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**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,

v.

RICHARD CLEVELAND SR RVC

LV TR

RICHARD CLEVELAND SR RVC

LV TR

RICHARD CLEVELAND SR RVC

LV TR

Hard Money Bankers LLC

CAMERON BROWN COMPANY

CAMERON BROWN COMPANY

Sara A Clasper & Benjamin P Smith

James A Abbott

Frenchmans Creek Condo Assoc.

Frenchmans Creek Condo Assoc.

Prince Georges County

Occupant

Unknown Owners

ALL OTHER PERSONS THAT

HAVE OR CLAIM TO HAVE ANY

INTEREST IN THE PROPERTY

7607 FONTAINEBLEAU DR, CONDO

UNIT: 2359, HYATTSVILLE, MD

20784-0000 Parcel No. 20-2264059,

the unknown owner's heirs, devisees,

and personal representatives and their

or any of their heirs, devisees, execu-

tors, administrators, grantees, assigns,

or successors in right, title and interest

Defendants.

**In the Circuit Court for**

**Prince George's County**

**Case No.: CAE 21-00223**

The object of this proceeding is to

secure the foreclosure of all rights of

redemption in the following property

Parcel Identification Number

20-2264059 in Prince George's

County, sold by the Collector of

Taxes for the Prince George's

County and the State of Maryland

to the plaintiff in this proceeding:

3,840,000 Sq.Ft. & Imps. French-

mans Creek C Assmt \$42,333 Lib

15158 FI 181 Unit 2359

The complaint states, among other

things, that the amounts necessary

for redemption have not been paid.

It is thereupon this 19th day of

April, 2021, by the Circuit Court for

Prince Georges County, That notice

be given by the insertion of a copy

of this order in some newspaper

having a general circulation in

Prince George's County once a

week for 3 successive weeks, warn-

ing all persons interested in the

property to appear in this Court by

the 22nd day of June, 2021, and

redeem the property with Parcel

Identification Number 20-2264059

and answer the complaint or thereafter

a final judgment will be entered

foreclosing all rights of redemption

in the property, and vesting in the

plaintiff a title, free and clear of all

encumbrances.

MAHASIN EL AMIN

Clerk of the Circuit Court for

Prince George's County, Maryland

True Copy—Test:

Mahasin El Amin, Clerk

139348 (4-29,5-6,5-13)

**NOTICE OF APPOINTMENT**

**NOTICE TO CREDITORS**

**NOTICE TO UNKNOWN HEIRS**

TO ALL PERSONS INTERESTED

IN THE ESTATE OF

PATRICIA WHITE CASTELL

Notice is given that Kimberly

Poindexter, whose address is 237

Breckingridge Court, Hampton, VA

23666, was on April 6, 2021 ap-

pointed Personal Representative of

the estate of Patricia White Castell,

who died on November 7, 2020

without a will.

Further information can be ob-

tained by reviewing the estate file

in the office of the Register of Wills

or by contacting the personal repre-

sentative or the attorney.

All persons having any objection

to the appointment shall file their

objections with the Register of Wills

on or before the 6th day of October,

2021.

Any person having a claim against

the decedent must present the claim

to the undersigned personal repre-

sentative or file it with the Register

of Wills with a copy to the under-

signed, on or before the earlier of

the following dates:

(1) Six months from the date of the

decedent's death, except if the deced-

ent died before October 1, 1992,

nine months from the date of the

decedent's death; or

(2) Two months after the personal

representative mails or otherwise

delivers to the creditor a copy of this

published notice or other written

notice, notifying the creditor that

the claim will be barred unless the

creditor presents the claims within

two months from the mailing or

other delivery of the notice.

A claim not presented or filed on

or before that date, or any extension

provided by law, is unenforceable

thereafter. Claim forms may be ob-

tained from the Register of Wills.

KIMBERLY POINDEXTER

Personal Representative

ERETA A. LEE

REGISTER OF WILLS FOR

PRINCE GEORGE'S COUNTY

P.O. BOX 1729

UPPER MARLBORO, MD 20773-1729

Estate No. 119701

139376 (4-29,5-6,5-13)

**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,

v.

JOAQUIM CAMPOS & ELIZA-

BETH DUGGAN

Branch Banking & Trust Co.

Branch Banking & Trust Co.

John Driscoll Et. Al.

John Driscoll Et. Al.

ESTATE OF JOAQUIM C CAMPOS

ESTATE OF ELIZABETH HERTA

DUGGAN

Prince Georges County

Occupant

Unknown Owners

ALL OTHER PERSONS THAT

HAVE OR CLAIM TO HAVE ANY

INTEREST IN THE PROPERTY

6002 SPELL RD, CLINTON, MD

20735-0000, Parcel No. 09-0870048

ANY UNKNOWN OWNER OF

THE PROPERTY 6002 SPELL RD,

CLINTON, MD 20735-0000 Parcel

No. 09-0870048, the unknown

owner's heirs, devisees, and per-

sonal representatives and their or

any of their heirs, devisees, execu-

tors, administrators, grantees, as-

signs, or successors in right, title

and interest

Defendants.

**In the Circuit Court for**

**Prince George's County**

**Case No.: CAE 21-00239**

The object of this proceeding is to

secure the foreclosure of all rights of

redemption in the following prop-

erty Parcel Identification Number

09-0870048 in Prince George's

County, sold by the Collector of

Taxes for the Prince George's

County and the State of Maryland

to the plaintiff in this proceeding:

10,120.0000 Sq.Ft. & Imps. Waldon

Woods Lot 4 Bk A Assmt \$263,500

Lib 07020 FI 726

The complaint states, among other

things, that the amounts necessary

for redemption have not been paid.

It is thereupon this 19th day of

April, 2021, by the Circuit Court for

Prince Georges County, That notice

be given by the insertion of a copy

of this order in some newspaper

having a general circulation in

Prince George's County once a

week for 3 successive weeks, warn-

ing all persons interested in the

property to appear in this Court by

the 22nd day of June, 2021, and

redeem the property with Parcel

Identification Number 09-0870048

and answer the complaint or thereafter

a final judgment will be entered

foreclosing all rights of redemption

in the property, and vesting in the

plaintiff a title, free and clear of all

encumbrances.

MAHASIN EL AMIN

Clerk of the Circuit Court for

Prince George's County, Maryland

True Copy—Test:

Mahasin El Amin, Clerk

139357 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff

v.

WTC Ventures, L.L.C. et al

Defendants

**In the Circuit Court for**

**Prince George's County, Maryland**

**Case No.: CAE 21-00509**

The object of this proceeding is to

secure the foreclosure of all rights of

redemption in that certain parcel

of real property situate in Prince

George's County, Maryland (the

"County") sold at Tax Sale by the

Collector of Taxes for the County to

the Plaintiff in this case, which par-

cel is described in the Certificate of

Tax Sale as:

"Outlot A T-dt S/B 06/29/04

L19837 fl83 2.0500 Acres La Dova

Heights-R Blk 6, Assmt. \$2000 Lib

29616 FI 021"; and also described in

the instruments of record in the

Land Records of the County as

"BEING KNOWN AND DESIG-

NATED as Outlot 'A', Block 6 (being

a subdivision of Parcel "A-2),

LADOVA HEIGHTS, as recorded

among the Land Records of Prince

George's County, Maryland at Plat

Book VJ 183, page 65.", bearing the

Property Tax ID No. 13-3170958,

and having the street address of

9313 Laval Drive, Upper Marlboro,

MD 20774 (the "Property")

The Complaint states, among other

things, that the amounts necessary

for the redemption have not been

paid.

WHEREFORE, it is this 26th day of

April, 2021, by the Circuit Court for

Prince George's County, Maryland,

hereby:

ORDERED, that all Defendants

named in this case are hereby in-

formed that, in addition to the other

statutorily requisite notices, this no-

tice shall be given by insertion of a

copy of this Order in a newspaper

of general circulation in Prince

George's County, Maryland once a

week for three (3) successive weeks,

warning all persons having an inter-

est in the Property to file a written

response in this Court by the 29th

day of June, 2021 to Show Cause

why the Court should not foreclose

all rights of redemption and redeem

the Property and answer the Com-

plaint or thereafter a final judgment

will be entered foreclosing all rights

of redemption in the property, and

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
JAMAAL GOODING  
Treetop Condominium  
Treetop Condominium  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 10121 PRINCE PL, CONDO UNIT: 101-10B, UPPER MARLBORO, MD 20774-0000, Parcel No. 13-1419928

ANY UNKNOWN OWNER OF THE PROPERTY 10121 PRINCE PL, CONDO UNIT: 101-10B, UPPER MARLBORO, MD 20774-0000 Parcel No. 13-1419928, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00219

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 13-1419928 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

7th Supplement ARY Plat Unit 101-10B 1,205.0000 Sq.Ft. & Imps. Treetop Condo Assmt \$75,333 Lib 36578 Fl 382 Unit 101-10

