanding water bills, if any, incurred prior to the date of sale. The Purchaser agrees to pay \$350.00 at settlement to the Seller's Attorney for review of the settlement documents.

In the event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the Deposit. Upon refund of the Deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY, AND ERICA T. DAVIS

Substitute Trustees by virtue of Instrument recorded among the land records of Prince George's County, Maryland

AUCTIONEERS

Brenda J. DiMarco
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002

89813 (1-10,1-17,1-24)

LEGALS

LAW OFFICES
GOOZMAN, BERNSTEIN & MARKUSKI
9101 Cherry Lane, Suite 207
Laurel, Maryland 20708
(301) 953-7480 – (410) 792-0075

TRUSTEES' SALE**Case No. CAE 07-31397**

**Of Valuable Unimproved Residential Subdivision Lots
located in Melwood (15th) Election District
Prince George's County, Maryland,**

Under and by virtue of a Power Of Sale contained in a certain Deed Of Trust from GGLG-Duvall Woods, LLC, a Maryland limited liability company, to Marc Wertheimer and John Arness, Trustees, dated January 15, 2005, securing G&G, LLC, a Virginia limited liability company, recorded among the Land Records of Prince George's County, Maryland, in Liber 21351, at Folio 640, docketed for foreclosure in Civil No. CAE 07-31397, the holder of the indebtedness secured by the Deed Of Trust having appointed Martin L. Gozman and Jeffrey W. Bernstein as Substitute Trustees by instrument duly executed, acknowledged and recorded among the Land Records of the said County, default having occurred under the terms thereof and at the request of the holder of the Note secured thereby, the undersigned Substitute Trustees will offer for sale in "AS IS" condition in front of the Commissioner's Entrance, Bourne Wing, Circuit Court For Prince George's County, Maryland, 14735 Main Street, Upper Marlboro, Maryland, on

**WEDNESDAY, JANUARY 23, 2008
AT 11:00 A.M.**

all that property described in the said Deed Of Trust as follows:

All that parcel of ground situate in Melwood 15th Election District, Prince George's County, Maryland and described as follows:

The residue of all that parcel of land known as a part of "BELLEFIELD", containing Forty-Five and four thousand six hundred fifteen thousandths (45.4615) Acres, more or less, as shown on Tax Map 128, Grid D-1, Parcel 48, A/C No. 14703-00-006; Saving and Excepting all that Land Described in Deed dated 12/31/97, recorded 1/22/98 to Joseph Addison, II and Kim W. Addison recorded in Liber 11916, Folio 712. Tax ID#1727874.

All that parcel of ground situate in Melwood 15th Election District, Prince George's County, Maryland and described as follows; that is to say:

The residue of a tract of land known as "BELLEFIELD", containing Eight and nine-tenths (8.9) acres, more or less, as shown on the Assessment Records of Prince George's County, Maryland on Tax Map 128, Grid D-1, Parcel 49, Ale No. 14702-00-008 and A/C No. 14702-01-003. Tax ID#1727866;1727858.

Saving and Excepting 54,011 square feet or 1.2399 acres more or less conveyed to Peter W. Duvall (son of Peter Wood Duvall, Jr.) by Deed dated October 6, 2004 and recorded October 18, 2004, in Liber: 20510 at Folio: 667, Tax ID # 3649449

The Two Parcels being more particularly described as Parcel One: Beginning at the southeasterly corner of the land described as "Property No.7" in a conveyance from Larwin Developments, Inc., to Lake Marlton Limited partnership by deed dated 27 February 1987 recorded in Liber 6705 at Folio 72, said corner being on the northwesterly line of Duley Station Road as the same is shown and described on Prince George's County Department of Public Works Right of Way Plats 372-374 (and as described in a conveyance recorded in Liber 2157 at Folio 266), said corner bearing North 03 degrees 01'37" West for a distance of 0.28 feet from an iron pipe found; running thence with the said lands of Lake Marlton Limited Partnership for two courses thus: 1. North 03 degrees 01'37" West, 949.52 feet to an iron pipe found and 2. North 33 degrees 10'20" East, 236.53 feet to an iron pipe found on a southwesterly line of other lands of said Lake Marlton Limited Partnership described as "Property No.3- East" in Liber 6705 at Folio 72 aforesaid; running thence with said lands for three courses thus: 3. South 56 degrees 41'58" East, 471.63 feet to an iron pipe found 4. South 32 degrees 51'19" West, 90.30 feet to an iron pipe found and 5. South 60 degrees 21'19" East, 273.85 feet to intersect the aforesaid northwesterly line of Daley Station Road, said intersection bearing North 60 degrees 21'19" West for a distance of 0.61 feet from an iron pipe found; running thence with said line for three courses thus: 6. South 29 degrees 40'25" West, 228.64 feet to a point of curvature, 7. By a tangent curve to the right having a radius of 929.93 feet, an arc length of 452.09 feet and a long chord which bears South 42 degrees 36'03" West for a distance of 447.65 feet to its point of tangency and 8. South 57 degrees 31'41" West, 285.17 feet to the Beginning, containing 475,118 square feet or 10.9072 acres of land for Parcel One.

Parcel Two: Beginning at the easterly corner common to the lands herein-described and the lands described in a conveyance from Lawrence and Randi Wilhelm to Nicolas and Kimberly A. Kulibaba by deed dated 24 April 1992 recorded in Liber 8292 at Folio 507, said corner being in the centerline of the macadam paving of Croom Road (Maryland Route 382); running thence with said centerline for three courses thus: 1. South 05 degrees 41'14" West, 81.76 feet to a point of curvature, 2. By a tangent curve to the left having a radius of 546.66 feet, an arc length of 399.04 feet and a long chord which bears South 15 degrees 13'27" East for a distance of 390.24 feet to its point of tangency and 3. South 36 degrees 08'08" East, 219.95 feet; running thence by a new line of division through the aforesaid lands of Duvall, 4. South 53 degrees 51'52" west, 20.00 feet to the easterly most truncation corner of the lands described in a conveyance (for Duley Station Road) for Peter W. and Esther D. Duvall to the County Commissioners for Prince George's County Department of Public Works Right of Way Plats 372-374; running thence with the lines of said lands for Duley Station Road for three courses thus: 5. North 36 degrees 08'08" West, 80.38 feet and 6. South 06 degrees 52'09" West, 26.26 feet and 7. South 40 degrees 52'09" West, 404.66 feet to intersect the centerline of the old roadbed of Duley Station Road as it now exists and as the same is also shown on the aforesaid Right of Way Plats; running thence with said centerline and also with that part of the lands described in a conveyance from George S. and Helen G. Harrison to John R. and Joyce C. Duley by deed dated 10 December 1953 recorded in Liber 1679 at Folio 162 which has been isolated by said Right of Way Plats for three courses thus: 8. South 65 degrees 36'22" West, 32.97 feet to a point of curvature, 9. By a tangent curve to the left having a radius of 132.94 feet, an arc length of 94.05 feet and a long chord which bears South 44 degrees 53'23" West for a distance of 94.05 feet to its point of tangency and 10. South 24 degrees 20'49" West, 71.69 feet to again intersect the line of Duley Station Road as the same is shown on the aforesaid Right of Way Plats; running thence with said line, 11. South 40 degrees 52'09" West, 264.14 feet, passing through a concrete monument found at the end of 69.42 feet, to the easterly-most corner of the lands described in a conveyance from Joseph II and Kim W. Addison to Joseph II and Kim W. Addison by deed dated January 1998 recorded in Liber 11916 at Folio 714; running thence with said lands for four courses thus: 12. North 50 degrees 45'57" West, 170.13 feet, passing through a rebar found at the end of 2.21 feet, to an iron pipe found, 13. South 62 degrees 59'13" West, 199.78 feet to an iron pipe found, 14. South 17 degrees 55'47" East, 101.29 feet and 15. South 21 degrees 22'48" East, 161.84 feet passing through an iron pipe found at the end of 153.34 feet, to again intersect the aforesaid northwesterly line of Duley Station Road; running thence with said line for three courses thus; 16. By a non-tangent curve to the right having a radius of 691.20 feet, an arc length of 226.19 feet and a chord which bears South 62 degrees 21'54" West for a distance of 225.19 feet to its point of tangency, 17. South 71 degrees 44'23" West, 3.12 feet to a point of curvature and 18. By a tangent curve to the left having a radius of 741.20 feet, an arc length of 106.75 feet and a chord which bears South 67 degrees 36'50" West for a distance of 106.66 feet to intersect a southeasterly line of the lands described as "Property No. 3" in a conveyance from Larwin Developments, Inc., to Lake Marlton Limited partnership by deed dated 27 February 1987 recorded in Liber 6705 at Folio 72, said intersection bearing North 38 degrees 51'07" West for a distance of 11.15 feet from an iron pipe found; running thence with the said lands of Lake Marlton Limited Partnership for ten courses thus: 20. North 38 degrees 51'07" West, 118.86 feet to an iron pipe found, 21. North 47 degrees 36' 08" West, 22.88 feet to an iron pipe found, 22. North 30 degrees 54'22" West, 31.26 feet to an iron pipe found 23. South 87 degrees 44'22" West, 31.26 feet to an iron pipe found, 24. North 16 degrees 27'17" East, 140.26 feet to an iron pipe found, 25. North 37 degrees 27'31" East, 13834 feet to an iron pipe found, 26. North 01 degrees 19'52" Est. 78.00 feet to an iron pipe found, 27. South 87 degrees 09'22" West, 129.86 feet to an iron pipe found, 28. North 04 degrees 59'11" West, 588.51 feet to an iron pipe found and 29. North 27 degrees 55'09" East, 450.04 feet to the corner common to the last said lands, the herein-described lands and the lands described in a conveyance from The Board of Education of Prince George's County to Prince George County, Maryland, by deed dated 14 August 1985 recorded in Liber 6208 at Folio 784; running thence with (i) the last said lands and (ii) the lands described in a conveyance from Barbara Jean Mathews, Personal Representative, to Clifton V. and Cynthia L. Thacker by deed dated 10 August 1998 recorded in Liber 12499 at Folio 679,

LEGALS

30. North 89 degrees 36'34" East, 829.06 feet, passing through an iron pipe found at the end of 544.28 feet; running thence by seven new lines of division through the aforesaid lands of Duvall thus: 31. South 01 degrees 35'27" West, 47539 feet, 32. South 44 degrees 41'16" East, 45.02 feet, 33. South 62 degrees 14' 11" East, 59.29 feet, 34. South 57 degrees 23'11" East, 182.17 feet, 35. North 44 degrees 10'57" East, 421.39 feet, 36. By a non-tangent curve to the right having a radius of 586.66 feet, an arc length of 261.40 feet and a chord which bears North 07 degrees 04'40" West for a distance of 259.25 feet to its point of tangency and 37. North 115 degrees 41'14" East, 77.50 feet to intersect the southerly line of the aforesaid lands of Kulibaba; running thence with said line, 38. North 89 degrees 36'34" East, 40.22 feet, passing through a railroad spike found at the end of 19.31 feet, to the Beginning, containing 1.574.473 square feet or 36.1449 acres of land for Parcel 2 and containing 2,049,591 square feet or 47.0521 acres of land as a total for parcels One and Two combined.

The said described property was thereafter subdivided, and after conveyances to Joseph Addison, II by Deed dated January 14, 2005 recorded in Liber 21351, at Folio 719, and to GGLG-Duvall Woods Community Association, Inc. by Deed dated November 28, 2006 recorded in Liber 26745, at Folio 116, the remaining property being offered for sale is now described as follows:

Lots 1 through 10 as shown on a plat entitled "PLAT ONE, DUVALL SUBDIVISION SOUTH, LOTS 1-10 and PARCEL A", recorded among the Land Records of Prince George's County, Maryland in Plat Book REP 210, Plat 38.

Lots 1 through 12 as shown on a plat entitled "PLAT TWO, DUVALL SUBDIVISION NORTH, LOTS 1-12, OUTLOT B and PARCEL B", recorded among the Land Records of Prince George's County, Maryland in Plat Book REP 210, Plat 39.

