

City of Fitzgerald, Georgia

Zoning Department
115 North Grant Street
Fitzgerald, GA 31750
(229) 426-5044

August 20, 2018

The Fitzgerald Ben-Hill County Planning and Zoning Commission met on December 4, 2017 at 5:30 in The City of Fitzgerald Council Meeting Room meeting room. Members present were as follows: Buck Anderson, Jim Turner, Faris Taylor, Trey Luckie, George Vereen, Chris Calhoun, Toni Sawyer, Lakisha Fleming, and David Walker. Visitors in attendance were Susanna Coleman and her parents, a representative from Verizon Wireless, and a court reporter from the Cordele Judicial Circuit.

The meeting was called to order by Chairman Buck Anderson. Minutes were read from the April 16, 2018 meeting and were approved without changes or additions.

The first item on the agenda was an application for a Special Exception to the County's zoning ordinance which would allow the construction of a cell tower in a GF (General Farming) district. The proposed tower is to be located at 120 Ohio Rd. on property owned by Susanna Coleman. The Verizon representative spoke to the group about the need for the tower and the fact that there were no other towers in the area. Commissioner Farise Taylor raised a question about the amount of radiation that would be generated by the tower. After a short discussion, a motion was made by Toni Sawyer to allow the Special Exception; seconded by Jim Turner. The motion passed unanimously.

The last item to be heard was an application for a Special Exception to the City's zoning ordinance which would allow a funeral home in a P (Professional) zone. The location of the proposed funeral home is 407 N. Sheridan St. After a brief discussion, a motion was made to allow the Special Exception by Farise Taylor; seconded by George Vereen. All present were in favor with Toni Sawyer and Jim Turner abstaining.

With no more business to be considered, the meeting was adjourned.

W. David Walker
Zoning Administrator
City of Fitzgerald

FITZGERALD-BEN HILL COUNTY PLANNING COMMISSION

AGENDA

August 20, 2018

1. Approval of minutes of previous meetings from April 16, 2018.
2. County Special Exception on a cell tower.
3. Special Exception for 407 North Sheridan St.

**MINUTES OF MEETING
FITZGERALD-BEN HILL COUNTY PLANNING COMMISSION**

The Fitzgerald-Ben Hill County Planning Commission held a regular scheduled meeting on April 16, 2018, at the City Hall Conference Room, 302 East Central Avenue, Fitzgerald, Georgia, at 5:30 p.m. Present were the following members: Jim Turner, Trey Luckie, Rev. Farise Taylor, Chris Calhoun & Rev. George Vereen. Also in attendance were Emily Ray (Secretary) & Toni Sawyer (Attorney).

The minutes of the previous meetings of the Commission on March 26, 2018 were reviewed, and on motion by Trey Luckie, seconded by Chris Calhoun, were approved as written. Ms. Toni Sawyer abstained because she was not present.

The Commission next gave consideration to a rezoning petition being proposed by the owner, Gerald Thompson, regarding the property at 172 Wilson Ave., to rezone 4.28 acres of said property from M-R City to R-9 City. On motion by Toni Sawyer, seconded by Rev. Farise Taylor, all in present were in favor, the Commission voted to recommend to the Mayor and Council of the City of Fitzgerald that the property be rezoned as requested.

The Commission next gave consideration to an annexation petition being proposed by the owner, Candise McDaniel, regarding the property at 230 Dewey McGlamry Rd., to annex 2.35 acre of said property from R-9 County to R-9 City. On motion by Trey Luckie, seconded by Rev. Farise Taylor, all in present were in favor, the Commission voted to recommend to the Mayor and Council of the City of Fitzgerald that the properties be annexed and rezoned as requested.

There was no further business to come before the Commission and the meeting was duly adjourned.

Respectfully submitted,

Emily S. Ray, Secretary

Georgia Records, and as modified by that certain Loan Modification Agreement recorded in Deed Book 921, Page 248, BEN HILL COUNTY, Georgia Records, as last transferred to FIRST GUARANTY MORTGAGE CORPORATION by assignment recorded in Deed Book 874, Page 313, BEN HILL COUNTY, Georgia Records, corrective assignment recorded in Deed Book 903, Page 233, BEN HILL COUNTY, Georgia Records. Said Deed to Secure Debt having been given to secure a Note dated January 17, 2014 in the original principal sum of ONE HUNDRED THIRTY THOUSAND AND 0/100 DOLLARS (\$130,000.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at BEN HILL COUNTY, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in September, 2018, the following described property:

ALL OF LOT NO. 10 IN ROANOKE ACRES SUBDIVISION NO. 7 IN LAND LOT NUMBER 118 IN THE THIRD LAND DISTRICT OF BEN HILL COUNTY, GEORGIA, AS SHOWN BY THE PLAT OF SAID SUBDIVISION DATED JUNE 23, 1964, AND RECORDED JUNE 27, 1964, IN PLAT BOOK 5, PAGE 2 (NOW PLAT SLIDE NUMBER 491), IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF BEN HILL COUNTY, GEORGIA AND SAID PLAT IS HEREBY MADE A PART HEREOF BY REFERENCE THERETO. SAID PROPERTY HAS A FRONTAGE ON THAT CERTAIN PUBLIC ROAD KNOWN AS SHADY LANE OF 175.6 FEET, AND IS SUBJECT TO A POWER LINE EASEMENT ACROSS THE SOUTH 7-1/2 FEET OF SAID PROPERTY.

To the best of the knowledge and belief of the undersigned, the party in possession of the property is DARYL A. WHITE or a tenant or tenants. Said property may more commonly be known as: 128 SHADY LN, FITZGERALD, GA 31750.

The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (no-

to certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph.

FIRST GUARANTY MORTGAGE CORPORATION, As Attorney-in-Fact for DARYL A. WHITE
Phelan Hallinan Diamond & Jones, PLLC, 11675 Great Oaks Way, Suite 375, Alpharetta, GA 30022
Telephone: 770-393-4300
Fax: 770-393-4310 PH # 36226
This law firm is acting as a debt collector. Any information obtained will be used for that purpose.
(8/8,15,22,29)

NOTICE OF SALE UNDER POWER

State of Georgia
County of Ben Hill
THIS IS AN ATTEMPT TO COLLECT A DEBT, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
By virtue of a Power of Sale contained in that certain Security Deed from Princess Cleveland to United States of America acting through the Rural Housing Service or successor agency, United States Department of Agriculture, dated August 01, 2008 and recorded on August 04, 2008 in DEED Book 706, Page 317, in the Office of the Clerk of Superior Court of Ben Hill County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of Eighty-Eight Thousand and 00/100 dollars (\$88,000.00) with interest thereon as provided therein, will be sold at public outcry to the highest bidder for cash before the courthouse door of Ben Hill County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday of September, 2018, all property described in said Security Deed including but not limited to the following described property:
All of the south half of City Lots 9, 10 and 11, in Square 5, in Block 8, in the City of Fitzgerald, formerly Irwin, now Ben Hill County, Georgia, as shown by the plat of said city made by or for the American Tribune Soldiers Colony Company of

Princess Cleveland, and as modified by that certain Loan Modification Agreement recorded in Deed Book 921, Page 248, BEN HILL COUNTY, Georgia Records, as last transferred to FIRST GUARANTY MORTGAGE CORPORATION by assignment recorded in Deed Book 874, Page 313, BEN HILL COUNTY, Georgia Records, corrective assignment recorded in Deed Book 903, Page 233, BEN HILL COUNTY, Georgia Records. Said Deed to Secure Debt having been given to secure a Note dated January 17, 2014 in the original principal sum of ONE HUNDRED THIRTY THOUSAND AND 0/100 DOLLARS (\$130,000.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at BEN HILL COUNTY, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in September, 2018, the following described property:

ALL OF LOT NO. 10 IN ROANOKE ACRES SUBDIVISION NO. 7 IN LAND LOT NUMBER 118 IN THE THIRD LAND DISTRICT OF BEN HILL COUNTY, GEORGIA, AS SHOWN BY THE PLAT OF SAID SUBDIVISION DATED JUNE 23, 1964, AND RECORDED JUNE 27, 1964, IN PLAT BOOK 5, PAGE 2 (NOW PLAT SLIDE NUMBER 491), IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF BEN HILL COUNTY, GEORGIA AND SAID PLAT IS HEREBY MADE A PART HEREOF BY REFERENCE THERETO. SAID PROPERTY HAS A FRONTAGE ON THAT CERTAIN PUBLIC ROAD KNOWN AS SHADY LANE OF 175.6 FEET, AND IS SUBJECT TO A POWER LINE EASEMENT ACROSS THE SOUTH 7-1/2 FEET OF SAID PROPERTY.

To the best of the knowledge and belief of the undersigned, the party in possession of the property is DARYL A. WHITE or a tenant or tenants. Said property may more commonly be known as: 128 SHADY LN, FITZGERALD, GA 31750.

The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (no-

HEREBY MADE TO SAID PLAT FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY HEREIN CONVEYED. SUBJECT TO ANY EASEMENTS OR RESTRICTIONS OF RECORD.
Said legal description being controlling, however the property is more commonly known as 155

encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed.
To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is Jackie W. Cook,

Rubin
3145 Avalon Ridge
100, Peachtree Corner
Telephone
(87
Case No. RMU
(8

The Herald-Leader CLASSIFIEDS

100 NOTICES

118 Give Away

FREE TO a good home - cats, Black and Calico. Plenty to choose from. Call (229)365-1894.

GIVE AWAY - 92" Mitsubishi TV, Model WD-92A12. Needs work. Call (229)425-4230.

195 Miscellaneous notice

IN SEARCH of a 1 or 2 bedroom house or mobile home to rent that is pet friendly. Call (229)425-5533.

200 WANT ADS

210 Full-time Help Wanted

DRIVERS NEEDED
CDL Log truck drivers and log truck contract haulers needed. Please call 229-273-1234 or 229-276-5024.

SALES PERSON WANTED

Superior Uniform is looking for a qualified sales person.
Apply in person at 115 Chestnut Ave., Tifton, GA or send resume to jackson@superioruniformservice.com

260 Work Wanted

LOOKING FOR a job. Call (229)425-5533.

400 ITEMS FOR SALE

495 Miscellaneous

2 BIG horn saddles: 15", \$300 and 17", \$200 or both for \$400. Call 229-423-8158.

2600 SQ.FT. concrete building (previously used for racquetball and gymnasium), located on five wooded acres. Call or text 678-702-4262

ANTIQUE PEDAL organ, Good condition. \$225. Call 229-423-6743.

600 REAL ESTATE FOR SALE

615 Farms, acreages

LAND FOR sale: 14 acres located on Joshlyn Road. Call (229) 425-2456.

620 Homes

Totally Renovated Home For Sale by Owner
151 Ten Mile Road, 2-BR, 1-bath, large laundry/storage room, upgraded cabinets and appliances, granite countertops. New walls, ceilings, insulation, trim, plumbing, electrical and windows. Finished hardwood floors. List \$94,000. Call 229-425-6193 Bryant Bower

700 REAL ESTATE FOR RENT

740 Rooms

2 ROOMS to rent. Male or female. Private bath. Kitchen privileges. Call (229)345-4730.

ALL THAT TRACT OF PARCEL OF LAND CONTAINING 1.88 ACRES LYING AND BEING IN FIVE-ACRE TRACTS 530 AND 531 IN LAND LOT 122 IN THE THIRD LAND DISTRICT OF BEN HILL COUNTY, GEORGIA, AS SHOWN BY THE PLAT OF THE AMERICAN TRIBUNE SOLDIERS COLONY COMPANY AND BEING DESCRIBED AS BEGINNING AT THE INTERSECTION OF THE EAST TRACT LINE OF SAID FIVE-ACRE TRACT 530 AND THE NORTH RIGHT-OF-WAY MARGIN OF WASHINGTON AVENUE (50 FEET RIGHT-OF-WAY), THENCE RUNNING EAST ALONG THE NORTH RIGHT-OF-WAY MARGIN 150 FEET

Department of Agriculture as Attorney-in-Fact for Princess Cleveland.
Contact: Padgett Law Group: 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312; (850) 422-2520
(8/8,15,22,29)

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(8/8,15,22,29)

CDL Driver Needed

Looking for an experienced and responsible driver. This is a full time position driving an in roll-off container truck. Competitive pay with benefits.
Please apply in person at
Fitzgerald Ben Hill Land
544 Camp Brooklyn Rd., Fitzgerald, GA
For more information please call 229-426-5075.

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Modern Dispersions South is seeking a full time Security Officer

This position is responsible for providing security, safety and surveillance for commercial grounds. This individual will patrol property and vehicle and report unusual activity

Position requires high school diploma equivalent. Must pass criminal background screening and drug test.
Valid driver's license required.