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 13-1419928 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139295 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
D AND D CAPITAL INC  
D AND D CAPITAL INC  
D AND D CAPITAL INC  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 556 WILSON BRIDGE DR, CONDO UNIT: 6757 A-1, OXON HILL, MD 20745-0000, Parcel No. 12-1318906

ANY UNKNOWN OWNER OF THE PROPERTY 556 WILSON BRIDGE DR, CONDO UNIT: 6757 A-1, OXON HILL, MD 20745-0000 Parcel No. 12-1318906, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00207

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1318906 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Condominium Bl Dg 19 Unit 6757 A- 1 2,001.0000 Sq.Ft. & Imps. Wilson Bridge Assmt \$53,333 Lib 39545 Fl 242 Unit 6757 A

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1318906 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139299 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
PHOENIX WORX LLC  
PHOENIX WORX LLC  
PHOENIX WORX LLC  
Forest Spring Condominium Assoc.  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7153 CROSS ST, CONDO UNIT: 7153, DISTRICT HEIGHTS, MD 20747-0000, Parcel No. 06-0439695

ANY UNKNOWN OWNER OF THE PROPERTY 7153 CROSS ST, CONDO UNIT: 7153, DISTRICT HEIGHTS, MD 20747-0000 Parcel No. 06-0439695, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00215

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0439695 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Unit 7153 & Imps. Forest Spring Cond Assmt \$100,000 Lib 40293 Fl 227 Unit 7153

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 06-0439695 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139296 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
MICAL TUCKER  
Huntley Square Condominium  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3325 HUNTLEY SQUARE DR, CONDO UNIT: 3325 T-2, TEMPLE HILLS, MD 20748-0000, Parcel No. 12-1272400

ANY UNKNOWN OWNER OF THE PROPERTY 3325 HUNTLEY SQUARE DR, CONDO UNIT: 3325 T-2, TEMPLE HILLS, MD 20748-0000 Parcel No. 12-1272400, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00210

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1272400 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Unit 3325-t-2 2,023.0000 Sq.Ft. & Imps. Huntley Square Con Assmt \$38,667 Lib 42003 Fl 052 Unit 3325 T

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1272400 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139302 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
LIONELL E & BARBARA J PHARAGOOD  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5401 VIRGINIA CT, OXON HILL, MD 20745-0000, Parcel No. 12-1274869

ANY UNKNOWN OWNER OF THE PROPERTY 5401 VIRGINIA CT, OXON HILL, MD 20745-0000 Parcel No. 12-1274869, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00209

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1274869 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

9,618.0000 Sq.Ft. & Imps. Eastover Knolls Lot 44 Blk A Assmt \$292,800 Lib 04608 Fl 301

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1274869 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139297 (4-22,4-29,5-6)

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
PHILLIP BAILEY  
Huntcrest Condominium  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3136 BRINKLEY RD, CONDO UNIT: 12 203, TEMPLE HILLS, MD 20748-0000, Parcel No. 12-1334390

ANY UNKNOWN OWNER OF THE PROPERTY 3136 BRINKLEY RD, CONDO UNIT: 12 203, TEMPLE HILLS, MD 20748-0000 Parcel No. 12-1334390, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00204

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1334390 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Bldg 12 Unit 2 03 2,336.0000 Sq.Ft. & Imps. Huntcrest Condomin Assmt \$61,667 Lib 32499 Fl 012 Unit 12 203

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1334390 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139303 (4-22,4-29,5-6)

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
JOSEPH & OBENDA SCOTT  
JOSEPH & OBENDA SCOTT  
ESTATE OF JOSEPH SCOTT  
ESTATE OF JOSEPH ADRIAN SCOTT  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5406 GALLOWAY DR, OXON HILL, MD 20745-0000, Parcel No. 12-1302322

ANY UNKNOWN OWNER OF THE PROPERTY 5406 GALLOWAY DR, OXON HILL, MD 20745-0000 Parcel No. 12-1302322, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00208

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1302322 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

8,445.0000 Sq.Ft. & Imps. Clearview Manor Lot 3 Blk B Assmt \$212,467 Lib 05281 Fl 823

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1302322 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139298 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
VALENCIA RICHARDSON  
Huntcrest Condominium  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3120 BRINKLEY RD, CONDO UNIT: 3 204, TEMPLE HILLS, MD 20748-0000, Parcel No. 12-1333145

ANY UNKNOWN OWNER OF THE PROPERTY 3120 BRINKLEY RD, CONDO UNIT: 3 204, TEMPLE HILLS, MD 20748-0000 Parcel No. 12-1333145, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00202

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1333145 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Bldg 3 Unit 20 4 2,336.0000 Sq.Ft. & Imps. Huntcrest Condomin Assmt \$51,000 Lib 34410 Fl 227 Unit 3 204

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1333145 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139304 (4-22,4-29,5-6)

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
WALTER PAUL EDWARDS  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6825 NASHVILLE RD, LANHAM, MD 20706-0000, Parcel No. 21-2318657

ANY UNKNOWN OWNER OF THE PROPERTY 6825 NASHVILLE RD, LANHAM, MD 20706-0000 Parcel No. 21-2318657, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00228

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 21-2318657 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

8,455.0000 Sq.Ft. & Imps. Schrom Hills Lot 11 Blk E Assmt \$267,367 Lib 42141 Fl 125

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

It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021, and redeem the property with Parcel Identification Number 21-2318657 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139351 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
JONES EXECUTIVE SECURITY GROUP LLC  
JONES EXECUTIVE SECURITY GROUP LLC  
JONES EXECUTIVE SECURITY GROUP LLC  
Brookside Park Condominium, Inc.  
Brookside Park Condominium, Inc.  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 576 WILSON BRIDGE DR, CONDO UNIT: 6777 B-2, OXON HILL, MD 20745-0000, Parcel No. 12-1319730

ANY UNKNOWN OWNER OF THE PROPERTY 576 WILSON BRIDGE DR, CONDO UNIT: 6777 B-2, OXON HILL, MD 20745-0000 Parcel No. 12-1319730, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00206

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1319730 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Condominium Bl Dg 21 Unit 6777 B- 2 2,001.0000 Sq.Ft. & Imps. Wilson Bridge Assmt \$66,000 Lib 37318 Fl 232 Unit 6777 B

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 12-1319730 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139300 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
ISRAELLA Y BASH  
ESTATE OF ISRAELLA BASH  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6905 CIPRIANO WOODS CT, LANHAM, MD 20706-0000, Parcel No. 21-2307072

ANY UNKNOWN OWNER OF THE PROPERTY 6905 CIPRIANO WOODS CT, LANHAM, MD 20706-0000 Parcel No. 21-2307072, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00221

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 21-2307072 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

1,520.0000 Sq.Ft. & Imps. Cipriano Woods Lot 32 Blk B Assmt \$237,067 Lib 07378 Fl 066

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

It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021, and redeem the property with Parcel Identification Number 21-2307072 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139347 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.  
CHARLES & VIRGINIA R GARVIN  
Bank of America NA  
Bank of America NA  
Department of Housing & Urban Dev.  
Department of Housing & Urban Dev.  
Paradise Settlement Services, LLC  
BRENDA LA ROCHE  
ESTATE OF CHARLES GARVIN  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 4706 PELHAM CT, TEMPLE HILLS, MD 20748-0000, Parcel No. 06-0482745

ANY UNKNOWN OWNER OF THE PROPERTY 4706 PELHAM CT, TEMPLE HILLS, MD 20748-0000 Parcel No. 06-0482745, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County**  
Case No.: CAE 21-00214

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0482745 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

10,200.0000 Sq.Ft. & Imps. Woodberry Forest Lot 8 Blk A Assmt \$230,933 Lib 13215 Fl 021

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

It is thereupon this 12th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 15th day of June, 2021, and redeem the property with Parcel Identification Number 06-0482745 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

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

**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

LOUIS B & DAVID R MARSHALL  
Manufacturers & Traders Trust Co.  
Manufacturers & Traders Trust Co.  
First National Bank of Maryland  
First National Bank of Maryland  
James E. Clarke Et. Al.  
James E. Clarke Et. Al.  
Group 9 Inc  
Group 9 Inc  
Group 9 Inc  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
4621 BROMLEY AVE, SUTLAND,  
MD 20746-0000, Parcel No. 06-  
0618686

ANY UNKNOWN OWNER OF  
THE PROPERTY 4621 BROMLEY  
AVE, SUTLAND, MD 20746-0000  
Parcel No. 06-0618686, the unknown  
owner's heirs, devisees, and personal  
representatives and their or  
any of their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00265**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
06-0618686 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

9,285.0000 Sq.Ft. & Imps. Bradbury  
Park Lot 28 Blk E Assmt \$275,733  
Lib 33964 Fl 238

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

It is thereupon this 26th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 29th day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 06-0618686  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139410 (5-6,5-13,5-20)

**LEGALS**

LEANNE FRYER BROYLES  
Frost Law  
839 Bestgate Road, Suite 400  
Annapolis, Maryland 21401  
410-497-5947

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

TO ALL PERSONS INTERESTED  
IN THE ESTATE OF  
**ROBERT M. NARGI**  
a/k/a **ROBERT MICHAEL NARGI**

Notice is given that Maryjean LITER,  
whose address is 302 Sweet Gum  
Court, Middletown, DE 19709, was  
on March 26, 2021 appointed Per-  
sonal Representative of the estate of  
Robert M. Nargi  
a/k/a Robert Michael Nargi who  
died on January 26, 2021 with a will.