Lots 13 through 19 as shown on a plat entitled "PLAT THREE, DUVALL SUBDIVISION NORTH, LOTS 13-20 and OUTLOT A", recorded among the Land Records of Prince George's County, Maryland in Plat Book REP 210, Plat 40.

The property will be sold in "AS-IS" condition, subject to all conditions, restrictions, easements, covenants, rights-of-way and agreements of record affecting the property, and subject to whatever an accurate survey or inspection of the property would disclose, without any express or implied warranty of any kind.

A deposit of \$420,000.00 cash, certified or cashier's check, payable to the undersigned Trustees, shall be required at the time and place of sale. The balance of the purchase price shall bear interest at the rate of 22.36% per annum from the date of sale to the date of delivery of payment to the Substitute Trustees. No deposit shall be required of the noteholder where the noteholder bids on the property at sale and payment of the purchase price by the noteholder shall be made by crediting the purchase price against the foreclosure costs and expenses and the indebtedness secured by said Deed Of Trust. In the event that settlement is delayed for any reason, including, but not limited to, exceptions to the sale, bankruptcy filings by interested parties, court administration of the foreclosure sale or unknown title defects, there shall be no abatement of interest.

Adjustment of all taxes, public charges and special or regular assessments, annual front foot benefit charges and deferred connection fees, if any, shall be made as of the date of sale and thereafter assumed by the purchaser. Homeowner's association fees, if any, shall be assumed by the purchaser from the date of sale. Title examination, conveyancing, transfer taxes, recordation tax and all other costs of conveyance and settlement shall be paid by the purchaser. Purchaser agrees to pay \$295.00 at settlement to Seller's attorney for review of the settlement documents.

The Property is sold subject to the right of any persons in possession of all or any part of the property under recorded or unrecorded leases or rights of occupancy, if any. Purchaser shall be responsible for obtaining possession of the property.

Compliance with the terms of sale shall be made and the balance of the purchase price shall be paid within ten (10) days after final ratification of the sale by the Circuit Court for Prince George's County, Maryland, unless said time is extended by the undersigned Trustees in their sole and absolute discretion for good cause shown, time being of the essence; otherwise the deposit shall be forfeited and the property will be resold at the risk and expense of the defaulting purchaser. In the event of resale, the defaulting purchaser shall not be entitled to any benefit, surplus proceeds or profits resulting from such resale.

The Trustees are not liable, individually or otherwise, for any reason. If title to the property is not or cannot be transferred consistent with the terms hereof for any reason, the Trustee's liability is limited, at its sole discretion, to return any deposit, without interest, thereby rescinding the sale, and there is no other right or remedy against the Trustee at law or in equity.

MARTIN L. GOOZMAN AND JEFFREY W. BERNSTEIN
Substitute Trustees

89679 (1-3,1-10,1-17)

LAW OFFICES
GOOZMAN, BERNSTEIN & MARKUSKI
9101 Cherry Lane, Suite 207
Laurel, Maryland 20708
(301) 953-7480 – (410) 792-0075

TRUSTEES' SALE**Case No. CAE 07-31607**

**Of Valuable Improved Real Estate located in Prince George's County,
Maryland, improved by premises located at
6705 Martin Luther King Jr. Highway
Landover, Maryland 20785**

Under and by virtue of a Power Of Sale contained in a certain Deferred Purchase Money Second Deed Of Trust And Security Agreement from DBQ Oil, Inc., dated May 13, 2005, and duly recorded among the Land Records of Prince George's County, Maryland, in Liber 24779, at Folio 691, and by virtue of a Power Of Sale contained in a certain Third Deed Of Trust And Security Agreement from DBQ Oil, Inc., dated May 13, 2005, and recorded among the Land Records of Prince George's County, Maryland, in Liber 24779, at Folio 703, docketed for foreclosure in Civil No. CAE-07-31607, the holder of the indebtedness secured by the said Deeds Of Trust having appointed Martin L. Gozman and Jeffrey W. Bernstein as Substitute Trustees by instrument duly executed, acknowledged and recorded among the Land Records of the said County, default having occurred under the terms thereof and at the request of the holder of the Note secured thereby, the undersigned Substitute Trustees will offer for sale at public auction in front of the Circuit Court for Prince George's County, Maryland, 14735 Main Street, Upper Marlboro, Maryland (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table) on:

**WEDNESDAY, JANUARY 30, 2008
AT 11:00 A.M.**

all that property described in the said Deeds Of Trust as follows:

Being known and designated as Parcel A in a subdivision known as Wechsler's Addition to Palmer Park as per plat thereof recorded in Plat Book 74, Page 4 among the Land Records of Prince George's County, Maryland.

Subject to a Deed Of Trust to William M. Simmons, Trustee, dated May 13, 2005, and recorded among the Land Records in Prince George's County, Maryland, in Liber 24779, at Folio 668, the terms of which will be announced at the time of sale.

Said property is improved by a gasoline station.

The property will be sold in "AS-IS" condition, subject to all conditions, restrictions, easements, covenants, rights-of-way and agreements of record affecting the property, and subject to whatever an accurate survey or inspection of the property would disclose, without any express or implied warranty of any kind.

LEGALS

A deposit of \$75,000.00 cash, certified or cashier's check, payable to the undersigned Trustees, shall be required at the time and place of sale. The balance of the purchase price shall bear interest at the rate of 6.5% per annum from the date of sale to the date of delivery of payment to the Substitute Trustees. No deposit shall be required of the noteholder where the noteholder bids on the property at sale and payment of the purchase price by the noteholder shall be made by crediting the purchase price against the foreclosure costs and expenses and the indebtedness secured by said Deeds Of Trust. In the event that settlement is delayed for any reason, including, but not limited to, exceptions to the sale, bankruptcy filings by interested parties, court administration of the foreclosure sale or unknown title defects, there shall be no abatement of interest.

Adjustment of all taxes, public charges and special or regular assessments, annual front foot benefit charges and deferred connection fees, if any, shall be made as of the date of sale and thereafter assumed by the purchaser. Title examination, conveyancing, transfer taxes, recordation tax and all other costs of conveyance and settlement shall be paid by the purchaser. Purchaser agrees to pay \$295.00 at settlement to Seller's attorney for review of the settlement documents.

The Property is sold subject to the right of any persons in possession of all or any part of the premises under recorded or unrecorded leases or rights of occupancy, if any. Purchaser shall be responsible for obtaining possession of the property.

Compliance with the terms of sale shall be made and the balance of the purchase price shall be paid within ten (10) days after final ratification of the sale by the Circuit Court for Prince George's County, Maryland, unless said time is extended by the undersigned Trustees in their sole and absolute discretion for good cause shown, time being of the essence; otherwise the deposit shall be forfeited and the property will be resold at the risk and expense of the defaulting purchaser. In the event of resale, the defaulting purchaser shall not be entitled to any benefit, surplus proceeds or profits resulting from such resale.

The Trustees are not liable, individually or otherwise, for any reason. If title to the property is not or cannot be transferred consistent with the terms hereof for any reason, the Trustee's liability is limited, at its sole discretion, to return any deposit, without interest, thereby rescinding the sale, and there is no other right or remedy against the Trustee at law or in equity.

MARTIN L. GOOZMAN AND JEFFREY W. BERNSTEIN
Substitute Trustees

89798 (1-10,1-17,1-24)

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BENDER & FISHMAN, P.C.**

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Telecopier 301-424-0124

**SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE****Improved by premises known as****10612 Foxlake Drive, Bowie, MD 20721**

By virtue of the power and authority contained in a Deed of Trust from Antoinette Anderson aka Antoinette Troxler, and dated May 5, 2005 and recorded in Liber 28991 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 entrance of the secured portion of the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), Upper Marlboro, Maryland, on

**WEDNESDAY, JANUARY 30, 2008
AT 3:20 P.M.**

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

LOT NUMBERED TWENTY-TWO (22) IN BLOCK LETTERED "A" IN A SUBDIVISION KNOWN AS "PLAT TEN, FOXLAKE", AS PER PLAT THEREOF RECORDED IN PLAT BOOK VJ-160 AT PLAT NUMBER 29, AMONG THE LAND RECORDS OF PRINCE GEORGE'S COUNTY, MARYLAND.

Said property is improved by a dwelling and is sold in "AS IS CONDITION.

TERMS OF SALE: A deposit of \$44,000.00 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 6.2% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser.

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property. In the event settlement is delayed for any reason, there shall be no abatement of interest. The purchaser is responsible for any amount in excess of \$500.00 of outstanding water bills, if any, incurred prior to the date of sale. The Purchaser agrees to pay \$350.00 at settlement to the Seller's Attorney for review of the settlement documents.

In the Event this property is sold and for any reason the sale is not ratified the liability of the Substitute Trustees shall be limited to a refund of the deposit. Upon refund of the deposit the purchaser shall have no further claim against the Substitute Trustees either at law or in equity.

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY,
AND ERICA T. DAVIS**

Substitute Trustees by virtue of Instrument recorded among the land records of Prince George's County, Maryland

**AUCTIONEERS
Brenda J. DiMarco
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002**

89817 (1-10,1-17,1-24)

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LEGALS

Law Offices
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8101 Sandy Spring Road, Suite 302
Laurel, MD 20707
Phone: (301) 490-1196/Fax: (301) 490-1568
www.candolaw.com

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

Improved by premises known as

5702 Sweetway Terrace, #44, Capitol Heights, MD 20743

By virtue of the power and authority contained in a Deed of Trust from Veronica Fortune, dated November 23, 2005, and recorded in Liber 24058 at folio 563 among the Land Records of PRINCE GEORGES COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the entrance to the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), o

**JANUARY 25, 2008
AT 12:10 P.M.**

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

Being known and designated Condominium Unit numbered Forty-Four (44), in Phase Six (6), Building 5A, in BROOKSQUARE, a Condominium.

The property is improved by a dwelling.

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

TERMS OF SALE: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$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 GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 8% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, 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. The purchaser is responsible for any amount in excess of \$250.00 for outstanding water bills, if any, incurred prior to the date of sale. 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. Purchaser agrees to pay \$250.00 at settlement to the attorney for the Substitute Trustees, for review of settlement documents. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale.

**DEBORAH K. CURRAN, LAURA H. G. O'SULLIVAN,
STEPHANIE H. HURLEY AND MICHELLE M. LATTI**
Substitute Trustees, by virtue of an instrument recorded
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

89800 (1-10,1-17,1-24)

COHN, GOLDBERG & DEUTSCH, L.L.C.

Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**10615 THORNE DRIVE
FORT WASHINGTON, MD 20744**

Under a power of sale contained in a certain Deed of Trust from McLaurin & Brad Affordable Custom Homes, Inc. dated September 20, 2005 and recorded in Liber 25442, Folio 367 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$557,850.00, and an original interest rate of 9.875, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:02 AM.**

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

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

Terms of Sale: A deposit of \$47,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204

(410) 825-2900 www.mid-atlanticauctioneers.com

89803 (1-10,1-17, 1-24)

LEGALS

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Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**12116 ELMWOOD DRIVE
BRANDYWINE, MD 20613**

Under a power of sale contained in a certain Deed of Trust from Taunya B. Haskins and Robert E. Haskins dated September 26, 2005 and recorded in Liber 23941, Folio 133 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$468,000.00, and an original interest rate of 7.500, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$48,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

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Towson, MD 21204

(410) 825-2900 www.mid-atlanticauctioneers.com

89801 (1-10,1-17, 1-24)

COHN, GOLDBERG & DEUTSCH, L.L.C.

Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**1904 RUATAN STREET
HYATTSVILLE, MD 20783**

Under a power of sale contained in a certain Deed of Trust from Denny A. Silie Amparo a/k/a Denny Silie Amparo and Ines Silie Amparo a/k/a Ines A. Silie dated May 25, 2006 and recorded in Liber 25190, Folio 414, and re-recorded in Liber 28803, Folio 57 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$380,000.00, and an original interest rate of 8.350, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:04 AM.**

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

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

Terms of Sale: A deposit of \$41,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

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Towson, MD 21204

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89804 (1-10,1-17, 1-24)

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.

Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**5113 HENDERSON ROAD
TEMPLE HILLS, MD 20748**

Under a power of sale contained in a certain Deed of Trust from Daryl Wilson and Jerry Murphy Jr. dated December 8, 2006 and recorded in Liber 26666, Folio 075 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$289,881.60, and an original interest rate of 7.750, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:01 AM.**

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

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

Terms of Sale: A deposit of \$29,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

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89802 (1-10,1-17, 1-24)

COHN, GOLDBERG & DEUTSCH, L.L.C.

Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

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

**8802 LOUGHRAN ROAD
FORT WASHINGTON, MD 20744**

Under a power of sale contained in a certain Deed of Trust from Regina Deadwyler and James Deadwyler dated August 14, 2006 and recorded in Liber 25912, Folio 220 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$352,000.00, and an original interest rate of 7.875, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:05 AM.**

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

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

Terms of Sale: A deposit of \$37,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon,
Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204

(410) 825-2900 www.mid-atlanticauctioneers.com

89805 (1-10,1-17, 1-24)

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

6612 LAKE PARK DRIVE UNIT #301 GREENBELT, MD 20770

Under a power of sale contained in a certain Deed of Trust from Angel Ellis dated July 22, 2005 and recorded in Liber 23161, Folio 428 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$212,000.00, and an original interest rate of 6.850, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:18 AM.**

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

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

Terms of Sale: A deposit of \$22,000.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon, Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204

(410) 825-2900 www.mid-atlanticauctioneers.com

89850 (1-10,1-17,1-24)

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

5804 BARNES DRIVE CLINTON, MD 20735

Under a power of sale contained in a certain Deed of Trust from Patrick M. Jackson and Benita M. Jackson dated March 17, 2006 and recorded in Liber 24854, Folio 713 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$360,000.00, and an original interest rate of 7.130, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **JANUARY 29, 2008 AT 11:20 AM.**

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

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

Terms of Sale: A deposit of \$36,900.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

Edward S. Cohn, Stephen N. Goldberg, Richard E. Solomon, Richard J. Rogers and Ronald S. Deutsch, Substitute Trustees

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204

(410) 825-2900 www.mid-atlanticauctioneers.com

89849 (1-10,1-17,1-24)

LEGALS

COHN, GOLDBERG & DEUTSCH, L.L.C.
Attorneys at Law
600 Baltimore Avenue, #208
Towson, MD 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

2037 SOUTH ANVIL LANE TEMPLE HILLS, MD 20748

Under a power of sale contained in a certain Deed of Trust from Michael Fair dated October 30, 2006 and recorded in Liber 26499, Folio 463 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$199,875.00, and an original interest rate of 10.990, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **January 29, 2008 AT 11:19 AM.**

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

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

Terms of Sale: A deposit of \$21,500.00 by cash or certified funds is required at the time of sale. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. Interest to be paid on the unpaid purchase money at the note rate from the date of sale to the date funds are received in the office of the Substitute Trustees. In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes to be adjusted as of the date of sale. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the sale, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of sale. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

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

Mid-Atlantic Auctioneers, LLC
606 Baltimore Avenue, Suite 206
Towson, MD 21204

(410) 825-2900 www.mid-atlanticauctioneers.com

89851 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR COCKEYSVILLE, MARYLAND 21030

Plaintiff

vs.

Moumouni N Kouada

Serve at: 12039 Beltsville Dr
Beltsville, MD 20705

Serve at: 6447 Kansas Lane,
Apt 304
Takoma Park, MD 20912

and

Richard T. Cregger, Trustee

Defendants

Serve at: 6727 Montour Dr
Falls Church, VA 22043

**In the Circuit Court for Prince George's County, Maryland
CASE NO.: CAE 07-31594**

Serve at: PO Box 4034
Falls Church, VA 22044

Serve at: 4128 36th Street, Ste 860
Arlington, VA 22206

and

WMC Mortgage Corp.

Serve at: CSC Lawyers Incorporating Service, Resident Agent
7 St Paul St., Ste 1660
Baltimore, MD 21202

Serve at: PO Box 54089
Los Angeles, CA 90054

Serve at: 6320 Canoga Ave
Woodland Hills, CA 91367

Serve at: Litton Loan Servicing, LP
2711 Centerville Road
Suite 400
Wilmington, DE 19808

Serve on: Litton Loan Servicing, LP
CSC Lawyers Incorporating Service Co., Resident Agent
7 St Paul Street, Ste 1660
Baltimore, MD 21202

AND

(All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as:)

12039 Beltsville Dr
Beltsville, Maryland 20705

Defendants

and
Prince George's County, Maryland

S/O Stephanie P. Anderson,
County Attorney

14741 Governor Oden Bowie Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

UNKNOWN OWNERS OF THE PROPERTY:
12039 Beltsville Dr
Beltsville, Maryland 20705

The unknown owner's heirs, devisees, and Personal Representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest.

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property described below in the State of Maryland, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the Plaintiff in this proceeding:

1. 1,700,000 Sq. Ft. & Imps. Calverton Townes Lot 5 Blk L, Assmt \$157,752 Lib 24948 Fl 144 and assessed to Moumouni N Kouada, also known as 12039 Beltsville Dr, Beltsville, Maryland 20705 Tax Account No. 01-0037762 on the Tax Roll of the Director of Finance.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months and a day from the date of sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County:

ORDERED, That notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for three (3) successive weeks on or before the 25th day of January, 2008, warning all persons interested in the property to appear in this Court by the 4th day of March, 2008, and redeem the property described above and answer the Complaint or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89718 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

T. I. Finance & Investment, LLC
1340 Old Chain Bridge Road
Suite 207
McLean, Virginia 22101

Plaintiff

vs.

Napha Fatmata Sanneh-Sawaneh, assessed owner
13003 Old Chapel Road
Bowie, Maryland 20720

Mohamed Sawaneh, assessed owner
13003 Old Chapel Road
Bowie, Maryland 20720

Delta Funding Corporation, a New York corporation
1000 Woodbury Road
P.O. Box 9009
Woodbury, New York, 11797

Serve: The Corporation Trust Incorporated, Resident Agent
300 E. Lombard Street
Baltimore, Maryland 21202

Mortgage Electronic Registration System, Inc.
a Delaware corporation
P.O. Box 2026
Flint, MI 48501-2026

Serve: The Prentice-Hall Corporation System, Inc., Resident Agent
2711 Centerville Road, Suite 400
Wilmington, DE 19808

David N. Prensky, Trustee
5225 Wisconsin Avenue, NW
Washington, DC 20015

Prince George's County, Maryland
Serve: Stephanie Anderson, County Attorney
14735 Main Street
Upper Marlboro, MD 20772

and any and all persons that have or claim to have any interest in the property described as:

(a) PROPERTY DESCRIPTION

Lot 9, Block D in Section Five of the Subdivision known as "SECTION FIVE, PROSPECT KNOLLS" per plat of subdivision recorded in the Land Records of Prince George's County, Maryland, in Plat Book WWW 65 at Plat 33; being all of that property described in deed recorded in the aforesaid Land Records in Liber 12790 at folio 694; Property Tax Identification No. 14-1682210.

Defendants

**In the Circuit Court for Prince George's County, Maryland
CAE 07-31238**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the foregoing property situated and lying in Prince George's County, Maryland, which was sold by the Collector of Taxes for Prince George's County to the Plaintiff at the 2007 County tax sale.

The Complaint states, among other things, that the amount necessary for redemption has not been paid, although more than six months from the date of sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland,

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County, Maryland, once a week for three (3) successive weeks, warning all persons interested in the said property to be and appear in this Court by the 4th day of March, 2008, and redeem the aforesaid property and answer the Complaint, or thereafter a Final Order will be rendered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title free and clear of all encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89692 (1-10,1-17,1-24)

File: 07-PG-DT-7828

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer, L.L.C.
8981 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Rita K. Ayoh, and New Century Mortgage Corporation, and Patrick J. Flanagan, Trustee, and Prince George's County, Maryland And

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 14 of Prince Georges County, described as follows: Account No. 284070-0; known as 20,000.0000 Sq. Ft. & Imps. Glenshire Estates Lot 5 Blk A. Street address of 10805 Glenshire Drive.

Defendants

**In the Circuit Court for Prince George's County, Maryland
Civil Division
CAE 07-32149**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland,

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89699 (1-10,1-17,1-24)

ORDER OF PUBLICATION

PENNSYLVANIA AVENUE 2006, LLC

Plaintiff

vs.

LOWELL M. BROWN
PRINCE GEORGE'S COUNTY, S/O: STEPHANIE T. ANDERSON
UNKNOWN OWNERS OF THE PROPERTY

Any and all persons having or claiming to have interest in the property known as

718 MAURY AVENUE, BUILDING 1, UNIT 418-105 (entire Imps Razed 7-1-03) Tax Account No.: 12-120624-2, Description: 1,840,000 SQ FT Georgian Gardens, Assessment: \$6,560, Liber/Folio: 4454/823, Assessed To: Brown, Lowell M.

**In the Circuit Court for Prince George's County, Maryland
CASE NO: CAE 07-31149**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property:

718 MAURY AVENUE, BUILDING 1, UNIT 418-105 (entire Imps Razed 7-1-03) Tax Account No.: 12-120624-2, Description: 1,840,000 SQ FT Georgian Gardens, Assessment: \$6,560, Liber/Folio: 4454/823, Assessed To: Brown, Lowell M.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County;

ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George's Post, a newspaper having a general circulation in Prince George's County, once a week for three successive weeks on or before the 25th day of January, 2008, warning all persons interested in the said property to be and appear in this Court by the 4th day of March, 2008, and redeem the property, and answer the complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89693 (1-10,1-17,1-24)

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

LEGALS

ORDER OF PUBLICATION

PENNSYLVANIA AVENUE 2006, LLC

Plaintiff

vs.

PEGGY MAGEE

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

True Copy—Test: Peggy Magee, Clerk
89697 (1-10,1-17,1-24)

ORDER OF PUBLICATION

PENNSYLVANIA AVENUE 2006, LLC

Plaintiff

vs.

CHARLES R. NICKENS, JR. MONTRUE B. NICKENS BRESLER & REINER, INC., S/O: THE CORPORATION TRUST INCORPORATED, C/O: BILLE J. SWOBODA, S/O: SIDNEY M. BRESLER, S/O: JOHN U. RAYMOND, S/O: RALPH S. CHILDS PRINCE GEORGE'S COUNTY, S/O: STEPHANIE T. ANDERSON UNKNOWN OWNERS OF THE PROPERTY

Any and all persons having or claiming to have interest in the property known as

LEGALS

Court for Prince George's County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George's Post, a newspaper having a general circulation in Prince George's County, once a week for three successive weeks on or before the 25th day of January, 2008, warning all persons interested in the said property to be and appear in this Court by the 4th day of March, 2008, and redeem the property, and answer the complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89698 (1-10,1-17,1-24)

ORDER OF PUBLICATION

PENNSYLVANIA AVENUE 2006, LLC

Plaintiff

vs.

TYRONE A. BELT AUDREY BELT, AKA: AUDREY PRATT BRESLER & REINER, INC., S/O: THE CORPORATION TRUST INCORPORATED, C/O: BILLE J. SWOBODA, S/O: SIDNEY M. BRESLER, S/O: JOHN U. RAYMOND, S/O: RALPH S. CHILDS PRINCE GEORGE'S COUNTY, S/O: STEPHANIE T. ANDERSON UNKNOWN OWNERS OF THE PROPERTY

Any and all persons having or claiming to have interest in the property known as

802 MAURY AVENUE, BUILDING 2, UNIT 434-203 (entire Imps Razed 7-1-03) Tax Account No.: 12-120666-3, Description: 1,879,000 SQ FT Georgian Gardens, Assessment: \$6,560, Liber/Folio: 4422/779, Assessed To: Belt, Tyrone A. & Audrey

In the Circuit Court for Prince George's County, Maryland CASE NO: CAE 07-31152

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property:

802 MAURY AVENUE, BUILDING 2, UNIT 434-203 (entire Imps Razed 7-1-03) Tax Account No.: 12-120666-3, Description: 1,879,000 SQ FT Georgian Gardens, Assessment: \$6,560, Liber/Folio: 4422/779, Assessed To: Belt, Tyrone A. & Audrey

The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County;

ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George's Post, a newspaper having a general circulation in Prince George's County, once a week for three successive weeks on or before the 25th day of January, 2008, warning all persons interested in the said property to be and appear in this Court by the 4th day of March, 2008, and redeem the property, and answer the complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89696 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Heartwood 88, L.L.C.

c/o De Laurentis, Reiff & Turer, L.L.C. 9891 Broken Land Parkway, Ste 301 Columbia, MD 21046

Plaintiff

vs.