Hours are 6:30pm to 6:30am; two days on, two days off, every other week

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302 Ed Ward Road, Fitzgerald, GA

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No cash 5-10-11-12-13-14-15-16-17-18-19-20-21-22-23-24-25-26-27-28-29-30-31-32-33-34-35-36-37-38-39-40-41-42-43-44-45-46-47-48-49-50-51-52-53-54-55-56-57-58-59-60-61-62-63-64-65-66-67-68-69-70-71-72-73-74-75-76-77-78-79-80-81-82-83-84-85-86-87-88-89-90-91-92-93-94-95-96-97-98-99-100-101-102-103-104-105-106-107-108-109-110-111-112-113-114-115-116-117-118-119-120-121-122-123-124-125-126-127-128-129-130-131-132-133-134-135-136-137-138-139-140-141-142-143-144-145-146-147-148-149-150-151-152-153-154-155-156-157-158-159-160-161-162-163-164-165-166-167-168-169-170-171-172-173-174-175-176-177-178-179-180-181-182-183-184-185-186-187-188-189-190-191-192-193-194-195-196-197-198-199-200-201-202-203-204-205-206-207-208-209-210-211-212-213-214-215-216-217-218-219-220-221-222-223-224-225-226-227-228-229-230-231-232-233-234-235-236-237-238-239-240-241-242-243-244-245-246-247-248-249-250-251-252-253-254-255-256-257-258-259-260-261-262-263-264-265-266-267-268-269-270-271-272-273-274-275-276-277-278-279-280-281-282-283-284-285-286-287-288-289-290-291-292-293-294-295-296-297-298-299-300-301-302-303-304-305-306-307-308-309-310-311-312-313-314-315-316-317-318-319-320-321-322-323-324-325-326-327-328-329-330-331-332-333-334-335-336-337-338-339-340-341-342-343-344-345-346-347-348-349-350-351-352-353-354-355-356-357-358-359-360-361-362-363-364-365-366-367-368-369-370-371-372-373-374-375-376-377-378-379-380-381-382-383-384-385-386-387-388-389-390-391-392-393-394-395-396-397-398-399-400-401-402-403-404-405-406-407-408-409-410-411-412-413-414-415-416-417-418-419-420-421-422-423-424-425-426-427-428-429-430-431-432-433-434-435-436-437-438-439-440-441-442-443-444-445-446-447-448-449-450-451-452-453-454-455-456-457-458-459-460-461-462-463-464-465-466-467-468-469-470-471-472-473-474-475-476-477-478-479-480-481-482-483-484-485-486-487-488-489-490-491-492-493-494-495-496-497-498-499-500-501-502-503-504-505-506-507-508-509-510-511-512-513-514-515-516-517-518-519-520-521-522-523-524-525-526-527-528-529-530-531-532-533-534-535-536-537-538-539-540-541-542-543-544-545-546-547-548-549-550-551-552-553-554-555-556-557-558-559-560-561-562-563-564-565-566-567-568-569-570-571-572-573-574-575-576-577-578-579-580-581-582-583-584-585-586-587-588-589-590-591-592-593-594-595-596-597-598-599-600-601-602-603-604-605-606-607-608-609-610-611-612-613-614-615-616-617-618-619-620-621-622-623-624-625-626-627-628-629-630-631-632-633-634-635-636-637-638-639-640-641-642-643-644-645-646-647-648-649-650-651-652-653-654-655-656-657-658-659-660-661-662-663-664-665-666-667-668-669-670-671-672-673-674-675-676-677-678-679-680-681-682-683-684-685-686-687-688-689-690-691-692-693-694-695-696-697-698-699-700-701-702-703-704-705-706-707-708-709-710-711-712-713-714-715-716-717-718-719-720-721-722-723-724-725-726-727-728-729-730-731-732-733-734-735-736-737-738-739-740-741-742-743-744-745-746-747-748-749-750-751-752-753-754-755-756-757-758-759-760-761-762-763-764-765-766-767-768-769-770-771-772-773-774-775-776-777-778-779-780-781-782-783-784-785-786-787-788-789-790-791-792-793-794-795-796-797-798-799-800-801-802-803-804-805-806-807-808-809-810-811-812-813-814-815-816-817-818-819-820-821-822-823-824-825-826-827-828-829-830-831-832-833-834-835-836-837-838-839-840-841-842-843-844-845-846-847-848-849-850-851-852-853-854-855-856-857-858-859-860-861-862-863-864-865-866-867-868-869-870-871-872-873-874-875-876-877-878-879-880-881-882-883-884-885-886-887-888-889-890-891-892-893-894-895-896-897-898-899-900-901-902-903-904-905-906-907-908-909-910-911-912-913-914-915-916-917-918-919-920-921-922-923-924-925-926-927-928-929-930-931-932-933-934-935-936-937-938-939-940-941-942-943-944-945-946-947-948-949-950-951-952-953-954-955-956-957-958-959-960-961-962-963-964-965-966-967-968-969-970-971-972-973-974-975-976-977-978-979-980-981-982-983-984-985-986-987-988-989-990-991-992-993-994-995-996-997-998-999-1000-1001-1002-1003-1004-1005-1006-1007-1008-1009-1010-1011-1012-1013-1014-1015-1016-1017-1018-1019-1020-1021-1022-1023-1024-1025-1026-1027-1028-1029-1030-1031-1032-1033-1034-1035-1036-1037-1038-1039-1040-1041-1042-1043-1044-1045-1046-1047-1048-1049-1050-1051-1052-1053-1054-1055-1056-1057-1058-1059-1060-1061-1062-1063-1064-1065-1066-1067-1068-1069-1070-1071-1072-1073-1074-1075-1076-1077-1078-1079-1080-1081-1082-1083-1084-1085-1086-1087-1088-1089-1090-1091-1092-1093-1094-1095-1096-1097-1098-1099-1100-1101-1102-1103-1104-1105-1106-1107-1108-1109-1110-1111-1112-1113-1114-1115-1116-1117-1118-1119-1120-1121-1122-1123-1124-1125-1126-1127-1128-1129-1130-1131-1132-1133-1134-1135-1136-1137-1138-1139-1140-1141-1142-1143-1144-1145-1146-1147-1148-1149-1150-1151-1152-1153-1154-1155-1156-1157-1158-1159-1160-1161-1162-1163-1164-1165-1166-1167-1168-1169-1170-1171-1172-1173-1174-1175-1176-1177-1178-1179-1180-1181-1182-1183-1184-1185-1186-1187-1188-1189-1190-1191-1192-1193-1194-1195-1196-1197-1198-1199-1200-1201-1202-1203-1204-1205-1206-1207-1208-1209-1210-1211-1212-1213-1214-1215-1216-1217-1218-1219-1220-1221-1222-1223-1224-1225-1226-1227-1228-1229-1230-1231-1232-1233-1234-1235-1236-1237-1238-1239-1240-1241-1242-1243-1244-1245-1246-1247-1248-1249-1250-1251-1252-1253-1254-1255-1256-1257-1258-1259-1260-1261-1262-1263-1264-1265-1266-1267-1268-1269-1270-1271-1272-1273-1274-1275-1276-1277-1278-1279-1280-1281-1282-1283-1284-1285-1286-1287-1288-1289-1290-1291-1292-1293-1294-1295-1296-1297-1298-1299-1300-1301-1302-1303-1304-1305-1306-1307-1308-1309-1310-1311-1312-1313-1314-1315-1316-1317-1318-1319-1320-1321-1322-1323-1324-1325-1326-1327-1328-1329-1330-1331-1332-1333-1334-1335-1336-1337-1338-1339-1340-1341-1342-1343-1344-1345-1346-1347-1348-1349-1350-1351-1352-1353-1354-1355-1356-1357-1358-1359-1360-1361-1362-1363-1364-1365-1366-1367-1368-1369-1370-1371-1372-1373-1374-1375-1376-1377-1378-1379-1380-1381-1382-1383-1384-1385-1386-1387-1388-1389-1390-1391-1392-1393-1394-1395-1396-1397-1398-1399-1400-1401-1402-1403-1404-1405-1406-1407-1408-1409-1410-1411-1412-1413-1414-1415-1416-1417-1418-1419-1420-1421-1422-1423-1424-1425-1426-1427-1428-1429-1430-1431-1432-1433-1434-1435-1436-1437-1438-1439-1440-1441-1442-1443-1444-1445-1446-1447-1448-1449-1450-1451-1452-1453-1454-1455-1456-1457-1458-1459-1460-1461-1462-1463-1464-1465-1466-1467-1468-1469-1470-1471-1472-1473-1474-1475-1476-1477-1478-1479-1480-1481-1482-1483-1484-1485-1486-1487-1488-1489-1490-1491-1492-1493-1494-1495-1496-1497-1498-1499-1500-1501-1502-1503-1504-150

Public notices

...from preceding page

time and date of such hearing, please call the Clerk of Superior Court of Ben Hill County. This 1st day of August, 2018.

Lori Moncus
Deputy Clerk of Superior Court
Ben Hill County, Georgia
(8/22,29)

NOTICE OF SALE UNDER POWER

State of Georgia
County of Ben Hill
By virtue of the power of sale contained in that certain Deed to Secure Debt from DARYL A. WHITE to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR HOMESTAR FINANCIAL CORP. dated January 17, 2014, filed for record January 24, 2014, and recorded in Deed Book 836, Page 231, BEN HILL County, Georgia Records, and as modified by that certain Loan Modification Agreement recorded in Deed Book 883, Page 150, BEN HILL County, Georgia Records, and as modified by that certain Loan Modification Agreement recorded in Deed Book 921, Page 248, BEN HILL County, Georgia Records, as last transferred to FIRST GUARANTY MORTGAGE CORPORATION by assignment recorded in Deed Book 874, Page 313, BEN HILL County, Georgia Records, corrective assignment recorded in Deed Book 903, Page 233, BEN HILL County, Georgia Records. Said Deed to Secure Debt having been given to secure a Note dated January 17, 2014 in the original principal sum of ONE HUNDRED THIRTY THOUSAND AND 0/100 DOLLARS (\$130,000.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at BEN HILL County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in September, 2018, in the following described property:

ALL OF LOT NO. 10 IN HOANOKE ACRES SUBDIVISION NO. 7 IN LAND LOT NUMBER 118 IN THE THIRD LAND DISTRICT OF BEN HILL COUNTY, GEORGIA, AS SHOWN BY THE PLAT OF SAID SUBDIVISION DATED JUNE 23, 1964, AND RECORDED JUNE 27, 1964, IN PLAT BOOK 5, PAGE 2 [NOW PLAT SLIDE NUMBER 491], IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF BEN HILL COUNTY, GEORGIA AND SAID PLAT IS HEREBY MADE A PART HEREOF BY REFERENCE THERETO. SAID PROPERTY HAS A FRONTAGE ON THAT CERTAIN PUBLIC ROAD KNOWN AS SHADY LANE OF 176.5 FEET, AND IS SUBJECT TO A POWER LINE EASEMENT ACROSS THE SOUTH 7-1/2 FEET OF SAID PROPERTY.

To the best of the knowledge and belief of the undersigned, the party in possession of the property is DARYL A. WHITE or a tenant or tenants. Said property may more commonly be known as: 128 SHADY LN, FITZGERALD, GA 31750. The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (no-

tice of intent to collect attorney's fees having been given). The individual or entity that has full authority to negotiate, amend, and modify all terms of the loan is RUSHMORE LOAN MANAGEMENT SERVICES, LLC, 7515 IRVINE CENTER DRIVE, IRVINE, CA 92618; (888) 504-6700.

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

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided in the preceding paragraph.

FIRST GUARANTY MORTGAGE CORPORATION, As Attorney-In-Fact for DARYL A. WHITE
Phelan Hallinan Diamond & Jones, PLLC, 11675 Great Oaks Way, Suite 375, Alpharetta, GA 30022
Telephone: 770-393-4300
Fax: 770-393-4310 PH # 36226

This law firm is acting as a debt collector. Any information obtained will be used for that purpose.
(8/8,15,22,29)

NOTICE OF SALE UNDER POWER

State of Georgia
County of Ben Hill
THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

By virtue of a Power of Sale contained in that certain Security Deed from Princess Cleveland to United States of America acting through the Rural Housing Service or successor agency, United States Department of Agriculture, dated August 01, 2008 and recorded on August 04, 2008 in DEED Book 706, Page 317, in the Office of the Clerk of Superior Court of Ben Hill County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of Eighty-Eight Thousand and 00/100 dollars (\$88,000.00) with interest thereon as provided therein, will be sold at public outcry to the highest bidder for cash before the courthouse door of Ben Hill County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday of September, 2018, all property described in said Security Deed including but not limited to the following described property:

All of the south half of City Lots 9, 10 and 11, in Square 5, in Block 8, in the City of Fitzgerald, formerly Irwin, now Ben Hill County, Georgia, as shown by the plat of said city made by or for the American Triline Soldiers Colony Company of

file in the office of the Clerk of the Superior Court of Irwin County, Georgia. Said property is more particularly described as follows: Beginning at the point of intersection of the east margin of the right of way of Thomas Street with the north margin of the right of way of Oconee Street and running thence along the east margin of the right of way of Thomas Street north 01 degree 10 minutes 20 seconds west 85.42 feet; thence north 88 degrees 49 minutes 40 seconds east 120.00 feet; thence south 01 degree 10 minutes 20 seconds east 85.42 feet; thence along the north margin of the right of way of Oconee Street south 88 degrees 49 minutes 40 seconds west 120.00 feet to the point of beginning; all as shown by that certain plat or survey prepared for Princess Cleveland by James D. Weeks, Georgia Registered Land Surveyor No. 2111, dated July 9, 2008, and recorded in Plat Slide No. 687-D3, in the office of the Clerk of the Superior Court of Ben Hill County, Georgia, and reference is hereby made to the record of said plat for all information shown thereon.