Further information can be ob-  
tained by reviewing the estate file in  
the office of the Register of Wills or  
by contacting the personal representa-  
tive or the attorney.

All persons having any objection  
to the appointment (or to the prob-  
ate of the decedent's will) shall file  
their objections with the Register of  
Wills on or before the 26th day of  
September, 2021.

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

(1) Six months from the date of the  
decedent's death, except if the deced-  
ent died before October 1, 1992,  
nine months from the date of the  
decedent's death; or

(2) Two months after the personal  
representative mails or otherwise  
delivers to the creditor a copy of this  
published notice or other written  
notice, notifying the creditor that  
the claim will be barred unless the  
creditor presents the claims within  
two months from the mailing or  
other delivery of the notice.

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

MARYJEAN LITER  
Personal Representative

CERETA A. LEE  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 119906  
139377 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

WILLIAM J MILLER  
WILLIAM J MILLER  
WILLIAM J MILLER  
WILLIAM J MILLER  
London Woods Community Assoc.  
ESTATE OF WILLIAM JOSEPH  
MILLER SR  
ESTATE OF WILLIAM JEFFREY  
MILLER  
ESTATE OF WILLIAM JEFFREY  
MILLER  
ESTATE OF WILLIAM JEFFREY  
MILLER  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
1107 CASTLEHAVEN CT, CAPI-  
TOL HEIGHTS, MD 20743-0000,  
Parcel No. 18-2025534

ANY UNKNOWN OWNER OF  
THE PROPERTY 1107 CASTLE-  
HAVEN CT, CAPITOL HEIGHTS,  
MD 20743-0000 Parcel No. 18-  
2025534, the unknown owner's  
heirs, devisees, and personal repre-  
sentatives and their or any of their  
heirs, devisees, executors, adminis-  
trators, grantees, assigns, or succes-  
sors in right, title and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00260**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
18-2025534 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

1,500.0000 Sq.Ft. & Imps. London  
Woods Lot 16-5 Assmt \$164,267 Fl  
00000 Fl 000

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

It is thereupon this 26th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 29th day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 18-2025534  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139406 (5-6,5-13,5-20)

**LEGALS**

LORENZO RANDLE  
6411 Ivy Lane Suite 202  
Greenbelt, MD 20770  
301-446-2170

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

TO ALL PERSONS INTERESTED  
IN THE ESTATE OF  
**HERBERT WINGATE SR**

Notice is given that Delorse  
Wingate, whose address is 10916  
Melwood Park Place, Upper Marl-  
boro, MD 20772, was on April 12,  
2021 appointed Personal Representa-  
tive of the estate of Herbert  
Wingate Sr, who died on December  
6, 2020 without a will.

Further information can be ob-  
tained by reviewing the estate file in  
the office of the Register of Wills or  
by contacting the personal representa-  
tive or the attorney.

All persons having any objection  
to the appointment shall file their  
objections with the Register of Wills  
on or before the 12th day of October,  
2021.

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

(1) Six months from the date of the  
decedent's death, except if the deced-  
ent died before October 1, 1992,  
nine months from the date of the  
decedent's death; or

(2) Two months after the personal  
representative mails or otherwise  
delivers to the creditor a copy of this  
published notice or other written  
notice, notifying the creditor that  
the claim will be barred unless the  
creditor presents the claims within  
two months from the mailing or  
other delivery of the notice.

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

DELORSE WINGATE  
Personal Representative

CERETA A. LEE  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 119921  
139379 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

ALYSSA LAUREN FREDERICKS  
REVOC LIV TRUST  
THE ADDISON AT ST PAULS  
CONDOMINIUM I  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
1311 KAREN BLVD, CONDO  
UNIT: 105, CAPITOL HEIGHTS,  
MD 20743-0000, Parcel No. 18-  
3864238

ANY UNKNOWN OWNER OF  
THE PROPERTY 1311 KAREN  
BLVD, CONDO UNIT: 105, CAPI-  
TOL HEIGHTS, MD 20743-0000  
Parcel No. 18-3864238, the unknown  
owner's heirs, devisees, and personal  
representatives and their or any of  
their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00248**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
18-3864238 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

1,979.0000 Sq.Ft. & Imps. The Addi-  
sion At St Assmt \$87,333 Lib 33241  
Fl 487 Unit 105 Bldg 3

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

It is thereupon this 26th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 29th day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 18-3864238  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139398 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

DARREN DENT  
DARREN DENT  
Iverson Mews Condominium  
Iverson Mews Condominium  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
2426 IVERSON ST, CONDO UNIT:  
2426, TEMPLE HILLS, MD 20748-  
0000, Parcel No. 06-0654590

ANY UNKNOWN OWNER OF  
THE PROPERTY 2426 IVERSON ST,  
CONDO UNIT: 2426, TEMPLE  
HILLS, MD 20748-0000 Parcel No.  
06-0654590, the unknown owner's  
heirs, devisees, and personal repre-  
sentatives and their or any of their  
heirs, devisees, executors, adminis-  
trators, grantees, assigns, or succes-  
sors in right, title and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00241**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
06-0654590 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

Unit 2426 L710 2 F769 1,914.0000  
Sq.Ft. & Imps. Iverson Mews Condo  
Assmt \$63,667 Lib 41705 Fl 277 Unit  
2426

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

It is thereupon this 19th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 22nd day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 06-0654590  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139359 (4-29,5-6,5-13)

**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

JAMES G & JANET MCMICHAEL  
JAMES G & JANET MCMICHAEL  
ESTATE OF JANET MCMICHAEL  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
5402 76TH AVE, HYATTSVILLE,  
MD 20784-0000, Parcel No. 20-  
2224921

ANY UNKNOWN OWNER OF  
THE PROPERTY 5402 76TH AVE,  
HYATTSVILLE, MD 20784-0000  
Parcel No. 20-2224921, the unknown  
owner's heirs, devisees, and personal  
representatives and their or any of  
their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00247**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
20-2224921 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

Estates 6,533.0000 Sq.Ft. & Imps.  
West Lanham Lot 12 Blk A Assmt  
\$282,433 Lib 04420 Fl 130

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

It is thereupon this 26th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 29th day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 20-2224921  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139397 (5-6,5-13,5-20)

**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

ERNESTINE DUNLAP  
ERNESTINE DUNLAP  
Carrolland Gardens Condominium  
ESTATE ERNESTINE DUNLAP  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
5424 85TH AVE, CONDO UNIT:  
202, HYATTSVILLE, MD 20784-  
0000, Parcel No. 20-2240521

ANY UNKNOWN OWNER OF  
THE PROPERTY 5424 85TH AVE,  
CONDO UNIT: 202, HY-  
ATTSVILLE, MD 20784-0000 Parcel  
No. 20-2240521, the unknown  
owner's heirs, devisees, and personal  
representatives and their or any of  
their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00236**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
20-2240521 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

Unit 5424-202 1,918.0000 Sq.Ft. &  
Imps. Carrolland Gardens Assmt  
\$65,333 Lib 00000 Fl 000 Unit 202

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

It is thereupon this 19th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 22nd day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 20-2240521  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139355 (4-29,5-6,5-13)

**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

WILLIAM J MILLER  
WILLIAM J MILLER  
WILLIAM J MILLER  
WILLIAM J MILLER  
ESTATE OF WILLIAM JOSEPH  
MILLER SR  
ESTATE OF WILLIAM JEFFREY  
MILLER  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
1918 ALLENDALE CT, LAN-  
DOVER, MD 20785-0000, Parcel No.  
13-1390699

ANY UNKNOWN OWNER OF  
THE PROPERTY 1918 ALLEN-  
DALE CT, LANDOVER, MD 20785-  
0000 Parcel No. 13-1390699, the  
unknown owner's heirs, devisees,  
and personal representatives and  
their or any of their heirs, devisees,  
executors, administrators, grantees,  
assigns, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00217**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
13-1390699 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

5,188.0000 Sq.Ft. & Imps. Palmer  
Park Lot 32 Blk R Assmt \$153,067  
Lib 07843 Fl 735

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

It is thereupon this 12th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 15th day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 13-1390699  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption  
in the property, and vesting in the  
plaintiff a title, free and clear of all  
encumbrances.

