NOTICE OF COMMUNITY PUBLIC MEETING ON THE PRINCE GEORGES'S COUNTY HOUSING AND COMMUNTY DEVELOPMENT COUNTY FISCAL YEARS 2026-2030 CONSOLIDATED PLAN AND

ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE

Prince George's County is seeking the input of the County's residents as part of a multi-year process to update its Consolidated Plan and Analysis of Impediments to Fair Housing Choice for Fiscal Years 2026-2030. The Consolidated Plan is a five-year plan that documents the county and community development needs, outlines strategies to address those needs, and identifies program accomplishments. The Analysis of Impediments to Fair Housing is a review of the obstacles that could impede affirmatively furthering fair housing and develops actions to address those barriers.

The purpose of the public meeting is to provide citizens with the opportunity to address housing and community development needs and the development process for proposed activities.

Your time and participation would be greatly appreciated. The benefits of participating include:

- Learning about Consolidated Plans and Analyses of Impediments.
- Informing the County how it should prioritize its federal funding for
- housing and community development. • Help identify and prioritize needs, proposed projects, the use of

funds, and program performance.

Please note that this Public Meeting will be held in conjunction with the Prince George's County Analysis of Impediments to Fair Housing Choice.

Community Public Meeting

Location: Prince George's County RMS Building, 1400 McCormick Drive, Room 308, Largo, MD 20774

Date: Wednesday, May 29, 2024

Time: 6:00PM - 8:00PM Inclement Weather Date and Time: Thursday, May 30, 2024 (6:00PM -

 $Participants\ can\ join\ virtually\ by\ using\ Zoom:$

Topic: PGC DHCD - Consolidated Plan/AI - Community Engagement Meet-

Time: May 29, 2024, 06:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

https://mypgc.zoom.us/j/85922007157 Meeting ID: 859 2200 7157

Passcode: 132101

One tap mobile

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Date: May 16, 2024

- Dial by your location +1 301 715 8592 US (Washington DC)
- 877 853 5247 US Toll-free

Meeting ID: 859 2200 7157 Passcode: 132101

Sign Language for the hearing impaired and interpretive services can be made available. To request these services, contact DHCD at (301) 883-6511 or TTY (301) 883-5428.

For any questions or comments, please reach out to Alexis Revis Yeoman at (301) 456-4369 or (301) 883-6511. For additional information regarding the FY 2026-2030 Consolidated Plan and the Analysis of Impediments to Fair Housing Choice, please contact: Shirley E. Grant, Chief Community Planning & Development Manager, at (301) 883.5540 or via email at segrant@co.pg.md.us.

Written comments may be sent to the Department of Housing and Community Development at 9200 Basil Court, Suite 306, Largo, Maryland 20774 or the City of Bowie Grants Office, 15901 Excalibur Road, Bowie, MD 20716,

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 pro-

By Authority of: Aspasia Xypolia, Director Prince George's County Department of Housing and Community Development 9200 Basil Court, Suite 306 Largo, Maryland 20774

<u>147254</u> (5-16)

The following vehicle(s) have been taken into custody by the Revenue Authority of Prince George's County for violation of County Ordinance prohibiting unauthorized parking within the County of Prince George's

The owner(s) of said vehicle(s) have the right to reclaim the vehicle within twenty-one (21) days after the date of notice upon payment of all parking violations and tow/storage charges. The owner(s) have the right to contest the validity of the towing and storage of said vehicle(s) at any time within twenty-one (21) days of such notice by filing a request for hearing with the Revenue Authority of Prince George's County.

Failure to reclaim said vehicle(s) within twenty-one (21) days of such notice waives the owner(s) right of title and interest in the vehicle and is consent of sale/salvage at public auction or salvage facility.

You must reclaim these vehicles by: 5/27/2024.

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

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

2013 CHRYSLER 300 MD 6MD0181 2C3CCAET1DH661734 IMPALA VA 1078XM 2G1WD58X69250038 2006 CHEVROLET

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

P64PPW 1GKET16M756182723 2005 GMC **ENVOY** 2006 INFINITI TVR5543 INKBY01E26M202494 M45 VA 2007 TOYOTA SIENNA MD 5TDBK23C27S005549 084M084

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

2011 FORD CROWN VA UPG2166 2FABP7BV5BX117556 VICTORIA 1995 GEO 1995 M0 PRIZM 25GM29 COMPASS 2007 VA GVM8762 2007 IEEP VA UME9778 5TDZA22C06S565586 2006 TOYOTA SIENNA TZU2821 KMHCN46C98U185706 2008 HYUNDAI ACCENT VA

METROPOLITAN TOWING INC 8005 OLD BRANCH AVE CLINTON, MD 20735 301-568-4400

2002 CADILLAC. ESCALADE MD T1400360 1GYEK63NX2R123680 2007 MERCEDES-BENZ CLS 550 TX TIS5927 WDDDI72X27A080672 5GAKVDKD2DI239875 2013 BUICK ENCLAVE DC IK6174 2008 TOYOTA SIENNA MD 2AJ4424 5TDZK23C28S193568

PAST & PRESENT TOWING & RECOVERY INC 7810 ACADEMY LANE LAUREL, MD 20707

301-210-6222 MD 2CV8155 1FTSE34L41HB38997 2001 FORD E350

147261

LEGALS

CONVOCATORIA DE REUNIÓN PÚBLICA COMUNITARIA EN EL

CONDADO DE PRINCE GEORGE VIVIENDA Y DESARROLLO COMUNITARIO AÑOS FISCALES DEL CONDADO 2026-2030 PLAN CONSOLIDADO

Y ANÁLISIS DE LOS OBSTÁCULOS PARA LA ELECCIÓN DE UNA VIVIENDA JUSTA

El Condado de Prince George está buscando la opinión de los residentes del condado como parte de un proceso de varios años para actualizar su Plan Consolidado y Análisis de los Obstáculos para la Elección de una Vivienda Justa para los años fiscales 2026-2030. El Plan Consolidado es un plan de cinco años que documenta las necesidades de desarrollo del condado y de la comunidad, esboza estrategias para abordar esas necesidades e identifica los logros del programa. El Análisis de los Obstáculos para la Elección de una Vivienda Justa es una revisión de los obstáculos que podrían impedir la promoción afirmativa de la vivienda justa y desarrolla acciones para abordar

El objetivo de la reunión pública es ofrecer a los ciudadanos la oportunidad de abordar las necesidades de vivienda y desarrollo comunitario y el proceso de desarrollo de las actividades propuestas.

Su tiempo y participación serán muy apreciados. Las ventajas de participar

- conocer los Planes Consolidados y los Análisis de los Obstáculos;
- informar al condado sobre cómo debe priorizar su financiación federal para la vivienda y el desarrollo comunitario; y
- ayudar a identificar y priorizar las necesidades, los proyectos propuestos, el uso de los fondos y el rendimiento de los programas.

Tenga en cuenta que esta reunión pública se celebrará conjuntamente con el Análisis de los Obstáculos para la Elección de una Vivienda Justa del Condado de Prince George.

Reunión pública comunitaria

Ubicación: Prince George's County RMS Building, 1400 McCormick Drive, Room 308, Largo, MD 20774

Fecha: Miércoles 29 de mayo de 2024

Hora: 6:00 p. m. a 8:00 p. m.

Fecha y hora en caso de inclemencias del tiempo: Jueves 30 de mayo de 2024 (6:00 p. m. a 8:00 p. m.)

Los participantes pueden unirse de manera virtual a través de Zoom: Tema: Departamento de Vivienda y Desarrollo Comunitario del Condado de Prince George - Plan Consolidado / AI - Reunión de participación comunitaria

Hora: 29 de mayo de 2024, 6:00 p. m. Hora del Este (EE. UU. y Canadá) Unirse a la reunión de Zoom

https://mypgc.zoom.us/j/85922007157

Identificación de la reunión: 859 2200 7157

Código de acceso: 132101

Desde el teléfono móvil con un toque +13017158592,,85922007157#,,,,*132101# US (Washington DC) 8778535247,,85922007157#,,,,*132101# Número gratuito en EE. UU.

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Identificación de la reunión: 859 2200 7157

Código de acceso: 132101

Se dispondrá de un servicio de lengua de señas para las personas con discapacidad auditiva y de servicios de interpretación. Para solicitar estos servicios, póngase en contacto con el DHĈD al teléfono (301) 883-6511 o al teléfono de texto (301) 883-5428.

Si tiene alguna pregunta o comentario, póngase en contacto con Alexis Revis Yeoman al teléfono (301) 456-4369 o al (301) 883-6511. Para obtener información adicional sobre el Plan Consolidado para los años fiscales 2026-2030 y el Análisis de los Obstáculos para la Elección de una Vivienda Justa, póngase en contacto con Shirley E. Grant, jefa de Planificación y Desarrollo Comunitario, al teléfono (301) 883.5540 o por correo electrónico a segrant@co.pg.md.us.

Puede enviar sus comentarios por escrito al Departamento de Vivienda y 20774 o a la Oficina de Subvenciones de la Ciudad de Bowie, 15901 Excalibur Road, Bowie, MD 20716, atn.: Kay Starr.

El condado de Prince George promueve de manera activa la igualdad de oportunidades y no discrimina por motivos de raza, color, sexo, religión, origen étnico o nacional, discapacidad o situación familiar en la admisión o el acceso a los beneficios de los programas o actividades.

Con la autorización de: Aspasia Xypolia, directora Condado de Prince George Departamento de Vivienda y Desarrollo Comunitario 9200 Basil Court, Suite 306 Largo, Maryland 20774

Fecha: 16 de mayo de 2024

147255 (5-16)

LEGALS

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

The owner(s) of said vehicle(s) have the right to reclaim the vehicle within twenty-one (21) days after the date of notice upon payment of all parking violations and tow/storage charges. The owner(s) have the right to contest the validity of the towing and storage of said vehicle(s) at any time within twenty-one (21) days of such notice by filing a request for hearing with the Revenue Authority of Prince George's County.

Failure to reclaim said vehicle(s) within twenty-one (21) days of such notice waives the owner(s) right of title and interest in the vehicle and is consent of sale/salvage at public auction or salvage facility.

You must reclaim these vehicles by: 5/27/2024.

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

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

2004 FORD F150 MD 8FR0271 1FTRW12W24KD03871

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

2003 CHEVROLET EXPRESS VA UA64060 1GBJG31U931155149

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

1996 MERCEDES-BENZ SL500 VI VYL5913 WDBFA67F1TF134648 **JOURNEY** 3C4PDCBB0GT247129 2016 DODGE

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

2003 FORD F-250 1FTNW21SX3EA31733 MD T1810305 WBAVB33536AZ86746 2006 BMW 335I EXPLORER TX NLH2747 1FMEU74E99UA14814 2009 FORD 2008 BMW DC GJ1011 WBAVC93588K035570 328I 2008 FORD EXPLORER MD 9ES4987 1FMDU73WX4ZA04973 1994 JEEP GRAND MD 6EM0906 1J4GZ58S4RC106402 CHEROKEE

METROPOLITAN TOWING INC 8005 OLD BRANCH AVE CLINTON, MD 20735 301-568-4400

2014 FORD **FOCUS** MD 2EM8569 1FADP3F25EL379158 2022 TOYOTA PRIUS 89708F JTDKAMFU4N3174912 VA 2006 FORD **ESCAPE** 1FWCU03146KA42444 2004 TOYOTA CAMRY VA TWN3517 4T1FA38P54U037419 TOYOTA VA TRX9223 2T1CF28P6YC263085 2000 **SOLARA** 2003 CHEVROLET MALIBU VA TWX9299 1G1NE52J23M547903 1997 TOYOTA CAMRY MD 4T1B11HK1JU617303 6EI8206 2006 TOYOTA PRIUS 89788F JTDKB20U967540996 VA 2001 DODGE RAM VA TXA7282 3B7HC12Y91G221628 1FDEE14N6PHA97179 1993 FORD **ECONOLINE** E150 2014 BUICK **VERANO** 1G4PR5SK1E4128517 WBABS53462JU95460 2002 BMW 330C 1GNDT13S552273319 2005 CHEVROLET TRAILBLAZER MD 8EA0296 2B5WB35Z2KK380854 1989 DODGE RAM 2007 MERCEDES-BENZ 550 TRA9168 WDDNG86X17A138449 VA

PAST & PRESENT TOWING & RECOVERY INC 7810 ACADEMY LANE LAUREL, MD 20707 301-210-6222

2008 TOYOTA RAV4 MD 9EG5460 JTMBD33V686059391 1FMCU9GX2EUD58897 2014 FORD ESCAPE VA TVW1901 1GCEC14W3YE169512 1999 CHEVROLET 1500 2003 HONDA ACCORD MD 3EG2876 1HGCM56343A017612 (5-16)<u>147260</u>

PRINCE GEORGE'S POST EARLY DEADLINE For the Thursday, May 30th, 2024 Edition Deadline for ALL LEGAL ADVERTISING SUBMISSIONS AND CANCELLATIONS is 12:00 NOON on Friday 5/24/2024. **NO EXCEPTIONS**

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NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF VIRGINIA WHITE

Notice is given that Vincent White, whose address is 209 Meadow Creek Drive, Athens, GA 30605, was on April 18, 2024 appointed Personal Representative of the estate of Virginia White, who died on February 3, 2024 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 18th day of October, 2024.

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; 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.

> VINCENT WHITE Personal Representative

Cereta A. Lee Register Of Wills For Prince George's County P.O. Box 1729 Upper Marlboro, MD 20773-1729

<u>147131</u>

Estate No. 132416 (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED IN THE ESTATE OF EUCHARIA C. ELEWEANYA

NOTICE TO UNKNOWN HEIRS

Notice is given that Michael Nwaosuagwu, whose address is 2110 Devine Rd, Windsor Mill, MD 21244, was on April 9, 2024 appointed Personal Representative of the estate of Eucharia C. Eleweanya, who died on January 25, 2024 with-

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 9th day of October, 2024.

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; or

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

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

MICHAEL NWAOSUAGWU Personal Representative

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

Estate No. 133044 147130 (5-2,5-9,5-16)

147130 (5-2,5-9,5

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED IN THE ESTATE OF SANDRA ELAINE GIVENS KING

NOTICE TO UNKNOWN HEIRS

Notice is given that Tawanda Durham, whose address is 442 Manor Road, Newport News, VA 23608, was on April 22, 2024 appointed Personal Representative of the estate of Sandra Elaine Givens King, who died on February 15, 2024 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 22nd day of October, 2024.

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; 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.

TAWANDA DURHAM Personal Representative

Cereta A. Lee Register Of Wills For Prince George's County P.O. Box 1729 Upper Marlboro, MD 20773-1729

Estate No. 133097 147132 (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF DONALD ROBERT ADDISON

Notice is given that Jamarr W Creech, whose address is 312 Marshall Ave, Suite 900, Laurel, MD 20707, was on April 9, 2024 appointed Personal Representative of the estate of Donald Robert Addison, who died on December 26, 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.

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; 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.

JAMARR W CREECH Personal Representative

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

Estate No. 121425

147173 (5-9,5-16,5-23)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MILTON JOSHUA BOWEN JR.

Notice is given that Timothy P. Kruzic, whose address is 6822 Allview Drive, Columbia, MD 21046, was on April 17, 2024 appointed Personal Representative of the estate of Milton Joshua Bowen Jr. who died on March 11, 2023 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.

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; 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.

TIMOTHY P. KRUZIC Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20773-1729
ESTATE NO. 129258

147120 (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF LARRY B BRANDON

Notice is given that Melva Smith, whose address is 4104 Flam Street, Fort Washington, Maryland 20744, was on March 5, 2024 appointed Personal Representative of the estate of Larry B Brandon, who died on April 4, 2023 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.

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; 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.

MELVA 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. 129055

147133 (5-2,5-9,5-16)

THIS COULD BE **YOUR** AD! Call 301-627-0900 for a quote.

LEGALS

Plaintiff

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,

Genada Casey-Williams and

Brent J. Williams

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000403

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th day of May, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 19,998.44. The property sold herein is One 300,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 1118, 118, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 1188, 11 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25. 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147179 (5-9,5-16,5-23)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,

Plaintiff v.

Karen Irving and Marsh Irving Defendant(s)

In the Circuit Court for

Prince George's County, Maryland

Civil Case No. C-16-CV-24-000423

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th

day of May, 2024. The Report of Sale states the amount of the foreclosure sale to be \$48,713.96. The property sold herein is One 850,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test:
Mahasin El Amin, Clerk
147180 (5-9.5-16.5-2)

EPORT NOTICE OF REPORT OF SALE

v.

Daniel C. Zickefoose, Esq., Assignee,

Plaintiff

David Lee Armstrong, Jr. and Shirley Harpor Armstrong Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000424

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th day of May, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 52,582.78. The property sold herein is One 400,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25. 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare

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

True Copy—Test: Mahasin El Amin, Clerk 147181 (5-9,5-16,5-23)

NOTICE OF REPORT OF SALE

LEGALS

Daniel C. Zickefoose, Esq., Assignee,

Plaintiff

Rachael D. Lubitz and James P. Lubitz, Jr. Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000425

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th day of May, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 17,879.78. The property sold herein is One 154,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the 'Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147182 (5-9,5-16,5-23)

LEGALS NOTICE OF REPORT

OF SALE

Daniel C. Zickefoose, Esq., Assignee,
Plaintiff

Nancy Hayes and Michelle Clark Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000434

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th

day of May, 2024. The Report of Sale states the amount of the foreclosure sale to be \$ 62,904.47. The property sold herein is One 637,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147183 (5-9,5-16,5-23)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee

ignee, Plaintiff

Kay Brunner Falco, Trustee and John Falco, Trustee, of The John and Kay Falco Rev Living Trust

Dtd 10-29-10

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000435

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th day of May, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 55,471.72. The property sold herein is One 505,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interstandard vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1002, 1004, 1006, 1008, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 1101, 110 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147184 (5-9,5-16,5-23)

The Prince George's Post!