Said property may more commonly be known as 301 North Thomas Street, Fitzgerald, GA 31750.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (notice of intent to collect attorney's fees having been given).

The individual or entity that has full authority to negotiate, amend and modify all terms of the loan is United States of America acting through Rural Development or successor agency, United States Department of Agriculture, USDA RURAL DEVELOPMENT, RURAL HOUSING SERVICE, 1400 INDEPENDENCE AVE., SW, RM 6014, STOP 0701, WASHINGTON, DC 20250-0701; (800) 414-1226.

Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: a) zoning ordinances; b) matters which would be disclosed by an accurate survey or by an inspection of the property; c) any outstanding ad valorem taxes, including taxes, which constitute liens upon said property whether or not now due and payable; d) special assessments; e) the right of redemption of any taxing authority; f) all outstanding bills for public utilities which constitute liens upon said property; g) all restrictive covenants, easements, rights-of-way and any other matters of record superior to said Security Deed. To the best of the knowledge and belief of the undersigned, the owners and party in possession of the property are Princess Cleveland and or tenant(s). The sale will be conducted subject to 1) confirmation that the sale is not prohibited under the U.S. Bankruptcy code and 2) final confirmation and audit of the status of the loan with the holder of the Security Deed.

United States of America acting through Rural Development or successor agency, United States Department of Agriculture as Attorney-In-Fact for Princess Cleveland.

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

(8/8,15,22,29)

NOTICE OF SALE UNDER POWER

Georgia
Ben Hill County
By virtue of a Power of Sale con-

TO A POINT, THENCE RUN NORTH 0 DEGREES 2 MINUTES 11 SECONDS WEST 427.53 FEET TO A POINT WHICH IS THE SOUTH RIGHT-OF-WAY MARGIN OF THE CSX RAILROAD, THENCE RUN NORTH ALONG SAID RAILROAD RIGHT-OF-WAY 61 DEGREES 39 MINUTES 17 SECONDS WEST 170.82 FEET TO THE EAST MARGIN OF SAID FIVE ACRE TRACT 530, WHICH IS ALSO THE WEST MARGIN OF FIVE-ACRE 531, THENCE RUN SOUTH 0 DEGREES 2 MINUTES 11 SECONDS EAST 357.62 FEET ALONG SAID TRACT LINE TO A POINT, THENCE RUN NORTH 89 DEGREES 39 MINUTES 6 SECONDS WEST 20 FEET TO A POINT, THENCE RUN SOUTH 0 DEGREES 2 MINUTES 11 SECONDS EAST 150 FEET TO A POINT OF THE NORTH RIGHT-OF-WAY OF SAID WASHINGTON AVENUE, THENCE RUN IN AN EASTERLY DIRECTION ALONG SAID AVENUE RIGHT-OF-WAY TO THE POINT AND PLACE OF BEGINNING. SAID PROPERTY BEING SHOWN MORE PARTICULARLY AS TRACT NO. 1 BY THAT CERTAIN PLAT OF SURVEY BY JAMES D. WEEKS, GEORGIA REGISTERED SURVEYOR NO. 2111 DATED JULY 11, 2008 RECORDED IN PLAT SLIDE 687-B3 AND REFERENCE IS HEREBY MADE TO SAID PLAT FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY HEREIN CONVEYED. SUBJECT TO ANY EASEMENTS OR RESTRICTIONS OF RECORD.

Said legal description being controlling, however the property is more commonly known as 155

Washington Ave, Fitzgerald, GA 31760.

The indebtedness secured by said Security Deed has been and is hereby declared due because of default under the terms of said Security Deed and Note. The indebtedness remaining in default, this sale will be made for the purpose of paying the same, all expenses of the sale, including attorney's fees (notice to collect same having been given) and all other payments provided for under the terms of the Security Deed and Note.

Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. The sale will also be subject to the following items which may affect the title: any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable); the right of redemption of any taxing authority; matters which would be disclosed by an accurate survey or by an inspection of the property; all zoning ordinances; assessments; liens; encumbrances; restrictions; covenants, and any other matters of record superior to said Security Deed.

To the best of the knowledge and belief of the undersigned, the owner and party in possession of the property is Jackie W. Cook,

John R. Cook, or tenants(s).

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

Please note that, pursuant to O.C.G.A. § 44-14-162.2, you are not entitled by law to an interest or modification of the terms of your loan. The entity having full authority to negotiate, amend, modify all terms of the loan though not required by law so is: Reverse Mortgage So Inc., Loss Mitigation Dept., Walters Road, Suite 200, H TX 77014, Telephone N 866-503-5559.

REVERSE MORTGAGE SOLUTIONS, INC. as Attorney In Fact for Jackie W. Cook, John R. Cook, HELD TO BE ACTING AS A COLLECTOR, UNDER FEDERAL LAW, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE
Attorney Contact:

Rubln Lubl
3145 Avalon Ridge Place
100, Peachtree Corners, GA
Telephone N
(877) 8
Case No. RMU-18-1
(8/8,11)

The Herald-Leader CLASSIFIEDS

100 NOTICES
118 Give Away

FREE TO a good home - cats. Black and Calico. Plenty to choose from. Call (229)365-1894.

GIVE AWAY - 92" Mitsubishi TV, Model WD-92A12. Needs work. Call (229)425-4230.

195 Miscellaneous notice
IN SEARCH of a 1 or 2 bedroom house or mobile home to rent that is pet friendly. Call (229)426-5533.

200 WANT ADS
210 Full-time Help Wanted

DRIVERS NEEDED
CDL Log truck drivers and log truck contract haulers needed. Please call 229-273-1234 or 229-276-5024.

SALES PERSON WANTED
Superior Uniform is looking for a qualified sales person. Apply in person at 115 Chestnut Ave., Tifton, GA or send resume to ljackson@superioruniformservice.com

280 Work Wanted
LOOKING FOR a Job. Call (229)425-5533.

400 ITEMS FOR SALE
495 Miscellaneous

2 BIG horn saddles: 15", \$300 and 17", \$200 or both for \$400. Call 229-423-8156.

2600 SQ.FT. concrete building (previously used for racquetball and gymnasium), located on five wooded acres. Call or text 678-702-4262

ANTIQUE PEDAL organ. Good condition. \$225. Call 229-423-6743.

600 REAL ESTATE FOR SALE
615 Farms, acreages

CDL Driver Needed

Looking for an experienced and responsible CDL driver. This is a full time position driving an industrial roll-off container truck. Competitive pay with benefits.
Please apply in person at
Fitzgerald Ben Hill Landfill
544 Camp Brooklyn Rd., Fitzgerald, GA
For more information please call 229-426-5075.

HELP WANTED • HELP WANTED • HELP WANTED

Tender Care

"Caring Makes A Difference"

PCA AND CNA POSITIONS AVAILABLE

• FITZGERALD

We Offer Excellent Pay and Paid Vacation Days. Free CPR at First Aid Training After Hired. Tender Care Inc. is an EEO and I Free Work Place. Must Have Clear Background Check and M

Apply
912-384-8802 or 800-375-5185
www.tendercare-inc.com

HELP WANTED • HELP WANTED • HELP WANTED

Modern Dispersions South is seeking a full time Security Officer

This position is responsible for providing security, safety and surveillance for compounds. This individual will patrol proper foot and vehicle and report unusual activities.

Position requires high school diploma or equivalent. Must pass criminal background screening and drug test. Valid driver's license required.

Hours are 6:30pm to 6:30am; two days on, two days off, every other week

NOTICE OF PUBLIC HEARING

To Whom It May Concern:

A public hearing will be held by the Fitzgerald City Council at the Council Chambers at City Hall, 302 East Central Avenue, Fitzgerald, GA 31750, on the 11th day of June, 2018, at 6:00 p.m., to give consideration to application number 0117 by Candice McDaniel, for an amendment of the Zoning Ordinance for the City of Fitzgerald. It is desired and requested that the following property be annexed & rezoned from R-9 county to R-9 city.

inions

...from 3-B

are so much smarter decided to build our new residential area inside

would like to challenge informed about what of system. I would like board to present their an open forum. Only take their decision on a project or not. The ard of Education is on re Board members are they are obligated to r comments. The only decisions is through There is no place for a based on ignorance or

government and to become so unhinged when their fallacies are challenged.

To put it simply, the Democratic Party has adopted a repackaged form of Neo-Marxism with cleverly incorporated liberal causes to expand its appeal. Unfortunately this has become a religion for many on the left much like communism was for the Soviets. Which is why they feel so virtuous and why facts no longer matter to them. They have been "enlightened" with their own liberal revisionist history and if you disagree with them you must be dealt with by any means necessary.

Obviously this ideology has been plaguing college campuses around the country for decades. Especially in the areas of the social sciences and humanities but more recently administratively. And with most of the media working as a cheerleader it has found a foothold and is ripping into the very fabric of our culture. It has blinded many seemingly intelligent people and rendered them unable to distinguish between reality and philosophy. It's why progressives conflate issues and make erroneous moral equivalences that are in the extreme to say the least. It's apparent that The New Left movement of the 70s has returned with its full throttle counterculture and is masquerading itself under the banner of inclusivity and has completely engulfed a major political party.

The Democratic Party has a long history of being on the wrong side of history. It seems they just traded their confederate flag in for one with a hammer and sickle. The Republican Party is now indeed the party of Trump. But at least it isn't the party of Karl Marx.

Tommy Roberts

y has become intellection is mostly due to l their full embrace of s belief has left them erent arguments and : problem solvers. It is to them that this ide- early writings of Karl ther of communism. lass warfare, income istribution, and the overnment centraliza- milar doesn't it? It's s are foundational to achings. This is what orship at the altar of

Donald Trump comes completely unhinged

Bill Press

Even for Donald Trump, his August 14 tweet about former op aide Omarosa is a new low: "Good for quickly firing that couldn't wait for that as I walked into the asking myself: Could iders really defend sa "dog"? Yes, she .

Jonathan Karl went 's this any way for a it any American, let hired and made the n-American woman te House?" Sanders president is certainly with the fact that this nplete lack of integri- attacks everybody,icans -- she lamely f Trump by adding: th fire."

is, I've sat through a flings at the Trump was clearly the worst hit rock bottom. And Only in the age of state the obvious: It any man to call any /not the president of d

rump's vile language surprise us. That's ed in the first GOP luary, when Megyn turned out to be a tion: "Mr. Trump, one ve about you is you ut don't use a politi- al is not without its ar, when it comes to omen you don't like and 'disgusting and- ound to you like the we should elect as

sn't. But, at least for ck with: a narcissis- ed, hate-filled bigot ticism and, instead, with utter language

the president of the United States. And, of course, he aims his most vile language at women and African Americans. According to *The Root*, he's called Barack Obama "dumb," "weak" or "stupid" 61 times. Don Lemon's "the dumbest man on television." Maxine Waters has a "very low IQ." And, of course, Omarosa's not only a "dog," but she's also "not very smart."

Disgusting? Yes. But here's what's equally disgusting: that out of 287 Republican members of Congress, only one, Arizona Senator Jeff Flake, dared step up and criticize Trump for calling Omarosa a dog. "This kind of language is unbecoming of a president of the United States," Flake tweeted. "There is no excuse for it, and Republicans should not be okay with it."

Oh, but they are okay with it. Neither Mitch McConnell nor Paul Ryan uttered a peep. They're Trump's enablers. Historians will not treat them kindly for standing on the sidelines, looking the other way and zipping their lips while Donald Trump debased the presidency and destroyed the Republican Party.

DON'T GET ME WRONG. Omarosa Manigault Newman's no innocent victim. True, in her book "Unhinged," she doesn't hold back. She calls Trump a racist, a misogynist and a bigot and says he's barely literate, in mental decline and unfit to be president. But Omarosa knew that when she joined up with Trump for the first season of "The Apprentice" in 2004, and she stuck with him — through several TV shows, the campaign, the transition and the White House — until 2017. It's too late for her to complain now that Donald Trump is disgracing the Oval Office. She helped put him there.

The funny thing is that now she's turned against him, using the very tools — personal insults, nonstop media appearances, outrageous and utterly unprovable allegations — she learned from Donald Trump himself. She's beating the master at his own game. And Trump's response to "Unhinged" only proves how unhinged he really is.

In the end, the Trump/Omarosa feud is a verbal battle between two losers, neither of whom has any credibility. One is a clueless reality TV star who had no business getting anywhere near the White House. The other is Omarosa.

(Bill Press may be reached at bill@billpress.com)

Public notices

NOTICE OF CHANGE OF CORPORATE NAME

Notice is given that articles of amendment will change the name of Dominys Mill Missionary Baptist Church, Inc., to Dominys Mill Missionary Baptist Church, Inc., have been delivered to the Secretary of State for filing in accordance with the Georgia Nonprofit Corporation Code. The registered office of the corporation is located at 189 Tanner Cemetery Road, Fitzgerald, GA 31750.

(8/22,29)

NOTICE

Robert Vestal, 812 West Ocmulgee Street, Fitzgerald, Ga. 31750 is in possession of 2000 Chevrolet Cavalier: Vin: 4G1JF32T2Y9900143;

The vehicle has been held for more than 30 days and have not been redeemed by their registered owner(s) and/or lien holder(s).

The vehicle will be auctioned off on September 11, 2018 at 10:30 a.m. in pursuant to OCGA § 40-11-5 & OCGA 40-1-201.