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

True Copy—Test:  
Mahasin El Amin, Clerk  
139294 (4-22,4-29,5-6)

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

CLIFFORD E YOUNG  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT  
HAVE OR CLAIM TO HAVE ANY  
INTEREST IN THE PROPERTY  
10123 PRINCE PL, CONDO UNIT:  
304-10A, UPPER MARLBORO, MD  
20774-0000, Parcel No. 13-1419910

ANY UNKNOWN OWNER OF  
THE PROPERTY 10123 PRINCE PL,  
CONDO UNIT: 304-10A, UPPER  
MARLBORO, MD 20774-0000 Parcel  
No. 13-1419910, the unknown  
owner's heirs, devisees, and personal  
representatives and their or any of  
their heirs, devisees, execu-  
tors, administrators, grantees, as-  
signs, or successors in right, title  
and interest

Defendants.

**In the Circuit Court for  
Prince George's County  
Case No.: CAE 21-00226**

The object of this proceeding is to  
secure the foreclosure of all rights of  
redemption in the following prop-  
erty Parcel Identification Number  
13-1419910 in Prince George's  
County, sold by the Collector of  
Taxes for the Prince George's  
County and the State of Maryland  
to the plaintiff in this proceeding:

7th Supplement ARY Plat Unit 304-  
10a 1,205.0000 Sq.Ft. & Imps. Tree-  
top Condo Assmt \$60,000 Lib 33260  
Fl 182 Unit 304-10

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

It is thereupon this 19th day of  
April, 2021, by the Circuit Court for  
Prince Georges County, That notice  
be given by the insertion of a copy  
of this order in some newspaper  
having a general circulation in  
Prince George's County once a  
week for 3 successive weeks, warn-  
ing all persons interested in the  
property to appear in this Court by  
the 22nd day of June, 2021, and re-  
deem the property with Parcel Iden-  
tification Number 13-1419910  
and answer the complaint or thereafter  
a final judgment will be entered  
foreclosing all rights of redemption

# The Prince George's Post

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**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI  
 Plaintiff,  
 v.  
 RAUL P & LOURDES LUCERO  
 RAUL P & LOURDES LUCERO  
 Harry E & Janet B Stello  
 Carlton M Green  
 Prince Georges County  
 Occupant  
 Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5010 TECUMSEH ST, COLLEGE PARK, MD 20740-0000, Parcel No. 21-2314839

ANY UNKNOWN OWNER OF THE PROPERTY 5010 TECUMSEH ST, COLLEGE PARK, MD 20740-0000 Parcel No. 21-2314839, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

Defendants.

**In the Circuit Court for Prince George's County  
 Case No.: CAE 21-00229**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 21-2314839 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Lot 2 & 3 Adj 4 687 Sq Ft (8000sf Comb Fr 23 14847 A PPR Owr Req 08) 21,291.0000 Sq.Ft. & Imps. West Berwyn Blk C Assmt \$247,067 Lib 28169 Fl 632

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

It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021, and redeem the property with Parcel Identification Number 21-2314839 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139352 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

NANCY L. GRASS  
 c/o J.M.Brennan Law, L.L.C  
 P.O. Box 3654  
 Glyndon, MD 21071  
 PLAINTIFF,

vs.

731 GLENEAGLES LLC  
 TIMOTHY LEON  
 CHAMBERLAIN, RESIDENT  
 AGENT  
 BAXTER LLC OF VIRGINIA  
 TODD W. NORRIS, RESIDENT  
 AGENT  
 DANIEL J. KOTZ, TRUSTEE  
 PRINCE GEORGE'S COUNTY,  
 MARYLAND

and

All unknown owners of the property and any person having or claiming to have an interest in the property known as: 000731 Gleneagles Dr Fort Washington Md 20744 and described as 25,799.0000 Sq.Ft. & Imps. Tantallon On The P Lot 19 Blk D Assmt \$399,967 Lib 41642 Fl 387 and assessed to 731 Gleneagles LLC, with account number 05-0372508

DEFENDANTS.

**In the Circuit Court for Prince George's County, Maryland  
 Case No.: CAE 21-01618**

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

**Account No.: 05-0372508  
 Known as: 000731 Gleneagles Dr Fort Washington Md 20744**

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince George's County, Maryland ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021 and to redeem the property and answer the Complaint, or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139345 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

ANTHONY DECESARIS  
 c/o J.M.Brennan Law, L.L.C  
 P.O. Box 3654  
 Glyndon, MD 21071  
 PLAINTIFF,

vs.

KBH HERNANDEZ LLC  
 MANUEL HERNANDEZ,  
 RESIDENT AGENT  
 AMERICAN SECURITY BANK,  
 N.A.,  
 JOSEPH B. TOCKARSHIEWSKY & JUNIUS S. MORGAN, TRUSTEES  
 PRINCE GEORGE'S COUNTY,  
 MARYLAND

and

All unknown owners of the property and any person having or claiming to have an interest in the property known as: 004876 Lydell Rd, Hyattsville Md 20781 and described as 101,047.0000 Sq.Ft. Kenilworth Interch Lot 8 Blk B Assmt \$606,267 Lib 38745 Fl 345 and assessed to KBH Hernandez LLC, with account number 02-0115527

DEFENDANTS.

**In the Circuit Court for Prince George's County, Maryland  
 Case No.: CAE 21-01605**

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

**Account No.: 02-0115527  
 Known as: 004876 Lydell Rd Hyattsville Md 20781**

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

It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince George's County, Maryland ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021 and to redeem the property and answer the Complaint, or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139341 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

NANCY L. GRASS  
 c/o J.M.Brennan Law, L.L.C  
 P.O. Box 3654  
 Glyndon, MD 21071  
 PLAINTIFF,

vs.

DAVID C. MAHONEY  
 Serve: 4646 Davis Ave., Suitland, MD 20746  
 and  
 PRINCE GEORGE'S COUNTY,  
 MARYLAND  
 (for Maryland Annotated Code 14-836(b)(1)(v) purposes only)  
 Serve: Rohnda Weaver, Acting  
 County Attorney  
 1301 McCormick Drive, Suite 4100  
 Largo, MD 20774

and

All unknown owners of the property and any person having or claiming to have an interest in the property known as: 004646 Davis Ave., Suitland, Md 20746 and described as 34,986.0000 Sq.Ft. & Imps. Bradbury Park Lot 3 Blk L Assmt \$161,567 Lib 32555 Fl 420 and assessed to Mahoney David C., with account number 06-0608208

DEFENDANTS.

**In the Circuit Court for Prince George's County, Maryland  
 Case No.: CAE 21-00523**

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

**Account No.: 06-0608208  
 Known as: 004646 Davis Ave., Suitland Md 20746**

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince George's County, Maryland ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021 and to redeem the property and answer the Complaint, or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139342 (4-29,5-6,5-13)

**LEGALS**

**ORDER OF PUBLICATION**

CHRISTOPHER BRUSZNICKI  
 Plaintiff,  
 v.  
 CARMICHAEL V & MOSETTA WALSTON  
 VILLAS OF HOLLY SPRINGS  
 CONDO. ASSOC. INC.  
 VILLAS OF HOLLY SPRINGS  
 CONDO. ASSOC. INC.  
 Prince Georges County  
 Occupant  
 Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5834 NORTH HOLLY SPRINGS DR, CONDO UNIT: 2-2, CAPITOL HEIGHTS, MD 20743-0000, Parcel No. 18-2753903

ANY UNKNOWN OWNER OF THE PROPERTY 5834 NORTH HOLLY SPRINGS DR, CONDO UNIT: 2-2, CAPITOL HEIGHTS, MD 20743-0000 Parcel No. 18-2753903, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

DEFENDANTS.

**In the Circuit Court for Prince George's County  
 Case No.: CAE 21-00244**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2753903 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

2,286.0000 Sq.Ft. & Imps. The Villas Of Holl Assmt \$76,000 Lib 42072 Fl 480 Unit 2-2 Bldg 2

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

It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021, and redeem the property with Parcel Identification Number 18-2753903 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139362 (4-29,5-6,5-13)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF CHARLES D MARTIN

Notice is given that Karen R Martin, whose address is 2508 Fort Drive, Suitland, MD 20746, was on April 16, 2021 appointed personal representative of the small estate of Charles D Martin, who died on October 27, 2020 without a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment shall file their objections with the Register of Wills within 30 days after the date of publication of this Notice. All persons having an objection to the probate of the will shall file their objections with the Register of Wills within six months after the date of publication of this Notice.

All persons having claims against the decedent must serve their claims on the undersigned personal representative or file them with the Register of Wills with a copy to the undersigned on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of decedent's death; or

(2) Thirty days after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claims will be barred unless the creditor presents the claims within thirty days from the mailing or other delivery of the notice.

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

KAREN R MARTIN  
 Personal Representative

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

Estate No. 120396  
 139417 (5-6)

**ORDER OF PUBLICATION**

NANCY L. GRASS  
 c/o J.M.Brennan Law, L.L.C  
 P.O. Box 3654  
 Glyndon, MD 21071  
 PLAINTIFF,

vs.