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NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ROGER LEE HURD SR.

Notice is given that Nancy A Hurd, whose address is 1921 Turnbull Lakes Drive, New Smyrna Beach, FL 32168, was on April 29, 2024 appointed Personal Representative of the estate of Roger Lee Hurd Sr. who died on March 22, 2024 with a will.

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

All persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 29th day of October, 2024.

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; 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 mav be obtained from the Register of Wills.

NANCY A HURD Personal Representative

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

Estate No. 133283 (5-9,5-16,5-23) <u>147170</u>

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF TERRY KELLY HONOR

Notice is given that Sharrone Honor, whose address is 511 Carowill Drive, Apt. 206, Greensboro, NC 27455, was on April 25, 2024 appointed Personal Representative of the estate of Terry Kelly Honor, who died on March 27, 2024 without a

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 25th day of

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

(1) Six 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. Ćlaim forms may be obtained from the Register of Wills.

> SHARRONE HONOR Personal Representative

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

Estate No. 133171 147171 (5-9,5-16,5-23)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **BONNIE LOU (MCCAW) SHIELDS**

NOTICE TO UNKNOWN HEIRS

Notice is given that Leerin Kelly Shields, whose address is 860 Wesley Circle, Apt 302, Apopka, FL 32703, was on April 24, 2024 appointed Personal Representative of the estate of Bonnie Lou (McCaw) Shields who died on March 11, 2024 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 24th day of October, 2024.

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; 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.

LEERIN KELLY SHIELDS Personal Representative

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

Estate No. 133226 (5-16,5-23,5-30)

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

IN THE ESTATE OF

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **DORETHA ABNEY**

Notice is given that Sandra A Abney, whose address is 906 Narrowleaf Drive, Upper Marlboro, Maryland 20774, was on May 8, 2024 appointed Personal Representative of the estate of Doretha Abney who died on November 20, 2023 with a

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

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 8th day of November, 2024.

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

(1) Six months from the date of the decedent's death; 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.

SANDRA A ABNEY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729

Estate No. 133237

UPPER MARLBORO, MD 20773-1729

LEGALS

147224 (5-16,5-23,5-30)

LEGALS

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF DELORES BELLE JARRELL

Notice is given that Dwan Sue Landin, whose address is 275 Mount Levels Farm Rd, Paw Paw, WV 25434, was on May 6, 2024 appointed Personal Representative of the estate of Delores Belle Jarrell who died on February 22, 2023 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 6th day of November, 2024.

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

(1) Six months from the date of the decedent's death; 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.

DWAN SUE LANDIN Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR UPPER MARLBORO, MD 20773-1729

Estate No. 129556 (5-16,5-23,5-30) 147225

NOTICE OF APPOINTMENT **NOTICE TO CREDITORS**

TO ALL PERSONS INTERESTED IN THE ESTATE OF WILLIAM WENDELL CURRY

Notice is given that Marqueo Christopher Curry, whose address is 635 Gallatin St NW, Washington, DC 20011, was on May 7, 2024 appointed Personal Representative of the estate of William Wendell Curry who died on April 3, 2024 with a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or 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 7th day of No-

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; 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. Ćlaim forms may be obtained from the Register of Wills.

MARQUEO CHRISTOPHER CURRY Personal Representative

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

<u>147226</u>

LEGALS

Estate No. 133230 (5-16,5-23,5-30)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED MARK E KELLY AKA: MARK EDWARD KELLY

Notice is given that Daniel Kelly, whose address is 1253 Linden Avenue, Halethorpe, MD 21227, was on May 8, 2024 appointed Personal Rep resentative of the estate of Mark E Kelly who died on April 5, 2024 with

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.

to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 8th day of No-

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

(1) Six months from the date of the decedent's death; 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.

DANIEL KELLY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County Upper Marlboro, MD 20773-1729 Estate No. 133209

147227

(5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

was on May 1, 2024 appointed Per-

tative or the attorney.

to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 1st day of No-

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

(1) Six months from the date of the

representative mails or otherwise 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.

tained from the Register of Wills.

DONNA R HARDY Personal Representative

Estate No. 133305 (5-16,5-23,5-30)

JOSEPH SYLVESTER KELLEY IR

Notice is given that Donna R Hardy, whose address is 3213 John Rolfe Court, Dumfries, VA 22026, sonal Representative of the estate of Joseph Sylvester Kelley Jr who died

by contacting the personal represen-

All persons having a

Any person having a claim against

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

147228

on April 26, 2024 with a will.

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

following dates:

decedent's death; or (2) Two months after the personal delivers to the creditor a copy of this

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-

GERALDINE RUTH REZA Notice is given that Michael Reza, whose address is 5980 Calvert Way, Eldersburg, MD 21784, was on April 30, 2024 appointed Personal Representative of the estate of Geraldine Ruth Reza who died on March 31,

2024 with a will. Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal represen-tative or the attorney.

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 October, 2024.

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

(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. MICHAEL REZA Personal Representative

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

Estate No. 133300 147229 (5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF BERNICE SHEILA WHITE

Notice is given that Sandra W Buckner, whose address is 10200 Spring Water Place, Upper Marlboro, MD 20772, was on April 2, 2024 appointed Personal Representative of the estate of Bernice Sheila White who died on February 14, 2024 with

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.

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 2nd day of October, 2024

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 under-signed on or before the earlier of the following dates:

(1) Six months from the date of the

(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. SANDRA W BUCKNER

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

Personal Representative

Estate No. 132826 147230 (5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF EDWARD OWEN BRIGGS SR

Notice is given that Helen Weaver Briggs, whose address is 9018 Abilene Pl, Clinton, MD 20735, was on May 3, 2024 appointed Personal Representative of the estate of Edward Owen Briggs Sr who died on June 15, 2023 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.

to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 3rd day of No-Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register

of Wills with a copy to the undersigned on or before the earlier of the following dates: (1) Six months from the date of the

decedent's death; 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. HELEN WEAVER BRIGGS

Personal Representative CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729

UPPER MARLBORO, MD 20773-1729

Estate No. 132760 (5-16,5-23,5-30) <u>147231</u>

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF SHIRLEY RUTH STINNETTE

Notice is given that Patty A Russell, whose address is 6030 Cipriano Road, Lanham, MD 20706, was on May 1, 2024 appointed Personal Representative of the estate of Shirley Ruth Stinnette who died on April 16, 2024 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.

to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 1st day of November, 2024. Any person having a claim against

of Wills with a copy to the undersigned on or before the earlier of the following dates:

the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register

(1) Six 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. PATTY A RUSSELL

Personal Representative CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729

UPPER MARLBORO, MD 20773-1729 Estate No. 133331 (5-16,5-23,5-30) 147232

The Prince George's Post

Early Publication Deadline — For the May 30th edition:

NOON, Friday, May 24th, 2024

All submissions must be received by

Questions? Call 301-627-0900 or email bboice@pgpost.com

MECHANIC'S LIEN SALE

Freestate Lien & Recovery Inc will sell at public auction the following vehicles / vessels under & by virtue of Section 16-202 and 16-207 of the Maryland Statues for repairs, storage & other lawful charges. Sale to be held at the Prince George's County Courthouse, 14735 Main Street, specifically at the entrance to the Duvall Wing, Upper Marlboro MD 20772 at **04:00 P.M on** 05/24/2024. Purchaser of the vehicle(s) must have it inspected as provided in Transportation Code of Maryland. The following may be inspected during normal business hours at the locations below. All parties claiming interest in the following may contact Freestate Lien & Recovery Inc, at 410-867-9079.

Lot#10315 1978 Albin 30' Boat MD# 1438 DE Shipwright, LLC 6047 Herring Bay Rd

Lot#10468 2000 Cadillac Vin# 1g6ks54y6yu206754 JB Auto Repair 7615 K Rickenbacker Dr Gaithersburg

Lot#10473 2022 Nissan Vin# 1N4BL4BV2NN328276 Hugo's Autobody LLC 5718 B Kirby Rd Clinton

Lot#10483 2011 Ford Vin# 1F65F5DY6B0A00060 ATEL Bus & Truck Service Center Inc 12120 Conway Rd Beltsville

Lot#10487 1987 GMC Vin# 2GDJG31M1H4500441 Atel Bus & Truck Service Center Inc 12120 Conway Rd

Lot#10490 2000 Multi Blue Bird Vin# 1BBCPB986YF093067 Atel Bus & Truck Service Center Inc 12120 Conway Rd Beltsville

Lot#10498 2007 Suzuki Vin# IS1VY52A972100236 Cortez Butler 11248 San Domingo Rd Mardele Springs

Beltsville

Lot#10515 2012 Precision 23'5" Boat MD# 7658 CH Herrington Harbour North Marina 389 Deale Rd Tracey's Landing

Lot#10514 1982 Catalina 29' Boat USCG# 648206 HIN# CTYN2746M82H Name on Boat: PRIME TIME Herrington Harbour North Marina 389 Deale Rd Tracey's Landing

Lot#10574 2001 GMC Vin# 1GTGG29R611140623 Fitzgerald Auto Mall 34 Hudson St Annapolis

Lot# 10587 2020 RAM Vin# 3C63RRGL6LG279100 Darcars Chrysler Jeep Dodge Of Marlow Heights 5060 Auth Way Marlow Heights

Lot# 10588 2012 Dodge Vin# 1C3CDZAB5CN276708 Darcars Chrysler Jeep Dodge Of Marlow Heights 5060 Auth Way Marlow Heights

Lot#10596 2015 Ford Vin# NM0LS6E79F1218969 Darcars Ford Lanham Kia 9020 Lanham-Severn Rd Lanham

Lot#10597 2014 GMC Vin# 1GTV2VEC5EZ100601 Fitzgerald Auto Mall 34 Hudson Street Annapolis

Lot#10598 Vin# 1FTYE1ZM0HKA49165 Koon's Ford of Baltimore 6970 Security Blvd Baltimore

LOT#10599 2017 FORD VIN# 1FBZX2YM1HKA42283 Koon's Ford of Baltimore 6970 Security Blvd Baltimore

Lot#10600 2016 Ford Vin# 1FDUF4GT9GEB88808 Koon's Ford of Baltimore 6970 Security Blvd Baltimore

Lot#10601 2011 Ford Vin# 3FAHP0HA9BR278237 KOON'S Ford of Baltimore 6970 Security Blvd

Baltimore

LOT#10602 2016 Ford VIN# 1FBZX2ZM1GKB31719 Koon's Ford of Baltimore 6970 Security Blvd Baltimore

LOT#10603 2018 FORD VIN# 1FBZX2ZM0JKA01194 Koon's Ford of Baltimore 6970 Security Blvd Baltimore

LOT#10604 2018 FORD VIN# 3FA6P0HD2JR156044 Koon's Ford of Baltimore 6970 Security Blvd Baltimore

LOT#10605 2018 FORD VIN# 1FADP3FEXJL300409 Mullikins Auto Body Complete Collision Repair Center 9277 Ocean Gateway Easton

TERMS OF SALE: CASH PUBLIC SALE 12% Buyer premium The Auctioneer reserves the right to post a minimum bid. **Everything sold AS-IS** (5-9,5-16)

PRINCE GEORGE'S COUNTY GOVERNMENT

BOARD OF LICENSE COMMISSIONERS

NOTICE OF PUBLIC HEARING

Applications for the following al-coholic beverage licenses will be ac-cepted by the Board of License Commissioners for Prince George's County on May 23, 2024 will be heard on July 25, 2024. Those li-

Class B, Beer and Wine – 17 BW 46, 17 BW 47, 17 BW 48

Class B, BH, BLX, CI, DD, BCE, AE, B(EC), Beer, Wine and Liquor License, Class B, ECF/DS, Beer, Wine and Liquor - On Sale; Class B, BW, (GC), (DH), Beer and Wine; Class B, RD, Liquor License, all Class C Licenses/On Sale, Class D(NH), Beer and Wine

A virtual hearing will be held via Zoom on Wednesday, June 5, 2024 at 7:00 p.m. and Wednesday, June 12, 2024 at 7:00 p.m. If you would like to attend, the link to the virtual hearing will be available one week prior on the BOLC's website at /bolc.mypgc.us or you may email <u>BLC@co.pg.md.us</u> to request the link. The Board will consider the agenda as posted that day.

BOARD OF LICENSE COMMISSIONERS

Terence Sheppard Director May 3, 2024

147174

PRINCE GEORGE'S COUNTY GOVERNMENT

(5-9,5-16)

Board of License Commissioners

(Liquor Control Board)

REGULAR SESSION

MAY 28, 2024 NOTICE IS HEREBY GIVEN: that

applications have been made with the Board of License Commissioners for Prince George's County, Maryland for the following alcoholic beverage licenses in accordance with the provisions of the Alcoholic Beverage Article.

TRANSFER OF LOCATION

Ashuta Tandon, Member-Manager for a Class A, Beer, Wine and Liquor for the use of Collington Wine & Spirits, LLC, t/a Colington Wine & Spirits, 3400 Crain Highway, Bowie, 20716, transfer from Town Hall Wine & Spirits, LLC, t/a Town Hall Restaurant & Liquor, 8133 Baltimore Avenue, College Park, 20740, Ashuta Tandon, Member-Manager.

Phani K. Damaraju, Member-Manager, Shweta Kansal, Member for a Class A, Beer, Wine and Liquor for the use of Cheers N Beer, LLC, t/a Cheers N Beer, 3500 East West . Highway, #1433 Hyattsville, 20782, transfer from Town Center Wine and Spirits, LLC, t/a Town Center Wine and Spirits, 6401 America Blvd, Suite 100, Hyattsville, 20782, Phani K. Damaraju, Member, Shweta Kansal, Member.

<u>147147</u>

A virtual hearing will be held via Zoom at 10:00 a.m. on Tuesday, May 28, 2024. If you would like 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 <u>BLC@co.pg.md.us</u> to request the link. Additional information may be obtained by contacting the Board's Office at 301-583-9980

BOARD OF LICENSE COMMISSIONERS

Terence Sheppard Director April 29, 2024

147175 (5-9,5-16)

LEGALS

Martin G. Oliverio, Esq 14300 Gallant Fox Lane, Suite 218 Bowie, MD 20715 301-383-1856

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED SPENCER L MCNEIL

Notice is given that Georgia L Mc-Neil, whose address is 12413 Keynote Lane, Bowie, MD 20715, was on April 18, 2024 appointed Personal Representative of the estate of Spencer L McNeil, who died on December 13, 2023 without a

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 18th day of October, 2024.

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

(1) Six months from the date of the decedent's death; 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.

GEORGIA L MCNEIL Personal Representative

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

UPPER MARLBORO, MD 20773-1729

Estate No. 132020

(5-2,5-9,5-16)

Martin G. Oliverio, Esquire 14300 Gallant Fox Lane, Suite 218 Bowie, MD 20715 301-383-1856

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF DANIEL SENG PUN LAW

Notice is given that Wai Peng Foo, whose address is 213 Fountain Green Lane, Gaithersburg, MD 20878, was on April 18, 2024 appointed Personal Representative of the estate of Daniel Seng Pun Law, who died on August 25, 2022 with-

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.

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.

WAI PENG FOO Personal Representative

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

Estate No. 128804

147134 (5-2,5-9,5-16)

LEGALS

COHN, GOLDBERG & DEUTSCH, LLC 1099 WINTERSON ROAD, SUITE 301 LINTHICUM HEIGHTS, MD 21090 www.cgd-law.com/sales

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

2501 57TH AVENUE CHEVERLY, MD 20785

By authority contained in a Deed of Trust dated November 9, 2018 and recorded in Liber 41595, Folio 437, , among the Land Records of Prince George's County, Maryland, with an original principal balance of \$25,000.00, and an interest rate of 5.340%, default having occurred thereunder, the Substitute Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--lf courthouse is closed due to inclement weather or other emergency sale shall occur at time previously scheduled, on next day that court

MAY 28, 2024 AT 11:30AM

ALL THAT FEE SIMPLE property 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" subject to any conditions, restrictions, easements and agreements of record affecting same with no warranty of any kind. A deposit of \$5,000.00 by certified funds only (no cash accepted) required at time of auction. Balance of the purchase price to be paid within 10 days of ratification of sale by the Court, with interest at the note rate from date of sale to settlement. If settlement is delayed for ANY reason, there shall be no abatement of interest or taxes. All private utility, water and sewer facilities charges, front foot benefit payments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale are payable by purchaser without adjustment. Real estate taxes and all other public charges, or assessments, to be adjusted as of date of sale. Transfer and recordation taxes, and all other costs incident to settlement, shall be borne by purchaser. Purchaser shall be responsible for obtaining physical possession of the property.