(8/22,29)

NOTICE TO DEBTORS AND CREDITORS

Georgia, Ben Hill County

All creditors of the Estate of Betty M. Pope, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 31 day of July, 2018.

Denise A. Jordan, Executor of the Estate of Betty M. Pope
219 Preston Dr
Fitzgerald, GA 31750
(8/8,15,22,29)

NOTICE

Georgia, Ben Hill County

All creditors of the Estate of Don Marshall Melton, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 23 day of July, 2018.

Jack Monroe Melton, Executor of the Estate of Don Marshall Melton
610 S. Main St
Fitzgerald, GA 31750
(8/1,8,15,22)

NOTICE

Notice is hereby given that the business operated at the following address, to-wit: 161 Benjamin H. Hill Drive, Fitzgerald, Georgia 31750, in the trade name of Fitzgerald Lincoln is owned and carried on by Irwin County Motors, Incorporated, whose address is 161 Benjamin H. Hill Drive, Fitzgerald, Georgia 31750, and the statement relating thereto required by O.C.G.A. §10-1-490 has been filed with the Clerk of the Superior Court of Ben Hill County, Georgia.

Irwin County Motors, Incorporated, Owner
Wynnd Walters Damato
Secretary/CFO
(8/22,29)

NOTICE

Notice is hereby given that the business operated at the following address, to-wit: 161 Benjamin H. Hill Drive, Fitzgerald, Georgia 31750, in the trade name of Fitzgerald Ford is owned and carried on by Irwin County Motors, Incorporated, whose address is 161 Benjamin H. Hill Drive, Fitzgerald, Georgia 31750, and the statement relating thereto required by O.C.G.A. §10-1-490 has been filed with the Clerk of the Superior Court of Ben Hill County, Georgia.

Irwin County Motors, Incorporated, Owner
Wynnd Walters Damato
Secretary/CFO
(8/22,29)

Melinda Stemberge, Judge
Ben Hill County Probate Court
111 S. Sheridan St.
Fitzgerald, GA 31750
(8/1,8,15,22)
(229) 426-5137

IN THE JUVENILE COURT FOR THE COUNTY OF BEN HILL STATE OF GEORGIA

In the Matter of:
A.N.O.,
a male child,
D.O.B. 06-06-11
Juvenile File No. 010-15J-167

NOTICE OF SUMMONS

To: Kristen Mims, mother of the above named child.

You are hereby notified that the Georgia Department of Human Services, acting by and through the Ben Hill County Department of Family and Children Services, seeking the appointment of a permanent guardian for the above named child, and by reason of an Order for service by publication entered by this Court, you are hereby notified that unless you file written objections with the Court on or before ten (10) days from the date of the last publication of this Notice, the Court will proceed with the appointment of a permanent guardian for the child on the 10th day of September, 2018, at 1:30 p.m. at the Ben Hill County Law Enforcement Center, Fitzgerald, Georgia.

A copy of the petition and other related pleadings in the above-styled case may be obtained from the office of the Clerk of Ben Hill County Juvenile Court.

Witness the Honorable Kristen W. Pack, Judge of the said Court, this the 7th day of August, 2018.

Ashanti Pryor, Clerk
Ben Hill County Juvenile Court
(8/15,22)

NOTICE

Probate Court
Ben Hill County, Georgia

Petition for Letters of Administration

Estate of Carlton Andrew Collins, deceased

To: Any and all interested parties and all the singular heirs

Alex Collins has petitioned to be appointed Administrator of the Estate of Carlton Andrew Collins, deceased, of said County.

The Petitioner has also applied for waiver of bond and on grant of certain powers contained in O.C.G.A. § 53-12-261.

All interested parties are hereby notified to show cause why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the court on or before August 27, 2018.

All pleadings/objections must be signed before a notary public or before a Probate Court/Clerk, and filing fees must be tendered with your

pleadings/objections, unless you qualify to file as an indigent party.

Contact Probate Court personnel at the following address/telephone number for the required amount of filing fees.

If any objections are filed a hearing will be held at a later date. If no objections are filed, the petition may be granted without a hearing.

Melinda Stemberge
Associate Probate Judge
111 S. Sheridan Street
Fitzgerald, GA 31750
229-426-5137
(8/1,8,15,22)

IN THE PROBATE COURT OF THE COUNTY OF BEN HILL STATE OF GEORGIA

IN RE: Estate of Virginia Patricia Smith, deceased.

Estate No. 2018-81

PETITION FOR LETTERS OF ADMINISTRATION

TO: Any heir whose current address is unknown and to whom it may concern: Wilma Jean Clemens has petitioned to be appointed Administrator(s) of the estate of Virginia Patricia Smith, deceased, of said County. (The Petitioner has also applied for waiver of bond and/or grant of certain powers contained in O.C.G.A. §53-12-261.)

All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the court on or before September 17, 2018.

All pleadings/objections must be signed under oath before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

Melinda Stemberge
Probate Judge
111 S. Sheridan St.,
Fitzgerald, GA 31750
(229) 426-5137
(8/22,29,9/5,12)

NOTICE

Superior Court of Ben Hill County State of Georgia
Tax Commissioner of Ben Hill County, Georgia
Barry Foster
324 E. Pine St., Fitzgerald, GA 31750, (229) 426-5144
Petitioner, vs.

LESS THAN 1 ACRE, ALL OF LOTS 4, 5, 6, 7, 8, & 9, BLOCK C OF THE MCINTYRE SUBDIVISION IN THE CITY OF FITZGERALD, BEN HILL COUNTY, GEORGIA &

(Continued next page)

NOTICE OF A PUBLIC HEARING
(Rezoning-Private Petition)

The Board of Commissioners of Ben Hill County, Georgia will conduct a public hearing on the 11th day of September, 2018, at 6:30 o'clock, PM at the JUDICIAL ANNEX, Fitzgerald, GA 31750, to consider Special Exception Application No. SP02-18, to allow a CELL TOWER on the property located at the following address: 120 OHIO ROAD, Fitzgerald, GA 31750.

The legal description of the property is as follows:
TR 2826-2829 245-4

The area of the property is 37.90 acres.

The owner(s) of the property is/are **SUSANNA G. COLEMAN C/O BAKER DONELSON, BEARMAN, CADWELL & BERKOWITZ**

The application seeks a **SPECIAL EXCEPTION** to allow a Cell Tower in a **GENERAL FARMING (G-F)** zone district.

**LAKISHA FLEMING, ZONING CLERK
BEN HILL COUNTY, GEORGIA**

HELP WANTED • HELP WANTED

PUBLIC NOTICE

Office of lien sale at public auction the highest bidder at **Grant Street Storage, 615 N. Grant Street, Fitzgerald, Georgia 31750, 9-424-9767, Thursday, August 1, 2018, at 10:00 a.m.**, in front of the court. All sales are cash. We reserve the right to reject any/all bids and to withdraw any units from sale.

Unit 20 - Angela Shavers
Unit 33 - Celona Jones
Unit 111 - Donnie Johnson
Unit 125 - Jeanne Kellom
(8/15)

NOTICE TO DEBTORS AND CREDITORS

Georgia, Ben Hill County. Creditors of the Estate of Charlotte Humphreys Nelms, deceased, a hereby notified to tender their moneys to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

his 17 day of July, 2018.
John Nealy Nelms,
Executor of the Estate of Charlotte Humphreys Nelms
808 S. Lee St.
Fitzgerald, GA 31750
(7/25,8/1,8,15)

NOTICE

Probate Court
County of Ben Hill
State of Georgia
J. RE: Estate of Alice Beatrice Bodard, deceased, DECEASED

IN THE JUVENILE COURT FOR THE COUNTY OF BEN HILL STATE OF GEORGIA

In the Matter of:
A.N.O.,
a male child,
D.O.B. 06-06-11
Juvenile File No. 010-15J-167

NOTICE OF SUMMONS

To: Kristen Mims, mother of the above named child.

You are hereby notified that the Georgia Department of Human Services, acting by and through the Ben Hill County Department of Family and Children Services, seeking the appointment of a permanent guardian for the above named child, and by reason of an Order for service by publication entered by this Court, you are hereby notified that unless you file written objections with the Court on or before ten (10) days from the date of the last publication of this Notice, the Court will proceed with the appointment of a permanent guardian for the child on the 10th day of September, 2018, at 1:30 p.m. at the Ben Hill County Law Enforcement Center, Fitzgerald, Georgia. A copy of the petition and other related pleadings in the above-styled case may be obtained from the office of the Clerk of Ben Hill County Juvenile Court.

To Subscribe Call 423-9331

grounds of any such objections, and must be filed with the court on or before August 27, 2018.

All pleadings/objections must be signed before a notary public or before a Probate Court/Clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact Probate Court personnel at the following address/telephone number for the required amount of filing fees.

If any objections are filed a hearing will be held at a later date. If no objections are filed, the petition may be granted without a hearing.

Melinda Stemberidge
Associate Probate Judge
111 S. Sheridan Street
Fitzgerald, GA 31750
229-426-5137
(8/1,8,15,22)

IN THE Superior Court of Ben Hill County State of Georgia

Wells Fargo Bank, N.A., plaintiff vs Debra M. Woods as Executor of the Estate of George R. Woods, Terri L. Alexander, Robert M. Blum, and Georgia Department of Revenue, Defendants

Civil Action File No. 18CV-065
Complaint for Reformation and Declaratory Judgment
Filed on April 10, 2018

Summons Issued on April 10, 2018
Order for Publication entered June 28, 2018

To: Robert M. Blum
Notice of Service by Publication By Order of Publication entered June 28, 2018, you are hereby notified

...from 3-B

Michigan, with no opposition in the general. Democrat Rashida Tlaib will be the first Muslim woman ever to serve in Congress. And, in Missouri, unions flexed their muscle to strike down the anti-union, "right-to-work" law enacted last year by a Republican legislature and governor.

SO LET DONALD TRUMP tweet all he wants about a so-called "red wave." He's kidding nobody but himself. At every political level in 2018, the energy, the excitement and the momentum is clearly on the Democratic side. In fact, assessing the overall impact of Tuesday's vote, Republicans had an "okay" week. Democrats had a great week.

(Bill Press may be reached at bill@billpress.com)

...from 3-B

this community to know exactly what they are voting on. We don't want to win the race without the horse coming in first. We need to do the right thing this time.

Remember, a lot of work has to be done. November 1, 2018, will be the starting line for us to grow or go under.

Prentiss Brown

Donald

regain control of the House. That does not guarantee a blue wave, but certainly sets the scene for one. As our Republican Congressman Carlosurbel summed it up: "Every white, suburban district in the country will be a swing strict in November, that's the take-away" on Tuesday's vote. That's bad news for republicans.

Democrats had other reasons to cheer. After primaries in Kansas and Michigan, there are now eight female Democratic nominees for governor in November: Gretchen Whitmer (Michigan), Laura Kelly (Kansas), Alette Jordan (Idaho), Kate Brown (Oregon), Lupe Valdez (Texas), Stacey Abrams (Georgia), Michelle Lujan Grisham (New Mexico) and Janet Mills (Maine). Also in

Your opinions

things to bring our city and county back to the mainstream with other cities and counties in our area.

Our community will bloom like no other community. We have two governments that are willing to work together for the betterment of our community.

Tim, I agree to a point with Wendell, but it's do it the right way. I want the people of

DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

UNDER AND BY VIRTUE OF the power of sale contained in that certain security deed executed by Kayla Denise Carver, to Community Banking Company of Fitzgerald dated November 14, 2011, and recorded November 18, 2011, in Deed Book 786, pages 299-302, Deed Records of Ben Hill County, Georgia, and for the purpose of paying the indebtedness secured thereby, which is now due and payable, together with the costs of sale, the undersigned will sell on the first Tuesday in September, 2018, at a public outcry to the highest bidder for cash before the courthouse door in Ben Hill County, Georgia, within the legal hours of sale, the following described property, to wit:

All of Lot 13, Brookhill Homes Subdivision lying and being in Land Lot Number 80 in the Third Land District of Ben Hill County, Georgia, and being more particularly described as follows: To find the point of beginning, commence at the point where the North right of way line of Brookhill Drive meets the West right of way line of Perry House Road; thence along the said North right of way line of Brookhill Drive West 122.58 feet to a point, said point being the point of beginning. From, said point of beginning thus established, continue to run along the North right of way line of Brookhill Drive due West 112.00 feet to a point; thence run due North 130.00 feet to a point located on the South right of way line of a 20 foot alley; thence run along said South right of way line of said 20 foot alley due East 112.00 feet to a point; thence run due South 130.00 feet to the point of beginning, as shown on that certain plat of survey by James D. Weeks, Georgia Registered Land Surveyor, dated May 21, 1998, recorded in Plat Slide Number 634-G in the Office of the Clerk of Superior Court of Ben Hill County, Georgia. Said plat being incorporated herein by reference and made a part hereof.

The physical address of said property is 107 Brookhill Drive, Fitzgerald, GA 31750.

The said property will be sold subject to (a) any and all taxes and assessments levied or assessed prior to the current year, (b) ad valorem taxes for the current year, (c) all liens, encumbrances, and other matters of record, if any, that are superior to or have priority over the security deed being foreclosed, and (d) final confirmation that at the time of the sale being advertised herein there was no automatic stay in effect with respect to the filing of a petition for relief under any chapter of the United States Bankruptcy Code with respect to a person having an interest in the above described property.