William P. Brockington, and Janice Y. Brockington, and Gerald Danoff, Trustee, and Dennis W. King, Trustee, and Household Finance Corporation III, and Prince George's County, Maryland And All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate, described as:

District 18 of Prince Georges County, described as follows: Account No. 206567-0; known as 7,867,000 Sq. Ft. & Imps. Pepper Mill Lot 13 Blk K. Street address of 6803 Hastings Drive.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-31198

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying

and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89700 (1-10,1-17,1-24)

File: 07-PG-DT-7983

ORDER OF PUBLICATION

Heartwood 88, L.L.C. c/o De Laurentis, Reiff & Turer, L.L.C.

9891 Broken Land Parkway, Ste 301 Columbia, MD 21046

Plaintiff

vs.

Alba Guzman, AKA Alba V. Maltez, and Romeo Hernandez, and Jose M. G. Maltez, AKA Jose M. Guzman Maltez, and Source One Mortgage Corporation, and Larry Rice, Trustee, and Mortgage Electronic Registration System (MERS), and First Horizon Home Loan Corporation, and PRLAP, Inc., Trustee, and Bank of America, N.A., and Prince George's County, Maryland And

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate, described as:

District 19 of Prince Georges County, described as follows: Account No. 214101-8; known as Lot 25 Ex E 196 Ft 15,974.0000 Sq. Ft. Riverdale Park Blk 71. Street address of 5322 Taylor Road.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-31781

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89701 (1-10,1-17,1-24)

File: 07-PG-DT-8276

ORDER OF PUBLICATION

Heartwood 88, L.L.C. c/o De Laurentis, Reiff & Turer, L.L.C. 9891 Broken Land Parkway, Ste 301 Columbia, MD 21046

Plaintiff

vs.

Gail Turner, and George Kapusta, Trustee, and Thomas O. Herman, Trustee, and Mortgage Electronic Registration System (MERS), and Regional Title & Escrow, Trustee, and Senderra Funding LLC, and Mortgage Electronic Registration System (MERS), and Prince George's County, Maryland And All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate, described as:

District 14 of Prince Georges County, described as follows: Account No. 165528-1; known as & IMPS LOT 70 GRD E2 SUB BELAIR GREENS. Street address of 14115 Wainwright Court.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32820

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89702 (1-10,1-17,1-24)

File: 07-PG-DT-8181

ORDER OF PUBLICATION

Heartwood 88, L.L.C. c/o De Laurentis, Reiff & Turer, L.L.C. 9891 Broken Land Parkway, Ste 301 Columbia, MD 21046

Plaintiff

vs.

Mario A. Ramos, and Edith Huerta, and Mortgage Electronic Registration System (MERS), and George Epps, Trustee, and The CIT Group/Consumer Finance, Inc., and Prince George's County, Maryland And All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate, described as:

District 02 of Prince Georges County, described as follows: Account No. 008816-1; known as (03 Eai-x Trs) 9,039,0000 Sq. Ft. & Imps. Woodlawn - Lot 29 Blk A. Street address of 5104 70th Avenue.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32152

The object of this proceeding is to secure the foreclosure of all rights

LEGALS

of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89703 (1-10,1-17,1-24)

File: 07-PG-DT-8176

ORDER OF PUBLICATION

Heartwood 88, L.L.C. c/o De Laurentis, Reiff & Turer, L.L.C. 9891 Broken Land Parkway, Ste 301 Columbia, MD 21046

Plaintiff

vs.

Maria Del Carmen Ramirez, and Mortgage Electronic Registration System (MERS), and Richard T. Cregger, Trustee, and WMC Mortgage Corp., and Prince George's County, Maryland And

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate, described as:

District 21 of Prince Georges County, described as follows: Account No. 229793-5; known as 5,500,000 Sq. Ft. & Imps. Greenbrier Knolls Lot 16 Blk A. Street address of 8518 60th Avenue.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32145

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Peggy Magee, Clerk
89704 (1-10,1-17,1-24)

LEGALS

File: 07-PG-DT-8268

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer, L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Tamara N. Thomas, and
Kevin Jones, and
Mortgage Electronic Registration System (MERS), and
Mark H. Friedman, Trustee, and
Kenneth J. MacFadyen, Trustee, and
H & R Block Mortgage Corporation, and
Prince George's County, Maryland

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 18 of Prince Georges County, described as follows: Account No. 211227-4; known as 8,266.0000 Sq. Ft. & Imps. Pleasant Hills - Lot 6 Blk D.
Street address of 6911 Adel Street.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32147

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89705 (1-10,1-17,1-24)

File: 07-PG-DT-8101

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer, L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Jeremias Mendoza, and
Richard T. Cregger, Trustee, and
Mortgage Electronic Registration System (MERS), and
WMC Mortgage Corp., and
Prince George's County, Maryland

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 17 of Prince Georges County, described as follows: Account No. 193090-8; known as (twn Annex 2006-03 2007) 9,550.0000 Sq. Ft. & Imps. University Hills Lot 4 Blk K.
Street address of 3310 Rutgers Street.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32146

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the

Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89706 (1-10,1-17,1-24)

File: 07-PG-DT-8188

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer, L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Mary R. Randolph, and
Ruth W. Randolph, and
Countrywide Home Loans, Inc., and
W. Taylor Brown, Trustee, and
Countrywide Home Loans, Inc., and
Prince George's County, Maryland

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 17 of Prince Georges County, described as follows: Account No. 198245-3; known as 6,089.0000 Sq. Ft. & Imps. Parklawn Lot 15 Blk J.
Street address of 1706 Norton Road.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32143

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89707 (1-10,1-17,1-24)

LEGALS

File: 07-PG-DT-8035

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer, L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Mark Leahy, and
Debra Lucas Leahy, and
Friedman & MacFayden, Trustee, and
Fremont Investment & Loan a/k/a
Fremont Investment & Loan, Inc., and
Gary S. Silverman, Trustee, and
Milt N. Theologou, Trustee, and
Rexel, Inc., and
Mortgage Electronic Registration System (MERS), and
Prince George's County, Maryland

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 20 of Prince Georges County, described as follows: Account No. 228022-0; known as eles Addn T-dt S/b 9/16/04 L20323 F407 20,187.0000 Sq. Ft. & Imps. Seabrook-steeles Lot 1 Blk S.
Street address of 9600 Franklin Avenue.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32144

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89708 (1-10,1-17,1-24)

File: 07-PG-DT-7909

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer, L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Nicole Cooper, and
Harbourton Mortgage Investment Corporation, and
First American title Insurance Company, Trustee, and
Mortgage Electronic Registration System (MERS), and
Prince George's County, Maryland

All unknown owners of the property described below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 02 of Prince Georges County, described as follows: Account No. 009903-6; known as Resub 5,500.0000 Sq. Ft. & Imps. Woodlawn Lot 15 Blk 4.
Street address of 4813 70th Place.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32148

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove

described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in The Prince George's Post, which is a newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89709 (1-10,1-17,1-24)

Mooring Tax Asset Group, LLC
Certificate No.: 228443

ORDER OF PUBLICATION

Mooring Tax Asset Group, LLC
c/o William W. Waller, Esquire
8614 Westwood Center Drive,
Ste. 500
Vienna, VA 22182
(703) 917-0707

Plaintiff

vs.

George Chura, Jr.
Mary Sabatino,
John H. McClune, Sr.,
Prince George's County, Maryland

And

All other persons having or claiming to have an interest in 9110 SIMPSON LN, CLINTON, MD 20735,

23,330.0000 Sq. Ft. & Imps.
Acct No.: 086441-3
Lots: 74.75.76
Subname: Ballards Sub
Lot: 45
Liber: 12182
Folio:391
Assmt: \$129,300
Ass'd to : George Chura, Jr. & Mary Sabatino, et al.

Defendants

In the Circuit Court for Prince George's County, Maryland CAE 07-32032

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property:

9110 SIMPSON LN, CLINTON, MD 20735
23,330.0000 Sq. Ft. & Imps.
Acct No.: 086441-3
Subname: Ballards Sub
Lot: 45
Liber: 12182
Folio:391
Assmt: \$129,300
Ass'd to : George Chura, Jr. & Mary Sabatino, et al.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County;

ORDERED, that notice be given by the insertion of a copy of this Order in a newspaper having a general circulation in Prince George's County, once a week for three successive weeks, before the 25th day of January, 2008, warning all persons interested in the said properties to be and appear in this Court by the 4th day of March, 2008, and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Peggy Magee, Clerk
89710 (1-10,1-17,1-24)

**THE PRINCE
GEORGE'S POST**
Call 301-627-0900
Fax 301-627-6260

Mooring Tax Asset Group, LLC
Certificate No.: 228437

ORDER OF PUBLICATION

Mooring Tax Asset Group, LLC
c/o William W. Waller, Esquire
8614 Westwood Center Drive,
Ste. 500
Vienna, VA 22182
(703) 917-0707

Plaintiff

vs.

Malcolm R. Brown,
Jean E. Brown,
Prince George's County, Maryland

And

All other persons having or claiming to have an interest in 11005 LANHAM SEVERN RD, GLENN DALE, MD 20769

2.8500 Acres
Acct No.: 168314-3
Map: 036
Grid: C2
Par: 70
Lib: 05884
Fl: 638
Assmt: \$345,400
Ass'd to: Malcolm R. Brown & Jean E. Brown

Defendants

In the Circuit Court for Prince George's County, Maryland CAE 07-32035

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property:

11005 LANHAM SEVERN RD, GLENN DALE, MD 20769
2.8500 Acres
Acct No.: 168314-3
Map: 036
Grid: C2
Par: 70
Lib: 05884
Fl: 638
Assmt: \$345,400
Ass'd to: Malcolm R. Brown & Jean E. Brown

The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County;

ORDERED, that notice be given by the insertion of a copy of this Order in a newspaper having a general circulation in Prince George's County, once a week for three successive weeks, before the 25th day of January, 2008, warning all persons interested in the said properties to be and appear in this Court by the 4th day of March, 2008, and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Peggy Magee, Clerk
89711 (1-10,1-17,1-24)

Mooring Tax Asset Group, LLC
Certificate No.: 228491

ORDER OF PUBLICATION

Mooring Tax Asset Group, LLC
c/o William W. Waller, Esquire
8614 Westwood Center Drive,
Ste. 500
Vienna, VA 22182
(703) 917-0707

Plaintiff

vs.

Stephen H. Clark,
Terri L. Clark,
Ernest G. Robinson, Sr., Surviving
Co-Personal Representative of the
Estate of Ashline C. Robinson,
Mortgagee,
J. Frederick Garner, Trustee,
Eastern Indemnity Company of
Maryland, Mortgagee,
Prince George's County, Maryland

And

All other persons having or claiming to have an interest in 11308 INDIAN HEAD HWY, FORT WASHINGTON, MD 20744

18.4360 Acres & Imps.
Acct No.: 037758-0
Map: 132
Grid: B1
Par: 8
Lib: 05461
Fl: 534
Assmt: \$273,848
Ass'd to: Clark, Stephen H. & Terri L.

Defendants

In the Circuit Court for Prince George's County, Maryland CAE 07-32036

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property:

11308 INDIAN HEAD HWY, FORT WASHINGTON, MD 20744
18.4360 Acres & Imps.
Acct No.: 037758-0
Map: 132
Grid: B1
Par: 8
Lib: 05461
Fl: 534
Assmt: \$273,848
Ass'd to: Clark, Stephen H. & Terri L.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired.