TIME IS OF THE ESSENCE. If purchaser fails to go to settlement within ten days of ratification, or otherwise fails to comply with the terms of sale, the Trustee may declare the entire deposit forfeited and resell the property at the risk and expense of defaulting purchaser, who agrees to pay reasonable attorneys' fees and costs if a motion to resell the property has been filed, purchaser waives personal service of any paper filed in connection with such motion, and agrees to accept service of any such paper by regular mail to the address provided at time of sale. If the Trustee cannot convey insurable tiles and the paper services that the sales are sales are services that the sale able title, or the loan servicer determines that the sale should not have occurred, the sale shall be null and yoid, and purchaser's sole remedy shall be the return of 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.

> Richard E. Solomon, et al., Sub. Trustees Substitute Trustees

Tidewater Auctions, LLC (410) 825-2900 www.tidewaterauctions.com

(5-9,5-16,5-23)

LEGALS

v.

ORDER OF PUBLICATION

TRANSITO AGUILAR LOPEZ

CARLOS JIMENEZ DEL CID,

ET AL. In the Circuit Court for

Case No.: C-16-FM-22-001168 ORDERED, ON THIS 9th day of May, 2024, by the Circuit Court for

Prince George's County MD:

Prince George's County, Maryland

the Defendant, Manuel Jimenez del Cid is hereby notified that the Plaintiff, has filed a Complaint for Custody and MO-TION FOR SPECIAL IMMIGRANT JUVENILE STATUS FINDINGS naming him/her as the defendant and stating that the Defendant's last known address is: Florida, and

ORDERED, that the Plaintiff may carlos Manuel Jimenez DEL CID, in accordance with Maryland Rule 2-121(a)(2) as follows:

therefore it is;

By posting notice in a newspaper or publication of general circulation published in Prince George's County, Maryland for three consecutive weeks and provide proof of publication to the Court; and it is

ORDERED, said posting to be completed by the 8th day of June, 2024; and it is further

ORDERED, that the plaintiff shall mail, by regular mail (first class mail), to the defendant's last known address, a copy of the signed order of Publication at least thirty days prior to the response date in said order; and it is further;

ORDERED, THAT THE DEFENDANT, CARLOS MANUEL JIMENEZ DEL CID, IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DE-FENSE ON OR BEFORE THE 8th day of July, 2024, MAY RESULT IN THE CASE PROCEEDING AGAINST HIM/HER BY DE-

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

True Copy—Test: Mahasin El Amin, Clerk

147213 (5-16,5-23,5-30)

HASKELL & DYER LLC ATTN: Matthew J. Dyer, Esq PO Box 1299 14825 Pratt Street Upper Marlboro, MD 20773 (301) 627-5844

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MILDRED FAYE EVANS

Notice is given that Samuel Evans Jr, whose address is 1204 Clover Street, Accokeek, MD 20607, was on March 29, 2024 appointed Personal Representative of the estate of Mildred Faye Evans who died on July 1, 2022 with a will.

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

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 29th day of September, 2024.

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; 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.

SAMUEL EVANS JR. Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 127175

(5-2,5-9,5-16)

ORDER OF PUBLICATION

Angela M. Barnes

Petitioner,

Nell Logan, et. al. Defendants.

IN THE CIRCUIT COURT FOR PRINCE GEORGES COUNTY Case No.: C-16-CV-24-002018

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 08-0833087 in the County of Prince George's, sold by the Collector of Taxes for the County of Prince George's and the State of Maryland to the plaintiff in this proceeding:

Street Address: 22901 Booker Washington Ave., District Heights, MD 20747

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

It is thereupon this 29th day of April 2024, by the Circuit Court for Prince George's 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 2nd day of July 2024, and redeem the property with Parcel Identification Number 08-0833087 and answer the complaint or thereafter a final judg-ment 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

147148

(5-9,5-16,5-23)

THIS COULD BE YOUR AD! Call 301-627-0900 for a

LEGALS

Shelore Ann Cary Williams 1450 Mercantile Lane, Suite 155 Largo, MD 20774 (301) 341-5577

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

NOTICE OF APPOINTMENT

TO ALL PERSONS INTERESTED IN THE ESTATE OF CORNELIUS WOOTEN SR

Notice is given that Cornelia Bell, whose address is 1507 Newton Street, Washington, DC 20010, was on April 24, 2024 appointed Personal Representative of the estate of Cornelius Wooten Sr who died on January 29, 2023 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 24th day of Any person having a claim against

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

(1) Six months from the date of the decedent's death; 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.

CORNELIA BELL Personal Representative

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

Estate No. 131006

(5-2,5-9,5-16)<u>147114</u>

The Prince George's Post

Early Publication Deadline — For the May 30th edition:

All submissions must be received by

NOON, Friday, May 24th, 2024

Questions? Call 301-627-0900

or email bboice@pgpost.com

147115

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

8411 CATHEDRAL AVENUE NEW CARROLLTON, MARYLAND 20784

By virtue of the power and authority contained in a Deed of Trust from Beverley A Crockett aka Beverly A. Crockett, dated December 8, 2005, and recorded in Liber 25668 at folio 099 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland, 20772, on

MAY 21, 2024 AT 9:32 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$21,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within ten (10) days of the final ratification of ne sale by the Circuit Court for PRINCÈ GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.93% 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 ten (10) days of ratification, the deposit will be forfeited as liquidated damages. The purchaser agrees that the property may be resold pursuant to an order of court, waives personal service upon themselves and/or any principal or corporate designee of any documents filed regarding the failure to pay the purchase price within ten (10) days of ratification and expressly agrees to accept service by first class mail of said documents at the address provided by the purchaser in the Memorandum of Sale. The purchaser will not be entitled to any surplus or profits arising from the resale even if they are the result of improvements made by the 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 e 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. The sale is subject to a post sale audit of the loan, including but not limited to an analysis of whether the borrower entered into a loan modification agreement, filed bankruptcy, reinstated or paid off the loan prior to the sale. The Substitute Trustees will convey either insurable or marketable title. If the Substitute Trustees are unable to convey insurable or marketable title or, the post sale audit concludes that the sale should not have occurred, or the sale is not ratified by the court for any reason, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit without interest even if the purchaser has made improvements to the property. 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 # 22-601551)

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

(5-2,5<u>-9,5-16)</u> 147098

LEGALS

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

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

4816 HARCOURT ROAD UNIT #23 **UPPER MARLBORO, MARYLAND 20772**

By virtue of the power and authority contained in a Deed of Trust from Yolanda Alexander aka Yoland Alexander, dated January 27, 2006, and recorded in Liber 24493 at folio 118 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland, 20772, on

JUNE 4, 2024 AT 9:30 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$13,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within ten (10) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within ten (10) days of ratification, the deposit will be forfeited as liquidated damages. The purchaser agrees that the property may be resold pursuant to an order of court, waives personal service upon themselves and/or any principal or corporate designee of any documents filed regarding the failure to pay the purchase price within ten (10) days of ratification and expressly agrees to accept service by first class mail of said documents at the address provided by the purchaser in the Memorandum of Sale. The purchaser will not be entitled to any surplus or profits arising from the resale even if they are the result of improvements made by the 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. The sale is subject to a post sale audit of the loan, including but not limited to an analysis of whether the borrower entered into a loan modification agreement, filed bankruptcy, reinstated or paid off the loan prior to the sale. The Substitute Trustees will convey either insurable or marketable title. If the Substitute Trustees are unable to convey insurable or marketable title or, the post sale audit concludes that the sale should not have occurred, or the sale is not ratified by the court for any reason, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit without interest even if the purchaser has made improvements to the property. 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 property. The purchaser at the foreelesure sale shall as possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 23-600553)

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

147207 (5-16,5-23,5-30)

LEGALS

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

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

1706 PORTLAND AVENUE FORT WASHINGTON, MARYLAND 20744

By virtue of the power and authority contained in a Deed of Trust from Dwayne A. Briscoe and Deborah D. Briscoe, dated June 29, 2006, and recorded in Liber 25630 at folio 185 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland, 20772, on

MAY 28, 2024 AT 9:31 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$27,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within ten (10) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within ten (10) days of ratification, the deposit will be forfeited as liquidated damages. The purchaser agrees that the property may be resold pursuant to an order of court, waives personal service upon themselves and/or any principal or corporate designee of any documents filed regarding the failure to pay the purchase price within ten (10) days of ratification and expressly agrees to accept service by first class mail of said documents at the address provided by the purchaser in the Memorandum of Sale. The purchaser will not be entitled to any surplus or profits arising from the resale even if they are the result of improvements made by the 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. The sale is subject to a post sale audit of the loan, including but not limited to an analysis of whether the borness. rower entered into a loan modification agreement, filed bankruptcy, reinstated or paid off the loan prior to the sale. The Substitute Trustees will convey either insurable or marketable title. If the Substitute Trustees are unable to convey insurable or marketable title or, the post sale audit concludes that the sale should not have occurred, or the sale is not ratified by the court for any reason, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit without interest even if the purchaser has made improvements to the property. 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 # 2011-14208)

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

147141 (5-9,5-16,5-23)

Your Newspaper of Legal Record 301-627-0900

LEGALS

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

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

1511 WHISTLING DUCK DRIVE UPPER MARLBORO, MARYLAND 20774

By virtue of the power and authority contained in a Deed of Trust from Estate of Earl D. Day Jr. and Estate of Nadine D. Day, dated June 26, 2006, and recorded in Liber 25492 at folio 183 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland, 20772, on

MAY 28, 2024 AT 9:30 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$47,000.00 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 ten (10) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within ten (10) days of ratification, the deposit will be forfeited as liquidated damages. The purchaser agrees that the property may be resold pursuant to an order of court, waives personal service upon themselves and/or any principal or corporate designee of any documents filed regarding the failure to pay the purchase price within ten (10) days of ratification and expressly agrees to accept service by first class mail of said documents at the address provided by the purchaser in the Memorandum of Sale. The purchaser will not be entitled to any surplus or profits arising from the resale even if they are the result of improvements made by the 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. The sale is subject to a post sale audit of the loan, including but not limited to an analysis of whether the borrower entered into a loan modification agreement, filed bankruptcy, reinstated or paid off the loan prior to the sale. The Substitute Trustees will convey either insurable or marketable title. If the Substitute Trustees are unable to convey insurable or marketable title or, the post sale audit concludes that the sale should not have occurred, or the sale is not ratified by the court for any reason, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit without interest even if the purchaser has made improvements to the property. 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 # 16-604769) 16-604769)

LAURA H.G. O'SULLIVAN, ET AL.,

147140

Substitute Trustees, by virtue of an instrument recorded in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

(5-9.5-16.5-23)

LEGALS

Public Meeting on Proposed Remedial Action Plan For the BARC 6 AOC (Biodegradable Landfill)

May 29, 2024, 5:00 - 6:30 PM George Washington Carver Center 5601 Sunnyside Ave | Beltsville, MD 20705 | Building 1 Room 1-1217

Free Parking is available. Enter via the main entrance and follow directions to Room 1-1217 Cafeteria.

Visit https://www.ars.usda.gov/docs/headquarters-information/ for more

Please bring a government issued Photo ID (Driver's License or Passport) for building access.

The U.S. Department of Agriculture, Agricultural Research Service (ARS) has completed an investigation and selection of a preferred remedial alternative for a Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) Area of Concern (AOC) at the Henry A. Wallace Beltsville Agricultural Research Center (BARC) located in Beltsville, Prince George's County, Maryland. The investigation and development of the remedial alternative for this National Priorities List (NPL) AOC have been completed with input and approval of the Environmental Protection Agency (EPA).

This notice announces the availability of the Proposed Remedial Action Plan (PRAP) for the BARC Biodegradable AOC, also known as BARC 6, for public review and comment. To support the public's review of the PRAP, BARC will hold a public meeting to discuss the completed investigations, risks to human health and the environment, and the preferred remedial action.

Approximately 4 acres in size, the BARC 6 AOC was an informal landfill, and was used for disposal of "biodegradable" wastes such as tree trimmings, grass clippings, and other non-construction related wastes from the 1940s until approximately 1975. A Preliminary Assessment and Site Investigation in 1991 at BARC 6 found unacceptable levels of two volatile organic compounds (VOCs) tetrachloroethylene (PCE) and trichloroethylene (TCE) in groundwater (GW). Following the groundwater investigation, landfill waste was excavated in 1993 and replaced with a clean soil cap. No source of PCE or TCE was found in the landfilled waste. After the removal action, there were no surface or subsurface soil contaminants creating unacceptable risks to human health or ecological receptors remaining at BARC 6.

Additional GW investigations and a study of regional groundwater data demonstrated the presence of an upgradient VOC plume that was moving onto the BARC property. The remedial investigation concluded that the offsite PCE and TCE contamination requires no further action from BARC. Therefore, the preferred remedial alternative for the BARC 6 AOC presented in the PRAP is "No Further Action" with respect to soil and "No Action" with respect to GW, Surface water, and Sediment.

In addition to the public meeting, the public is invited to review the administrative record for BARC and submit comments from 5/16/24 to 6/30/24. The PRAP, and supporting investigation report documents, are available for review at the following online location:

BARC Information Repository: https://cercla.ba.ars.usda.gov/advancedsearch enter "BARC 6"

PRAP may be submitted to:

Questions about the Public Meeting or comment submission on the

John Houston, ARS Remedial Project Manager Email: john.houston@usda.gov Phone: 240-204-3331

(5-16)<u>147214</u>

Serving Prince George's County Since 1932

LEGALS

A SUMMARY OF HYATTSVILLE CHARTER AMENDMENT RESOLUTION 2024-01 -MODERNIZING THE CITY'S PROCUREMENT PROVISIONS

Notice is hereby given by the City Council of the City of Hyattsville, a municipal corporation of the State of Maryland, that the Council passed and adopted Charter Amendment Resolution 2024-01 on April 15, 2024. The title of the Resolution which constitutes a fair summary of the amendment to the City Charter, is as follows:

A Resolution Amending the Charter to Modernize the City's Procurement Provisions by Placing the Requirements for Council Oversight in the City's Code and by Placing Aspects of the Procurement Process in the City's Code, and Inserting Language Requiring the City Administrator to Sign all Contracts in Accordance with the City Code.

The Charter Amendment Resolution will become effective June 4, 2024, subject to the provisions of Title 4, Subtitle 3 of the Local Government Article of the Annotated Code of Maryland regarding the right of the qualified voters of the City to petition the proposed amendments to referendum on or before May 25, 2024. The Charter Amendment Resolution shall be posted and available for inspection at the City Municipal Building, 4310 Gallatin Street, Hyattsville, Maryland 20781.

Additionally, to obtain Hyattsville Charter Amendment Resolution 2024-01 in its entirety contact Laura Reams, City Clerk, at (301) 985-5009 or go to www.hyattsville.org.

The City Council of Hyattsville

147035 (4-25,5-2,5-9,5-16)

LEGALS

A SUMMARY OF HYATTSVILLE ORDINANCE 2024-01 -**Procurement & Contracting Procedures**

Notice is hereby given by the City Council of the City of Hyattsville, a municipal corporation of the State of Maryland, that the Council passed and adopted Ordinance 2024-01 - Procurement & Contracting Procedures on May 6, 2024. The title of the Ordinance which constitutes a fair summary, is

An Ordinance whereby the City Council amends the City Code in order to modernize and codify the City's contracting and procurement policies.

The Ordinance is effective on May 26, 2024. The Ordinance is posted and available for inspection at the City Municipal Building, 4310 Gallatin Street, Hyattsville, Maryland 20781. Additionally, to obtain Hyattsville Ordinance 2024-01-Procurement & Contracting Procedures in its entirety contact Laura Reams, City Clerk, at (301) 985-5009 or go to www.hyattsville.org.

The City Council of Hyattsville

147211 (5-16,5-23)

LEGALS

Cellco Partnership and its controlled affiliates doing business as Verizon Wireless (Verizon Wireless) proposes to replace an existing public lighting structure with a 24-foot 7-inch Public Lighting Communications Tower at the Right-of-Way adjacent to 155 Potomac Passage, Oxon Hill, Prince George's County, MD 20745 (38.78518055555556, -77.01577222222222). Public comments regarding potential effects from this site on historic properties may be submitted within 30 days from the date of this publication to: Trileaf Corp, Kayla Lauer, k.lauer@trileaf.com, 8600 LaSalle Road, Suite 301, Towson, MD 21286,410-853-7128.

147212 (5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF LEO O JOHNSON

Notice is given that Cora Johnson, whose address is 15917 Dusty Ln, Accokeek, MD 20607, was on April 4, 2024 appointed Personal Representative of the estate of Leo O Johnson who died on September 9, 2023 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 pro bate of the decedent's will) shall file their objections with the Register of Wills on or before the 4th day of October, 2024.

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; 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.

CORA JOHNSON Personal Representative

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

Estate No. 131190 (5-2,5-9,5-16)

LEGALS

147116

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JUDY E EDMONDS

Notice is given that Theresa Chap-Ave, Oxon Hill, MD 20745, was on April 24, 2024 appointed Personal Representative of the estate of Judy E Edmonds, who died on April 18, 2022 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.

persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 24th day of October, 2024.

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; 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.