Notice is hereby given that under the provisions of O.C.G.A. § 9-13-172.1, the Secured Creditor may under certain circumstances rescind the sale being advertised herein, within 30 days after the sale but before the foreclosure deed or deed under power has been delivered to the purchaser at such sale. Unless the sale is rescinded as hereinabove provided, a conveyance will be executed to the purchaser at such sale as authorized under the power of sale contained in the Security Deed aforesaid. The name of the creditor asserting this claim against you is Community Banking Company of Fitzgerald. The creditor's address is, 102 W. Roanoke Dr., P.O. Box 130, Fitzgerald, GA 31750. The creditor's telephone number is (229) 423-4321. Cindy Freeman, is the creditor's employee at such location who has the authority to negotiate, amend, and modify all of the terms of the foregoing security deed and the indebtedness secured thereby, although he is not obligated to negotiate, amend, or modify the said security deed or the indebtedness secured thereby.

Obituaries

Updated daily at

www.herald-leader.net

Georgia Records, as last referred to FIRST GUARANTY MORTGAGE CORPORATION by assignment recorded in Deed Book 874, Page 313, BEN HILL County, Georgia Records, corrective assignment recorded in Deed Book 903, Page 233, BEN HILL County, Georgia Records. Said Deed to Secure Debt having been given to secure a Note dated January 17, 2014 in the original principal sum of ONE HUNDRED THIRTY THOUSAND AND 0/100 DOLLARS (\$130,000.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door at BEN HILL County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in September, 2018, the following described property:

ALL OF LOT NO. 10 IN ROANOKE ACRES SUBDIVISION NO. 7 IN LAND LOT NUMBER 118 IN THE THIRD LAND DISTRICT OF BEN HILL COUNTY, GEORGIA, AS SHOWN BY THE PLAT OF SAID SUBDIVISION DATED JUNE 27, 1984, AND RECORDED JUNE 27, 1984, IN PLAT BOOK 5, PAGE 2 (NOW PLAT SLIDE NUMBER 491), IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF BEN HILL COUNTY, GEORGIA AND SAID PLAT IS HEREBY MADE A PART HEREOF, BY REFERENCE THERETO. SAID PROPERTY HAS A FRONTAGE ON THAT CERTAIN PUBLIC ROAD KNOWN AS SHADY LANE OF 175.8 FEET, AND IS SUBJECT TO A POWER LINE EASEMENT ACROSS THE SOUTH 7-1/2 FEET OF SAID PROPERTY.

To the best of the knowledge and belief of the undersigned, the party in possession of the property is DARYL A. WHITE or a tenant or tenants. Said property may more commonly be known as: 128 SHADY LN, FITZGERALD, GA 31750.

The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (notice of intent to collect attorney's fees having been given).

The individual or entity that has full authority to negotiate, amend, and modify all terms of the loan is RUSHMORE LOAN MANAGEMENT SERVICES, LLC, 7615 IRVINE CENTER DRIVE, IRVINE, CA 92618; (888) 504-6700.

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

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confir-

DEBT, ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. By virtue of a Power of Sale contained in that certain Security Deed from Princess Cleveland to United States of America acting through the Rural Housing Service or successor agency, United States Department of Agriculture, dated August 01, 2008 and recorded on August 04, 2008 in DEED Book 706, Page 317, in the Office of the Clerk of Superior Court of Ben Hill County, Georgia, said Security Deed having been given to secure a Note of even date, in the original principal amount of Eighty-Eight Thousand and 00/100 dollars (\$88,000.00) with interest thereon as provided therein, will be sold at public outcry to the highest bidder for cash before the courthouse door of Ben Hill County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday of September, 2018, all property described in said Security Deed including but not limited to the following described property:

All of the south half of City Lots 9, 10 and 11, in Square 5, in Block 8, in the City of Fitzgerald, formerly Irwin, now Ben Hill County, Georgia, as shown by the plat of said city made by or for the American Tribes Soldiers Colony Company or title in the office of the Clerk of the Superior Court of Irwin County, Georgia. Said property is more particularly described as follows: Beginning at the point of intersection of the east margin of the right of way of Thomas Street with the north margin of the right of way of Coonee Street and running thence along the east margin of the right of way of Thomas Street north 01 degrees 10 minutes 20 seconds west 85.42 feet; thence north 88 degrees 49 minutes 40 seconds east 120.00 feet; thence south 01 degree 11 minutes 20 seconds east 85.42 feet; thence along the north margin of the right of way of Coonee Street south 88 degrees 49 minutes 42 seconds west 120.00 feet to the point of beginning; all as shown by that certain plat of survey prepared for Princess Cleveland by James C Weeks, Georgia Registered Land Surveyor No. 2111, dated July 5, 2008, and recorded in Plat Slide No. 687-D3, in the office of the Clerk of the Superior Court of Ben Hill County, Georgia, and reference is hereby made to the record of said plat for all information show thereon.

Said property may more commonly be known as 301 North Thomas Street, Fitzgerald, GA 31750. The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale including attorney's fees (notice of intent to collect attorney's fees having been given).

The individual or entity that has full authority to negotiate, amend, and modify all terms of the loan is RUSHMORE LOAN MANAGEMENT SERVICES, LLC, 7615 IRVINE CENTER DRIVE, IRVINE, CA 92618; (888) 504-6700.

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

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confir-

The individual or entity that has full authority to negotiate, amend, and modify all terms of the loan is RUSHMORE LOAN MANAGEMENT SERVICES, LLC, 7615 IRVINE CENTER DRIVE, IRVINE, CA 92618; (888) 504-6700.

(Continued next page)

NOTICE OF A PUBLIC HEARING

(Rezoning-Private Petition)

The Board of Commissioners of Ben Hill County, Georgia will conduct a public hearing on the 11th day of September, 2018, at 6:30 o'clock, PM at the JUDICIAL ANNEX, Fitzgerald, GA 31750, to consider Special Exception Application No. SP02-18, to allow a CELL TOWER on the property located at the following address: 120 OHIO ROAD, Fitzgerald, GA 31750.

The legal description of the property is as follows:

TR 2826-2829 245-4

The area of the property is 37.90 acres.

The owner(s) of the property is/are SUSANNA G. COLEMAN C/O BAKER DONELSON, BEARMAN, CADWELL & BERKOWITZ

The application seeks a SPECIAL EXCEPTION to allow a Cell Tower in a GENERAL FARMING (G-F) zone district.

LAKISHA FLEMING, ZONING CLERK
BEN HILL COUNTY, GEORGIA

Does it concern you that Facebook and YouTube have deleted the content of user Alex Jones of Infowars? Vote in the online Quick Poll at www.herald-leader.net Last Week's Poll Question & Answer Pope Francis has revised the catechism of the Catholic Church to hold that the death penalty is 'inadmissible' in all cases and the church must advocate that it be abolished. Do you agree? Seventy-five percent of respondents to last week's poll disagree with Pope Francis that the death penalty should not be allowed. Twenty percent agree with the pontiff and five percent are undecided.

Public notices

NOTICE TO DEBTORS AND CREDITORS

Georgia, Ben Hill County
All creditors of the Estate of Betty M. Pope, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 31 day of July, 2018.
Denise A. Jordan, Executor of the Estate of Betty M. Pope
219 Preston Dr
Fitzgerald, GA 31750
(8/6,15,22,29)

NOTICE

Georgia, Ben Hill County
All creditors of the Estate of Don Marshall Melton, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 23 day of July, 2018.
Jack Monroe Melton, Executor of the Estate of Don Marshall Melton
610 S. Main St.
Fitzgerald, GA 31750
(8/1,8,15,22)

PUBLIC NOTICE

Notice of lien sale at public auction to the highest bidder at Grant Street Storage, 615 N. Grant Street, Fitzgerald, Georgia 31750, 229-424-9767, Thursday, August 23, 2018, at 10.00 a.m., in front of each unit. All sales are cash. We reserve the right to reject any/all bids and to withdraw any units from sale.

Unit 20 - Angela Shavers
Unit 33 - Celena Jones
Unit 111 - Donnie Johnson
Unit 125 - Jeanne Kellom
(8/15)

NOTICE TO DEBTORS AND CREDITORS

Georgia, Ben Hill County
All creditors of the Estate of Charlotte Humphreys Nelms, deceased, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 17 day of July, 2018.
John Nealy Nelms,
Executor of the Estate of Charlotte Humphreys Nelms
808 S. Lee St.
Fitzgerald, GA 31750
(7/25,8/1,8,15)

NOTICE

Probate Court
County of Ben Hill
State of Georgia
IN RE: Estate of Alice Beatrice Woodard, deceased, DECEASED

Estate No. 2018-074
AN ORDER FOR SERVICE WAS GRANTED BY THIS COURT ON JULY 25, 2018, REQUIRING THE FOLLOWING:
TO: ALL INTERESTED PARTIES AND ALL AND SINGULAR THE HEIRS OF SAID DECEDENT, ALICE BEATRICE WOODARD, AND TO WHOM IT MAY CONCERN:

This is to notify you to file objection, if there is any, to the Petition to Probate Will in Solemn Form, in this Court on or before August 27, 2018.

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

Melinda Stembbridge, Judge
Ben Hill County Probate Court
111 S. Sheridan St.
Fitzgerald, GA 31750
(8/1,8,15,22)
(229) 428-5137

IN THE JUVENILE COURT FOR THE COUNTY OF BEN HILL STATE OF GEORGIA

In the Matter of:
A.N.O.,
a male child,
D.O.B. 06-06-11
Juvenile File No. 010-15J-167

NOTICE OF SUMMONS

To: Kristen Mims, mother of the above named child.

You are hereby notified that the Georgia Department of Human Services, acting by and through the Ben Hill County Department of Family and Children Services, seeking the appointment of a permanent guardian for the above named child, and by reason of an Order for service by publication entered by this Court, you are hereby notified that unless you file written objections with the Court on or before ten (10) days from the date of the last publication of this Notice, the Court will proceed with the appointment of a permanent guardian for the child on the 10th day of September, 2018, at 1:30 p.m. at the Ben Hill County Law Enforcement Center, Fitzgerald, Georgia. A copy of the petition and other related pleadings in the above-styled case may be obtained from the office of the Clerk of Ben Hill County Juvenile Court.

To Subscribe Call
423-9331

Witness the Honorable Kristen W. Pack, Judge of the said Court, this the 7th day of August, 2018.

Ashanti Pryor, Clerk
Ben Hill County Juvenile Court
(8/15,22)

NOTICE

Probate Court
Ben Hill County, Georgia
Petition for Letters of Administration
Estate of Carlton Andrew Collins, deceased

To: Any and all interested parties and all the singular heirs

Alex Collins has petitioned to be appointed Administrator of the Estate of Carlton Andrew Collins, deceased, of said County. The Petitioner has also applied for waiver of bond and on grant of certain powers contained in O.C.G.A. § 53-12-261.

All interested parties are hereby notified to show cause why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the court on or before August 27, 2018.

All pleadings/objections must be signed before a notary public or before a Probate Court/Clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact Probate Court personnel at the following address/telephone number for the required amount of filing fees.

If any objections are filed a hearing will be held at a later date. If no objections are filed, the petition may be granted without a hearing.

Melinda Stembbridge
Associate Probate Judge
111 S. Sheridan Street
Fitzgerald, GA 31750
229-428-5137
(8/1,8,15,22)

IN THE Superior Court of Ben Hill County State of Georgia

Wells Fargo Bank, N.A., plaintiff
vs
Debra M. Woods as Executor of the Estate of George R. Woods, Terri L. Alexander, Robert M. Blum, and Georgia Department of Revenue, Defendants

Civil Action File No. 18CV-065
Complaint for Reformation and Declaratory Judgment
Filed on April 10, 2018
Summons issued on April 10, 2018
Order for Publication entered June 28, 2018

To: Robert M. Blum
Notice of Service by Publication
By Order of Publication entered June 28, 2018, you are hereby notified

that on April 10, 2018, Wells Fargo Bank, N.A. (Plaintiff) filed a Complaint for Reformation and Declaratory Judgment regarding certain real property in which you have

an interest located at 913 S. Johnson Street Extension, Fitzgerald, Ben Hill County, Georgia, 31750. You are required to file with the Clerk of the Superior Court, and to serve upon Plaintiff's attorney, Jennifer J. Pierce, Esq. of Aldridge Pite, LLP, Fifteen Piedmont Center, 3575 Piedmont Road, N.E., Suite 500, Atlanta, Georgia 30305, an Answer in writing within sixty (60) days of the date of the Order of Publication.

Witness the Honorable T. Christopher Hughes, Judge, Superior Court of Ben Hill County, Georgia. This 12th day of July, 2018.