TONYA C. HARRIS  
 NAVY FEDERAL CREDIT UNION  
 CRISTINA ZORRILLA, TRUSTEE  
 CAPITAL BANK, N.A.  
 SCOT R. BROWNING & PAUL L. MERRITT, TRUSTEES  
 SCOT R. BROWNING & PAUL L. MERRITT, TRUSTEES  
 STATE OF MARYLAND  
 UNITED STATES, DEPARTMENT OF JUSTICE  
 U.S. ATTORNEY FOR THE DISTRICT OF MARYLAND  
 PRINCE GEORGE'S COUNTY,  
 MARYLAND

and

All unknown owners of the property and any person having or claiming to have an interest in the property known as: 00910 Oxbridge Way, Bowie Md 20721 and described as 9,159.0000 Sq.Ft. & Imps Balk Hill-plat 1 Lot 29 Blk A Assmt \$545,767 Lib 37422 Fl 011 and assessed to Harris Tonya C., with account number 13-3621950

DEFENDANTS.

**In the Circuit Court for Prince George's County, Maryland  
 Case No.: CAE 21-00524**

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

**Account No.: 13-3621950  
 Known as: 00910 Oxbridge Way, Bowie Md 20721**

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince George's County, Maryland ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021 and to redeem the property and answer the Complaint, or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139340 (4-29,5-6,5-13)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF EARLDINE GONZALEZ

Notice is given that Hildo Gonzalez, whose address is 2326 Kirby Drive, Temple Hills, MD 20748, was on April 14, 2021 appointed Personal Representative of the estate of Earldine Gonzalez, who died on November 10, 2020 without a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment shall file their objections with the Register of Wills on or before the 14th day of October, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register of Wills with a copy to the undersigned, on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of the decedent's death; or

(2) Two months after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

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

HILDO GONZALEZ  
 Personal Representative

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

Estate No. 119624  
 139373 (4-29,5-6,5-13)

**LEGALS**

**ORDER OF PUBLICATION**

NANCY L. GRASS  
 c/o J.M.Brennan Law, L.L.C  
 P.O. Box 3654  
 Glyndon, MD 21071  
 PLAINTIFF,

vs.

ESTATE OF ELIJAH MCKINLEY  
 MCKINLEY ELIJAH REV TRUST  
 ELIJAH MCKINLEY, TRUSTEE  
 KHYSHA L. MCKINLEY,  
 PERSONAL REPRESENTATIVE  
 PRINCE GEORGE'S COUNTY,  
 MARYLAND  
 (for Maryland Annotated Code 14-836(b)(1)(v) purposes only)  
 Serve: Rohnda Weaver, Acting  
 County Attorney  
 1301 McCormick Drive, Suite 4100  
 Largo, MD 20774

and

All unknown owners of the property and any person having or claiming to have an interest in the property known as: 001024 Carrington Ave., Capital Heights MD 20743 and described as 4,500.0000 Sq.Ft. & Imps. Highland Gardens Lot 2 Blk B Assmt \$191,300 Lib 0000 Fl 000 and assessed to Mckinley Elijah Rev Trust, with account number 18-2066538

DEFENDANTS.

**In the Circuit Court for Prince George's County, Maryland  
 Case No.: CAE 21-00522**

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

**Account No.: 18-2066538  
 Known as: 001024 Carrington Ave., Capital Heights Md 20743**

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince George's County, Maryland ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021 and to redeem the property and answer the Complaint, or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139343 (4-29,5-6,5-13)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF LANCEWELL V RAY

Notice is given that Paul E. Ray, whose address is 5308 Second Street NW, Washington, DC 20011, was on April 1, 2021 appointed Personal Representative of the estate of Lancewell V. Ray, who died on December 30, 2020 without a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment shall file their objections with the Register of Wills on or before the 1st day of October, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register of Wills with a copy to the undersigned, on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of the decedent's death; or

(2) Two months after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

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

PAUL E. RAY  
 Personal Representative

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

Estate No. 119723  
 139374 (4-29,5-6,5-13)

**ORDER OF PUBLICATION**

ANTHONY DECESARIS  
 c/o J.M.Brennan Law, L.L.C  
 P.O. Box 3654  
 Glyndon, MD 21071  
 PLAINTIFF,

vs.

TDB PROPERTIES LLC  
 DIANA L. HAVENNER,  
 RESIDENT AGENT  
 COMMUNITY BANK OF TRI-COUNTY  
 SHELLEY MASCARO, RESIDENT AGENT  
 GREGORY C. COCKERHAM,  
 TRUSTEE  
 PRINCE GEORGE'S COUNTY,  
 MARYLAND

and

All unknown owners of the property and any person having or claiming to have an interest in the property known as: 003711 Forestville Rd. District Height Md 20747 and described as 21,780.0000 Sq.Ft. Assmt \$61,700 Map 089 Grid F2 Par 043 Lib 21250 Fl 288 and assessed to TDB Properties LLC, with account number 06-0555292

DEFENDANTS.

**In the Circuit Court for Prince George's County, Maryland  
 Case No.: CAE 21-01621**

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

**Account No.: 06-0555292  
 Known as: 003711 Forestville Rd District Height Md 20747**

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

It is thereupon this 19th day of April, 2021, by the Circuit Court for Prince George's County, Maryland ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks warning all persons interested in the property to appear in this Court by the 22nd day of June, 2021 and to redeem the property and answer the Complaint, or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test:  
 Mahasin El Amin, Clerk  
 139344 (4-29,5-6,5-13)

**LEGALS**

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF ANGELA R. PROPHET

Notice is given that Amanda Prophet, whose address is 13186 Ripon Pl., Upper Marlboro, MD 20772, was on March 31, 2021 appointed Personal Representative of the estate of Angela R. Prophet, who died on January 17, 2021 without a will.

Further information can be obtained by reviewing the estate file in the office of the Register of W

**LEGALS**

**THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND**  
P.O. Box 1729  
Upper Marlboro, Maryland 20773

**In The Estate Of:  
LAWRENCE RAY PAULEY**  
Estate No.: 116668

**NOTICE OF JUDICIAL PROBATE**

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Philip Barnes for judicial probate of the copy of the will dated 12/30/2019 and for the appointment of a personal representative. A VIRTUAL hearing will be held **June 10, 2021 at 10:15 AM.**

This hearing may be transferred or postponed to a subsequent time. Further information, including virtual hearing information may be obtained by contacting the Office of the Register of Wills (301) 952-3250 or the Orphans' Court (301) 952-3790.

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

139371 (4-29,5-6)

**PRINCE GEORGE'S COUNTY GOVERNMENT**

**Board of License Commissioners (Liquor Control Board)**

**REGULAR SESSION**

**MAY 12, 2021**

1. **t/a El Mexireno** – Request for a Special Entertainment Permit. Continued from the January 8, 2020 Hearing. Licensee is represented by Melvin Kodenski, Esquire

2. **Maria Aguilar, President/Secretary/Treasurer, Sofia and Gicelle, Inc., t/a Fast Eddie's, 4801 Allentown Road, Suitland, 20746. Class B(BLX), Beer, Wine and Liquors,** is summonsed to show cause for an alleged violation of R.R. No. 10 (2) failure to comply with all State laws and R.R. No. 26 (B)(4) failure to comply with all State laws of the Rules and Regulations for Prince George's County, to wit: That on or about March 6, 2021 at approximately 11:45 p.m., Inspectors Bowden and North of the Prince George's County Board of License Commissioners conducted an inspection at the licensed premises located at 4801 Allentown Road, Suitland, MD. Inspector Bowden and North observed patron dancing in the establishment, not wearing face masks, not social distancing and the establishment was over capacity. Dancing was not permitted under the County Executive's Order at that time. Continued from the April 14, 2021 Hearing. Licensee is represented by Victor Ramirez, Esquire

3. **Jay Patel, Member-Manager, Kirti K. Patel, Member-Authorized Person, Nicki, LLC, t/a Meyers Liquors, 3601 Old Silver Hill Road Silver Hill, 20746, Class A, Beer, Wine and Liquor,** is summonsed to show cause for an alleged violation of Section 6-311, Purchase Alcoholic Beverages from other than a Wholesaler of the Annotated Code of Maryland and R.R. No. 11 of the Rules and Regulation for Prince George's County, to wit: That on or about March 1, 2021 at approximately 4:30 p.m., Inspector Bagby of the Prince George's County Board of License Commissioners entered Meyers Liquors located at 3601 Old Silver Hill Road, Silver Hill, MD to conduct a routine inspection. While checking inventory boxes, Inspector Bagby came across three (3) cases of Stoli Vodka, one (1) mango flavored and two (2) pineapple flavored that had the name of Distler Bob as the establishment of receiver-ship. The establishment could not produce invoices to show that the alcohol belonged to Meyers Liquors. These items were confiscated as evidence.