> THERESA CHAPLIN Personal Representative

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

Estate No. 133234 (5-2,5-9,5-16)

LEGALS

<u>147124</u>

NOTICE

TO: DEBORAH J. LINEBAUGH CHURCH

NOTICE is hereby given that BEATRICE MASON, Trustmaker of the MASON LIVING TRUST dated November 19, 1996(as amended), died on December 29, 2023. SUSAN LYNN HANNAH and LARRY HANNAH have accepted trustee-ship pursuant to the trust's terms. The Trustees have exercised due diligence to ascertain the location of the Trustmakers's niece, DEBORAH J. LINEBAUGH CHURCH, to no ef-

Therefore, DEBORAH J. LINEBAUGH CHURCH, or such other party or parties who may have information as to her whereabouts, are directed to contact counsel for the Trustees at their earliest convenience: Kristof G. Koletar, Esq., Hunter Law Firm, 910 W. Mercury Blvd., Hampton VA 23666, (757) 825-0400, kkole-

tar@hunterlawfirm.com. BE ADVISED THAT FAILURE TO CONTACT TRUSTEE' COUNSEL MAY RESULT IN FORFEITURE OF YOUR LEGAL INTEREST IN THE

TRUST ASSETS (4-25,5-2,5-9,5-16) 147089

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARY TALLEY

Notice is given that Rosalynn Y Talley, whose address is 2765 Naylor Rd SE Apt B1, Washington, DC 20020, was on April 23, 2024 appointed Personal Representative of the estate of Mary Talley who died on February 11, 2024 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 23rd day of October, 2024.

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; 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.

ROSALYNN Y TALLEY Personal Representative

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

Estate No. 132671

147117 (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF GRACE M JACKSON

Notice is given that Bobby L. Jackson, Jr, whose address is 4309 Shel-Avenue, Temple Hills, MD 20748, was on March 20, 2024 appointed Personal Representative of the estate of Grace M Jackson, who died on December 5, 2023 without a

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

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 20th day of September, 2024.

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; 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.

BOBBY L. JACKSON, JR Personal Representative

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

> Estate No. 132774 (5-2,5-9,5-16)

<u>147125</u>

NOTICE

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

Plaintiffs

Sheila Denise Hamilton Defendant

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

CIVIL NO. CAEF 21-02694

ORDERED, this 2nd day of May 2024 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 3605 24TH Avenue, Temple Hills, Maryland 20748 mentioned in these proceedings, made and reported by Laura H.G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024 next, provided a copy of this notice be inserted in some newspaper published in said County once in each of three successive weeks before the 3rd day of June, 2024, next.

The report states the amount of sale to be \$285,000.00. MAHASIN EL AMIN

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

147176 (5-9,5-16,5-23)

LEGALS

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF HELEN V COLE

Notice is given that Brian Cole, whose address is 4026 92nd Ave, Springdale, MD 20774, was on April 9, 2024 appointed Personal Representative of the estate of Helen V Cole who died on March 11, 2024

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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 9th day of Oc-Any person having a claim against the decedent must present the claim to the undersigned personal repre-

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

sentative or file it with the Register

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. Ćlaim forms may be obtained from the Register of Wills.

BRIAN COLE Personal Representative

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

Estate No. 133035 <u>147118</u> (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED **DEBORAH RUTTER PITTS**

Notice is given that Renee Alicia Pitts, whose address is 1121 N Stockton St., Baltimore, MD 21217, was on April 1, 2024 appointed Personal Representative of the estate of Deborah Rutter Pitts, who died on November 23, 2023 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 1st day of October, 2024

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

(1) Six months from the date of the decedent's death; 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.

RENEE ALICIA P ITTS Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County

P.O. Box 1729 Upper Marlboro, MD 20773-1729 Estate No. 132300

<u>147126</u> (5-2,5-9,5-16)

NOTICE ELAINE CHABOT, et al.,

Plaintiff

HOLLY CARTER Defendant

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-23-003612

NOTICE IS HEREBY given this 30th day of April, 2024, by the Circuit Court of Prince George's County, Maryland, that the sale of the property mentioned in these proceedings, specifically, 8713 23rd Court, Hyattsville, MD 20783 made and reported by Abigale Bruce-Watson, Trustee, will be ratified and confirmed, unless cause to the contrary be shown on or before the 30th

day of May, 2024, PROVIDED, a copy of this NO-TICE be inserted in a newspaper published in said County, one in each of three (3) successive weeks before the 30th day of May, 2024. The REPORT STATES the amount of sale to be Five Hundred Ten Thousand Dollars and No Cents

(\$510,000.00). MAHASIN EL AMIN Clerk, Circuit Court for Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk

147153 (5-9,5-16,5-23)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **JOYCE E EDELIN**

Notice is given that Karen E Strawbridge, whose address is 8808 Jolly Drive, Fort Washington, MD 20744, was on April 19, 2024 appointed Personal Representative of the estate of Joyce E Edelin who died on March 13, 2024 with a will.

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

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 19th day of October, 2024. Any person having a claim against

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

the decedent must present the claim to the undersigned personal repre-

sentative or file it with the Register

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.

KAREN E STRAWBRIDGE Personal Representative

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

Estate No. 133174 <u>147119</u> (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ROBERT E POUNDS

Notice is given that Todd K Pounds, whose address is 201 Riverside Road, Edgewater, Maryland 21037, was on April 22, 2024 ap-pointed Personal Representative of the estate of Robert E Pounds, who died on November 24, 2011 without

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 fills on or betore the 22nd day of October, 2024. Any person having a claim against

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

(1) Six months from the date of the

decedent's death; or (2) Two months after the personal representative mails or otherwise elivers 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.

TODD K POUNDS Personal Representative

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

Estate No. 133069

147127 (5-2,5-9,5-16)

NOTICE

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

Plaintiffs vs.

Kafayat Ashorobi

Defendant IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY,

MARYLAND CIVIL NO. C-16-CV-23-001250

ORDERED, this 13th day of May 2024 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 624 Evening Star Place, Bowie, Maryland 20721 mentioned in these proceedings, made and reported by Laura H.G. O'Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or be-fore the 13th day of June, 2024 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 13th day of June, 2024, next. The report states the amount of

sale to be \$319,000.00. MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk

147259

(5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ANTHONY L WELLS

Notice is given that Pearl R Wells, whose address is 915 Jamesview Lane, Bowie, MD 20721, was on April 22, 2024 appointed Personal Representative of the estate of Anthony L Wells, who died on December 25, 2023 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 22nd day of October, 2024.

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; 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.

> PEARL R WELLS Personal Representative

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

Estate No. 133202

<u>147122</u> (5-2,5-9,5-16)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED IN THE ESTATE OF ESTELLE ROSE POUNDS

Notice is given that Todd K Pounds, whose address is 201 Riverside Road, Edgewater, Maryland 21037, was on April 22, 2024 ap-pointed Personal Representative of the estate of Estelle Rose Pounds, who died on March 8, 2024 without

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 22nd day of October, 2024. 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 under-

signed, on or before the earlier of the following dates: (1) Six 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.

TODD K POUNDS Personal Representative

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

<u>147128</u>

Estate No. 133071

(5-2,5-9,5-16)

147129

Proudly

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Prince George's County

Since 1932

LEGALS

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF

NOTICE OF APPOINTMENT

MARY DELIA BRISCOE Notice is given that Sharon Proctor, whose address is 13106 Venango Rd, Fort Washington, MD 20744, was on April 24, 2024 appointed Personal Representative of the es-tate of Mary Delia Briscoe, who died on October 11, 2023 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 24th day of October, 2024

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

Any person having a claim against

(1) Six 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. Ćlaim forms may be ob-

tained from the Register of Wills. SHARON PROCTOR Personal Representative

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

Estate No. 131908 (5-2,5-9,5-16) <u>147123</u>

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

LEGALS

IN THE ESTATE OF DAVID C BROWN Notice is given that James H Brown, whose address is 15401 Whistling Oak Way, Accokeek, Maryland 20607, was on April 22, 2024 appointed Personal Representative of the estate of David C Brown, who died on April 7, 2024

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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 22nd day of October, 2024. 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; 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.

JAMES H BROWN

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

Personal Representative

Estate No. 133197 (5-2,5-9,5-16)

The

Prince George's Post

ORDER OF PUBLICATION

c/o James F. Truitt, Jr. 20 East Timonium Road, Suite 100 20 East Himohum Rous, 22112 Timonium, Maryland 21093 Plaintiff

The Testate and Intestate Successors of Eleanor D. Cook, Deceased

CHARLES YOUNG AVE

Prince George's County, Maryland (for Maryland Annotated Code 14-1836(b)(1)(v) purposes only)

Any and all person having or claiming to have any interest in the fee simple in the properties and premises situate, lying and being in the County of Prince George's described on the Tax Rolls Prince George's County Collector of State and County Taxes for said County

Charles Young Avenue, Aquasco, MD 20608, Eighth (8th) Election District, described as follows: Lots 9 10 5,844.0000 Sq. Ft. Cedar Haven Blk 10 Assmt \$1,100 Lib 00000 Fl 000 and assessed to Cook Eleanor D.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY IN EQUITY Case Number: C-16-CV-24-001843

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Charles Young Avenue, Aquasco, MD 20608 in the County of Prince George's, sold by the Col-lector of Taxes for the County of Prince George's and the State of Maryland to the Plaintiff in this proceeding:

Lots 9 10 5,844.0000 Sq. Ft. Cedar Haven Blk 10 Assmt \$1,100 Lib 00000 Fl 000 and assessed to Cook Eleanor D.

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

It is thereupon this 22nd day of April, 2024, by the Circuit Court for rince George's County, Ordered, That notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County once a week for three (3) successive weeks, warning all persons interested in the property to appear in this Court by the 25th day of June, 2024, and redeem the property Charles Young Avenue, Aquasco, MD 20608 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's 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

147094

(5-2,5-9,5-16)

Plaintiff

LEGALS

ORDER OF PUBLICATION

Miyonna Campbell, VS.

Elarka Nixon:

Latoya Matthews: Prince George's County;

And

All other persons having or claiming to have an interest in property described as 6118 Lee Pl., Capitol Heights, MD 20743, and more fully described in Liber 41107 Page 0479 among the Land Records Book for Prince George's County, Maryland, Assessed Value: \$38,367; and Assessed to: Elarka Nixon & Latova Matthews; Property ID: 18-1991595, Defendants

In the Circuit Court for Prince George's County, Maryland Civil Action No. C-16-CV-24-001372

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following prop-

Property described as 6118 Lee Pl., Capitol Heights, MD 20743, and more fully described in Liber 41107 Page 0479 among the Land Records Book for Prince George's County, Maryland, Assessed Value: \$38,367; and Assessed to: Elarka Nixon & Latoya Matthews; Property ID: 18-1991595.

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

pired. It is thereupon this 22nd day of April, 2024, by the Circuit Court for

Prince George's County; ORDERED, that notice be given by the insertion of a copy of this Order in a newspaper having a general circulation in Prince George's County once a week for three successive weeks, the last insertion on or before May 17, 2024, warning all persons interested in the said properties to be and appear in this Court by the 24th day of June, 2024 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

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

True Copy—Test: Mahasin El Amin, Clerk (5-2,5-9,5-16) 147096

LEGALS ORDER OF PUBLICATION

Jay Perera c/o James F. Truitt, Jr. 20 East Timonium Road, Suite 100 Timonium, Maryland 21093

Plaintiff

The Testate and Intestate Successors of Opal Korkolis, Deceased

QUARTER AVE

Prince George's County, Maryland (for Maryland Annotated Code 14-1836(b)(1)(v) purposes only)

Any and all person having or claiming to have any interest in the fee simple in the properties and premises situate, lying and being in the County of Prince George's described on the Tax Rolls Prince George's County Collector of State and County Taxes for said County

Quarter Avenue, Capital Heights, MD 20743, Sixth (6th) Election District, described as follows: All that lot of land Lts 89.90.91.9 2 8,000.0000 Sq.Ft. Spaulding Heights Blk 3 Assmt \$10,500 Lib 00000 Fl 000 and assessed to Korkolis Gust & O Pal.

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY IN EQUITY

Case Number: C-16-CV-24-001841

The object of this proceeding is to redemption in the following property Quarter Avenue, Capital Heights, MD 20743 in the County of Prince George's, sold by the Collector of Taxes for the County of Prince George's and the State of Maryland George's and the State of Maryland to the Plaintiff in this proceeding:

All that lot of land Lts 89.90.91.9 2 8,000.0000 Sq.Ft. Spaulding Heights Blk 3 Assmt \$10,500 Lib 00000 Fl 000 and assessed to Korkolis Gust & O

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

been paid.

It is thereupon this 22nd day of April, 2024, by the Circuit Court for Prince George's County, Ordered, That notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George's County once a week for three (3) successive weeks, warning all persons interweeks, warning all persons interested in the property to appear in this Court by the 25th day of June, 2024, and redeem the property Quarter Avenue, Capital Heights, MD 20743 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's 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

(5-2,5-9,5-16) 147095

LEGALS

ORDER OF PUBLICATION

Palomino Holdings, LLC 25 Hooks Ln Suite 202 Pikesville, MD 21208

Plaintiff

Aura I.R. Sotero AKA Aura I. Rodriguez Sotero 1009 CHILLUM RD UNIT 202 Hyattsville, MD 20782

State of Maryland S/O Anthony G. Brown, Attorney General 200 St. Paul Place Baltimore, MD 21202

Prince George's County S/O Stephen J. McGibbon Director of Finance 1301 McCormick Drive **Suite 1100** Largo, MD 20774

and

The County Executive and County Council of Prince George's County S/O Rhonda L. Weaver County Attorney

1301 McCormick Drive, Suite 4100 Largo, MD 20774

All unknown owners of the property described Below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate in Prince George's County, known as 1009 CHILLUM RD UNIT 202 and described as 368.0000 Sq.Ft & Imps Being known as District Account Number: 17 3755139, Block Lot on the Tax Roll of the Director of Finance.

Defendants

LEGALS

In the Circuit Court for Prince George's County, Maryland CASE NO.: C-16-CV-24-002008

The object of this proceeding is to secure the foreclosure of all rights of redemption from tax sale on the property known as 1009 CHILLUM RD UNIT 202 in Prince George's County, State of Maryland, sold by the Finance Officer of Prince George's County, State of Maryland to Palomino Holdings, LLC, the Plaintiff.

A DESCRIPTION of the property in substantially the same form as the description appearing on the Treasurer's and/or Director's tax roll and Deed hereinafter referred to is: known as 1009 CHILLUM RD UNIT 202 and described as 368.0000 Sq.Ft & Imps Being known as District Account Number: 17 3755139, Block Lot on the Tax Roll of the Director of Fi-

The complaint states among other things that the amount necessary for redemption has not been paid.

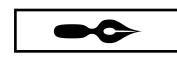
redemption has not been paid.

It is thereupon this 29th day of April, 2024, by the Circuit Court for Prince George's County, Ordered, that notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for three consecutive weeks, warning for three consecutive weeks, warning all persons interested in the property to appear in this Court by the 2nd day of July, 2024, and redeem the property and answer the Complaint or thereafter a final judgment will be entered foreclosing all rights of re-demption in the property and vest-ing in the Plaintiff a title to said property in Fee Simple, free of all liens and encumbrances.

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

Mahasin Él Amin, Clerk





LEGALS

ORDER OF PUBLICATION

SAAD BENKIRANE 2701 12th Street, S. Arlington, Virginia 22204

Plaintiff

JOHN E. MORSE 2901 N. Leisure World Boulevard, Unit 208 Silver Spring, Maryland 20906

and

HENRIETTA J. MORSE 2901 N. Leisure World Boulevard, Unit 208 Silver Spring, Maryland 20906

UNKNOWN OWNER OF PROP-**ERTY**

1450 Potomac Heights Drive, Unit 148, Map 114, Grid B2, Parcel 000, Acct No. 12-1351758

the unknown owner's heirs, devisees and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right title and interest

THE COUNTY OF PRINCE GEORGE'S Serve on: Rhonda L. Weaver County Attorney 1301 McCormick Drive

Suite 4100 Largo, Maryland 20774

And all other persons having or claiming to have an interest in 1450 Potomac Heights Drive, Unit 148, Account Number 12-1351758

Defendants.

In the Circuit Court for Prince George's County, Maryland CASE NO.: C-16-CV-24-002042

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property, 1450 Potomac Heights Drive, Unit 148, Account Number 12-1351758 and assessed to John E. Morse and Henrietta J. Morse, and sold by the Collector of Taxes for Prince George's County and the State of Maryland to the Plaintiffs in these proceedings:

1450 Potomac Heights Drive, Unit 148, District 12, Map 114, Grid B2, Parcel 0000, Acct No.: 1351758

The complaint states, among other things, that the amounts necessary for redemption have not been paid, although the required time for filing a Complaint has elapsed.

It is thereupon this 29th day of April, 2024, by the Circuit Court for

Prince George's County,
ORDERED, that notice be given
by the insertion of a copy of this
Order in some newspaper having a general circulation once a week for three successive weeks, before the 24th day of May, 2024, warning all persons interested in said property to be and appear in this Court by the 2nd day of July, 2024, to redeem the property, 1450 Potomac Heights Drive, Unit 148, Fort Washington, Account Number 12-1351758, and answer the Complaint of or thereafter a final decree will be rendered foreclosing all rights of redemption in the property and vesting in the Plaintiff, SAAD BENKIRANE, a title free and clear of all encumbrances, except for ground rents.