Lorie A. Moncus, Deputy Clerk
Superior Court of Ben Hill County
(7/25,8/1,8,15)

NOTICE OF PUBLIC SALE

Georgia
Ben Hill County.
THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

UNDER AND BY VIRTUE OF the power of sale contained in that certain security deed executed by Kayla Denise Carver, to Community Banking Company of Fitzgerald dated November 14, 2011, and recorded November 18, 2011, in Deed Book 786, pages 299-302, Deed Records of Ben Hill County, Georgia, and for the purpose of paying the indebtedness secured thereby, which is now due and payable, together with the costs of sale, the undersigned will sell on the first Tuesday in September, 2018, at public outcry to the highest bidder for cash before the courthouse door in Ben Hill County, Georgia, within the legal hours of sale, the following described property, to wit:

All of Lot 13, Brookhill Homes Subdivision lying and being in Land Lot Number 60 in the Third Land District of Ben Hill County, Georgia, and being more particularly described as follows: To find the point of beginning, commence at the point where the North right of way line of Brookhill Drive meets the West right of way line of Perry House Road; thence along the said North right of way line of Brookhill Drive West 122.68 feet to a point, said point being the point of beginning. From said point of beginning this established, continue to run along the North right of way line of Brookhill Drive due West 112.00 feet to a point; thence run due North 130.00 feet to a point located on the South right of way line of a 20 foot alley; thence run along said South right of way line of said 20 foot alley due East 112.00 feet to a point; thence run due South 130.00 feet to the point of beginning, as shown on that certain plat of survey by James D. Weeks, Georgia Registered Land Surveyor; dated May 21, 1998, recorded in Plat Slide Number 634-G in the Office of the Clerk of Superior Court of Ben Hill County, Georgia. Said plat being incorporated herein by reference and made a part hereof.

The physical address of said property is 107 Brookhill Drive, Fitzgerald, GA 31750.

The said property will be sold subject to (a) any and all taxes and assessments levied or assessed prior to the current year, (b) ad valorem taxes for the current year, (c) all liens, encumbrances, and other matters of record, if any, that are superior to or have priority over the security deed being foreclosed, and (d) final confirmation that at the time of the sale being advertised herein there was no automatic stay in effect with respect to the above described property due to the filing of a petition for relief under any chapter of the United States Bankruptcy Code with respect to a per-

This 17th day of July, 2018.
Community Banking Company of Fitzgerald, as Attorney in Fact for Kayla Denise Carver
Jay, Sherrell, Smith, Braddy & Cook, P.C.
Attorneys at Law
(8/6,15,22,29)

NOTICE OF SALE UNDER POWER

State of Georgia
County of Ben Hill

By virtue of the power of sale contained in that certain Deed to Secure Debt from DARYL A. WHITE to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR HOMESTAR FINANCIAL, CORP. dated January 17, 2014, filed for record January 24, 2014, and recorded in Deed Book 838, Page 231, BEN HILL County, Georgia Records, and as modified by that certain Loan Modification Agreement recorded in Deed Book 883, Page 150, BEN HILL County, Georgia Records, and as modified by that certain Loan Modification Agreement recorded in Deed Book 921, Page 248, BEN HILL County, Georgia Records, as last transferred to FIRST GUARANTY MORTGAGE CORPORATION by assignment recorded in Deed Book 874, Page 313, BEN HILL County, Georgia Records, corrective assignment recorded in Deed Book 903, Page 233, BEN HILL County, Georgia Records, said Deed to Secure Debt having been given to secure a Note dated January 17, 2014 in the original principal sum of ONE HUNDRED THIRTY THOUSAND AND 0/100 DOLLARS (\$130,000.00), with interest from date at the rate stated in said Note on the unpaid balance until paid, there will be sold by the undersigned at public outcry to the highest bidder for cash before the courthouse door at BEN HILL County, Georgia, or at such place as has or may be lawfully designated as an alternative location, within the legal hours of sale on the first Tuesday in September, 2018, the following described property:

ALL OF LOT NO. 10 IN ROANOKE ACRES SUBDIVISION NO. 7 IN LAND LOT NUMBER 116 IN THE THIRD LAND DISTRICT OF BEN HILL COUNTY, GEORGIA, AS SHOWN BY THE PLAT OF SAID SUBDIVISION DATED JUNE 23, 1984, AND RECORDED JUNE 27, 1984, IN PLAT BOOK 5, PAGE 2 (NOW PLAT SLIDE NUMBER 491), IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF BEN HILL COUNTY, GEORGIA AND SAID PLAT IS HEREBY MADE A PART HEREOF, BY REFERENCE THERETO. SAID PROPERTY HAS A FRONTAGE ON THAT CERTAIN PUBLIC ROAD KNOWN AS SHADY LANE OF 175.6 FEET, AND IS SUBJECT TO A POWER LINE EASEMENT ACROSS THE SOUTH 7-1/2 FEET OF SAID PROPERTY.

To the best of the knowledge and belief of the undersigned, the party in possession of the property is DARYL A. WHITE or a tenant or tenants. Said property may more commonly be known as: 128 SHADY LN, FITZGERALD, GA 31750 .

The debt secured by said Deed to Secure Debt has been and is hereby declared due because of, among other possible events of default, non-payment of the monthly installments on said loan. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, including attorney's fees (notice of intent to collect attorney's fees having been given).

The individual or entity that has full authority to negotiate, amend, and modify all terms of the loan is RUSHMORE LOAN MANAGEMENT SERVICES, LLC, 7515 IRVINE CENTER DRIVE, IRVINE, CA 92618; (888) 504-6700.

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the

mallon and audit of the the loan with the holder curley Deed. Pursuant to Section 9-13-172.1, which for certain procedures the rescission of Judicial sales in the State of the Deed Under Power foreclosure documents n provided until final confirm audit of the status of it provided in the precer graph.

FIRST GUARANTY MORTGAGE CORPORATION, As Attorney

DARYL

Phelan Hallinan Diamond PLLC. 11675 Great C Sulta 375, Alpharetta, GA/ Telephone: 770-393-4300 Fax: 770-393-4310 PH

This law firm is acting collector. Any information will be used for that pup (8/6)

NOTICE OF SALE UNDER POWER

State of Georgia
County of Ben Hill

THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION WILL BE USED FOR THAT PURPOSE.

By virtue of a Power of Sale contained in that certain Sec from Princess Cleveland States of America actv the Rural Housing serv cesor agency, United tparment of Agriculture August 01, 2008 and re August 04, 2008 in DI 706, Page 317, in the O Clerk of Superior Court, County, Georgia, said Deed having been given a Note of even date, in l principal amount of El Thousand and 00/10 (\$68,000.00) with intere as provided therein, will public outcry to the high for cash before the court of Ben Hill County, Geo such place as has or m fully designated as an location, within the lega sale on the first Tuesdember, 2018, all pro scribed in said Security cluding but not limited to ing described property:

All of the south half of C 10 and 11, in Square 5, l in the City of Fitzgerald, l win, now Ben Hill County, as shown by the plat o made by or for the Ame uns Soldiers Colony C' l' in the office of the C Superior Court of Irvl Georgia. Said property is ticularly described as to ginning at the point of l of the east margin of l way of Thomas Street north margin of the right Oconee Street and runn along the east margin o way of Thomas Street n green 10 minutes 20 sec 85.42 feet; thence north 49 minutes 40 seconds a foot; thence south 01 i minutes 20 seconds a feet; thence along the ric of the right of way of Occ south 88 degrees 49 h seconds west 120.00 f point of beginning; all as that certain plat o survé for Princess Cleveland b Weeks, Georgia Regis Surveyor No. 2111, d 2008, and recorded in No. 687-D3, in the of Clerk of the Superior Cc Hill County, Georgia, ac is hereby made to the said plat for all informat hereon.

Said property may moré be known as 301 North Street, Fitzgerald, GA 3

The debt secured by sa Deed has been and is lared due because c other possible events, n non-payment of the mol

Donald

regain control of the House. That does not guarantee a blue wave, but it certainly sets the scene for one. As Florida's Republican Congressman Carlos Curbelo summed it up: "Every white, suburban district in the country will be a swing district in November, that's the take-away" from Tuesday's vote. That's bad news for Republicans.

Democrats had other reasons to cheer. After primaries in Kansas and Michigan, there are now eight female Democratic nominees for governor in November: Gretchen Whitmer (Michigan), Laura Kelly (Kansas), Paulette Jordan (Idaho), Kate Brown (Oregon), Lupe Valdez (Texas), Stacey Abrams (Georgia), Michelle Lujan Grisham (New Mexico) and Janet Mills (Maine). Also in

Michigan, with no opposition in the general, Democrat Rashida Tlaib will be the first Muslim woman ever to serve in Congress. And, in Missouri, unions flexed their muscle to strike down the anti-union, "right-to-work" law enacted last year by a Republican legislature and governor.

SO LET DONALD TRUMP tweet all his wants about a so-called "red wave." He's kidding nobody but himself. At every political level in 2018, the energy, the excitement and the momentum is clearly on the Democratic side. In fact, assessing the overall impact of Tuesday's vote, Republicans had an "okay" week. Democrats had a great week.

(Bill Press may be reached at bill@billpress.com.)

...from 3-B

...from 3-B

Your opinions

ZONING NOTICE

FROM: Special
Exception

TO:

ZONING HEARING

DATE: 8-20-18 **TIME:** 5:30pm

PLACE: Fitz. City Hall
Upstairs Meeting Room
307 East Central Ave.

CO. COMM. HEARING

DATE: 9-11-18 **TIME:** 6:30pm

PLACE: Judicial ANNEX
324 E. Pine St

ZONING NOTICE

FROM: *Special
Exception*

TO:

ZONING HEARING

DATE: *8/20/18* **TIME:** *5:30pm*

PLACE: *Fitz City Hall
Upstairs Meeting Room
308 East Central Ave.*

CO. COMM. HEARING

DATE: *9/11/18* **TIME:** *6:30pm*

PLACE: *Judicial Avn...
224 E. Pine St*

REZONING/SPECIAL EXCEPTION APPLICATION

BEN HILL COUNTY, GEORGIA
FITZGERALD, GEORGIA

Instructions for Filing of Rezoning/Map Amendment or Special Exception Application

Dear Citizens:

Attached, please find the required application for a Map Amendment or Special Exception. This application must be filed in the office of the Zoning Administrator at the Ben Hill County Building Department by _____ in order to be heard by the County Commission the following month. Along with your application, please attach the following:

1. \$200 Application Fee

Your application for a Map Amendment or Special Exception will be heard as follows and your presence or your representative's presence is requested at each meeting.

PLANNING & ZONING COMMISSION

DATE: Monday, August 20, 2018

PLACE: Fitzgerald City Hall - Upstairs Mtg. Rm

302 East Central Avenue

Fitzgerald, GA 31750

TIME: 5:30 P.M.

COUNTY COMMISSION

DATE: Tuesday, September 11, 2018

PLACE: Judicial Annex

324 East Pine Street

Fitzgerald, GA 31750

TIME: 6:30 P.M.

The signature below acknowledges receipt by the applicant and/or his duly authorized representatives for the above referenced data.

Mary S. Palmer

OWNER/AGENT

7/5/18

DATE

DATE: _____

DATE RECEIVED: July 5, 2018

MAP AMENDMENT: _____

APPLICATION #: SP02-18

SPECIAL EXCEPTION:

REZONING/MAP AMENDMENT or SPECIAL EXCEPTION APPLICATION

TO: FITZGERALD-BEN HILL COUNTY PLANNING AND ZONING COMMISSION
BEN HILL COUNTY BOARD OF COMMISSIONS

I (we), the undersigned, do hereby respectfully make application and petition the Ben Hill County Board of Commissioners to amend the map or request for a Special Exception of the Ben Hill County Zoning Ordinance dated **DECEMBER 10, 2001** as hereinafter requested. In support of this application, the following facts are shown:

1. Applicant name and requested Map Amendment or Special Exception address:

Name: Verizon Wireless Co Baker Donelson
Address: 420 20th St. N., Ste 1400
Birmingham, AZ 35203

2. Specific map to be deleted: n/a - Special Exception

3. Specific map to be adopted: n/a

4. Current Zone District: GF - General Farming

5. Existing use of the property: agricultural

6. Summary of reason(s) for proposed map amendment or Special Exception:

Special exception to allow the construction of a
190' monopole with (9' rad) wireless telecommunications
facility.

7. Has applicant made, within two (2) years immediately preceding the filing of the application for this Amendment or Special Exception, campaign contributions aggregating \$250.00 or more to any member of the Board of Commissioners or Planning and Zoning Commission?

YES _____ NO If yes, the following information is required:

Name of local government official to whom made: n/a

Amount and date for each contribution made by applicant: n/a

An enumeration date and description of each gift having value of \$250.00 or more made by the applicant to Local government official during the two years immediately preceding the filing of the application for Map Amendment or Special Exception.

n/a

7a. In the event that no such gifts or contributions were made, the applicant shall affirm by signing this space.

See attached - n/a

See attached auth. agent form

OWNER SIGNATURE

M. Amelie Roberts

AUTHORIZED AGENT SIGNATURE

120 Ohio Rd

OWNER ADDRESS

420 N. 20th St, Ste 1400

AUTHORIZED AGENT ADDRESS

Fitzgerald, GA 31750

CITY, STATE, ZIP

Birmingham, AL 35203

CITY, STATE, ZIP

(229) 325-8015

OWNER TELEPHONE NUMBER

(205) 250-8353

AUTHORIZED AGENT TELEPHONE NUMBER

FOR COUNTY USE ONLY

Action taken by Planning and Zoning Commission:

After a short discussion regarding the proposed tower to be located on 120 Ohio Rd,
a motion was made by Toni Sawyer to allow the Special Exception;
Seconded by Jim Turner. The motion passed unanimously.