LEGALS

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County;

ORDERED, that notice be given by the insertion of a copy of this Order in a newspaper having a general circulation in Prince George's County, once a week for three successive weeks, before the 25th day of January, 2008, warning all persons interested in the said properties to be and appear in this Court by the 4th day of March, 2008, and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Peggy Magee, Clerk
89712 (1-10,1-17,1-24)

ORDER OF PUBLICATION

PROPERTY HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

Plaintiff

vs.

Mary A Crawford

Serve at: 1210 Carrington Ave
Capitol Heights, MD
20743

and

Mary A. Crawford
a/k/a Mary A. Davis

Serve on: The Estate of Mary A.
Davis, S/O Marlyn T.
Covington, Personal
Representative
1210 Carrington Ave
Capitol Heights, MD
20743

and

Lenwood Ernest Crawford

Serve at: 1210 Carrington Ave
Capitol Heights, MD
20743

AND

(All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as:)

1210 Carrington Ave
Capitol Heights, MD 20743

Defendants

and

Prince George's County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
1210 Carrington Ave
Capitol Heights, MD 20743

The unknown owner's heirs,
devisees, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

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

LEGALS

Mooring Tax Asset Group, LLC
Certificate No.: 228513

ORDER OF PUBLICATION

Mooring Tax Asset Group, LLC
c/o William W. Waller, Esquire
8614 Westwood Center Drive,
Ste. 500
Vienna, VA 22182
(703) 917-0707

Plaintiff

vs.

Chadsworth Homes, Inc.,
Harbourton Financial Corporation,
Lender,
J. Kenneth McLendon, Trustee,
Paula M. Morgan, Trustee
Prince George's County, Maryland

And

All other persons having or claim-
ing to have an interest in 11500
MYER ROAD, BOWIE, MD 20721,

Parcel B
108,845.0000 Sq. Ft. Sycamore
Woods
Acct No.: 283273-1
Liber: 10426
Folio: 393
Assmt: \$10,870
Ass'd to: Chadsworth Homes, Inc.

Defendants

**In the Circuit Court for
Prince George's County, Maryland
CAE 07-33002**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property:

**11500 MYER ROAD, BOWIE, MD
20721**

Parcel B
108,845.0000 Sq. Ft. Sycamore
Woods
Acct No.: 283273-1
Liber: 10426
Folio: 393
Assmt: \$10,870
Ass'd to: Chadsworth Homes, Inc.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months from the date of sale has
expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George's County;

ORDERED, that notice be given
by the insertion of a copy of this
Order in a newspaper having a
general circulation in Prince
George's County, once a week for
three successive weeks, before the
25th day of January, 2008, warning
all persons interested in the said
properties to be and appear in this
Court by the 4th day of March,
2008, and redeem the Property, and
answer the Complaint, or thereafter
a final judgment will be rendered
foreclosing all rights of redemption
in this Property and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE

Clerk of the Circuit Court for
Prince George's County, Maryland
True Copy—Test:
Peggy Magee, Clerk

89729 (1-10,1-17,1-24)

File: 07-PG-DT-8145

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer,
L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

vs.

Terry Ogunbamiwo, and
Kehinde A. Ogunbamiwo, and
Mortgage Electronic Registration
System (MERS), and
Fremont Investment & Loan a/k/a
Fremont Investment & Loan, Inc.,
and
Gerard Wm. Wittstadt, Jr., Trustee,
and
Mark H. Wittstadt, Trustee, and

Prince George's County, Maryland

And
All unknown owners of the prop-
erty described below; all heirs,
devisees, personal representatives,
and executors, administrators,
grantees, assigns or successors in
right, title, interest, and any and all
persons having or claiming to have
any interest in the leasehold or fee
simple in the property and premis-
es situate, described as:

District 04 of Prince Georges
County, described as follows:
Account No. 025423-5; known as
Ag-tax Paid 5.0600 Acres. & Imps.
Dawn Acres Lot 2.

Street address of 12901 Molly Berry
Road.

Defendants

**In the Circuit Court for
Prince George's County, Maryland
Civil Division
CAE 07-32567**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the hereinabove
described property situate, lying
and being in Prince George's
County, Maryland, sold by the
Collector of Taxes for the State of
Maryland and Prince George's
County to the Plaintiff in the pro-
ceeding.

The Complaint states, among
other things, that the amount nec-
essary for redemption for the sub-
ject property has not been paid,
although more than six (6) months
and a day from the sale has
expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George's County,

Maryland.

ORDERED, that notice be given by
the insertion of a copy of this Order
in The Prince George's Post, which
is a newspaper having general cir-
culation in Prince George's County,
Maryland, once a week for three (3)
consecutive weeks, on or before the
25th day of January, 2008, warning
all persons having or claiming to
have any interest in the property
described above to appear in this
Court by the 4th day of March,
2008, and redeem their respective
property or answer the Complaint,
or thereafter a Final Decree will be
entered foreclosing all rights of
redemption in and as to the prop-
erty, and vesting in the Plaintiff a
title in fee simple, free and clear of
all encumbrances.

The Defendants are hereby
informed of the latest date to file a
written Answer or Petition to
Redeem the property mentioned in
the Complaint described above,
and that failure to file a response on
or before the date specified may
result in a Default Judgment fore-
closing all rights of redemption in
and as to the property being ren-
dered by this Court against them.

PEGGY MAGEE

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

True Copy—Test:
Peggy Magee, Clerk
89730 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

Plaintiff

vs.

Richard Johnson

Serve at: 7503 Wellesley Dr
College Park, MD 20740

and

First American Title Co, Trustee

Serve at: CSC Lawyers
Incorporating Service,
Resident Agent
7 St Paul St., Ste 1660
Baltimore, MD 21202

Serve at: 1 First American Way
Santa Ana, CA 92707

and

Sunset Mortgage Co., LP

Serve at: James W. Wells, CEO
and President
1408 West Baltimore Pike
Franklin Center, PA
19091

Serve at: 3 Dickenson Dr
Chadds Ford, PA 19317

Serve at: The Corporation Trust,
Inc., Resident Agent
300 E Lombard St.
Baltimore, MD 21202

and

Mortgage Electronic Registration
Systems a/k/a MERS

Serve at: P.O. Box 2026
Flint, MI 48501-2026

Also Serve at:
3300 SW 34th Avenue,
#101
Ocala, FL 34474

Serve on: Sharon Horstkhamp,
General Counsel
1595 Spring Hill Road
#310
Vienna, VA 22182

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George's
County and known as:)

7503 Wellesley Dr
College Park, Maryland 20740

Defendants

and

Prince George's County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
7503 Wellesley Dr
College Park, Maryland 20740

The unknown owner's heirs,
devisees, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

**In the Circuit Court for
Prince George's County,
Maryland
CASE NO.:
CAE 07-30967**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property described below in the

State of Maryland, sold by the
Collector of Taxes for Prince
George's County and the State of
Maryland to the Plaintiff in this
proceeding:

1. 7,827.0000 Sq. Ft. & Imps.
College Park Lot 2 Blk 8, Assmt
\$190,920 Lib 24562 Fl 261 and
assessed to Richard Johnson, also
known as 7503 Wellesley Dr,
College Park, Maryland 20740 Tax
Account No. 21-2393999 on the Tax
Roll of the Director of Finance.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months and a day from the date
of sale has expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George's County:

ORDERED, That notice be given
by the insertion of a copy of this
Order in some newspaper having a
general circulation in Prince
George's County once a week for
three (3) successive weeks on or
before the 25th day of January,
2008, warning all persons interest-
ed in the property to appear in this
Court by the 4th day of March,
2008, and redeem the property
described above and answer the
Complaint or thereafter a Final
Judgment will be entered foreclos-
ing all rights of redemption in the
property, and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE

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

True Copy—Test:
Peggy Magee, Clerk
89734 (1-10,1-17,1-24)

File: 07-PG-DT-7867

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer,
L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Edward J. Brann, and
Sarah F. Brann, AKA Sarah K.
Brann, and
Donald L. Chandler, Trustee, and
Lynn L. Sale, Trustee, and
Pentagon Federal Credit Union,
and
David Bull, and
Union Mortgage Company, Inc.,
and
Melvin L. Schneider, Trustee, and
Ameriquet Mortgage Company,
and
Wayne Lee, Trustee, and
Prince George's County, Maryland
And

All unknown owners of the prop-
erty described below; all heirs,
devisees, personal representatives,
and executors, administrators,
grantees, assigns or successors in
right, title, interest, and any and all
persons having or claiming to have
any interest in the leasehold or fee
simple in the property and premis-
es situate, described as:

District 02 of Prince Georges
County, described as follows:
Account No. 009365-8; known as
7,000.0000 Sq. Ft. & Imps. Landover
Hills Lot 7 Blk F.
Street address of 7109 Allison
Street.

Defendants

**In the Circuit Court for
Prince George's County, Maryland
Civil Division
CAE 07-31197**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the hereinabove
described property situate, lying
and being in Prince George's
County, Maryland, sold by the
Collector of Taxes for the State of
Maryland and Prince George's
County to the Plaintiff in the pro-
ceeding.

The Complaint states, among
other things, that the amount nec-
essary for redemption for the sub-
ject property has not been paid,
although more than six (6) months
and a day from the sale has
expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George's County,
Maryland,

ORDERED, that notice be given by
the insertion of a copy of this Order
in The Prince George's Post, which
is a newspaper having general cir-
culation in Prince George's County,
Maryland, once a week for three (3)
consecutive weeks, on or before the
25th day of January, 2008, warning
all persons having or claiming to
have any interest in the property
described above to appear in this
Court by the 4th day of March,
2008, and redeem their respective
property or answer the Complaint,
or thereafter a Final Decree will be
entered foreclosing all rights of
redemption in and as to the prop-
erty, and vesting in the Plaintiff a
title in fee simple, free and clear of
all encumbrances.

The Defendants are hereby
informed of the latest date to file a
written Answer or Petition to
Redeem the property mentioned in
the Complaint described above,
and that failure to file a response on
or before the date specified may
result in a Default Judgment fore-
closing all rights of redemption in
and as to the property being ren-
dered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89731 (1-10,1-17,1-24)

File: 07-PG-DT-7825

ORDER OF PUBLICATION

Heartwood 88, L.L.C.
c/o De Laurentis, Reiff & Turer,
L.L.C.
9891 Broken Land Parkway, Ste 301
Columbia, MD 21046

Plaintiff

vs.

Olayinka Folashade Ayeni, and
Novastar Mortgage, Inc., and
Deborah Curran, Trustee, and
Laura O'Sullivan, Trustee, and
Mortgage Electronic Registration
System (MERS), and
Prince George's County, Maryland
And

All unknown owners of the prop-
erty described below; all heirs,
devisees, personal representatives,
and executors, administrators,
grantees, assigns or successors in
right, title, interest, and any and all
persons having or claiming to have
any interest in the leasehold or fee
simple in the property and premis-
es situate, described as:

District 21 of Prince Georges
County, described as follows:
Account No. 239938-4; known as
10,605.0000 Sq. Ft. & Imps.
Walbrooke Manor Lot 6 Blk 5.
Street address of 7016 Dolphin
Road.

Defendants

**In the Circuit Court for
Prince George's County, Maryland
Civil Division
CAE 07-32568**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the hereinabove
described property situate, lying
and being in Prince George's
County, Maryland, sold by the
Collector of Taxes for the State of
Maryland and Prince George's
County to the Plaintiff in the pro-
ceeding.

The Complaint states, among
other things, that the amount nec-
essary for redemption for the sub-
ject property has not been paid,
although more than six (6) months
and a day from the sale has
expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George's County,
Maryland,

ORDERED, that notice be given by
the insertion of a copy of this Order
in The Prince George's Post, which
is a newspaper having general cir-
culation in Prince George's County,
Maryland, once a week for three (3)
consecutive weeks, on or before the
25th day of January, 2008, warning
all persons having or claiming to
have any interest in the property
described above to appear in this
Court by the 4th day of March,
2008, and redeem their respective
property or answer the Complaint,
or thereafter a Final Decree will be
entered foreclosing all rights of
redemption in and as to the prop-
erty, and vesting in the Plaintiff a
title in fee simple, free and clear of
all encumbrances.