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

True Copy—Test: Mahasin El Amin, Clerk

147149 (5-9.5-16.5-23)

ORDER OF PUBLICATION

CLEOPHAS L. MALONE, JR.

Plaintiff

JOAN PLATT SIMON, PERS. REP. OF THE ESTATE OF ROBERT PLATT

AND

JOEL N. SIMON, PERS. REP. OF THE ESTATE OF ROBERT PLATT

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

0 LIVINGSTON ROAD ACCOKEEK, MD 20607

AND

PRINCE GEORGE'S COUNTY, MARYLAND SERVE ON: RHONDA L. WEAVER, **COUNTY ATTORNEY**

UNKNOWN OWNERS OF THE PROPERTY:

0 LIVINGSTON ROAD ACCOKEEK, MD 20607

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

Defendant(s)

In the Circuit Court for Prince George's County, Maryland CASE NO.: C-16-CV-24-002057

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

All that property in Prince George's County described as: Chas Co Line, 10.5000 Acres., Assmt \$60,867 Map 170 Grid D2 Par 076 Lib 04754, Fl 293, tax account no. 05-0276428, and assessed to Robert Platt.

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

expired.

It is thereupon this 6th day of May, 2024, by the Circuit Court for Prince George's County:

ORDERED, That notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County, once a week for general circulation in Prince George's County once a week for three (3) successive weeks on or before the 31st day of May, 2024, warning all persons interested in the property to appear in this Court by the 9th day of July, 2024, and redeem the property described above and answer the Complaint or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free and clear of all encumbrances

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

True Copy—Test: Mahasin El Amin, Clerk (5-16,5-23,5-30) 147208



LEGALS

NOTICE

JEREMY K. FISHMAN, et al.

Substitute Trustees

vs. DERON JAMAR PENN 1502 KAREN BLVD DISTRICT HEIGHTS, MD 20747

Defendant In the Circuit Court for Prince George's County, Maryland Civil Action No.

C-16-CV-23-003539

Notice is hereby given this 22nd day of April, 2024, by the Circuit Court for Prince George's County, Maryland, that the sale of the property mentioned in these proceedings and described as 1502 KAREN BLVD, DISTRICT HEIGHTS, MD 20747, made and represented by Jeremy K. Fishman, Samuel D. Williamowsky, and Erica T. Davis, Substitute Trustees, will be ratified and confirmed unless cause to the contrary thereof be shown on or before the 22nd day of May, 2024, 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 22nd day of May, 2024, next.

The Report of Sale states the amount of the sale to be Two Hundred Thirty Seven Thousand Dollars (\$237,000.00).

MAHASIN EL AMIN Clerk of the Circuit Court for Prince George's County, Md. True Copy—Test: Mahasin El Amin, Clerk 147093 (5-2,5-9,5-16)

LEGALS

ORDER OF PUBLICATION LATAYA BYRD,

Plaintiff,

PEARL S. GRAY, PERSONAL REP-RESENTATIVE OF THE ESTATE OF JEROME S. JONES

STATE OF MARYLAND SERVE ON: ANTHONY G. BROWN, ATTORNEY GENERAL

(All persons having or claiming to

have an interest in the property sit-

uate and lying in Prince George's County and known as:) WILSON DRIVE AQUASCO, MD 20608

AND DESCRIBED ON THE TAX ROLL OF THE DIRECTOR OF FI-NANCE AS FOLLOWS: LOTS 28.29, 5,000.0000 SQ.FT. EAGLE HARBOR BLK 10 ASSMT \$2,500 LIB 05663 FL 358

PRINCE GEORGE'S COUNTY, MARYLAND SERVE ON: RHONDA L. WEAVER, **COUNTY ATTORNEY**

AND

UNKNOWN OWNERS OF THE PROPERTY: WILSON DRIVE AQUASCO, MD 20608

AND DESCRIBED ON THE TAX ROLL OF THE DIRECTOR OF FI-NANCE AS FOLLOWS: LOTS 28.29, 5,000.0000 SQ.FT. EAGLE HARBOR BLK 10 ASSMT \$2,500 LIB 05663 FL 358

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

Defendant(s)

In the Circuit Court for Prince George's County, Maryland CASÉ NO.: C-16-CV-24-001373

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

All that property in Prince George's County described as: LOTS 28.29, 5,000.0000 Sq.Ft. Eagle Harbor Blk 10 Assmt \$2,500.00 Lib 05663 Fl 0835900 and assessed to Jerome Jones. The Complaint states, among other things, that the amounts necessary

although more than six (6) months and a day from the date of sale has It is thereupon this 6th day of May, 2024, by the Circuit Court for Prince

or redemption have not been paid

George's County:
ORDERED, That notice be given
by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for three (3) successive weeks on or be fore the 31st day of May, 2024, warning all persons interested in the property to appear in this Court by the 9th day of July, 2024, and re-deem the property described above and answer the Complaint or thereafter a Final Judgment will be en-tered foreclosing all rights of redemption in the property, and vesting in the Plaintiff a title, free

and clear of all encumbrances. MAHASIN EL AMIN Clerk of the Circuit Court for Prince George's County, Maryland

True Copy—Test: Mahasin El Amin, Clerk 147209 (5-16,5-23,5-30)

IN THE CIRCUIT COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND IN THE MATTER OF A **PETITION** FOR ADOPTION OF

AN ADULT CHILD Adoption No. C-16-FM-23-009587

NOTICE OF PUBLICATION TO **BIOLOGICAL FATHER**

To: JORDAN RAMSEY, Biological Father: You are hereby notified that an adoption case has been filed in the Circuit Court for Prince George's County, Adoption No. C-16-FM-23-009587. All persons who believe themselves to be the parent of a male child born on June 30, 2005, in Cobb County, Georgia, to JAMIE AURELIA PARKER, f/k/a Jamie Aurelia Ramsey, birth date March 16, 1977, shall file a written response. A copy of the show cause order may be obtained from the Clerk's Office at the Circuit Court for Prince George's County, Maryland, 14735 Main Street, Upper Marlboro, Maryland 20772, and telephone number: 301-952-5206. If you do not file a written objection by 30 days from the date this notice appears in a Prince George's County, Maryland, Newspaper, you will have agreed to the permanent loss of your parental rights to

147246

(5-16,5-23,5-30)

ORDER OF PUBLICATION

MUNICIPAL INVESTMENTS, LLC C/O KENNY LAW GROUP, LLC

Plaintiff

D IANE KLEMER LIVING TRUST; DATED SEPTEMBER 1, 2004

THE ESTATE OF DOROTHY JANE **KLEMER** S/O ERIC KRIEMELMEYER, PER-SONAL REP.

PRINCE GEORGE'S COUNTY, MARYLAND S/O: RHONDA L. WEAVER, **COUNTY ATTORNEY**

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

1404 WASHINGTON LN FORT WASHINGTON MD 20744

Unknown Owner of the property 1404 WASHINGTON LN described as follows: Property Tax ID 05-0339036 on the Tax Roll of Prince $\,$ George's County, 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 property.

Defendants

IN THE CIRCUIT COURT OF MARYLAND FOR PRINCE GEORGE'S COUNTY CASE NO.: C-16-CV-24-002163

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

FO, LOT 12 BLK D; FOREST Assmt 294,933 Lib and Fl 20763/359 and assessed to D JANE KLEMER LIV-ING TRUST and DOROTHY J. KLE-MER, TRUSTEE, also known as 1404 WASHINGTON LN, FORT WASHINGTON MD 20744, Tax Account No. 05-0339036.

31222 SO FT, FORT WASHINGTON

The Complaint states, among other things, that the amounts necessary for redemption have not been paid although more than six (6) months and a day from the date of sale has expired. It is thereupon this 6th day of May, 2024, by the Circuit Court for Prince

George's County: ORDERED, That notice be given by the insertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for three (3) successive weeks on or before the 21th days of May 2024 week. fore the 31st day of May, 2024, warnng all person inter property to appear in this Court by the 9th day of July, 2024 and redeem the property described above and answer the Complaint or thereafter a Final Judgment will be entered foreclosing all rights of redemption in the property, and vesting in the

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

Plaintiff a title, free and clear of all

True Copy—Test: Mahasin El Amin, Clerk 147210 (5-16,5-23,5-30)

IT PAYS TO ADVERTISE

Prince

The

CALL

George's Post



Brenda Boice

301 627 0900

NOTICE OF FINDING OF NO SIGNFICANT IMPACT AND NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

PUBLICATION DATE: May 16, 2024

GRANTEE NAME: Prince George's County, Maryland

SUBGRANTEE NAME: KCG Companies, LLC (KCG)
GRANTEE ADDRESS: 9200 Basil Court, Suite 306

9200 Basil Court, Suite 306 Largo, MD 20774

TELEPHONE: (301) 883-6511

These notices shall satisfy two separate but related procedural requirements for activities to be undertaken by Prince George's County.

REQUEST FOR RELEASE OF FUNDS

On or after June 3, 2024, Prince George's County will submit a request to the U.S. Department of Housing and Urban Development (HUD), Community Planning and Development Division. The request will be for the release of HOME Investment Partnerships American Rescue Plan Program (HOME-ARP) funds appropriated under section 3205 of the American Rescue Plan Act of 2021 (P.L. 117-2) ("ARP") for the HOME Investment Partnerships Program (HOME) to provide homelessness assistance and supportive services.

KCG Companies, LLC (KCG) will use HUD HOME-ARP funding to undertake a new multifamily development project entitled "The Cassidy." This project consists of the construction of three four-story apartment buildings with a separate clubhouse building. The proposed project action area is approximately 572,378 square feet (SF) (13.1 acres) in size and consists of the properties identified as Property Account ID Numbers 18-4023313 and 18-4023321, located at 1200 Karen Boulevard in Capitol Heights, Maryland. The development will provide a total of 175 units, including 55 one-bedroom units, 79 two-bedroom units, and 41 three-bedroom units. The buildings will have a total of 161,056 rentable/residential square feet (RSF) and will cover 206,050 gross square feet (GSF) of the 572,378-SF site. All 175 units will accommodate households earning up to sixty percent of the Area Median Income (AMI) and will include 3 HOME-ARP units for households earning 5% or below of the AMI. In addition to the construction of the buildings, site work will include cut and fill operations, stormwater and utility structures, landscaping, and sidewalks. The proposed HUD funding is approximately \$1,050,000. The estimated total project cost is \$68,632,581.

FINDING OF NO SIGNIFICANT IMPACT

Prince George's County has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at Prince George's County, Department of Housing and Community Development, 9200 Basil Court, Suite 306, Largo, MD 20774. The ERR is posted on the HUD Exchange at https://www.onecpd.info/environmental-review/environmental-review-records.

PUBLIC COMMENTS

Any individual, group or agency may submit written comments on the ERR to the Prince George's County, Department of Housing and Community Development; Attn: Julius N. Mbotiji, by e-mail to Jnmbotiji@co.pg.md.us. All comments received by June 1, 2024, will be considered by the County prior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

ENVIRONMENTAL CERTIFICATION

Prince George's County certifies to HUD that Ashley Johnson-Hare, in her capacity as Deputy Director of the Department of Housing and Community Development, consents to accept the jurisdiction of the federal courts if an action is brought to enforce responsibilities in relation to the environmental review process, and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorities and allows Prince George's County to use HOME funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and Prince Georges County's certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of Prince Georges County; (b) Prince George's County has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; (c) the grant recipient or other participants in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted in accordance with the required procedures (24 CFR Part 58, Sec. 58.76), and shall be submitted by e-mail to CPD COVID-19OEE-DC@hud.gov. Potential objectors should contact HUD by e-mail to Michael D. Rose, Director, Community Planning and Development Division, HUD Washington, DC Field Office, at Michael.D.Rose@hud.gov to verify the actual last day of the objection period.

Ashley Johnson-Hare, Deputy Director

Prince George's County
Department of Housing and Community Development

147252 (5-16)

ORDER OF PUBLICATION

In the Circuit Court for

Prince George's County, Maryland

Case Number: C-16-FM-23-007156

ORDERED, ON THIS 13th day of

May, 2024, by the Circuit Court for Prince George's County MD:

That the Defendant, IVORIE WYKEENA HAYES is hereby noti-

fied that the Plaintiff, has filed a

Complaint for Absolute Divorce naming him/her as the defendant

and seeking the Divorce on the Grounds of Twelve-Month Separa-

tion and stating that the Defendant's

last known address is: 2804 Pulaski Hwy, Baltimore, MD 21224, and

ORDERED, that the Plaintiff may serve process to the Defendant, IVORIE WYKEENA HAYES, in ac-

cordance with Maryland Rule 2-121(a)(2) as follows:

By posting notice in a newspaper or publication of general circulation published in Prince George's County, Maryland for three consecutive weeks and provide proof of publication to the Court; and it is further:

ORDERED, said posting to be completed by the 12th day of June, 2024, and it is further;

ANSARA BURGESS

IVORIE HAYES

therefore it is;

NOTICE TO CREDITORS OF APPOINTMENT OF FOREIGN PERSONAL REPRESENTATIVE

NOTICE IS GIVEN that the Commonwealth of Pennsylvania court of Chester county appointed Marita Rivero, whose address is 174 Middlesex Rd., Brookline, MA 02467, and Juan Rivero, whose address is 174 Bright St, San Francisco, CA 94132 as the Co-Personal Representatives of the Estate of Grace B. Rivero who died on April 16, 2009 domiciled in Brookline, MA.

The Maryland resident agent for service of process is Belinda Reese, whose address is 14625 Baltimore Ave, Laurel, MD 20707.

At the time of death, the decedent owned real or leasehold property in the following Maryland counties:

PRINCE GEORGE'S COUNTY
All persons having claims against the decedent must file their claims with the Register of Wills for Prince George's County with a copy to the foreign co-personal representatives on or before the earlier of the fol-

(1) Six months from the date of the decedent's death; or

lowing dates:

(2) Two months after the foreign co-personal representatives mails or 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 claim within two months from the mailing or other delivery of the notice. Claims filed after that date or after a date extended by law will be barred.

MARITA RIVERO JUAN RIVERO Foreign Co-Personal Representatives

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

Estate No. 132738 147248 (5-16,5-23,5-30) ORDERED, THAT THE DEFENDANT, IVORIE WYKEENA HAYES, IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DEFENSE ON OR BEFORE THE 12th day of July, 2024, MAY RESULT IN THE CASE PROCEEDING AGAINST HIM/HER BY DEFAULT.

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

True Copy—Test: Mahasin El Amin, Clerk

147253 (5-16,5-23,5-30)

LEGALS

COHN, GOLDBERG & DEUTSCH, LLC 1099 WINTERSON ROAD, SUITE 301 LINTHICUM HEIGHTS, MD 21090 www.cgd-law.com/sales

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

12420 CEDARVILLE ROAD BRANDYWINE, MD 20613

By authority contained in a Deed of Trust dated December 29, 2006 and recorded in Liber 31449, Folio 1, modified by Loan Modification Agreement recorded on December 26, 2017, at Liber No. 40386, Folio 346, among the Land Records of Prince George's County, Maryland, with an original principal balance of \$300,000.00, and an interest rate of 4.000%, default having occurred thereunder, the Substitute Trustees will sell at public auction at the Circuit Court for Prince George's County, 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 28, 2024 AT 11:30AM

ALL THAT FEE SIMPLE property 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" subject to any conditions, restrictions, easements and agreements of record affecting same with no warranty of any kind. A deposit of \$21,000.00 by certified funds only (no cash accepted) required at time of auction. Balance of the purchase price to be paid within 10 days of ratification of sale by the Court, with interest at the note rate from date of sale to settlement. If settlement is delayed for ANY reason, there shall be no abatement of interest or taxes. All private utility, water and sewer facilities charges, front foot benefit payments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale are payable by purchaser without adjustment. Real estate taxes and all other public charges, or assessments, to be adjusted as of date of sale. Transfer and recordation taxes, and all other costs incident to settlement, shall be borne by purchaser. Purchaser shall be responsible for obtaining physical possession of the property.

TIME IS OF THE ESSENCE. If purchaser fails to go to settlement within ten days of ratification, or otherwise fails to comply with the terms of sale, the Trustee may declare the entire deposit forfeited and resell the property at the risk and expense of defaulting purchaser, who agrees to pay reasonable attorneys' fees and costs if a motion to resell the property has been filed, purchaser waives personal service of any paper filed in connection with such motion, and agrees to accept service of any such paper by regular mail to the address provided at time of sale. If the Trustee cannot convey insurable title, or the loan servicer determines that the sale should not have occurred, the sale shall be null and void, and purchaser's sole remedy shall be the return of deposit without interest

Richard E. Solomon, et al., Sub. Trustees Substitute Trustees

> Tidewater Auctions, LLC (410) 825-2900 www.tidewaterauctions.com

00 (5-9,5-16,5-2

COUNTY COUNCIL HEARINGS

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND

NOTICE OF PUBLIC HEARINGS

TUESDAY, MAY 28, 2024 COUNCIL HEARING ROOM

WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND https://pgccouncil.us/LIVE

10:00 A.M.