***see minutes attached

DATE: 20 August, 2018

Action taken by Board of Commissions:

DATE: _____

TEXT UPDATED: _____

DATE: _____

DESIGNATION OF AUTHORIZED AGENT/ATTORNEY-IN-FACT

I, Susanna G. Coleman, am the owner of the property described in the application hereby designates Baker, Donelson, Bearman, Caldwell & Berkowitz, PC as the authorized agent/attorney-in-fact with the following powers and authority to do all things that may be required in order to apply for a variance/rezoning on said property including but not limited to completion and execution of applications, receipt of notices, execution of acknowledgements, attendance and presentations of evidence at all hearings and execution of agreements.

Susanna G. Coleman

NAME

owner of property (Lessor)

TITLE

120 Ohio Road Fitzgerald, GA 31750 (site)

ADDRESS

229-325-8015

TELEPHONE NUMBER

Susanna G. Coleman

AUTHORIZED AGENT / ATTORNEY-IN-FACT

179 Niagara Rd
Fitzgerald, GA
31750 (home address)

Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C.
NAME

211 Commerce Street, Suite 800
ADDRESS

Nashville, TN 37201

(615) 726-5600
TELEPHONE NUMBER

State of Georgia)

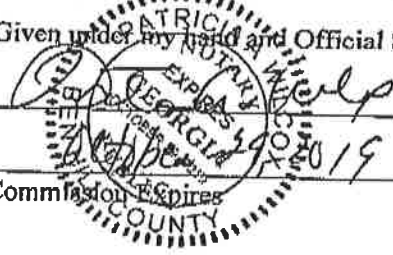
County of Berkeley)

I, the undersigned Notary Public, hereby certify that Susanna G. Coleman, whose name(s) is/are signed to the foregoing DESIGNATION OF AUTHORIZED AGENT/ATTORNEY-IN-FACT has/have acknowledged to me under oath that they have read and understand the foregoing and executed same before me on this day.

Given under my hand and Official Seal this 15th day of June, 2018.

[Signature]

Commission Expires _____
COUNTY



911 Address Assignment

<p>Ben Hill County 911 255 Appomattox Road Fitzgerald, Georgia 31750 229-426-5111 Fax 229-426-5130</p>	
<p>Ann Young, Director</p>	
<p>Date: <u>11-29-16</u></p>	
<p>Name of Person(s) Applying for Address: <u>Verizon Wireless</u></p>	
<p>Address: <u>120-0th Rd. (Hous)</u></p>	
<p>Thank you,</p>	
<p><u>Craig P. Beach</u></p>	

5 11 22B

2018 Ben Hill County Board of Assessors

7/3/2018 8:34:04 AM
Acct # 9888
jack

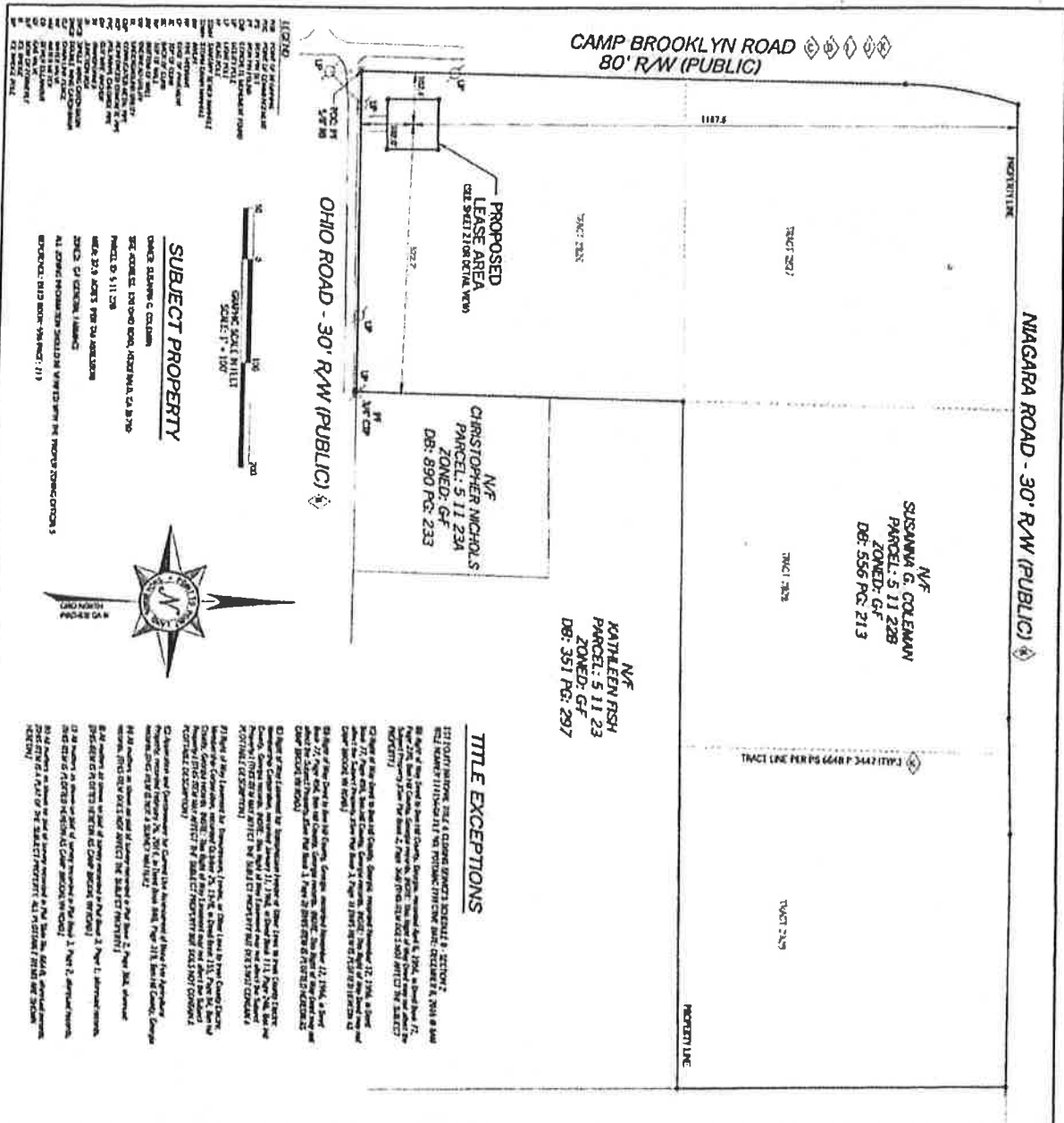
Owner Information		General Property Information		Values	
Coleman, Susanna G etal	SITUS	0	NIAGARA ROAD	Imp Val	0
179 Niagara Road	LEGAL	T-2826-2829 245-4		Acc Val	
Fitzgerald, GA 31750	Tax District	COUNTY	GMD	Land Val	75,800
	Total Acres		LD	Total Value	75,800
	Zoning		4	2017 : 75,800	
	Unit		Return Value	2015 : 75,800	
			0	2016 : 75,800	
				2014 : 75,800	

2014-New Cuv 2014\2023--2005 from parcel 5-11-22

SALES INFORMATION									
Grantee	Grantor	Date	Deed Book	Plat Book	Saleprice	CS	Mkt Value	Reason	
Coleman, Susanna Etal	Posey, James N & Joan J	2004-02-25	556 213	664B	83,400 R4		75,800	AB	

LAND INFORMATION										
CS	Code / Description	Method	Units	Depth	From Front	Depth Table	Depth Factor	Unit Value	Adj Unit	Adj Value
V4	870 26-40 ACC/DES	Acre	37.90	0	0			1,600.00	2,000.00	1.25

CONSERVATION USE LAND INFORMATION									
Land Use	Productivity	ACRES	Unit Value	Adjustment	Value				
Timberland 93	1	0.38	817	1.00	310				
Timberland 93	2	4.71	740	1.00	3,485				
Timberland 93	5	25.25	511	1.00	12,903				
Timberland 93	6	7.56	437	1.00	3,304				



TITLE EXCEPTIONS

1. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

2. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

3. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

4. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

5. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

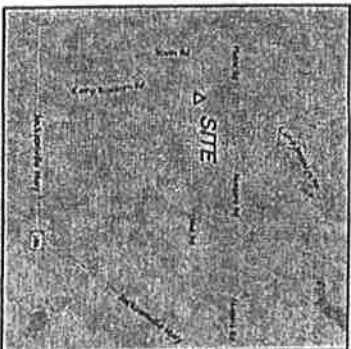
6. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

7. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

8. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

9. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.

10. Easements, rights, and interests in the property shown on this plan that are not shown on the plan but which are shown on the plan of the adjacent property.



GENERAL NOTES

POINT TO POINT LAND SURVEYORS

1010 Pennsylvania Avenue
McDonough, GA 30253
(p) 678.565.4440 (f) 678.565.4497
(w) pointtopointsurvey.com

POINT TO POINT LAND SURVEYORS

verizon

10800 Old Atlanta Road, McDonough, GA 30252

POTOMAC

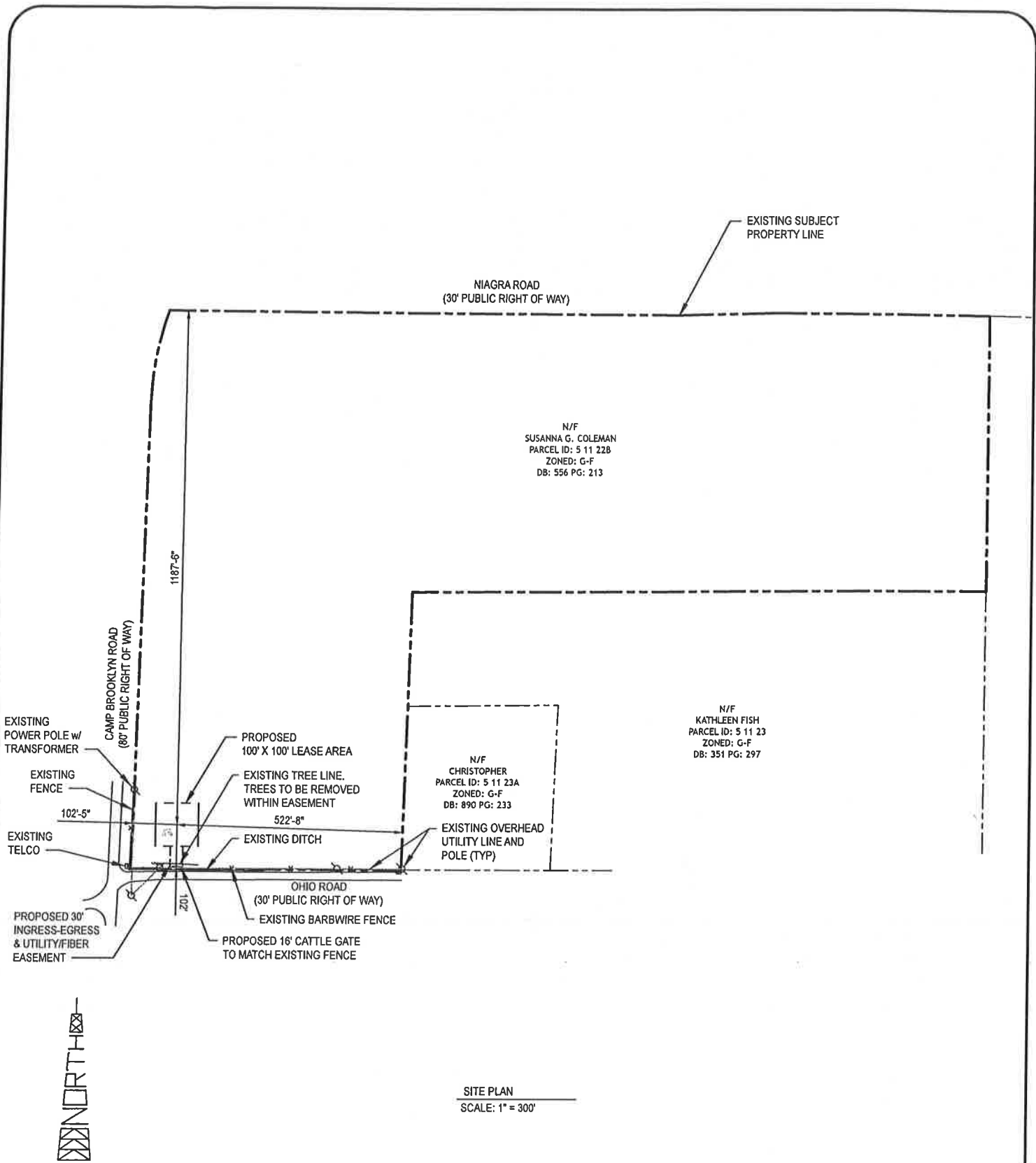
LAND SURVEYORS, AIR/LAND DESIGN
BETHLEHEM COUNTY, GEORGIA

DATE: FEBRUARY 21, 2017

1

NO. DATE REVISION
1 1/20/2017 AXCIO BELL TX

CHARLES LEE JINER
LAND SURVEYOR
No. 3966
3-6-17



NIAGRA ROAD
(30' PUBLIC RIGHT OF WAY)