A virtual hearing will be held via Zoom at 7:00 p.m., **Wednesday, May 12, 2021.** To attend, the link to the virtual hearing will be available one week prior on the BOLC's website at <http://bolc.mypgc.us> or you may email [BLC@co.pg.md.us](mailto:BLC@co.pg.md.us) to request the link. Additional information may be obtained by contacting out at 301-583-9980.

BOARD OF LICENSE COMMISSIONERS

Attest: Terence Sheppard  
Director  
April 21, 2021

139380 (4-29,5-6)

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

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

ROSA L JEFFERSON LIVING TRUST  
ROSA L JEFFERSON REV LIVING TRUST  
ROSA L JEFFERSON REV LIVING TRUST  
ROSA L JEFFERSON REV LIVING TRUST  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3302 25TH AVE, TEMPLE HILLS, MD 20748-0000, Parcel No. 06-0534529

ANY UNKNOWN OWNER OF THE PROPERTY 3302 25TH AVE, TEMPLE HILLS, MD 20748-0000 Parcel No. 06-0534529, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00262**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0534529 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,478.0000 Sq.Ft. & Imps. Hillcrest Estates Lot 2 Blk T Assmt \$201,667 Lib 17599 F1 353

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 06-0534529 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139407 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

SKIN IN THE GAME LLC  
Monument Bank  
Monument Bank  
Jeffrey Levin and Joel S Aronson  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 708 59TH AVE, CAPITOL HEIGHTS, MD 20743-0000, Parcel No. 18-2108413

ANY UNKNOWN OWNER OF THE PROPERTY 708 59TH AVE, CAPITOL HEIGHTS, MD 20743-0000 Parcel No. 18-2108413, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00250**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2108413 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Lots 57.58 6,250.0000 Sq.Ft. & Imps. Fairmount Heights Blk D Assmt \$199,167 Lib 36282 F1 178

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2108413 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139399 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

ADDIE M & JAMES M WADDY JR  
Standard Federal Savings Bank  
Standard Federal Savings Bank  
Standard Federal Savings Bank  
S. ROBERT PUMPHREY AND  
ROBERT L. NICHOLS  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 402 69TH PL, CAPITOL HEIGHTS, MD 20743-0000, Parcel No. 18-2116085

ANY UNKNOWN OWNER OF THE PROPERTY 402 69TH PL, CAPITOL HEIGHTS, MD 20743-0000 Parcel No. 18-2116085, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00251**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2116085 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

5,000.0000 Sq.Ft. & Imps. Seat Pleasant Heig Lot 121 Blk QUE Assmt \$204,367 Lib 04719 F1 547

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2116085 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139400 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

CHARLES & THERESA KELLY  
ESTATE OF THERESA M KELLY  
ESTATE OF CHARLES EDWARD KELLY  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 805 57TH PL, CAPITOL HEIGHTS, MD 20743-0000, Parcel No. 18-2055804

ANY UNKNOWN OWNER OF THE PROPERTY 805 57TH PL, CAPITOL HEIGHTS, MD 20743-0000 Parcel No. 18-2055804, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00256**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2055804 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Lots 17 & 18 6,250.0000 Sq.Ft. & Imps. West Fairmount Blk 4 Assmt \$201,567 Lib 03113 F1 281

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2055804 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139403 (5-6,5-13,5-20)

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

HEARTHSTONE DEVELOPMENT LLC  
HEARTHSTONE DEVELOPMENT LLC  
HEARTHSTONE DEVELOPMENT LLC  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1811 61ST AVE, LANDOVER, MD 20785-0000, Parcel No. 18-2098804

ANY UNKNOWN OWNER OF THE PROPERTY 1811 61ST AVE, LANDOVER, MD 20785-0000 Parcel No. 18-2098804, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00253**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2098804 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,050.0000 Sq.Ft. & Imps. Cheverly Lot 15 Blk E Assmt \$270,033 Lib 41251 F1 512

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2098804 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139401 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

EQUITY HOLDINGS INTERNATIONAL LLC  
EQUITY HOLDINGS INTERNATIONAL LLC  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1202 NYE ST, CAPITOL HEIGHTS, MD 20743-0000, Parcel No. 18-2079374

ANY UNKNOWN OWNER OF THE PROPERTY 1202 NYE ST, CAPITOL HEIGHTS, MD 20743-0000 Parcel No. 18-2079374, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00258**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2079374 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

5,000.0000 Sq.Ft. & Imps. Chapel Oaks Lot 11 Blk E Assmt \$152,300 Lib 37266 F1 217

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2079374 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139404 (5-6,5-13,5-20)

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

BENJAMIN J & EVA M NELSON  
Bank of America NA  
Bank of America NA  
Prlap, Inc.  
Prlap, Inc.  
Prlap, Inc.  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1600 KINDLEWOOD AVE, LANDOVER, MD 20785-0000, Parcel No. 18-2097350

ANY UNKNOWN OWNER OF THE PROPERTY 1600 KINDLEWOOD AVE, LANDOVER, MD 20785-0000 Parcel No. 18-2097350, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00254**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2097350 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

8,787.0000 Sq.Ft. & Imps. Englewood Lot 45 Blk B Assmt \$152,500 Lib 05342 F1 305

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2097350 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139402 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

ARMANDO MORALES & AMANDA KATES  
ARMANDO MORALES & AMANDA KATES  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5412 ABDUL ST, CAPITOL HEIGHTS, MD 20743-0000, Parcel No. 18-2038263

ANY UNKNOWN OWNER OF THE PROPERTY 5412 ABDUL ST, CAPITOL HEIGHTS, MD 20743-0000 Parcel No. 18-2038263, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00259**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2038263 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Lots 34.35. 7,850.0000 Sq.Ft. & Imps. Capitol Heights Blk 27 Assmt \$117,000 Lib 33998 F1 360

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 18-2038263 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139405 (5-6,5-13,5-20)

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

MICHAEL & EVELINE STUBBS  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3301 30TH AVE, TEMPLE HILLS, MD 20748-0000, Parcel No. 06-0619932

ANY UNKNOWN OWNER OF THE PROPERTY 3301 30TH AVE, TEMPLE HILLS, MD 20748-0000 Parcel No. 06-0619932, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00263**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0619932 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

5,369.0000 Sq.Ft. & Imps. Hillcrest Gardens Lot 15 Blk 10 Assmt \$174,300 Lib 35137 F1 541

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 06-0619932 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139408 (5-6,5-13,5-20)

**LEGALS**

**ORDER OF PUBLICATION**  
CHRISTOPHER BRUSZNICKI

Plaintiff,  
v.

JASMINE JOHNSON  
Holly Hill Condominium  
Holly Hill Condominium  
Prince Georges County  
Occupant  
Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7103 DONNELL PL, CONDO UNIT: 7103 B6, DISTRICT HEIGHTS, MD 20747-0000, Parcel No. 06-0529339

ANY UNKNOWN OWNER OF THE PROPERTY 7103 DONNELL PL, CONDO UNIT: 7103 B6, DISTRICT HEIGHTS, MD 20747-0000 Parcel No. 06-0529339, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns, or successors in right, title and interest

**In the Circuit Court for Prince George's County Case No.: CAE 21-00266**

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0529339 in Prince George's County, sold by the Collector of Taxes for the Prince George's County and the State of Maryland to the plaintiff in this proceeding:

7103-unit B-6 2,545.0000 Sq.Ft. & Imps. Holly Hill Condo-- Assmt \$52,000 Lib 40716 F1 134 Unit 7103 B

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

It is thereupon this 26th day of April, 2021, by the Circuit Court for Prince Georges County, That notice be given by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a week for 3 successive weeks, warning all persons interested in the property to appear in this Court by the 29th day of June, 2021, and redeem the property with Parcel Identification Number 06-0529339 and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property, and vesting in the plaintiff a title, free and clear of all encumbrances.

MAHASIN EL AMIN  
Clerk of the Circuit Court for Prince George's County, Maryland  
True Copy—Test:  
Mahasin El Amin, Clerk  
139411 (5-6,5-13,5-20)

**LEGALS**

**JULIA ANDERSON REINHART**  
Anderson Reinhart Law, LLC  
92 Franklin Street  
Annapolis, Maryland 21401  
410-268-5035

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

TO ALL PERSONS INTERESTED  
IN THE ESTATE OF  
**WILLIAM A. MERCANTI,  
AKA WILLIAM ANTHONY  
MERCANTI**

Notice is given that Roger A. Mercanti, whose address is 2828 Elder Road, N.E., Lancaster, Ohio 43130, was on February 12, 2021 appointed Personal Representative of the estate of William A. Mercanti, aka William Anthony Mercanti who died on November 18, 2020 with a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 12th day of August, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register of Wills with a copy to the undersigned on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of the decedent's death; or

(2) Two months after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

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

**ROGER A. MERCANTI**  
Personal Representative

**CERETA A. LEE**  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 119106  
139372 (4-29,5-6,5-13)

**NOTICE**

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

Substitute Trustees/  
Plaintiffs,  
vs.