Notice is hereby given that on Tuesday, May 28, 2024, the County Council of Prince George's County, Maryland, will hold the following public hearings:

Appointment of the following individuals to the Fire Commission for Prince George's County:

Ms. Gloria J. Bell Reappointment
Volunteer Member

Ms. Michelle A. Chandler

Term Expiration: July 1, 2026

Reappointment

Career Member Term Expiration: July 1, 2026

Ms. Lisa MC Hegwood Reappointment Volunteer Member

Term Expiration: July 1, 2026

Mr. Marlon E. Selmon Reappointment
Resident Member
Term Expiration: July 1, 2026

Mr. Kyle J. Snyder Reappointment

Volunteer Member Term Expiration: July 1, 2026

To register to speak or submit comments or written testimony please use the Council's eComment portal at: https://pgccouncil.us/Speak. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-5178.

Written comments must be submitted 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. Register to speak, in advance, by 3:00 p.m. on the day BEFORE the meeting. Additionally, on-site registration for live testimony is now available; however, advance registration to testify is strongly encouraged.

These policies are in effect until otherwise changed and, 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.

View meetings by selecting the "In Progress" link next to the meeting on the Council's live streaming page: https://pgccouncil.us/LIVE.

BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND Jolene Ivey, Chair

ATTEST: Donna J. Brown Clerk of the Council

(5-16,5-23)

LEGALS

COHN, GOLDBERG & DEUTSCH, LLC 1099 WINTERSON ROAD, SUITE 301 LINTHICUM HEIGHTS, MD 21090 www.cgd-law.com/sales

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

3009 SOUTHERN AVENUE #23 TEMPLE HILLS, MD 20748

By authority contained in a Deed of Trust dated July 2, 2020 and recorded in Liber 43822, Folio 208, , among the Land Records of Prince George's County, Maryland, with an original principal balance of \$121,998.00, and an interest rate of 5.000%, default having occurred thereunder, the Substitute Trustees will sell at public auction at the Circuit Court for Prince George's County, 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 28, 2024 AT 11:30AM

ALL THAT FEE SIMPLE property more fully described in the aforesaid Deed of Trust. The property being sold is a condominium unit and all common elements appurtenant thereto.

Terms of Sale: The property will be sold "as is" subject to any conditions, restrictions, easements and agreements of record affecting same with no warranty of any kind. A deposit of \$11,000.00 by certified funds only (no cash accepted) required at time of auction. Balance of the purchase price to be paid within 10 days of ratification of sale by the Court, with interest at the note rate from date of sale to settlement. If settlement is delayed for ANY reason, there shall be no abatement of interest or taxes. All private utility, water and sewer facilities charges, front foot benefit payments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale are payable by purchaser without adjustment. Real estate taxes and all other public charges, or assessments, to be adjusted as of date of sale. Transfer and recordation taxes, and all other costs incident to settlement, shall be borne by purchaser. Purchaser shall be responsible for obtaining physical possession of the property.

TIME IS OF THE ESSENCE. If purchaser fails to go to settlement within ten days of ratification, or otherwise fails to comply with the terms of sale, the Trustee may declare the entire deposit forfeited and resell the property at the risk and expense of defaulting purchaser, who agrees to pay reasonable attorneys' fees and costs if a motion to resell the property has been filed, purchaser waives personal service of any paper filed in connection with such motion, and agrees to accept service of any such paper by regular mail to the address provided at time of sale. If the Trustee cannot convey insurable title, or the loan servicer determines that the sale should not have occurred, the sale shall be null and void, and purchaser's sole remedy shall be the return of deposit without interest.

Richard E. Solomon, et al., Sub. Trustees Substitute Trustees

> Tidewater Auctions, LLC (410) 825-2900 www.tidewaterauctions.com

<u>147145</u> (5-9,5-16,5-23)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee

signee,
Plaintiff

v. Elsie Y. Smalls

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000396

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day

of June, 2024. The Report of Sale states the amount of the foreclosure sale to be \$ 6,878.89. The property sold herein is One 189,000 / 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium' dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147177 (5-9,5-16,5-23

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,

Plaintiff v.

Wanda F. Russell Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000401

NOTICE is hereby given this 30th day of April, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 30th day of May, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 30th day of May, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 12,469.42. The property sold herein is One 189,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147178 (5-9,5-16,5-23)

The Prince George's Post
Proudly Serving
Prince George's County
Since 1932

COUNTY COUNCIL HEARINGS

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

THURSDAY, MAY 23, 2024

COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND https://pgccouncil.us/LIVE

11:00 A.M.

Notice is hereby given that on Thursday, May 23, 2024, the County Council of Prince George's County, Maryland, will hold the following public hearings:

COUNCIL BILL

CB-017-2024 – AN ACT CONCERNING THE BOARD OF APPEALS COMPOSITION AND SALARY REVISION for the purpose of decreasing the composition of the Board of Appeals, increasing the monthly salary rate for each member of the Board of Appeals and the additional annual salary rate for the Chairman of the Board of Appeals.

To register to speak or submit comments or written testimony please use the Council's eComment portal at: https://pgccouncil.us/Speak. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-

Written comments must be submitted by 3:00 p.m. on the day BE-**FORE the meeting.** Testimony and comments will not be accepted via social media or by telephone/voice mail message. Register to speak, in advance, by 3:00 p.m. on the day BEFORE the meeting. Additionally, on-site registration for live testimony is now available; however, advance registration to testify is strongly encouraged.

These policies are in effect until otherwise changed and, 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.

View meetings by selecting the "In Progress" link next to the meeting on the Council's live streaming page: https://pgccouncil.us/LIVE.

> BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND

Jolene Ivey, Chair ATTEST:

Donna J. Brown

Clerk of the Council

147201

(5-9,5-16)

LEGALS

COUNTY COUNCIL HEARINGS

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND

NOTICE OF PUBLIC HEARINGS

TUESDAY, MAY 28, 2024

COUNCIL HEARING ROOM CURRY ADMINISTRATION BUILDING WAYNE K 1301 MCCORMICK DRIVE LARGO, MARYLAND https://pgccouncil.us/LIVE

10:00 A.M.

Notice is hereby given that on Tuesday, May 28, 2024, the County Council of Prince George's County, Maryland, will hold the following public hearings:

COUNCIL RESOLUTIONS

<u> CR-033-2024 – A RESOLUTION CONCERNING FISCAL YEAR ("FY")</u> <u>2024 ANNUAL ACTION PLAN FOR HOUSING AND COMMUNITY</u> **DEVELOPMENT** for the purpose of amending the Prince George's County Fiscal Year ("FY") 2024 Annual Action Plan for Housing and Community Development by adding the Bowie Commons project, an eligible activity not originally funded or described in the FY 2024 Annual Action Plan, and the reprogramming and reallocation of one million dollars (\$1,000,000) in HOME Investment Partnerships ("HOME") Program funds from the FY 2021 Annual Action Plan to support the Bowie Commons project

CR-035-2024 – 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 adding eligible Community Development Block Grant COVID-19 Round 1 ("CDBG-CV1") and Community Development Block Grant COVID-19 Round 3 ("CDBG-CV3") Program activities not originally funded or described in the FY 2020 Annual Action Plan, and the reprogramming and reallocation of one million, three hundred seventy nine thousand, seven hundred thirty-four dollars (\$1,379,734) in combined CDBG-CV1 and CDBG-CV3 Program funds from the County FY 2020 Annual Action Plan funds to support the activities.

To register to speak or submit comments or written testimony please use the Council's eComment portal at: https://pgccouncil.us/Speak. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-

Written comments must be submitted by 3:00 p.m. on the day BE-**FORE the meeting**. Testimony and comments will not be accepted via social media or by telephone/voice mail message. Register to speak, in advance, by 3:00 p.m. on the day BEFORE the meeting. Additionally, on-site registration for live testimony is now available; however, advance registration to testify is strongly encouraged.

These policies are in effect until otherwise changed and, 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.

View meetings by selecting the "In Progress" link next to the meeting on the Council's live streaming page: https://pgccouncil.us/LIVE.

> BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND Jolene Ivey, Chair

147202

147152

ATTEST: Donna J. Brown

Clerk of the Council

(5-9,5-16)

(5-9,5-16)

LEGALS

REQUEST FOR QUALIFICATIONS NO. 2024-1

Construction Management Services The Redevelopment Authority of Prince George's County (RDA) is

hereby soliciting proposals from qualified consultants for various projects at the Redevelopment Authority of Prince Georges County, MD. The RFQ with Supporting Documentation will be available on May 1,

2024, on the following website:

Solicitations | Prince George's County (princegeorgescountymd.gov)

Email questions to Patricia Omondi Senior Construction Adviser at: Paomondi@co.pg.md.us Proposals must be received by the Redevelop ment Authority no later than May 31, 2024, at 5:00PM unless noted otherwise in the RFQ.

LEGALS

NOTICE TO CONTRACTORS

1. NOTICE IS HEREBY GIVEN THAT bids will be received by the Prince George's County Department of Public Works and Transportation, Office of Engineering and Project Management until June 19, 2024, at 11:59 p.m. local prevailing time for the following project:

CLINTON STORM DRAIN PROJECT 959-H (B)

2. Contract Documents.

Contract documents are only available for download at the following

- eMaryland Marketplace (eMMA). The project can be found by project name or Project ID No. BPM044049 at Public Solicitations: eMaryland Marketplace Advantage (eMMA).
- SPEED eProcurement Platform http://discovery.ariba.com/profile/AN01496591158 The project can be found by project name.

Bidders are encouraged to register at the eMMA, and SPEED websites to obtain applicable solicitation documents and notifications.

To install a new underground storm drain between Clinton Street and Old Branch Avenue, a distance of 1.25 miles. The objective of this project is to alleviate flooding from ground water behind a commercial property strip.

Minimum Qualifications:

The County will only permit approved paving contractors to perform asphalt paving on its contracts. To bid or perform asphalt paving work on this project, all contractors including all tiers of subcontractors that are subcontracted to perform asphalt paving services, must be approved by Prince George's County as an acceptable paving contractor at the time bids are due and throughout the duration of the project. Evidence of Prince George's County certification, including that of its subcontractors, must be submitted by the prime bidder with its bid.

The Prince George County's Approved Paving Contractor's information is available on the web at https://www.princegeorgescountymd.gov.

5. The estimated value of the Contract is classified with the letter designation "B" in accordance with the Maryland State Highway Administration Specifications, TC Section 2.01. (http://apps.roads.maryland.gov/ BusinessWithSHA/contBidProp/ohd/constructContracts/Cost ClassKey.asp)

The approximate quantities for major items of work involved are as fol-

<u>QTY</u>	<u>UNIT</u>	<u>DESCRIPTION</u>
1	CY	FLOWABLE BACKFILL FOR PIPE ABANDONMENT
45	LF	15 INCH REINFORCED CONCRETE PIPE,
		CLASS V
225	LF	18 INCH REINFORCED CONCRETE PIPE, CLASS V
30	LF	19 INCH X 30 INCH HORIZONTAL
		ELLIPTICAL REINFORCED CONCRETE PIPE,
		CLASS HE V
400	LF	22 INCH X 34 INCH HORIZONTAL
		ELLIPTICAL REINFORCED CONCRETE
		PIPE, CLASS HE V
340	LF	24 INCH X 38 INCH HORIZONTAL
		ELLIPTICAL REINFORCED CONCRETE
		PIPE, CLASS HE V
3	EA	PRINCE GEORGE'S COUNTY TYPE 'A'
		48 INCH MANHOLE (SE 384.01)
2	EA	PRINCE GEORGE'S COUNTY TYPE 'A'
		60 INCH MANHOLE (SE 384.02)
4	EA	PRINCE GEORGE'S COUNTY TYPE 'A'
		72 INCH MANHOLE (SE 384.03)
1	EA	PRINCE GEORGE'S COUNTY TYPE 'E' INLET
		(SC 376.01)
1	EA	PRINCE GEORGE'S COUNTY TYPE 'K' INLET
_		(SD 378.01)
1	EA	MD-374.51 STANDARD COG INLET, L=10
5	EA	MD-374.23 STANDARD WR INLET
1	EA	MD-378.11 STANDARD TYPE 'K' SINGLE
		INLET
1	EA	MD-378.70 STANDARD TYPE 'S' INLET
10	EA	INLET PROTECTION
1	EA	PORTABLE SEDIMENT TANK
1	EA	FILTER BAG
335	LE	SILT FENCE ON PAVEMENT

- 6. The Bid must be on the forms provided with the specification, as specified in Part I, section 1.21: Bid Due Date and Submittal Requirements. The Bid forms shall be filled out completely stating price per each item and shall be signed by the Bidder giving his full name and business address. The Bid Package shall be submitted electronically as specified in Part I, section 1.8: Receipt of Bids.
- 7. Bid Security. Unless otherwise required by State of Federal law or regulation or as a condition to State of Federal assistance, no bid, performance, or payment bonds may be required by the Purchasing Agent to be posted if the contract price does not exceed One-Hundred Thousand Dollars (\$100,000.00). Please refer to IFB Part 1, Instructions to Bidders, Section 1.12 Bid Security.
- 8. Examination of Site and Data. Each Bidder shall examine the specifications carefully, shall visit the site of the contemplated work, and shall familiarize itself thoroughly with all conditions of the contemplated work. Should doubt arise regarding any meaning, intent, or condition of the specifications, or site, the Bidder shall make inquiry before submitting a bid. Submission of a bid will indicate that the Bidder understands thoroughly the specifications and the conditions at the site of the work.

9. Bonding.

Performance and Payment bonds are required when the initial Contract Price exceeds One Hundred Thousand Dollars (\$100,000.00).

- A. The County shall provide to the Contractor for execution copies of the Performance and Payment Bonds. The bonds must be executed and returned to the County as provided in the Contract. The premium for the Bonds shall be paid by the Contractor.
- B. Each of the Bonds shall be in the full amount of the Contract Price and the bonding companies must be acceptable to the County.
- C. Where the Contractor is a County-based Small Businesses or Locally owned and Operated Business, the following performance and payment bond requirements shall be required in lieu of the requirements shown in Paragraph B above, unless otherwise required by the County Purchasing Agent in accordance with the:
- (1) For contracts of \$250,000 or less, bonding shall not be required. (2) For contracts \$1,000,000 in value or less, but above \$250,000 in value, required bonding shall be no more than 50% of the
- contract value up to a maximum total bond amount of \$400,000. (3) For contracts more than \$1,000,000 and up to \$5,000,000 in value, required bonding shall be no more than 40% of the value of the contract; and
- (4) For contracts above \$5,000,000 in value, required bonding shall

10. Unbalanced bid. Bidders are specifically warned against unbalancing their bid as this may render them nonresponsive and/or nonresponsible.

11. Nondiscrimination. In connection with the performance of work under this Contract, a Contractor who is the recipient of County funds, or who proposes to perform any work or furnish any goods under this agreement shall not discriminate against any worker, employee or applicant, or any member of the public because of religion, race, sex, age, sexual orientation, national origin, physical or mental disability, or perceived disability. Discriminatory practices based upon the foregoing are declared to be contrary to the public policy of the County. The Contractor agrees to be in full compliance with the Federal mandates of the Americans with Disabilities Act. The Contractor further agrees that this article will be incorporated by the Contractor in all contracts entered into with suppliers of materials or services; and Contractors and sub-contractors and all labor organizations, furnishing skilled, unskilled and craft union skilled labor, or who may perform any such labor services in connection with this contract.

12. This project requires 34% Minority Business Enterprise and 50% County Based Small Business participation as described in more detail in Part I, In-

LEGALS

structions to Bidders, Sections 1.36 and 1.37, Jobs First Act and Minority Business Enterprises Notice and County Based Small Business Participation Re-

- 13. The Contract shall be awarded to the responsible and responsive Bidder offering the lowest bid to the County in accordance with County Code § 10A-
- 14. An optional virtual Pre-Bid Conference will be held on June 5, 2024, at 10:00 a.m. local prevailing time, via Microsoft Teams at:

https://teams.microsoft.com/l/meetupjoin/ 19%3ameeting NmQ4YjMwOTgtMDI4NC00NTY3LWJjNTEtYTY0MGE1MT k4MjY3%40thread.v2/0?context=%7b%22Tid%22%3a%224146bdda-ddc1-4d2a-a1b2-1a64cc3c837b%22%2c%22Oid%22%3a%2216947225-1375-49e7-

Or join using meeting I.D.: 248 832 050 167 password mbEXpW

By Authority of Angela D. Alsobrooks County Executive

(5-16,5-23,5-30) 147249

LEGALS

COUNTY COUNCIL HEARINGS

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

TUESDAY, MAY 28, 2024

COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND https://pgccouncil.us/LIVE

10:00 A.M.

Notice is hereby given that on Tuesday, May 28, 2024, the County Council of Prince George's County, Maryland, will hold the following public hearings:

COUNCIL BILLS

CB-007-2024 – AN ACT CONCERNING THE ELDERLY PROPERTY TAX CREDIT for the purpose of revising the current elderly property tax credit to make its applicability exclusive of and separate and distinct from the Homestead and Maryland Homeowner's Property Tax Credit.