EXISTING SUBJECT
PROPERTY LINE

N/F
SUSANNA G. COLEMAN
PARCEL ID: 5 11 22B
ZONED: G-F
DB: 556 PG: 213

N/F
KATHLEEN FISH
PARCEL ID: 5 11 23
ZONED: G-F
DB: 351 PG: 297

EXISTING
POWER POLE w/
TRANSFORMER

CAMP BROOKLYN ROAD
(80' PUBLIC RIGHT OF WAY)

PROPOSED
100' X 100' LEASE AREA

EXISTING TREE LINE.
TREES TO BE REMOVED
WITHIN EASEMENT

N/F
CHRISTOPHER
PARCEL ID: 5 11 23A
ZONED: G-F
DB: 890 PG: 233

EXISTING
FENCE

102'-5"

EXISTING DITCH

EXISTING OVERHEAD
UTILITY LINE AND
POLE (TYP)

EXISTING
TELCO

102'

OHIO ROAD
(30' PUBLIC RIGHT OF WAY)

EXISTING BARBWIRE FENCE
PROPOSED 16' CATTLE GATE
TO MATCH EXISTING FENCE

PROPOSED 30'
INGRESS-EGRESS
& UTILITY/FIBER
EASEMENT



SITE PLAN
SCALE: 1" = 300'

PAGE 1 OF 3

APPLICANT SITE NAME:

POTOMAC

SITE ADDRESS:

120 OHIO ROAD
FITZGERALD, GA 31750

PROJECT INFORMATION:

LAND OWNER: SUSANNA G. COLEMAN APPLICANT: VERIZON WIRELESS
10300 OLD ALABAMA ROAD CONN.
ALPHARETTA, GA 30022
678-277-3500

LATITUDE: 31° 43' 35.37"
LONGITUDE: -83° 12' 17.36"

ISSUED DATE: 8/17/17

A&E FIRM:

towersource

1875 OLD ALABAMA ROAD, SUITE 1008
ROSWELL, GA 30076
TEL: 678-990-2338 FAX: 678-990-2342

THE INFORMATION CONTAINED IN THIS SET
OF DOCUMENTS IS PROPRIETARY BY
NATURE. ANY USE OR DISCLOSURE OTHER
THAN THAT WHICH RELATES TO THE CLIENT
IS STRICTLY PROHIBITED.



POINT TO POINT LAND SURVEYORS
 1010 Pennsylvania Avenue
 McDonough, GA 30253
 (p) 678.565.4440 (f) 678.565.4497
info@pointtopointsurvey.com
www.P2PLS.com

FAA 1-A SURVEY CERTIFICATION

Applicant: Verizon Wireless
 10300 Old Alabama Road Connector
 Alpharetta, GA 30022

Site Name: "Potomac"

Horizontal Datum Source:

Ground survey GPS survey

Vertical Datum Source:

NAVD 88 NGVD 29 GPS survey

Structure Type:

New Tower Existing Tower Roof Top Water Tank Smokestack

CENTER OF PROPOSED LEASE AREA:

Latitude: 31°43'35.37" NAD 83
Longitude: -83°12'17.36" NAD 83
Ground Elevation: 356.4 feet AMSL NAVD 88

CERTIFICATION: I certify that the latitude of 31°43'35.37" and the longitude of -83°12'17.36" are accurate to within +/- 20 feet horizontally, and that the site elevation of 356.4 feet AMSL is accurate to within +/- 3 feet vertically. The horizontal datum (coordinates) are based on the North American Datum of 1983 (NAD 83) and are expressed in degrees, minutes and seconds to the nearest hundredth of a second. The vertical datum (heights) are based on the North American Vertical Datum of 1988 (NAVD 88) and are determined to the nearest tenth of a foot.

Surveyor Signature/Seal: _____  (SEAL)

Printed Name: Charles L. Iner
Professional Surveyor #: 2966
Company: Point to Point Land Surveyors, Inc
Phone: 678-565-4440
Date: February 21, 2017



**PROPOSED 30' INGRESS-EGRESS, FIBER & UTILITY EASEMENT
VERIZON WIRELESS
"POTOMAC"**

Together with a proposed 30-foot wide ingress-egress, fiber and utility easement, lying and being in Land Lot 245, 4th Land District, Ben Hill County, Georgia, and being more particularly described by the following centerline data:

To find the point of beginning, COMMENCE at a 5/8-inch rebar found at the intersection of the northerly right-of-way of Ohio Road (having a 30-foot right-of-way) and the easterly right-of-way of Camp Brooklyn Road (having an 80-foot right-of-way); thence running along said northerly right-of-way of Ohio Road, North 89°58'54" East, 105.01 feet to a point and the true POINT OF BEGINNING; Thence leaving said right-of-way and running, North 00°01'22" West, 52.00 feet to the ENDING at a point.

As shown in a survey prepared for Verizon Wireless by Point To Point Land Surveyors, Inc. dated February 21, 2017 and last revised March 6, 2017.



PROPOSED LEASE AREA
VERIZON WIRELESS
"POTOMAC"

All that tract or parcel of land, lying and being in Land Lot 245, 4th Land District, Ben Hill County, Georgia, and being more particularly described as follows:

To find the point of beginning, COMMENCE at a 5/8-inch rebar found at the intersection of the northerly right-of-way of Ohio Road (having a 30-foot right-of-way) and the easterly right-of-way of Camp Brooklyn Road (having an 80-foot right-of-way); thence running along said northerly right-of-way of Ohio Road, North 89°58'54" East, 105.01 feet to a point; thence leaving said right-of-way and running, North 00°01'22" West, 52.00 feet to a point; thence, South 89°58'38" West, 50.00 feet to a point and the true POINT OF BEGINNING; Thence, North 00°01'22" West, 100.00 feet to a point; Thence, North 89°58'38" East, 100.00 feet to a point; Thence, South 00°01'22" East, 100.00 feet to a point; Thence, South 89°58'38" West, 100.00 feet to a point and the true POINT OF BEGINNING.

Said tract contains 0.2296 acres (10,000 square feet), more or less, as shown in a survey prepared for Verizon Wireless by Point To Point Land Surveyors, Inc. dated February 21, 2017 and last revised March 6, 2017.



BAKER DONELSON

1400 WELLS FARGO TOWER · 420 20TH STREET NORTH · BIRMINGHAM, ALABAMA 35203 ·
205.328.0480 · bakerdonelson.com

N. ANDREW ROTENSTREICH, SHAREHOLDER
Direct Dial: 205.250.8304
Direct Fax: 205.488.3704
E-Mail Address: arotenreich@bakerdonelson.com

June 25, 2018

Ben Hill County, GA
Attn: Mike Dinnerman
County Manager
402 East Pine Street
Fitzgerald, GA 31750

Re: Wireless Telecommunications Facility
Site Address: 120 Ohio Road, Fitzgerald, GA 31750
Site Name: Potomac

To Whom It May Concern:

In order to improve coverage and capacity issues due to increased wireless congestion, Verizon Wireless requires a new cell site in the Ben Hill County, GA. Upon concluding there are no available suitable structures in the area upon which to co-locate, the only option is to build a new telecommunications tower. Verizon Wireless wishes to construct the new tower and will also lease antenna space on the structure and necessary ground space to other wireless providers.

Enclosed please find Verizon Wireless' application for Special Exception, along with supporting documentation for the construction of a wireless telecommunications facility on Parcel 5 11-22, located at 120 Ohio Road, Fitzgerald, Ben Hill County, Georgia. The property is owned by Susanna G. Coleman.

The proposed telecommunications facility will be a one hundred ninety foot (190') monopole telecommunications facility located in a General Farming (GF) zoning district. This tower also will have a nine foot (9') lightning rod at its top, and will be designed based on EIA/TIA code for at least four (4) additional tenants.

Upon the completion of construction, the facility will be unmanned, visited on average once per month for routine maintenance purposes, and will not emit noise or glare. It will be constructed and maintained in compliance with all federal, state and local building codes and standards.

The proposed site will be compliant with Enhanced 911, a federally-mandated program to improve the reliability of E911 service to the surrounding area and citizens of Ben Hill County

GA.

The following information also is provided in support of the Application for the proposed Telecommunications Facility:

1. Wireless telecommunications facility and antennas will to be located, fenced or otherwise secured in a manner that prevents unauthorized access. The intended fencing is shown on the enclosed Site Plan.
2. The facility will not constitute a safety or health hazard, a nuisance, or have a noxious effect on the surrounding area either due to appearance and/or operations.
3. The facility will have a sign at the site to provide adequate notification to persons in the immediate area of the presence of an antenna that has transmission capabilities. No other signage, including advertising, will be allowed on any facilities, antennas, antenna supporting structures or antenna towers, unless required by law.
4. The antennas to be installed on the tower will be in compliance with current Federal Communications Commission standards.
5. The proposed telecommunications facility will be in compliance with all applicable Federal Aviation Administration regulations.
6. The proposed telecommunications facility will not pose a hazard to health, safety, public welfare or the environment of the County or its residents.

In support of the proposed telecommunications facility, find the following items:

- | | |
|---------|---|
| Tab 1. | Lease Agreement |
| Tab 2. | Survey |
| Tab 3. | Site plan to scale specifying the proposed location and dimensions of tower, size of maintenance/operation buildings or uses, access, parking, fences, landscape plans, existing and adjacent land uses |
| Tab 4 . | Compliance letter certifying that the proposed tower complies with the requisite regulations administered by the FAA and FCC, and all local, County, State and Federal regulations. |
| Tab 5 . | FAA Airspace Study |
| Tab 6. | RF justification |
| Tab 7. | Maintenance Procedures |

Tab 8. 24/7 Emergency Contact

Tab 9. Fall Zone Letter

In order to maintain a level playing field with its competitors also offering similar services, Verizon Wireless needs the proposed tower, at the proposed location, at the proposed height, and at the requested signal levels, to deliver a consistently reliable signal in this geographic area.

Very truly yours,

BAKER, DONELSON, BEARMAN,
CALDWELL & BERKOWITZ, PC



N. Andrew Rotenstreich, Shareholder

NXR01:mSP02

Enclosure

NOTICE OF PUBLIC HEARING
(Rezoning-Private Petition)

The Board of Commissioners of Ben Hill County, Georgia, will conduct a public hearing on the 11TH day of **SEPTEMBER, 2018**, at **6:30** o'clock, **PM** at the **JUDICIAL ANNEX**, Fitzgerald, GA 31750, to consider **Special Exception** Application No **SP02-18**, to allow a **CELL TOWER** on the property located at the following address: **120 OHIO ROAD**, Fitzgerald, GA 31750.

The legal description of the property is as follows:

TR 2826-2829 245-4

The area of the property is **37.90** acres.

The owner(s) of the property is/are **SUSANNA G. COLEMAN C/O BAKER DONELSON, BEARMAN, CADWELL & BERKOWITZ.**

The application seeks a **SPECIAL EXCEPTION** to allow a Cell Tower in a **GENERAL FARMING (G-F)** zone district.

LAKISHA FLEMING, ZONING CLERK
BEN HILL COUNTY, GEORGIA

Publish thrice, on **August 15, 2018**,
August 22, 2018,
& **August 29, 2018**.

MODEL AD
SPECIAL EXCEPTION

PUBLIC NOTICE

TO THE CITIZENS OF BEN HILL COUNTY, GEORGIA

Notice is hereby given that **VERIZON WIRELESS C/O BAKER, DONELSON, BEARMAN, CALDWELL & BERKOWITZ /SUSANNA G. COLEMAN** has made an application to request a **SPECIAL EXCEPTION** for the Zoning Ordinance of Ben Hill County, GA:

Dated: December 31, 2001

The *Fitzgerald-Ben Hill County Planning* meeting will be held **Monday, August 20, 2018 at 5:30 p.m.** at **FITZGERALD CITY HALL UPSTAIRS MEETING ROOM, 302 EAST CENTRAL AVENUE** and

The *Ben Hill County Commission* meeting on **Tuesday, September 11, 2018 at 6:30 p.m.** at the **Judicial Annex, 324 EAST PINE STREET.**

The application number is **SP02.**

The **SPECIAL EXCEPTION** to be considered is to **ALLOW** a **CELL TOWER** in a **GENERAL FARMING (G-F)** zone district.

Classification all or any part of below described property: **GENERAL FARMING (G-F)**

The property is more particularly described as follows:

A track of land containing **37.90 acres** known as **land lot # 245** in the **Fourth Land District** of Ben Hill County Georgia.

Lakisha Fleming
Zoning Clerk

PUBLIC NOTICE

TO THE CITIZENS OF BEN HILL COUNTY, GEORGIA

Notice is hereby given that **VERIZON WIRELESS C/O BAKER DONELSON BEARMAN, CALDWELL & BERKOWITZ, PC/SUSANNA G. COLEMAN** has made an application for a **SPECIAL EXCEPTION** for the Zoning Ordinance of Ben Hill County, GA:

Dated: December 31, 2001

The *Ben Hill County Commission* meeting will be on **TUESDAY, SEPTEMBER 11, 2018** at **6:30 p.m.** located at the **Judicial Annex**.

The application number is **SP02-18**.

The **SPECIAL EXCEPTION** to be considered is to ALLOW a **CELL TOWER** in a **GENERAL FARMING (G-F)** zone district.

Classification all or any part of below described property: **GENERAL FARMING (G-F)**

The property is more particularly described as follows:

A track of land containing **37.90 acres** known as *land lot # 245* in the *Fourth Land District* of Ben Hill County Georgia.

Lakisha Fleming
Zoning Clerk