**MARQUIS R. COLQUITT**  
6934 Stoddert Lane  
Landover, MD 20785  
Defendant(s).

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 20-12945**

Notice is hereby given this 14th day of April, 2021, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 6934 Stoddert Lane, Landover, MD 20785, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 14th day of May, 2021, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 14th day of May, 2021.

The report states the purchase price at the Foreclosure sale to be \$375,000.00.

**MAHASIN EL AMIN**  
Clerk, Circuit Court for  
Prince George's County, MD  
True Copy—Test:  
Mahasin El Amin, Clerk  
139306 (4-22,4-29,5-6)

**HENRI C DELOZIER JR**  
4000 Mitchellville Road Suite 416  
Bowie, MD 20716  
301-806-6127

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

TO ALL PERSONS INTERESTED  
IN THE ESTATE OF  
**ETHEL A GREEN  
AKA: ETHEL MCDANIELS  
GREEN**

Notice is given that Felicia Smith, whose address is 208 Dauntly Street, Upper Marlboro, MD 20774, was on March 31, 2021 appointed Personal Representative of the estate of Ethel A Green, who died on November 9, 2020 without a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 30th day of September, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register of Wills with a copy to the undersigned, on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of the decedent's death; or

(2) Two months after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

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

**FELICIA SMITH**  
Personal Representative

**CERETA A. LEE**  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 119593  
139310 (4-22,4-29,5-6)

**TOWN OF UNIVERSITY PARK  
CHARTER RESOLUTION  
21-CR-01**

On April 5, 2021, the Common Council adopted, and on April 6, 2021 the Mayor signed, Charter Resolution 21-CR-01, which amends the Charter of the Town of University Park, by repealing and re-enacting Article VI, "Finance", Section 602, "Budget" and Section 606, "Appropriations Lapse After One Year" and enacting new Section 620 "Submission and Adoption of Capital Improvement Program" to make provision for a Capital Improvement Program as part of the Town budget that may continue from fiscal year to fiscal year. At least 21 days advance notice of the public hearing concerning the adoption of 20-CR-01 was provided.

A copy of the Charter Resolution shall be posted on the entrance to the University Park Town Hall, 6724 Baltimore Avenue, University Park, MD 20782 for forty days, until May 15, 2021. The amendment will take effect fifty days after enactment on May 25, 2021, unless petitioned to referendum in a manner prescribed by law.

**MAYOR AND COMMON  
COUNCIL  
TOWN OF UNIVERSITY PARK**  
By: Lenford C. Carey, Mayor

**Suellen M. Ferguson, Esq.**  
Town Attorney  
139286 (4-15,4-22,4-29,5-6)

**LEGALS**

**NOTICE**

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

Plaintiffs  
vs.

**Estate of Mutombo Kankonde**  
Defendant

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

**CIVIL NO. CAEF 20-11327**

ORDERED, this 21st day of April, 2021 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 1836 Metzert Rd 1912, Hyattsville, Maryland 20783 mentioned in these proceedings, made and reported by Laura H.G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 21st day of May, 2021 next, provided a copy of this notice be inserted in some newspaper published in said County once in each of three successive weeks before the 21st day of May, 2021, next.

The report states the amount of sale to be \$73,000.00.

**MAHASIN EL AMIN**  
Clerk of the Circuit Court  
Prince George's County, MD  
True Copy—Test:  
Mahasin El Amin, Clerk  
139366 (4-29,5-6,5-13)

**NOTICE**

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

Plaintiffs  
vs.

**Rita L. Butler**  
Defendant

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

**CIVIL NO. CAEF 20-12974**

ORDERED, this 21st day of April, 2021 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 14163 Spring Branch Drive, Upper Marlboro, Maryland 20772 mentioned in these proceedings, made and reported by Laura H.G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 21st day of May, 2021 next, provided a copy of this notice be inserted in some newspaper published in said County once in each of three successive weeks before the 21st day of May, 2021, next.

The report states the amount of sale to be \$241,000.00.

**MAHASIN EL AMIN**  
Clerk of the Circuit Court  
Prince George's County, MD  
True Copy—Test:  
Mahasin El Amin, Clerk  
139367 (4-29,5-6,5-13)

**LEGALS**

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

TO ALL PERSONS INTERESTED  
IN THE ESTATE OF  
**ELVINA CATHERINE NETTLES**

Notice is given that Rita M. Brown, whose address is 302 Sheridan Dr., Glen Burnie, MD 21061, was on February 3, 2021 appointed Personal Representative of the estate of Elvina Catherine Nettles who died on December 17, 2020 with a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 3rd day of August, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register of Wills with a copy to the undersigned on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of the decedent's death; or

(2) Two months after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

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

**RITA M. BROWN**  
Personal Representative

**CERETA A. LEE**  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 119217  
139308 (4-22,4-29,5-6)

**NOTICE**

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

Substitute Trustees/  
Plaintiffs,  
vs.

**IVORY L. MCKNIGHT**  
9507 Small Drive  
Clinton, MD 20735  
Defendant(s).

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 19-17312**

Notice is hereby given this 21st day of April, 2021, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 9507 Small Drive, Clinton, MD 20735, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 21st day of May, 2021, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 21st day of May, 2021.

The report states the purchase price at the Foreclosure sale to be \$270,000.00.

**MAHASIN EL AMIN**  
Clerk, Circuit Court for  
Prince George's County, MD  
True Copy—Test:  
Mahasin El Amin, Clerk  
139368 (4-29,5-6,5-13)

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

TO ALL PERSONS INTERESTED  
IN THE ESTATE OF  
**DIANA JEAN SRNKA**

Notice is given that Douglas R Wilson, whose address is 422 15th St NE, Washington, DC 20002, was on April 13, 2021 appointed Personal Representative of the estate of Diana Jean Srnka who died on February 22, 2021 with a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 13th day of October, 2021.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register of Wills with a copy to the undersigned on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, except if the decedent died before October 1, 1992, nine months from the date of the decedent's death; or

(2) Two months after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within two months from the mailing or other delivery of the notice.

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

**DOUGLAS R WILSON**  
Personal Representative

**CERETA A. LEE**  
REGISTER OF WILLS FOR  
PRINCE GEORGE'S COUNTY  
P.O. BOX 1729  
UPPER MARLBORO, MD 20773-1729  
Estate No. 119942  
139307 (4-22,4-29,5-6)

**NOTICE**

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

Substitute Trustees/  
Plaintiffs,  
vs.

**MUHAMMAD MCNEIL**  
1412 Billings Avenue  
Capitol Heights, MD 20743  
Defendant(s).

**In the Circuit Court for Prince  
George's County, Maryland  
Case No. CAEF 19-23664**

Notice is hereby given this 21st day of April, 2021, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 1412 Billings Avenue, Capitol Heights, MD 20743, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 21st day of May, 2021, provided a copy of this NOTICE be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 21st day of May, 2021.

The report states the purchase price at the Foreclosure sale to be \$203,000.00.

**MAHASIN EL AMIN**  
Clerk, Circuit Court for  
Prince George's County, MD  
True Copy—Test:  
Mahasin El Amin, Clerk  
139364 (4-29,5-6,5-13)

**LEGALS**

**NOTICE**

**IN THE MATTER OF:**  
Alonzo Elijah Wilson

**FOR THE CHANGE OF  
NAME TO:**  
Alonzo Elijah Ferguson

**In the Circuit Court for  
Prince George's County, Maryland  
Case No. CAE 21-02205**

A Petition has been filed to change the name of (Minor Child(ren)) Alonzo Elijah Wilson to Alonzo Elijah Ferguson.

The latest day by which an objection to the Petition may be filed is the May 25, 2021.

**MAHASIN EL AMIN**  
Clerk of the Circuit Court for  
Prince George's County, Maryland  
139387 (5-6)

**NOTICE**

**IN THE MATTER OF:**  
Emmanuella Abit Teyim Epse Mudoh

**FOR THE CHANGE OF  
NAME TO:**  
Emmanuella Abit Mudoh

**In the Circuit Court for  
Prince George's County, Maryland  
Case No. CAE 21-04169**

A Petition has been filed to change the name of Emmanuella Abit Teyim Epse Mudoh to Emmanuella Abit Mudoh.

The latest day by which an objection to the Petition may be filed is the May 25, 2021.

**MAHASIN EL AMIN**  
Clerk of the Circuit Court for  
Prince George's County, Maryland  
139390 (5-6)

**NOTICE**

**IN THE MATTER OF:**  
Travin Dante Jones

**FOR THE CHANGE OF  
NAME TO:**  
Mia Skylar Johnson

**In the Circuit Court for  
Prince George's County, Maryland  
Case No. CAE 21-04393**

A Petition has been filed to change the name of Travin Dante Jones to Mia Skylar Johnson.

The latest day by which an objection to the Petition may be filed is the May 25, 2021.