The Defendants are hereby
informed of the latest date to file a
written Answer or Petition to
Redeem the property mentioned in
the Complaint described above,
and that failure to file a response on
or before the date specified may
result in a Default Judgment fore-
closing all rights of redemption in
and as to the property being ren-
dered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89733 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

Plaintiff

vs.

Anthony F. Jones

Tracy D. Thornton

Serve at: 8905 South Cherry Ln
Upper Marlboro, MD
20774

Serve at: 3336 Curtis Dr, Apt 101
Suitland, MD 20746

Serve at: 2117 Chestnut Ridge Dr
Pittsburg, PA 15205

Serve at: 215 Johnston St
McDonald, PA 15057

Serve at: 1120 Mac Arthur Dr.,
Apt 1005
Carrollton, TX 75007

and

David H. Gwynn, Trustee

Serve at: 14714 Main St.
PO Box 1249
Upper Marlboro, MD
20773

and

Jess Joseph Smith, Trustee

Serve at: 14518 Church St.
Upper Marlboro, MD
20772

and

Prince George's FSB

Serve at: Hal Rich, President
14804 Pratt St.
Upper Marlboro, MD
20772

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George's
County and known as:)

8905 South Cherry Ln
Upper Marlboro, Maryland 20774

Defendants

and

Prince George's County, Maryland

S/O Stephanie P. Anderson,
County Attorney

14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
8905 South Cherry Ln
Upper Marlboro, Maryland 20774

The unknown owner's heirs,
devisees, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

Defendants

**In the Circuit Court for
Prince George's County,
Maryland
CASE NO.:
CAE 07-30968**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property described below in the
State of Maryland, sold by the
Collector of Taxes for Prince
George's County and the State of
Maryland to the Plaintiff in this
proceeding:

1. Lot 12 Ex 4000 Sq Ft 18,700 Sq.
Ft. & Imps. Little Washington,
Assmt \$116,656 Lib 23329 Fl 215
and assessed to Tracy D. Thornton,
also known as 8905 South Cherry
Ln, Upper Marlboro, Maryland
20774 Tax Account No. 06-0626432
on the Tax Roll of the Director of
Finance.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months and a day from the date
of sale has expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George's County:

ORDERED, That notice be given
by the insertion of a copy of this
Order in some newspaper having a
general circulation in Prince
George's County once a week for
three (3) successive weeks on or
before the 25th day of January,
2008, warning all persons interest-
ed in the property to appear in this
Court by the 4th day of March,
2008, and redeem the property
described above and answer the
Complaint or thereafter a Final
Judgment will be entered foreclos-
ing all rights of redemption in the
property, and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89735 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

Plaintiff

vs.

Anthony F. Jones

Serve at: 514 Crusher Ct.
Upper Marlboro,
Maryland 20774

and

Andrew P. Glaspie

Serve at: 736 Gresham Pl., NW
Washington, DC 20001

and

Chase Manhattan Mortgage
Corporation

Serve at: 4915 Independence
Parkway
Tampa, FL 33634

Serve at: 3415 Vision Drive
Columbus, OH 43219

Serve on: The Corporation Trust
Incorporated, Resident
Agent
300 E Lombard Street
Baltimore, MD 21202

Also Serve on:
Connie J. Smith, Vice
President
4915 Independence
Parkway
Tampa, FL 33634

Also Serve on:
S.D.A.T.
Charter Division, Rm 809
301 West Preston Street
Baltimore, MD 21201

LEGALS

ORDER OF PUBLICATION

PROPERTY HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

Plaintiff

vs.

The Estate of Ada Cuffey

Serve at: Floretta A. Currey Terry,
Personal Representative
1640 Gales St, NE
Washington, DC 20002

Serve at: Southern Ave
Capitol Heights, MD
20743

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George’s
County and known as:)

Southern Ave
Capitol Heights, Maryland 20743

Defendants

and

Prince George’s County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
Southern Ave
Capitol Heights, Maryland 20743

The unknown owner’s heirs,
devises, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

Defendants

**In the Circuit Court for
Prince George’s County,
Maryland
CASE NO.:
CAE 07-32191**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property described below in the
State of Maryland, sold by the
Collector of Taxes for Prince
George’s County and the State of
Maryland to the Plaintiff in this
proceeding:

1. Lots 11.12, 4,000.0000 St. Ft.
Capitol Heights Blk 36, Assmt
\$21,666 Lib 6295 Fl 854 and
assessed to Ada Cuffey, also known
as Southern Ave, Capitol Heights,
Maryland 20743, Tax Account No.
18-2048858 on the Tax Roll of the
Director of Finance.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months and a day from the date
of sale has expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George’s County:

ORDERED, That notice be given
by the insertion of a copy of this
Order in some newspaper having a
general circulation in Prince
George’s County once a week for
three (3) successive weeks on or
before the 25th day of January,
2008, warning all persons interest-
ed in the property to appear in this
Court by the 4th day of March,
2008, and redeem the property
described above and answer the
Complaint or thereafter a Final
Judgment will be entered foreclos-
ing all rights of redemption in the
property, and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George’s County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89738 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

vs.

Plaintiff

Rodney L. Mitchell

Serve at: 9816 Spinnaker St
Cheltenham, MD 20623

vs.

Plaintiff

and

Junnette M. Mitchell

Serve at: 9816 Spinnaker St
Cheltenham, MD 20623

Serve at: 14533 Marlborough
Circle
Upper Marlboro, MD
20772

Serve at: 5918 Saint Moritz Dr.
Apt 202
Temple Hills, MD 20748

and

Mark H. Friedman, Trustee

Serve at: 210 E. Redwood St, 4th Fl
Baltimore, MD 21202

and

Kenneth J. MacFadyen, Trustee

Serve at: 210 E. Redwood St, 4th Fl
Baltimore, MD 21202

and

Option One Mortgage Corp.

Serve at: The Corporation Trust,
Inc., Resident Agent
300 E Lombard St
Baltimore, MD 21202

Serve at: 3 Ada
Irvine, CA 92618

Serve at: PO Box 57054
Irvine, CA 92619

Serve at: 2020 E. 1st St., Ste 100
Santa Ana, CA 92705

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George’s
County and known as:)

9816 Spinnaker St
Cheltenham, Maryland 20623

Defendants

and

Prince George’s County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
9816 Spinnaker St
Cheltenham, Maryland 20623

The unknown owner’s heirs,
devises, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

Defendants

**In the Circuit Court for
Prince George’s County,
Maryland
CASE NO.:
CAE 07-33088**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property described below in the
State of Maryland, sold by the
Collector of Taxes for Prince
George’s County and the State of
Maryland to the Plaintiff in this
proceeding:

1. 11,732.0000 Sq. Ft. & Imps.
Tippett Estates Lot 2 Blk C, Assmt
\$298,782 Lib 24430 Fl 263 and
assessed to Rodney L. Mitchell,
also known as 9816 Spinnaker St,
Cheltenham, Maryland 20623 Tax
Account No. 11-1173061 on the Tax
Roll of the Director of Finance.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months and a day from the date
of sale has expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George’s County:

ORDERED, That notice be given
by the insertion of a copy of this
Order in some newspaper having a
general circulation in Prince
George’s County once a week for
three (3) successive weeks on or
before the 25th day of January,
2008, warning all persons interest-
ed in the property to appear in this
Court by the 4th day of March,
2008, and redeem the property
described above and answer the
Complaint or thereafter a Final
Judgment will be entered foreclos-
ing all rights of redemption in the
property, and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George’s County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89736 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

vs.

Plaintiff

Belay Tilahun

Serve at: 6493 Ohara Cort Dr
Springfield, VA 22152

Serve at: 4701 Beech Road
Temple Hills, MD 20748

Serve at: 9047 Galvin Lane
Lorton, VA 22079

and

Konjit Abebe

Serve at: 6493 Ohara Cort Dr
Springfield, VA 22152

Serve at: 4701 Beech Road
Temple Hills, MD 20748

LEGALS

Serve at: 4128 Taney Ave
Alexandria, VA 22304

Serve at: 9047 Galvin Lane
Lorton, VA 22079

and

H. Carter Land, III, Trustee

Serve at: 524 King Street
Alexandria, VA 22314

and

James C. Clark, Trustee

Serve at: 524 King Street
Alexandria, VA 22314

and

Burke and Herbert Bank and Trust
Company

Serve at: Robert Hillman,
Resident Agent
611 Rockville Pike
Suite 100
Rockville, MD 20850

Serve at: PO Box 268
Alexandria, VA 22313

Serve at: 100 South Fairfax Street
Alexandria, VA 22314

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George’s
County and known as:)

4701 Beech Rd
Temple Hills, Maryland 20748

Defendants

and

Prince George’s County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
4701 Beech Rd
Temple Hills, Maryland 20748

The unknown owner’s heirs,
devises, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

Defendants

**In the Circuit Court for
Prince George’s County,
Maryland
CASE NO.:
CAE 07-30971**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property described below in the
State of Maryland, sold by the
Collector of Taxes for Prince
George’s County and the State of
Maryland to the Plaintiff in this
proceeding:

1. 23,570.0000 Sq. Ft. Marlow
Heights Lot 14 Blk A, Assmt
\$94,200 Lib 22605 Fl 374 and
assessed to Belay Tilahun, also
known as 4701 Beech Rd, Temple
Hills, Maryland 20748, Tax Account
No. 06-0642066 on the Tax Roll of
the Director of Finance.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months and a day from the date
of sale has expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George’s County:

ORDERED, That notice be given
by the insertion of a copy of this
Order in some newspaper having a
general circulation in Prince
George’s County once a week for
three (3) successive weeks on or
before the 25th day of January,
2008, warning all persons interest-
ed in the property to appear in this
Court by the 4th day of March,
2008, and redeem the property
described above and answer the
Complaint or thereafter a Final
Judgment will be entered foreclos-
ing all rights of redemption in the
property, and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George’s County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89739 (1-10,1-17,1-24)

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

vs.

Plaintiff

Robert T. Jones, Jr.

Serve at: 9107 Robinson St
Brandywine, MD 20613

and

Michael L. Riddle, Trustee

Serve at: 2221 Parkwood Ave
Richmond, VA 23220

and

Accubanc Mortgage Corp

Serve at: The Corporation Trust,
Inc., Resident Agent
300 E Lombard St
Baltimore, MD 21202

Serve at: 12377 Merit Drive Ste 600
PO Box 809089
Dallas, TX 75251

Serve at: PO Box 809068
Dallas, TX 75380

and

National City Corporation

Serve at: Peter E. Raskind,
President and CEO
1900 East Ninth St
Cleveland, OH 44114

Serve at: CSC Lawyers
Incorporating Service,
Resident Agent
7 St Paul St, Ste 1660
Baltimore, MD 21202

and

Mark H. Friedman, Trustee

Serve at: 210 E. Redwood St.
Baltimore, MD 21202

and

Kenneth J. MacFadyen, Trustee

Serve at: 210 E. Redwood St.
Baltimore, MD 21202

and

Option One Mortgage Corp.

Serve on: The Corporation Trust
Inc., Resident Agent
300 E Lombard Street
Baltimore, MD 21202

Serve at: 3 Ada
Irvine, CA 92618

Serve at: 2020 E. 1st St., Ste 100
Santa Ana, CA 92705

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George’s
County and known as:)

Robinson St
Brandywine, Maryland 20613

Defendants

and

Prince George’s County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
Robinson St
Brandywine, Maryland 20613

The unknown owner’s heirs,
devises, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

Defendants

**In the Circuit Court for
Prince George’s County,
Maryland
CASE NO.:
CAE 07-30965**

The object of this proceeding is to
secure the foreclosure of all rights
of redemption in the following
property described below in the
State of Maryland, sold by the
Collector of Taxes for Prince
George’s County and the State of
Maryland to the Plaintiff in this
proceeding:

1. Its 44,45.46 10,122 Sq. Ft. Early
Haven, Assmt \$41,746 Lib 12960 Fl
366 and assessed to Robert T. Jones,
Jr., also known as Robinson St,
Brandywine, Maryland 20613 Tax
Account No. 11-1158385 on the Tax
Roll of the Director of Finance.