CB-010-2024 (DR-2) – AN ACT CONCERNING MENTAL HEALTH AND FIREARM SAFETY LITERATURE for the purpose of requiring the Department of Health and Human Services to prepare and distribute certain literature to establishments that sell firearms or ammunition; adding certain display and distribution requirements for sellers of firearms or ammunition; authorizing enforcement by the Department of Health and Human Services; making a civil violation for noncompliance; and generally relating to public

To register to speak or submit comments or written testimony please use the Council's eComment portal at: https://pgccouncil.us/Speak. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-

Written comments must be submitted by 3:00 p.m. on the day BE-**FORE the meeting.** Testimony and comments will not be accepted via social media or by telephone/voice mail message. Register to speak, in advance, by 3:00 p.m. on the day BEFORE the meeting. Additionally, on-site registration for live testimony is now available; however, advance registration to testify is strongly encouraged.

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View meetings by selecting the "In Progress" link next to the meeting on the Council's live streaming page: https://pgccouncil.us/LIVE.

> BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND Jolene Ivey, Chair

> > (5-16,5-23)

ATTEST:

Donna J. Brown Clerk of the Council

COHN, GOLDBERG & DEUTSCH, LLC 1099 WINTERSON ROAD, SUITE 301 LINTHICUM HEIGHTS, MD 21090 www.cgd-law.com/sales

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

6900 BOCK ROAD FORT WASHINGTON, MD 20744

By authority contained in a Deed of Trust dated February 21, 2006 and by authority contained in a Deed of Trust dated February 21, 2006 and recorded in Liber 25310, Folio 161, , among the Land Records of Prince George's County, Maryland, with an original principal balance of \$203,500.00, and an interest rate of 4.500%, default having occurred thereunder, the Substitute Trustees will sell at public auction at the Circuit Court for Prince George's County, 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex. If courthy to include the inclument weather or other or present the courthy of the plex--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 28, 2024 AT 11:30AM

ALL THAT FEE SIMPLE property 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" subject to any conditions, restrictions, easements and agreements of record affecting same with no warranty of any kind. A deposit of \$15,000.00 by cersame with no warranty of any kind. A deposit of \$15,000.00 by certified funds only (no cash accepted) required at time of auction. Balance of the purchase price to be paid within 10 days of ratification of sale by the Court, with interest at the note rate from date of sale to settlement. If settlement is delayed for ANY reason, there shall be no abatement of interest or taxes. All private utility, water and sewer facilities charges, front foot benefit payments, ground rent, or condo/HOA assessments, not otherwise divested by ratification of the sale are payable by purchaser without adjustment. Real estate of the sale are payable by purchaser without adjustment. Real estate taxes and all other public charges, or assessments, to be adjusted as of date of sale. Transfer and recordation taxes, and all other costs incident to settlement, shall be borne by purchaser. Purchaser shall be responsible for obtaining physical possession of the property.

TIME IS OF THE ESSENCE. If purchaser fails to go to settlement within ten days of ratification, or otherwise fails to comply with the terms of sale, the Trustee may declare the entire deposit forfeited and resell the property at the risk and expense of defaulting purchaser, who agrees to pay reasonable attorneys' fees and costs if a motion to resell the property has been filed, purchaser waives personal service of any paper filed in connection with such motion, and agrees to accept service of any such paper by regular mail to the address provided at time of sale. If the Trustee cannot convey insurable title or the loan convict determines that the sale should not able title, or the loan servicer determines that the sale should not have occurred, the sale shall be null and void, and purchaser's sole remedy shall be the return of deposit without interest.

> Richard E. Solomon, et al., Sub. Trustees Substitute Trustees

> > Tidewater Auctions, LLC (410) 825-2900 www.tidewaterauctions.com

147144 (5-9,5-16,5-23)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-

Mary H. Fessler and Raymond M.

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000438

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$102,852.57. The property sold herein is One 1,000,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Proiect") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare

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

Declaration").

True Copy—Test: Mahasin El Amin, Clerk

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-

Wanda Marie Lofton

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000450

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 65,043.61. The property sold herein is One 574,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the 'Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk (5-9,5-16,5-23)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-

Della Mae Romey and Robert Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000453

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day

of June, 2024. The Report of Sale states the amount of the foreclosure sale to be \$ 52,699.79. The property sold herein is One 305,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor. MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare

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

Declaration").

True Copy—Test: Mahasin El Amin, Clerk

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-

Vera Chapman and Deveronee Chapman Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000463

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 27,666.32. The property sold herein is One 169,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627. 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in 'Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk

LEGALS

LEGALS

NOTICE OF REPORT OF SALE OF SALE

Daniel C. Zickefoose, Esq., As-

Courtney H. Wilson and Sandrina

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000465

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 61,669.48. The property sold herein is One 426,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927 1003, 1004, 1006, 1008, 1010, 1012 1014, 1016, 1018-1020, 1104, 1106 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk

NOTICE OF REPORT

Daniel C. Zickefoose, Esq., As-

Plaintiff

Tasala Rufai Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000454

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property men-tioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 32,114.96. The property sold herein is One 262,500/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the 'Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk (5-9,5-16,5-23) 147190

LEGALS

LEGALS

Amy J. Seifert Seifert & Rodowsky, P.A. 427 Eastern Blvd., Ste. C Baltimore, MD 21221 410-426-4504

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JAMES SCOTT OHLMACHER

Notice is given that Ireene Kadlecik Ohlmacher, whose address is 16008 Kerr Road, Laurel, MD 20707, was on April 26, 2024 appointed Personal Representative of the estate of James Scott Ohlmacher who died on January 25, 2024 with a will ary 25, 2024 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 26th day of October, 2024.

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; 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

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.

other delivery of the notice.

IREENE KADLECIK OHLMACHER Personal Representative

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

Estate No. 133184 (5-9,5-16,5-23) <u>147162</u>

Naomi Anne Littlefield Greenbelt, MD 20770 202-246-1072

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

IN THE ESTATE OF ANN REISS

Notice is given that Leland Gillman, whose address is 3024 S. Winona Court, Denver, CO 80236, was on April 29, 2024 appointed Personal Representative of the estate of 2024 with a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal represen-

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 29th day of October, 2024.

Any person having a claim against the decedent must present the claim to the undersigned personal representative or file it with the Register

other delivery of the notice.

tained from the Register of Wills.

LELAND GILLMAN

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County

UPPER MARLBORO, MD 20773-1729 Estate No. 132365

44 Ridge Road, Unit C

TO ALL PERSONS INTERESTED

tative or the attorney.

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; 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

Personal Representative

(5-9,5-16,5-23) <u>147163</u>

Ann Reiss who died on January 20,

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-

Edward J. Elder, Esq 1717 K Street, NW STE 900 Washington, DC 20006 202-957-8257

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

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

WALTER DORWIN TEAGUE III Notice is given that Harry Barnard Teague, whose address is 129 Emma Road, Suite A, Basalt, CO 81621, was on April 23, 2024 appointed Personal Representative of the estate of Walter Dorwin Teague III who died on March 27, 2023 with a will.

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal represen-

tative or the attorney. All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 23rd day of

October, 2024. Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register of Wills with a copy to the undersigned on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death; 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.

HARRY BARNARD TEAGUE Personal Representative

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

Estate No. 133023 (5-9,5-16,5-23) 147164

A. Wavne Hood II 1720 I Street NW Washington, DC 20006 202-978-0505

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF VANESSA WATSON-LONG Notice is given that Kenneth Ward, whose address is 1503 Northwich Road, Baltimore, MD 21218, was on April 23, 2024 appointed Personal Representative of the estate of

Vanessa Watson-Long who died on January 14, 2024 with a will Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal represen-

tative or the attorney. All persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 23rd day of October, 2024.

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

(1) Six 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.

KENNETH WARD Personal Representative

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

Estate No. 132718

(5-16,5-23,5-30)

UPPER MARLBORO, MD 20773-1729

<u>1472</u>21

Silver Spring, Maryland 20901 301-681-5013 NOTICE OF APPOINTMENT

Robert J. Coyne, Esquire

400 University Bouleward, West

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

ANNA LIPSHULTZ Notice is given that Stanley Lewis Lipshultz, whose address is 6600 Struttman Lane, North Bethesda, MD 20852, was on May 2, 2024 ap-pointed Personal Representative of the estate of Anna Lipshultz who died on March 20, 2024 with a will

died on March 20, 2024 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 2nd day of November, 2024.

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 under-signed on or before the earlier of the

following dates: (1) Six 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.

STANLEY LEWIS LIPSHULTZ Personal Representative

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

Estate No. 133345 (5-16,5-23,5-30) 147222

Joyce A. Williams, Esq. 7981 Eastern Ave #C-4 Silver Spring, MD 20910 301-585-1970

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF LOTTIE M. MCMILLAN

Notice is given that Derick L. Bugg, whose address is 19201 Twin Ponds Road, Umatilla, FL 32784, was on May 1, 2024 appointed Personal Representative of the estate of Lottie M. McMillan, who died on December 13, 2023 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 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 1st day of November, 2024. 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 under-signed, on or before the earlier of the following dates:

(1) Six 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.

DERICK L. BUGG Personal Representative

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729

Upper Marlboro, MD 20773-1729 Estate No. 133334

(5-16,5-23,5-30)

147235

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NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-

Brenda Young and Victor Young Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000476

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 52,715.08. The property sold herein is One 350,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk (5-9,5-16,5-23)

LEGALS

NOTICE OF APPOINTMENT

TO ALL PERSONS INTERESTED LAURA ANNE HARRIS AKA: LAURA SHERARD

Notice is given that Walayna Hilliard, whose address is 11910 Aten Street, Fort Washington, MD 20744, was on April 26, 2024 appointed Personal Representative of the estate of Laura Anne Harris, who died on March 11, 2024 without

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 26th day of October, 2024.

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; 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.

WALAYNA HILLIARD Personal Representative

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

Estate No. 133269

<u>147172</u> (5-9,5-16,5-23)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,

Berkeley McPherson and Valerie Y.

McPherson Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000478

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zicke-foose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 63,427.97. The property sold herein is One 413,000/330,785,000 fractional fee simple undivided Designated Vacation Ownership Interest (the "Designated VOI") in the 16 Standard VOĬ Units numbered 307, 407, 507, 607, 622, 1001, 1002, 1005, 1007, 1009, 1011, 1013, 1015, 1017, 1021, and 1022 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin Él Amin, Clerk (5-9,5-16,5-23)

LEGALS

OF SALE Daniel C. Zickefoose, Esq., As-

NOTICE OF REPORT

Plaintiff

Russell E. Hicks and Sheila Diane

Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000480

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 98,539.10. The property sold herein is One 700,000/389,331,000 fractional fee simple undivided Designated Vacation Ownership Interest (the "Designated VOI") in the 18 Designated VOI Units numbered 722, 807, 822, 922, 1101, 1102, 1103, 1105, 1107, 1109, 1111, 1113, 1115, 1117, 1119, 1121 and 1122 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Designated VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk 147193

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-Plaintiff

Donald E. Neudecker Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000481

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property men-tioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$3,766.84. The property sold herein is One 1,023,000/389,331,000 fractional fee simple undivided Designated Vacation Ownership Interest (the "Designated VOI") in the 18 Designated VOI Units numbered 707, 722, 807, 822, 922, 1101, 1102, 1103, 1105, 1107, 1109, 1111, 1113, 1115, 1117, 1119, 1121 and 1122 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Designated VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium' dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin El Amin, Clerk (5-9.5-16.5-23)147194

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-

Plaintiff

Catherine D. Whitaker and Moses Defendant(s)

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000486

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$104,514.21. The property sold herein is One 1,000,000 / 389,331,000 fractional fee simple undivided Designated Vacation Ownership Interest (the "Designated VOI") in the 18 Designated VOI Units numbered 707, 722, 807, 822, 922, 1101, 1102, 1103, 1105, 1107, 1109, 1111, 1113, 1115, 1117, 1119, 1121 and 1122 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Designated VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium' dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration")

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

True Copy—Test: Mahasin El Amin, Clerk

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LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JO ANN GREEN

Notice is given that Scott A. Grebenstein, whose address is 131 Linden Ridge Road, Laurel, MD 20724, was on April 25, 2024 appointed Personal Representative of the ortal of to App Creen who died the estate of Jo Ann Green who died on April 9, 2024 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 25th day of October, 2024.

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: following dates:

(1) Six 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.

SCOTT A. GREBENSTEIN Personal Representative

REGISTER OF WILLS FOR Prince George's County

Upper Marlboro, MD 20773-1729 Estate No. 133249 <u>147167</u> (5-9,5-16,5-23)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARY LEE MARTIN

Notice is given that Ron L Martin, whose address is 27274 Patricia Court, Federalsburg, MD 21632, was on April 29, 2024 appointed Personal Representative of the estate of Mary Martin who died on March 25,

2024 with a will. Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the personal represen-

tative or the attorney. All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 29th day of October, 2024.

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; 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.

RON L MARTIN Personal Representative

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 133281

147168 (5-9,5-16,5-23)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MORRIS ALEXANDER LEWIS, JR.

Notice is given that Martin C. Allen, whose address is 30 Lipton Lane, Langhorne, PA 19047, was on April 8, 2024 appointed Personal Representative of the estate of Morris Alexander Lewis, Jr. who died on March 10, 2024 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 8th day of October, 2024.

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; 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.

MARTIN C. ALLEN Personal Representative

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

Estate No. 133018 <u>147169</u> (5-9,5-16,5-23)

(5-9,5-16,5-23)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF DOROTHY MARIE MILLER

Notice is given that Patricia Ann Jackson, whose address is 13000 Katie Striet. Clinton, MD 20735, was on April 23, 2024 appointed Personal Representative of the estate of Dorothy Marie Miller who died on September 28, 2022 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 23rd day of October, 2024.

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; 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.

PATRICIA ANN JACKSON Personal Representative

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

Estate No. 133219 (5-9,5-16,5-23) <u>147165</u>

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,

Linda K. Dolton and Robert Dolton Defendant(s)

Plaintiff

In the Circuit Court for Prince George's County, Maryland Civil Case No. C-16-CV-24-000467

NOTICE is hereby given this 1st day of May, 2024, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zicke-foose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 3rd day of June, 2024; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 3rd day of June, 2024.

The Report of Sale states the amount of the foreclosure sale to be \$ 24,042.09. The property sold herein is One 141,000/ 2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201-217, 301-306, 308, 309-327, 401-406, 408-427, 501-506, 508-527, 601-606, 608-621, 623-627, 701-706, 708-721, 723-727, 801-806, 808-821, 823-827, 901-921, 923-927, 1003, 1004, 1006, 1008, 1010, 1012, 1014, 1016, 1018-1020, 1104, 1106, 1108, 1110, 1112, 1114, 1116, 1118, 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

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

True Copy—Test: Mahasin Él Amin, Clerk (5-9,5-16,5-23)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARY CAMPBELL

Notice is given that David Campbell Jr, whose address is 7511 Terrain Ct, Hanover, MD 21076, was on April 23, 2024 appointed Personal Representative of the estate of Mary Campbell who died on March 28, 2024 with a will.

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

All persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 23rd day of October, 2024.

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; 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.

DAVID CAMPBELL JR Personal Representative

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

Estate No. 133220 <u>147166</u> (5-9,5-16,5-23)

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NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF GRACE A CHAMBERLIN

Notice is given that Diane Arvidson, whose address is 2026 Huntwood Drive, Gambrills, MD 21045 and Deborah Witten, whose address is 12513 Caswell Lane, Bowie, MD 20715 were on May 8, 2024 appointed Co-Personal Representatives of the estate of Grace A Chamberlin who died on November 18, 2023 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 co-personal representatives or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 8th day of November 2024

Any person having a claim against the decedent must present the claim to the undersigned co-personal rep-resentatives or file it with the Regis-ter 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; or

(2) Two months after the co-personal representatives 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.

DIANE ARVIDSON DEBORAH WITTEN Co-Personal Representatives

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

UPPER MARLBORO, MD 20773-1729 Estate No. 133370 (5-16,5-23,5-30)

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

147233

IN THE ESTATE OF

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED IN THE ESTATE OF RUTH ELLEN SEEKFORD

NOTICE TO UNKNOWN HEIRS

Notice is given that Robin Kay Seekford, whose address is 12921 Marquette Lane, Bowie, MD 20715 and Brenda Jean Seekford, whose address is 1406 Rio Grande Court, Severn, MD 21144 were on May 3, 2024 appointed Co-Personal Representatives of the estate of Ruth Ellen Seekford who died on March 19,

Further information can be obtained by reviewing the estate file in the office of the Register of Wills or by contacting the co-personal representatives or the attorney

2024 with a will.

All persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 3rd day of No-

Any person having a claim against the decedent must present the claim to the undersigned co-personal rep-resentatives or file it with the Regis-ter 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; or

(2) Two months after the co-personal representatives 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.

ROBIN KAY SEEKFORD BRENDA JEAN SEEKFORD Co-Personal Representatives

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

Estate No. 133078 147234 (5-16,5-23,5-30)

TO ALL PERSONS INTERESTED

Notice is given that Alyson Grant, whose address is 533 Spectator Ave, Landover, MD 20785, was on May 2, 2024 appointed Personal Representative of the estate of Alice D Denton, who died on April 17, 2024 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 2nd day of November, 2024.

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

(1) Six months from the date of the decedent's death; 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.

ALYSON GRANT Personal Representative

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

Estate No. 133343 <u>147241</u> (5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MILTON CUNNINGHAM

Notice is given that Marion Cunningham, whose address is 674 Hicklin Dr, Rockhill, SC 29732, was on May 3, 2024 appointed Personal Representative of the estate of Mil-ton Cunningham, who died on March 2, 2024 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 3rd day of November, 2024.