**MAHASIN EL AMIN**  
Clerk of the Circuit Court for  
Prince George's County, Maryland  
139388 (5-6)

**NOTICE**

**IN THE MATTER OF:**  
Anderson Alexander Alfaro Escobar

**FOR THE CHANGE OF  
NAME TO:**  
Anderson Alexander Rodriguez Alfaro

**In the Circuit Court for  
Prince George's County, Maryland  
Case No. CAE 21-04029**

A Petition has been filed to change the name of (Minor Child(ren)) Anderson Alexander Alfaro Escobar to Anderson Alexander Rodriguez Alfaro.

The latest day by which an objection to the Petition may be filed is the May 25, 2021.

**MAHASIN EL AMIN**  
Clerk of the Circuit Court for  
Prince George's County, Maryland  
139393 (5-6)

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**LEGALS**

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

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

1314 RING BILL LOOP  
UPPER MARLBORO, MD 20774

Under a power of sale contained in a certain Deed of Trust from Leap Drake, dated November 13, 2006 and recorded in Liber 26784, Folio 078 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$82,000.00, and an original interest rate of 12.375%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **MAY 25, 2021 AT 11:30AM**.

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

Terms of Sale: The property will be sold "as is" and subject to conditions, restrictions, easements and agreements of record affecting same, if any and with no warranty of any kind. A deposit of \$8,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. At the Substitute Trustees' discretion, the foreclosure purchaser, if a corporation or LLC, must produce evidence, prior to bidding, of the legal formation of such entity. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

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

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

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

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

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

139412 (5-6,5-13,5-20)

**LEGALS**

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

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

8118 LONDONDERRY COURT  
LAUREL, MARYLAND 20707

By virtue of the power and authority contained in a Deed of Trust from Kenneth O. Adams and Crystal A. Adams, dated March 10, 2006, and recorded in Liber 24669 at folio 073 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction 14735 Main Street, Upper Marlboro, Maryland, 20772 on

**MAY 25, 2021**  
**AT 9:30 AM**

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$31,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 9.375% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due to the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 19-600422)

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

139384 (5-6,5-13,5-20)

**LEGALS**

**COUNTY COUNCIL HEARINGS**

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

TUESDAY, MAY 18, 2021

VIRTUAL MEETING  
VIEW USING THE LINK PROVIDED AT:  
<https://pgccouncil.us/LIVE>

10:00 A.M.

Notice is hereby given that on Tuesday May 18, 2021, the County Council of Prince George's County, Maryland, will hold the following public hearing:

**COUNCIL BILLS**

**CB-014-2021 (DR-2) – AN ORDINANCE CONCERNING C-S-C ZONES** for the purpose of permitting by right, Townhouse in the C-S-C (Commercial Shopping Center) Zone of Prince George's County, under certain circumstances.

**CB-019-2021 (DR-2) - AN ACT CONCERNING PRINCE GEORGE'S COUNTY RE-ENTRY EMPLOYMENT INCENTIVE PROGRAM** for the purpose of establishing an incentive program to encourage employers to hire Prince George's County residents who are returning from incarceration and related requirements.

**COUNCIL RESOLUTIONS**

**CR-025-2021 - A RESOLUTION CONCERNING CONTRACT APPROVALS** for the purpose of approving certain multiyear contracts in accordance with the Prince George's County Charter section 819 and Subtitle 10 of the Prince George's County Code.

**CR-041-2021 - A RESOLUTION CONCERNING FISCAL YEAR ("FY") 2020 ANNUAL ACTION PLAN FOR HOUSING AND COMMUNITY DEVELOPMENT** for the purpose of amending the Prince George's County Fiscal Year ("FY") 2020 Annual Action Plan for Housing and Community Development in order to allow for a change in the use of Emergency Solutions Grants COVID-19 (ESG-CV) Program funds, in the amount of three million dollars (\$3,000,000), from one existing activity to other existing eligible activities in any category within the applicable Program from the FY 2020 Annual Action Plan.

**CR-042-2021 - A RESOLUTION CONCERNING PAYMENTS IN LIEU OF TAXES ("PILOT") AGREEMENT** for the Urban Atlantic Development Multifamily-Phase 2 for the purpose of approving the terms and conditions of a Payment in Lieu of Taxes ("PILOT") Agreement between Prince George's County, Maryland (the "County") and New Carrollton Multi-Family II, LLC (the "Developer").

**CR-043-2021 - A RESOLUTION CONCERNING FISCAL YEAR ("FY") 2020 ANNUAL ACTION PLAN FOR HOUSING AND COMMUNITY DEVELOPMENT** for the purpose of amending the Prince George's County Fiscal Year ("FY") 2020 Annual Action Plan for Housing and Community Development by approving the restructuring of a Community Development Block Grant ("CDBG") Program activity as a result of a change in the location and description of an activity originally described in the FY 2020 Annual Action Plan.

**CR-045-2021 - A RESOLUTION CONCERNING WATERSHED PROTECTION AND RESTORATION** for the purpose of Prince George's County's Watershed Protection and Restoration Financial Assurance Plan (FAP) for approving the Prince George's County Financial Assurance as required by State law.

**CR-047-2021 - A RESOLUTION CONCERNING MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION** for the purpose of transferring certain appropriations and expenditures between certain programs in the Fiscal Year 2020-21 Operating Budget for the Recreation Fund.

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

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

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

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

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

ATTEST:  
Donna J. Brown  
Clerk of the Council

139415 (5-6,5-13)

**LEGALS**

**NOTICE OF PUBLIC HEARING**  
**ON THE**  
**DRAFT SUBSTANTIAL AMENDMENT TO THE**  
**PRINCE GEORGE'S COUNTY**  
**FISCAL YEAR (FY) 2020 ANNUAL ACTION PLAN**  
**FOR**  
**HOUSING AND COMMUNITY DEVELOPMENT**

Date: Tuesday, May 18, 2021  
Time: 10:00AM

Location: VIRTUAL MEETING  
<https://pgccouncil.us/303/County-Council-Video>

\*Please check the Prince George's County Council website at <https://pgccouncil.us/> and/or link above for updates on the date, time, agenda and an opportunity to comment.

The purpose of this Substantial Amendment to the FY 2020 Annual Action Plan is to restructure a Community Development Block Grant ("CDBG") Program activity and for a change in the use of Emergency Solutions Grants COVID-19 (ESG-CV) Program funds.

**Proposed CDBG Restructured Activity:**

The Housing Authority of Prince George's County proposes to restructure its CDBG Program Year 45 project location and description originally described in the FY 2020 Annual Action Plan to "Marlborough Towne and Cottage City Towers Exterior and Interior Accessible Routes".

**Proposed ESG-CV Reprogrammed Activities:**

The proposed amendment is to allow for a change in the use of Emergency Solutions Grants COVID-19 (ESG-CV) Program funds, in the amount of three million dollars (\$3,000,000), from one existing activity to other existing eligible activities within the applicable Program from the FY 2020 Annual Action Plan.

**Proposed ESG-CV – Reprogrammed projects:**

|                     |                        |
|---------------------|------------------------|
| • Emergency Shelter | \$ 1,000,000.00        |
| • Rapid Re-Housing  | \$ 2,000,000.00        |
| <b>Total:</b>       | <b>\$ 3,000,000.00</b> |

A copy of the Substantial Amendment to the FY 2020 Annual Action Plan is available at the Department of Housing and Community Development (DHCD) at 9200 Basil Court, Suite 500, Largo, Maryland 20774, the County's website: <http://www.princegeorgescountymd.gov/1039/Plans-Reports>, or can be e-mailed upon request by contacting DHCD at 301-883-5540.

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

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

For additional information regarding the Substantial Amendment to the FY 2020 Annual Action Plan contact: Shirley E. Grant, [SEGrant@co.pg.md.us](mailto:SEGrant@co.pg.md.us).

Prince George's County affirmatively promotes equal opportunity and does not discriminate on the basis of race, color, gender, religion, ethnic or national origin, disability, or familial status in admission or access to benefits in programs or activities.

By Authority of:  
Aspasia Yypolia, Director  
Prince George's County  
Department of Housing and Community Development  
9200 Basil Court, Suite 500  
Largo, Maryland 20774

Date: May 6, 2021

139420 (5-6)

**NOTICE**

IN THE MATTER OF:  
Laymon Jabari Bryant

FOR THE CHANGE OF  
NAME TO:  
Liyay Layna Bryant

**In the Circuit Court for  
Prince George's County, Maryland**  
**Case No. CAE 21-04097**

A Petition has been filed to change the name of Laymon Jabari Bryant to Liyay Layna Bryant.

The latest day by which an objection to the Petition may be filed is the May 25, 2021.

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

139392 (5-6)

**NOTICE**

IN THE MATTER OF:  
Isatu Kargbo

FOR THE CHANGE OF  
NAME TO:  
Isatu Basiru Bah

**In the Circuit Court for  
Prince George's County, Maryland**  
**Case No. CAE 21-03708**

A Petition has been filed to change the name of Isatu Kargbo to Isatu Basiru Bah.

The latest day by which an objection to the Petition may be filed is the May 25, 2021.

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

139396 (5-6)

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