The Complaint states, among
other things, that the amounts nec-
essary for redemption have not
been paid, although more than six
(6) months and a day from the date
of sale has expired.

It is thereupon this 31st day of
December, 2007, by the Circuit
Court for Prince George’s County:

ORDERED, That notice be given
by the insertion of a copy of this
Order in some newspaper having a
general circulation in Prince
George’s County once a week for
three (3) successive weeks on or
before the 25th day of January,
2008, warning all persons interest-
ed in the property to appear in this
Court by the 4th day of March,
2008, and redeem the property
described above and answer the
Complaint or thereafter a Final
Judgment will be entered foreclos-
ing all rights of redemption in the
property, and vesting in the
Plaintiff a title, free and clear of all
encumbrances.

PEGGY MAGEE
Clerk of the Circuit Court for
Prince George’s County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89740 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

CHANCE HOMES, LLC
C/O THE LAW OFFICES OF
HEIDI S. KENNY, LLC
11426 YORK ROAD, 1ST FLOOR
COCKEYSVILLE, MARYLAND
21030

Plaintiff

vs.

Clarence Richards

Serve at: 7403 Jodie Ct
New Carrollton, MD
20784

Serve at: 1800 Drexel St, Unit 17
Hyattsville, MD 20783

and

Sheryl Tennant, Trustee

Serve at: 7826 Eastern Ave, NW
Ste 410
Washington, DC 20012

and

Tennant Family Trust

Serve at: c/o WTE, LLC
7826 Eastern Ave, NW
Ste 410
Washington, DC 20012

and

First Regional Bank Custodian FBA
IRA

Serve at: Jack Sweeney, CEO
1801 Century Park East,
8th Fl, Ste 800
Century City, CA 90067

and

Serve at: Anthony Garthshore,
President
1801 Century Park East,
8th Fl, Ste 800
Century City, CA 90067

Serve at: Trust Administration
Services Corp.
5950 La Place Ct, Ste 160
Carlsbad, CA 92008

AND

(All persons having or claiming to
have an interest in the property sit-
uate and lying in Prince George’s
County and known as:)

1800 Drexel St, Unit 17
Hyattsville, Maryland 20783

Defendants

and

Prince George’s County, Maryland

S/O Stephanie P. Anderson,
County Attorney
14741 Governor Oden Bowie
Drive, Room 5121
Upper Marlboro, MD 20772

Defendant

and

UNKNOWN OWNERS OF THE
PROPERTY:
1800 Drexel St, Unit 17
Hyattsville, Maryland 20783

The unknown owner’s heirs,
devises, and Personal
Representatives and their or any of
their heirs, devisees, executors,
administrators, grantees, assigns,
or successors in right, title and
interest.

Defendants

**In the Circuit Court for
Prince George’s County,
Maryland
CASE NO.:
CAE 07-30963**

The

LEGALS

ORDER OF PUBLICATION

Maryland Financial and Real Estate Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Willie Mae Robinson
Hayes Robinson, Jr.
Benny Robinson
Internal Revenue Service
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 20 of Prince George's County, described as follows: Account No. 2252518; known as Block E, Lot 9 in "Section 2, Seabrook Park Estates," Plat No. A-3522, 962 SF. Street address of 9413 Wyatt Drive, Lanham, MD 20706.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32057

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89761 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Financial and Real Estate Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Robert Parker
Jon Mkeal, Trustee
Mortgage Electronic Registration Systems
International Mortgage Corp, A Maryland Corporation
Sherman Acquisition Limited Partnership
State of Maryland Comptroller of Maryland
Internal Revenue Service
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 15 of Prince George's County, described as follows: Account No. 1748698; known as Block 11, Lot 10, in "Marlton," Plat No. A-6480. Street address of 93078 South Moor Court, Upper Marlboro, MD 20772 (unimproved parcel).

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32058

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89763 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

Maryland Financial and Real Estate Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Prince Robinson
Charleen Robinson
Randa S. Azzam, Trustee
Robert E. Frazier, Trustee
Laura D. Pollard, Trustee
Daniel J. Pesachowitz, Trustee
State of Maryland Comptroller of Maryland
People's Choice Home Loan, Inc.
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 18 of Prince George's County, described as follows: Account No. 2047330; known as Block 33, in "Greater Capitol Heights," Plat No. A-0867, 1,152 SF. Street address of 1004 Larchmont Avenue, Capitol Heights, MD 20743.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32060

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89764 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Financial and Real Estate Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Reyes R. Palacios
Aames Funding Corporation DBA Aames Home Loan
State of Maryland Comptroller of Maryland
Edward S. Cohn, Trustee
Ronald S. Deutsch, Trustee
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 17 of Prince George's County, described as follows: Account No. 1930189; known as Block D, Lot 10, in "Langley Park," Plat No. A-1718, 910 SF. Street address of 1436 Ruatan Street, Hyattsville, MD 20783.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32061

The object of this proceeding is to secure the foreclosure of all rights

of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89766 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Maurine L. Hill
Nathan Carter
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 06 of Prince George's County, described as follows: Account No. 0611319; known as The Lynnhill Condominium, Plat No. A-8321, 1,211 SF. Street address of 3107 Good Hope Ave, Temple Hills, MD 20748.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32076

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89767 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Financial and Real Estate Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Keith Paterson
Donnette Patterson
World Savings Bank, FSB
Gary Bradley, Trustee
State of Maryland Comptroller of Maryland
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 05 of Prince George's County, described as follows: Account No. 0402271; known as Block A, Lot 2, in "Dania Hills," Plat No. A-6238, 1215 SF. Street address of 9606 Caltor Lane, Fort Washington, MD 20744.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32063

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89769 (1-10,1-17,1-24)

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89768 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Financial and Real Estate Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Ray Romanick
George Nelson Smith
Susan Smith
Louise L. Zablocki
Patricia A. Hess
Herbert A. Callihan
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 06 of Prince George's County, described as follows: Account No. 0423012; known as Block M, in "Bradbury Park," recorded in Plat Book RNR 2, at Plat No. 74. Street address of 2411 Shadyside Avenue, Suitland, MD 20746.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32064

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89769 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Olawoyin O. Iluyomade
Wells Fargo Bank, N.A.
John Burson, Esquire
Bank of America, N.A.
PRLAP, Inc.
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 09 of Prince George's County, described as follows: Account No. 0984724; known as Section Two, Sherwood Forest, Plat No. A-3748. Street address of Thomas Drive, Upper Marlboro, MD 20772 (unimproved parcel).

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32084

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89788 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Leroy Hines
Lorraine Hines
People's Choice Home Loan, Inc.
Ronald S. Deutsch
Mortgage Electronic Registration Systems, Inc.
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 12 of Prince George's County, described as follows: Account No. 1219955; known as Birchwood City, Lot 22, Block C, Plat No. A-4605, 1,135 SF. Street address of 5502 Chloe Drive, Oxon Hill, MD 20745.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32087

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove

described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89791 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

The Hig Corporation, et al.
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 10 of Prince George's County, described as follows: Account No. 1051259; Street address of 13300 Baltimore Avenue, Laurel, MD 20707 (unimproved parcel).

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32085

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89789 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

James L. Holland
Wall Street Mortgage, Ltd.
National City Bank
John Burson, Trustee
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 11 of Prince George's County, described as follows: Account No. 1152115; known as Blandford Subdivision, Lots 2 & 3, Subdivision 800, Plat No. A-2221, 1,260 SF. Street address of 6506 Old Marbury Road, Brandywine, MD 20613.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32086

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89790 (1-10,1-17,1-24)

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Lois Hobson
Brown Mortgage Corp.
Mortgage Electronic Registration Systems, Inc.
Prime Acceptance Corp.
Deborah Curran, Trustee
Laura O'Sullivan, Trustee
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 18 of Prince George's County, described as follows: Account No. 2003374; known as Family Unit 3 in the Central Park Condominium, Plat No. A-5323, 1,818 SF. Street address of 126 Daimler Drive, Capitol Heights, MD 20743.

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32088

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89792 (1-10,1-17,1-24)

LEGALS

ORDER OF PUBLICATION

Maryland Capital Trust, LLC
C/o Michael K. Decker, Esquire
905 W. 7th Street, #336
Frederick, MD 21701

Plaintiff

vs.

Daniel Irving
NCO Portfolio Management, Inc.
Prince George's County, Maryland

AND

All unknown owners of the property described below, their heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the leasehold or fee simple in the property and premises situate, described as:

District 18 of Prince George's County, described as follows: Account No. 2037554; The front 100 feet of Lots numbered Three Hundred Sixty-one (361), Three Hundred Sixty-two (362), Three Hundred Sixty-three (363), and Three Hundred Sixty-four (364) in Martin Dodge's subdivision of Cedar Heights, Plat No. A-0042, Street address of Cedar Heights Drive, Capitol Heights, MD 20743 (unimproved parcel).

Defendants

In the Circuit Court for Prince George's County, Maryland Civil Division CAE 07-32123

The object of this proceeding is to secure the foreclosure of all rights of redemption in the hereinabove described property situate, lying and being in Prince George's County, Maryland, sold by the Collector of Taxes for the State of Maryland and Prince George's County to the Plaintiff in the proceeding.

The Complaint states, among other things, that the amount necessary for redemption for the subject property has not been paid, although more than six (6) months and a day from the sale has expired.

It is thereupon this 31st day of December, 2007, by the Circuit Court for Prince George's County, Maryland.

ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County, Maryland, once a week for three (3) consecutive weeks, on or before the 25th day of January, 2008, warning all persons having or claiming to have any interest in the property described above to appear in this Court by the 4th day of March, 2008, and redeem their respective property or answer the Complaint, or thereafter a Final Decree will be entered foreclosing all rights of redemption in and as to the property, and vesting in the Plaintiff a title in fee simple, free and clear of all encumbrances.

The Defendants are hereby informed of the latest date to file a written Answer or Petition to Redeem the property mentioned in the Complaint described above, and that failure to file a response on or before the date specified may result in a Default Judgment foreclosing all rights of redemption in and as to the property being rendered by this Court against them.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test:
Peggy Magee, Clerk
89794 (1-10,1-17,1-24)

The Prince George's Post Newspaper

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LEGALS

PUBLIC NOTICE

MARYLAND DEPARTMENT OF TRANSPORTATION
STATE HIGHWAY ADMINISTRATION

WILL CONDUCT A
LOCATION/DESIGN PUBLIC HEARING

for the

MD 197 PROJECT PLANNING STUDY

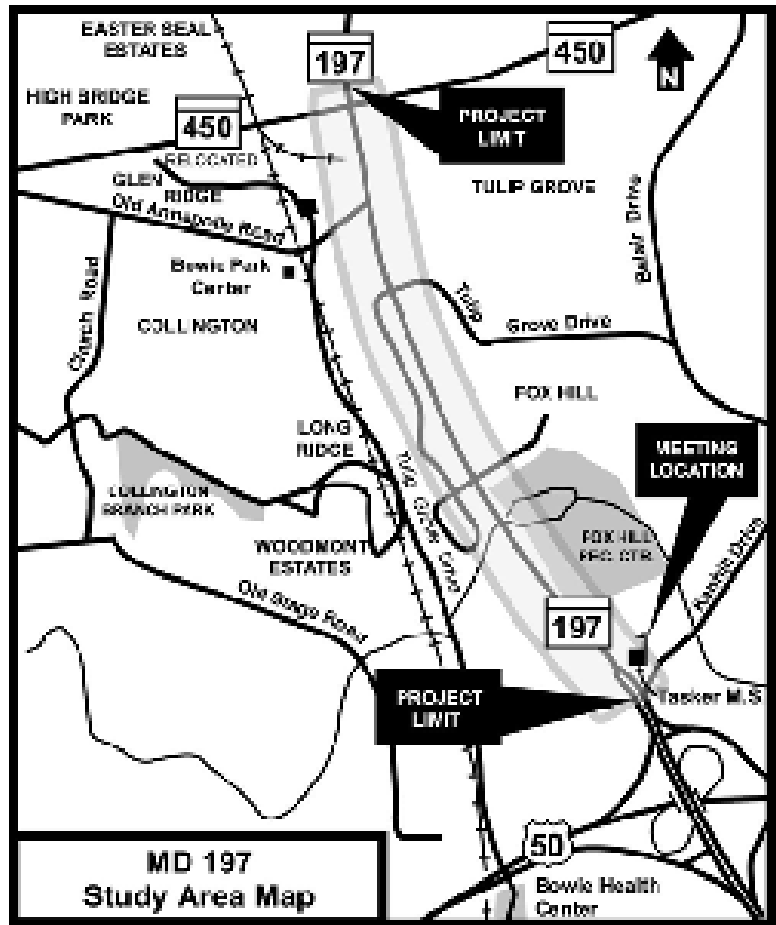
FROM KENHILL DRIVE TO MD 450 RELOCATED
IN
PRINCE GEORGE'S COUNTY

Wednesday, February 13, 2008

6:00 p.m. Maps/Displays Available
7:00 p.m. Presentation/Testimony

Snow Date:
Thursday, February 21, 2008

Benjamin Tasker Middle School
4901 Collington Road
Bowie, Maryland 20715



MD 197 Study Area Map

The Maryland Department of Transportation, State Highway Administration (SHA), in coordination with the Federal Highway Administration (FHWA), is conducting a Project Planning Study on MD 197 from Kenhill Drive to MD 450 Relocated in Prince George's County.