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; 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.

MARION CUNNINGHAM Personal Representative

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

Estate No. 132813

147242 (5-16,5-23,5-30)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **JOYCE CHASE**

Notice is given that Russell Wilson, whose address is 1218 Chaplin St SE, Washington, DC 20019, was on May 6, 2024 appointed Personal Representative of the estate of Joyce Chase, who died on December 7, 2023 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 6th day of November, 2024.

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 under-signed, on or before the earlier of the following dates:

(1) Six 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 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. Ćlaim forms may be obtained from the Register of Wills.

RUSSELL 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. 133167

147239 (5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOHN MIRCEA CORBETT CADIA

Notice is given that Dan M Ionescu, whose address is 1520 Ridge Rd, Belmont, CA 94002, was on April 29, 2024 appointed Personal Representative of the estate of John Mircea Corbett Cadia, who died on October 17, 2023 without a

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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 29th day of October, 2024.

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

(1) Six months from the date of the decedent's death; 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.

DAN M IONESCU Personal Representative

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

> Estate No. 131123 (5-16,5-23,5-30)

147240

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

LEGALS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JANICE M THOMAS

Notice is given that Andria Thomas, whose address is 1912 Oregon Ave, Landover, MD 20785, was on April 10, 2024 appointed Personal Representative of the estate of Janice M Thomas, who died on February 17, 2024 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 represen-tative or the attorney.

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 10th day of October, 2024.

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; 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.

ANDRIA THOMAS Personal Representative

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

> Estate No. 133050 (5-16,5-23,5-30)

147243

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF VERONICA E GRAY

Notice is given that Julian M Gray, whose address is 6150 Browning Road, Apt 34201, North Richland Hills, TX 76180, was on May 3, 2024 appointed Personal Representative of the estate of Veronica E Gray, who died on March 30, 2024 without a

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 November, 2024.

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

(1) Six months from the date of the decedent's death; 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.

JULIAN M GRAY Personal Representative

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

Estate No. 133066

147244 (5-16,5-23,5-30)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

7750 BURNSIDE ROAD LANDOVER, MARYLAND 20785

By virtue of the power and authority contained in a Deed of Trust from Tyrone Sylvester Meekins, dated November 20, 2017, and recorded in Liber 40395 at folio 8 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland, 20772, on

MAY 28, 2024 AT 9:33 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$20,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within ten (10) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within ten (10) days of ratification, the deposit will be forfeited as liquidated damages. The purchaser agrees that the property may be resold pursuant to an order of court, waives personal service upon themselves and/or any principled or service. principal or corporate designee of any documents filed regarding the failure to pay the purchase price within ten (10) days of ratification and expressly agrees to accept service by first class mail of said documents at the address provided by the purchaser in the Memorandum of Sale. The purchaser will not be entitled to any surplus or profits arising from the resale even if they are the result of improvements made by the 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. The sale is subject to a post sale audit of the loan, including but not limited to an analysis of whether the borrower entered into a loan modification agreement, filed bankruptcy, reinstated or paid off the loan prior to the sale. The Substitute Trustees will convey either insurable or marketable title. If the Substitute Trustees are unable to convey insurable or marketable title or, the post sale audit concludes that the sale should not have occurred, or the sale is not ratified by the court for any reason, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit without interest even if the purchaser has made improvements to the property. 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 #

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

(5-9,5-16,5-23)

LEGALS

City of Bowie **Community Development Block Grant Program Notice of Public Meeting**

In accordance with guidelines established by the U.S. Department of Housing and Urban Development (HUD), notice is hereby given that the City of Bowie, as an Entitlement Community in the federal Community Development Block Grant (CDBG) Program, solicits public participation in the development of the *Annual Action Plan* for fiscal year 2024 (HUD FY2023) at a Public Hearing to be held on Monday, May 20, 2024 at 8 p.m. All City CDBG documents are posted on the City's website: www.cityofbowie.org/cdbg

Residents may attend the meeting in person in the Council Chambers at Bowie City Hall, 15901 Fred Robinson Way, Bowie, MD 20716, or may view meetings online at www.cityofbowie.org/viewmeetings or on Verizon channel 10 or Comcast channels 71 and 996. Those wishing to provide testimony/comments for the public hearing can sign up to speak prior to the meeting beginning at 8:00 p.m., or email written testimony/comments to cityclerk@cityofbowie.org. Deadline for submittal of testimony/comments is 7:00 pm, Monday, May 20, 2024. All interested residents are encouraged to attend. For more information, contact the City Clerk at 301-809-3029 or ahernandez@cityofbowie.org.

The Annual Action Plan provides the City's planned programs and resource allocations for the implementation of objectives outlined in the Five-Year Strategy Plan, which is included in the Consolidated Plan for Community Development. The Five-Year Strategy Plan identifies community needs and proposed solutions in the areas of Housing, Special Needs, Economic Development, and Non-Housing Community Development. The City's CDBG programs are the Single-Family Housing Rehabilitation program, the Workforce Development & Life Skills Training program, and Fair Housing Training. These programs are available for residents throughout the City.

The "Draft Annual Action Plan, FY 2024" is available for review on the city's website at http://www.cityofbowie.org/aap from April 13, 2024 – May 15,

Accommodation for persons with disabilities and non-English speaking residents will be provided upon request. For additional information, please call

Alfred D. Lott, City Manager

(5-16) 147250

Th e Prince George's Post

IT PAYS TO ADVERTISE!

Call Brenda Boice at 301-627-0900

Steven Greenblat 10 Deckman Court Silver Spring, MD 20906 301-233-3477

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED **GAYLENE LENISE MUSGROVE**

Notice is given that Steven T. Greenblat, whose address is 10 Deckman Court, Silver Spring, MD 20906, was on May 3, 2024 appointed Personal Representative of the estate of Gaylene Lenise Musgrove, who died on January 11, 2024 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 3rd day of November, 2024.

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; 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.

> STEVEN T. GREENBLAT Personal Representative

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

UPPER MARLBORO, MD 20773-1729 Estate No. 132977

SMALL ESTATE

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

Notice is given that Angelina Run-yon, whose address is 5003 56th Ave, Hyattsville, MD 20781, was on

April 25, 2024 appointed personal representative of the small estate of

Lois O Runyon who died on April 8,

Further information can be ob-

tained by reviewing the estate file in

the office of the Register of Wills or

by contacting the personal represen-

All persons having any objection to the appointment shall file their objections with the Register of Wills

within 30 days after the date of pub-

lication of this Notice. All persons

having an objection to the probate of

the will shall file their objections

with the Register of Wills within six months after the date of publication

All persons having claims against the decedent must serve their claims

on the undersigned personal repre-

sentative or file them with the Register of Wills with a copy to the undersigned on or before the earlier

(1) Six months from the date of the

(2) Thirty days after the personal

representative mails or otherwise

delivers to the creditor a copy of this

published notice or other written

notice, notifying the creditor that

the claims will be barred unless the

creditor presents the claim within

thirty days from the mailing or

Any claim not served or filed

within that time, or any extension provided by law, is unenforceable

ANGELINA RUNYON

Personal Representative

UPPER MARLBORO, MD 20773-1729

Estate No. 133243

(5-16)

other delivery of the notice.

thereafter.

CERETA A. LEE

147215

REGISTER OF WILLS FOR

Prince George's County P.O. Box 1729

LOIS O RUNYON

tative or the attorney.

of this Notice.

of the following dates:

decedent's death; or

<u>147236</u> (5-16,5-23,5-30) Francis John Kreysa #7512180007 2 Professional Dr., Suite 215 Gaithersburg, MD 20879

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

301-990-0949

TO ALL PERSONS INTERESTED JULIE ANN ANDRUS

Notice is given that Joanna Lynne Andrus, whose address is 8 R Laurel Hill Road, Greenbelt, MD 20770, was on April 4, 2024 appointed Personal Representative of the estate of Julie Ann Andrus, who died on De-

cember 6, 2023 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 4th day of Oc-

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

(1) Six months from the date of the decedent's death; 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.

JOANNA LYNNE ANDRUS Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR Prince George's County

LEGALS

UPPER MARLBORO, MD 20773-1729 Estate No. 132975

SMALL ESTATE

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

Notice is given that Diane M. Polangin, whose address is 3006

Savoy Ln, Bowie, MD 20715, was on

April 29, 2024 appointed personal representative of the small estate of Abba I. Polangin who died on March 14, 2024 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 represen-

All persons having any objection to the appointment shall file their objections with the Register of Wills

within 30 days after the date of pub-

lication of this Notice. All persons having an objection to the probate of

the will shall file their objections

with the Register of Wills within six months after the date of publication

All persons having claims against the decedent must serve their claims

on the undersigned personal repre-

sentative or file them with the Reg-

ister of Wills with a copy to the undersigned on or before the earlier

(1) Six months from the date of the

(2) Thirty days after the personal representative mails or otherwise

delivers to the creditor a copy of this

published notice or other written notice, notifying the creditor that the claims will be barred unless the

creditor presents the claim within

thirty days from the mailing or

Any claim not served or filed

within that time, or any extension provided by law, is unenforceable

DIANE M. POLANGIN

Personal Representative

UPPER MARLBORO, MD 20773-1729

Estate No. 133173

(5-16)

other delivery of the notice.

thereafter.

CERETA A. LEE

<u>147216</u>

REGISTER OF WILLS FOR

Prince George's County P.O. Box 1729

of the following dates:

decedent's death; or

ABBA I. POLANGIN

tative or the attorney.

of this Notice.

147237 (5-16,5-23,5-30)

LEGALS

Timothy P Leahy 14300 Gallant Fox Lane Suite 120 Bowie, MD 20715 301-464-7448

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED PHILLIP E PENDER

Notice is given that Timothy P Leahy, whose address is 14300 Gallant Fox Lane Suite #120, Bowie, MD 20715, was on April 30, 2024 appointed Personal Representative of the estate of Phillip E Pender, who died on July 15, 2023 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

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

(1) Six months from the date of the decedent's death; 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.

TIMOTHY P LEAHY Personal Representative

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

Estate No. 130419

(5-16,5-23,5-30)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF DAVID PETER MICHELS

Notice is given that Donald Michels, whose address is 822 Glenview St, Philadelphia, PA 19111, and Monica McCarthy, whose address is 153 Burlington Path Road, Cream Ridge, NJ 08514 were on May 8, 2024 appointed Co-Personal Representatives of the estate of David Peter Michels, who died on February 25, 2024 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 co-personal repre-sentatives or the attorney.

All persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 8th day of November, 2024.

Any person having a claim against the decedent must present the claim to the undersigned co-personal representatives or file it with the Register of Wills with a copy to the undersigned, on or before the ear-lier of the following dates:

(1) Six months from the date of the decedent's death; or

(2) Two months after the co-personal representatives 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.

DONALD MICHELS MONICA MCCARTHY Co-Personal Representatives

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

> Estate No. 132818 (5-16,5-23,5-30)

LEGALS

Mark H. Lemon, Attorney and Executor 342 Chestnut Street Mifflinburg, PA 17844 570-966-3881

NOTICE TO CREDITORS OF APPOINTMENT OF FOREIGN PERSONAL REPRESENTATIVE

NOTICE IS HEREBY GIVEN that the Probate Court of Union county Pennsylvania appointed Mark Ĥ Lemon, whose address is 342 Chest-nut Street, Mifflinburg, PA 17844, as the Executor of the Estate of Gary P. Bottiger, a/k/a Gary Paul Bottiger, a/k/a Gary Bottiger who died on September 18, 2021 domiciled in Pennsylvania, USA.

The Maryland resident agent for service of process is David Roberts, whose address is 5000 Thayer Center, Ste. C, Oakland, MD 21550.

At the time of death, the decedent owned real or leasehold property in the following Maryland counties: Time Shares Contract No. 001631104304 in Capital Cove at National Harbor, a condominium, Prince George's County, Maryland, recorded in Prince George's County Recorder's Office in Record Book 32735, Page 500

All persons having claims against the decedent must file their claims with the Register of Wills for Prince George's County with a copy to the foreign personal representative on or before the earlier of the following

(1) Six months from the date of the decedent's death; or

(2) Two months after the foreign personal representative mails or 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 claim within two months from the mailing or other delivery of the notice. Claims filed after that date or after a date extended by law will be barred.

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

(5-16,5-23,5-30) <u>147247</u>

Call 301-627-0900 for a quote.

LEGALS NOTICE

Richard E. Solomon Richard J. Rogers Michael McKeefery

Plaintiffs

Alfred J. Szczerbicki, Personal Representative for the Estate of

2705 Porter Avenue

Defendants

George's County, Maryland Case No. C-16-CV-23-004396

for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 10th day of June, 2024, provided a copy of this notice be published in a newspaper of general circulation in Prince George's County, once in each of three successive weeks before the 10th day of June, 2024.

amount of the foreclosure sale price to be \$315,000.00. The property sold herein is known as 2705 Porter Avenue, Suitland, MD 20746.

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

(5-16,5-23,5-30) 147251

ORDER OF PUBLICATION

IN THE MATTER OF: JAMESLEE FELIX

In the Circuit Court for Prince George's County, Maryland Case No.: C-16-FM-24-001375

ORDERED, ON THIS 7th day of May, 2024, by the Circuit Court for Prince George's County MD:

That the Interested Party, **GUERDIE FLEURENVIL**, is hereby notified that the Petitioners, have filed an Amended Petition for Guardianship of Minor naming him/her as an Interested Party and stating that the Interested Party's last known address is #3, Ruelle Lambert, Darbonne, Leogane, Haiti, and therefore it is;

ORDERED, that the Petitioners may serve process to the Interested Party, GUERDIE FLEURENVIL, in accordance with Maryland Rule 2-121(a)(2) as follows:

By posting notice in a newspaper or publication of general circulation published in Prince George's County, Maryland for three consecutive weeks and provide proof of publication to the Court; and it is further

ORDERED, said posting to be completed by 6th day of June, 2024, and it is further;

ORDERED, THAT THE INTER-ESTED PARTY, GUERDIE FLEURENVIL, IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DEFENSE ON OR BEFORE THE 6th DAY OF JULY 2024, MAY RESULT IN THE CASE PROCEEDING AGAINST HIM/HER BY DE-FAULT.

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

Mahasin El Amin, Clerk 147206 (5-16,5-23,5-30)

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND P.O. Box 1729

Upper Marlboro, Maryland 20773 In The Estate Of:

NORA C. GOOLDY AKA NORA GOOLDY, NORA CECILIA GOOLDY

Estate No.: 131498

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate: You are hereby notified that a pe-

tition has been filed by Dominique Carroll for judicial probate of the will dated January 4, 2022, and for the appointment of a personal representative. A hearing will be held at 14735

Main Street, Room D4010, Upper Marlboro, MD on June 26, 2024 at This hearing may be transferred or

postponed to Further information may be obtained by reviewing the estate file in the Office of the Register of Wills.

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY CERETA A. LEE P.O. Box 1729 Upper Marlboro, MD 20773-1729 PHONE: (301) 952-3250

(5-16,5-23)

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

P.O. Box 1729 Upper Marlboro, Maryland 20773

In The Estate Of: VANESSA JULIA BAILEY Estate No.: 132153

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Thomas J. Kokolis for judicial probate for the appointment of a personal represen-

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on July 19, 2024 at 10:30 A.M. This hearing may be transferred or

postponed to a subsequent time. Further information may be obtained by reviewing the estate file in the Office of the Register of Wills.

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY CERETA A. LEE P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 PHONE: (301) 952-3250

147220 (5-16,5-23)

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LEGALS SMALL ESTATE

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOSEPH H UNDERWOOD

Notice is given that Andrea Underwood Gill, whose address is 13600 Old Marlboro Pike, Upper Marlboro, MD 20772, was on May 1, 2024 appointed personal representative of the small estate of Joseph H Underwood, who died on April 4, 2024 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 represen-

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

(1) Six months from the date of the

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

Personal Representative

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

<u>147217</u>

TO ALL PERSONS INTERESTED

tative or the attorney. All persons having any objection to the appointment shall file their objections with the Register of Wills

of the following dates:

decedent's death; or

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

ANDREA UNDERWOOD GILL

Cereta A. Lee

Estate No. 133333 (5-16)

<u>147245</u>

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

KADIE KUYATEH Notice is given that Adama Bangura, whose address is 10303 Garson Terrace, Lanham, MD 20706, was on May 3, 2024 appointed personal representative of the small estate of Kadie Kuyateh, who died on February 6, 2024 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; or

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

other delivery of the notice. Any claim not served or filed within that time, or any extension provided by law, is unenforceable thereafter.

> ADAMA BANGURA Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 Upper Marlboro, MD 20773-1729 Estate No. 133254

<u>147218</u> (5-16)

MARK H. LEMON Foreign Personal Representative CERETA A. LEE

Estate No. 129789

Christianna Kersev Kevin Hildebeidel Kyle Blackstone Kathleen Young 1099 Winterson Road, Suite 301 Linthicum Heights, MD 21090

Substitute Trustees Alfred Szczerbicki, Esq., Personal

Representative for the Estate of

Anthony Claggett

Anthony Claggett

Suitland, MD 20746

In the Circuit Court for Prince

Notice is hereby given this 9th day of May, 2024, by the Circuit Court

The Report of Sale states the

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