The purpose of this Location/Design Public Hearing is to afford all interested persons the opportunity to present their views regarding the proposed location and general design of the project alternatives, including the associated social, economic, cultural, and natural environmental effects.

Beginning at 6:00 p.m., mapping depicting the project alternatives will be available for public viewing. Representatives of SHA and FHWA will be available to record your comments and discuss points of interest with you.

A formal presentation beginning at 7:00 p.m. and lasting approximately 30 minutes will include a description of the project alternatives, an environmental impact summary, information on right-of-way acquisition and relocation assistance procedures, and information about Title VI of SHA's Equal Opportunity Program. This presentation will be followed by the receipt of public testimony.

SHA, in consultation with the Maryland Historical Trust (MHT) and other consulting parties, has conducted a survey of the study area for cultural resources. MHT has concurred with SHA's determination that there are no historic standing structures on or eligible for the National Register of Historic Places (NRHP) located within the project area. Detailed archeological studies have been completed. Because of previous disturbance, SHA has recommended that there are no significant archeological sites in the project area. Coordination with MHT is ongoing to confirm this determination. In accordance with the Section 106 procedures of the National Historic Preservation Act, this Public Hearing provides the opportunity for public input regarding cultural resources.

Individuals and representatives of organizations who desire to be heard or want to be placed on the project planning mailing list may submit a request to Ms. Felicia Alexander, Project Manager, Project Planning Division, State Highway Administration, Mail Stop C-301, P.O. Box 717, Baltimore, Maryland 21203-0717, or by calling 410-545-8511 or toll free 1-800-548-5026, or by email at faalexander@sha.state.md.us.

Written statements and other exhibits in lieu of or in addition to an oral presentation at the Public Hearing may also be submitted to Ms. Alexander until March 26, 2008 in order to be included in the Public Hearing Transcript. If you received a copy of this notice in the mail, you are currently enrolled on the project mailing list. Those persons enrolled will be kept informed of the project development and the opportunity for public involvement as the study progresses.

Requests to be placed on the speakers' list for this Public Hearing should be received no later than February 6, 2008. Elected officials will be given the opportunity to speak before those on the speakers' list. After the elected officials, the speakers will be called in the order in which their requests were received. Attendees at the Public Hearing who desire to speak may do so after those on the previously established list. If a large number of speakers enroll, a limitation of the time allotted to each speaker may be necessary. Brochures and forms for written comments will be available at this Public Hearing.

HEARING-IMPAIRED/NON-ENGLISH-SPEAKING PERSONS:
If anyone who is hearing impaired desires to attend this meeting, please notify Ms. Alexander at the above address in writing or teletype to 1-800-735-2258 (Statewide toll free). Non-English-speaking persons who wish to attend should notify the same address or call 410-545-8553 or toll free 1-800-548-5026. All requests for an oral, sign-language or non-English-language interpreter must be received by February 6, 2008. To the extent that this is feasible and possible, an interpreter will be provided.

A-0505 Neil J. Pedersen
January 10, 2008 State Highway Administrator

89810 (1-10,1-31)

Did You Know?

(NAPSA)—"The All-Natural Diabetes Cookbook" (American Diabetes Association) by Jackie Newgent, RD provides valuable tips for achieving high-flavor dishes naturally and cooking and baking without the fuss. The book is available at <http://store.diabetes.org>, at bookstores nationwide, and by calling (800) ADA ORDER (1-800-832-6733).



athletes with college scholarships. Students can apply at <http://karanybodytalk.com>.

According to a recent survey commissioned by Microsoft, nearly a quarter of respondents either know someone or have themselves been victims of phishing attacks. To learn how to protect yourself against "phishing," visit www.microsoft.com.

For festive holiday gatherings, deck the halls, trim the tree and serve up delicious appetizers featuring SeaPak shrimp. For more great recipes, visit www.seapak.com.

The cost of just two or three years in a running home can wipe out the average American's retirement savings, say experts at Mutual of Omaha. Long-term care insurance can make good financial sense. For more information, visit mutualofomaha.com.

The Maple Inn, a bed-and-breakfast in Bar Harbor, Maine, is home to Wild Maine Blueberry Stuffed French Toast. Now this fruit-filled delight is available for a limited time at Bakers Square and Village Inn restaurants nationwide.

Companies around the world have started selling and using reusable shopping bags. Envirocar, a company that specializes in stylish yet eco-friendly reusable bags, has created bags that are both durable and easy to carry. Learn more at www.envirocar.com.

According to a survey by IDC, 48 percent of U.S. digital camera owners recognized that wireless connectivity is an important feature. Nikon's COOLPIX S510 camera allows the user to share the photos via a Wi-Fi hotspot. To learn more, visit www.nikon.usa.com.

Xbox 360 Arcade comes with five family-friendly arcade games and connects to Xbox LIVE, a social network that lets families connect, chat and play with gamers around the world using an

Xbox LIVE Gold subscription and broadband Internet connection. For additional information, visit <http://www.xbox.com>.

Simple visual cues on Web sites can show that the site is authenticated and protected. Cues include a green address bar in high-security browsers such as Internet Explorer. Other visual cues include a padlock icon in either the lower or upper right-hand corner of the screen.

The National Milk Mustache "got milk?" Campaign in partnership with USA Today, has launched the Scholar Athlete Milk Mustache of the Year (SAMMY) awards, which recognize 25 high school senior students

PETS & PEOPLE
Four New Breeds Make Dog-Show Debut

(NAPSA)—One of the country's longest-running sporting events is in for a change. Four newly recognized breeds will make their debuts at a dog show that has thrilled fans since 1877. The Plott, Tibetan Mastiff, the Beauceron and Swedish Vallhund will all grace the iconic "green carpet" in New York City.



They'll be part of the 132nd Annual Westminster Kennel Club All Breed Dog Show. To see these breeds up close and personal, tune in to the live broadcast of the show on USA Network on Monday and Tuesday, Feb. 11-12, at 6 p.m. ET. Here's a closer look:

Plott—Hound Group
A hunting hound of striking color that traditionally brings big game to bay or tree, the Plott is intelligent, alert and confident.

Beauceron—Herding Group
The Beauceron is an old and distinct French breed of herding dog bred and selected for its aptitude to herd and guard large flocks of sheep, as well as for its structure and endurance. The ideal Beauceron is a well-balanced, solid dog of good height and well-muscled without heaviness or coarseness. A formidable dog, intelligent, easily trained, faithful, gentle and obedient, he demands respect wherever he goes.

Swedish Vallhund—Herding Group
The Swedish Vallhund is a very old Spitz-type breed known since the time of the Vikings. Small, powerful, fearless, and sturdily built, the Swedish Vallhund has been kept for centuries as a farm dog and used for herding cattle. The double coat and the characteristic "harness markings" are essential features of this breed. The tail may be natural or docked.

The Tibetan Mastiff will make its debut at the world-famous Westminster Kennel Club Dog Show at Madison Square Garden in New York City.

The Westminster Kennel Club is America's oldest organization devoted to the sport of purebred dogs. Established in 1877, Westminster's influence has been felt for more than a century through its famous all-breed, breeded dog show held every year at New York's Madison Square Garden. The show is America's second-longest continuously held sporting event. Westminster will stage its 132nd consecutive show on February 11-12, 2008, nationally televised on USA Network. For more information, log on to www.westminsterkennelclub.org.

MAKING LIFE MORE FUN
Technology Helps Bring Families Together For Good Times

(NAPSA)—There's no denying the fact that kids love technology. From cell phones to digital music players, it seems they are always interested in the latest gadgets and digital trends.



drug and alcohol use.

Try involving the entire family in the mealtime experience. Together, search sites such as <http://www.allrecipes.com> or <http://www.cookn.com> for great recipe ideas and choose your favorite. Using the computer, get creative and compile everyone's favorite dishes into an original family cookbook or make recipe cards with themes, then burn them onto CDs to send to grandparents and friends.

Wendy Smolen is a toy authority and the former deputy editor of a popular children's magazine. She is also mom to three kids who have literally gone from cradle to college playing with the toys she tests. Smolen says playing with her kids keeps her on her toes, and more often than not, gives both parents and child a chance to shine in different ways. Together with Microsoft, she offers a new spin on traditional ways to bring the family closer this season.

Take Beach Game Night
The family that plays together stays together, and Xbox 360 offers unique ways to have fun whether everyone is under the same roof or half a world away. Xbox 360 Arcade is a great way to get started. For an estimated retail price of \$79 (U.S.), the console comes with five games included such as "Pac-Man" and "Uno." With Xbox 360 Family Settings, plus more than 200 games rated "E" for everyone, "E10" or "T" for teen, Xbox 360 delivers age-appropriate entertainment for each person in the family. Film-loving families will love "Scene It? Lights, Camera, Action," a movie trivia game for up to four players or teams. Simplified "buzzer-style" controllers make it easy for non-gamers to jump into the action. (ESRB rating: Teen with Blood, Language, Suggestive Themes, Use of Alcohol and Tobacco, Violence)

Families can find nearly 200 video games rated "E" for everyone, "E10" or "T" for teen on Xbox 360.

Hero III: Legends of Rock allows fans to climb to master tracks from legendary bands such as the Rolling Stones, Aerosmith, Beastie Boys and Pearl Jam. No guitar experience required, just an ability to rock out and have fun. (ESRB rating: Teen with Lyrics, Mild Suggestive Themes)

In addition to great games and entertainment, you can also play digital music, view photos and connect to Xbox LIVE, a social entertainment network that lets families and friends chat via voice and video, and play together from around the world. For additional information, visit <http://www.xbox.com>.

Food for Thought
With busy schedules, it's hard to make time for the entire family to enjoy a meal together. Yet according to research by The National Center on Addiction and Substance Abuse (CASA) at Columbia University, regularly sitting down for meals with your children promotes healthy eating habits and may lower risk for behaviors such as smoking and

Grab the GPS, fill the backpack with trail mix and head for the hills on a new kind of family adventure. Geocaching is a high-tech treasure hunting game that is taking the nation by storm. Visit <http://www.geocaching.com> to find GPS coordinates of boxes hidden around the country; there may even be some in your own neighborhood. Searching for clues, the family may be looking in trees and digging holes, not to mention challenging Dad's map-reading skills.

Create your own family code and post it on the Website for others to explore. Have family members pick an item that best represents themselves, building a box the family can visit as a family for years to come.

Whatever you decide, take a moment this season to discover new and creative ways to build memories and reconnect the family. Wendy Smolen is co-founder of the Sandbox Summit, a series of seminars and exhibits that explore how technology is affecting the way kids play. For more information, go to <http://www.sandboxsummit.org>.

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