April 3 – April 9, 2025 – The Prince George's Post – A7

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NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARTHA E PEARSON

Notice is given that Alonzo Pearson, whose address is 2303 Hawks Landing Ct, Waldorf, MD 20601, was on March 10, 2025 appointed Personal Representative of the estate of Martha E Pearson, who died on January 24, 2025 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 10th day of September, 2025.

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.

ALONZO PEARSON Personal Representative

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

Estate No. 136603

(3-20,3-27,4-3) 149207

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY MARYLAND P.O. Box 1729 Upper Marlboro, Maryland 20773 In The Estate Of: HERMAN MORRISON, SR. AKA: HERMAN ROOSEVELT MORRISON

Estate No.: 129679

NOTICE OF **JUDICIAL PROBATE**

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Herman Morrison, Jr. for judicial probate of the copy of the will dated <u>March 20,</u> <u>2021</u> and for the appointment of a

2021 and for the appointment of a personal representative. A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 20, 2025 at 10:30 A.M.** This hearing may be transferred or pertoneed to a subsequent time

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **RODRIGO TURDANES FLORIZA**

Notice is given that Nilda DeJesus whose address is 12300 Dendron Pl, Ft. Washington, MD 20744-6117, was on March 7, 2025 appointed Personal Representative of the estate of Rodrigo Turdanes Floriza who died on December 7, 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 7th day of September, 2025.

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 ob-tained from the Register of Wills.

NILDA DEJESUS Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 134606 (3-20,3-27,4-3) 149195

LEGALS

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

In The Estate Of: MARGARITA LOPEZ-SANCHEZ Estate No.: 133897

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Teofanes Guadalupe Lopez Sanchez for judi-cial probate for the appointment of

a personal representative. A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on May 12, 2025 at **10:30 A.M.** This hearing may be transferred or

LEGALS

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF **DEXTER K BORDES**

NOTICE OF APPOINTMENT

Notice is given that Marilyn C Bordes, whose address is 12409 Shore Dr, Fort Washington, MD 20744, was on March 10, 2025 appointed Per-sonal Representative of the estate of Dexter K Bordes who died on September 21, 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 10th day of September, 2025.

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.

MARILYN C BORDES Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136364 149196 (3-20,3-27,4-3)

LEGALS

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND P.O. Box 1729 Upper Marlboro, Maryland 20773 In The Estate Of: JOHNATHAN ALEXANDER HARKNESS

Estate No.: 134389

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate: You are hereby notified that a petition has been filed by Ruby Seabrooks for judicial probate for the appointment of a personal rep-

resentative. A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on April 30, 2025 at 10:30 A.M.

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF NORA FLORENCE NEY

Notice is given that Janet E Allen, whose address is 3615 Marguerite Ct, Mount Airy, MD 21771-8244, was on March 13, 2025 appointed Personal Representative of the estate of Nora Florence Ney who died on January 30, 2025 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 13th day of September, 2025.

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.

JANET E ALLEN Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136489

149197 (3-20,3-27,4-3)

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND P.O. Box 1729 Upper Marlboro, Maryland 20773 In The Estate Of: DOROTHY MAY

Estate No.: 133081

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate: You are hereby notified that a pe-tition has been filed by Francis X. Borgerding, Jr. for judicial probate for the appointment of a personal

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 14, 2025 at** 10:30 A.M.

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF PATRICIA CUFFEE

Notice is given that Roy Anderson Sr, whose address is 14901 Downey Ct, Bowie, MD 20721-3278, was on February 6, 2025 appointed Personal Representative of the estate of Patricia Cuffee who died on January 6, 2025 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 6th day of August, 2025.

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.

ROY ANDERSON SR Personal Representative

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

Estate No. 136226 149198 (3-20,3-27,4-3)

LEGALS

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND P.O. Box 1729 Upper Marlboro, Maryland 20773 In The Estate Of: MARGARET E. DURSIN Estate No.: 130032

NOTICE OF

JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Christopher M. Coello for judicial probate the copy of the will dated 2/28/2008and for the appointment of a per-

sonal representative. A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on May 8, 2025 at 10:30 A.M.

tative.

149316

above estate:

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 13, 2025 at** 10:30 A.M. This hearing may be transferred or postponed to a subsequent time. Further information may be ob-tained by reviewing the estate file in the Office of the Register of Wills.

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARY JANE TILCH

Notice is given that Debra T Watson, whose address is 3984 Ramsey Dr, Edgewater, MD 21037, was on February 20, 2025 appointed Per-sonal Representative of the estate of Mary Jane Tilch who died on June 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 20th 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 under-signed on or before the earlier of the

(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

A claim not presented or filed on

or before that date, or any extension

provided by law, is unenforceable

thereafter. Ćlaim forms mav be ob-

tained from the Register of Wills.

UPPER MARLBORO, MD 20773-1729

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY,

MARYLAND

P.O. Box 1729

Upper Marlboro, Maryland 20773

In The Estate Of:

HATTIE J DAVAGE

Estate No.: 134090

NOTICE OF

JUDICIAL PROBATE

To all Persons Interested in the

You are hereby notified that a pe-tition has been filed by David M. Goldman for judicial probate for the appointment of a personal represen-

Estate No. 134121

(3-20,3-27,4-3)

other delivery of the notice.

DEBRA T WATSON

REGISTER OF WILLS FOR

PRINCE GEORGE'S COUNTY

CERETA A. LEE

P.O. Box 1729

149200

Personal Representative

August, 2025.

following dates:

decedent's death; or

postponed to a subsequent time. Further information may be ob-tained 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

149313

postponed to a subsequent time. Further information may be ob-tained 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 (4-3, 4-10)(4-3, 4-10)149311

This hearing may be transferred or postponed to a subsequent time. Further information may be ob-tained 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

149312

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

<u>149314</u>

LEGALS

(4-3,4-10)

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

149315

(4-3,4-10)

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY CERETA A. LEE P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 PHONE: (301) 952-3250

LEGALS

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

Notice is given that Crystal Currin,

whose address is 16270 Taconic Cir, Dumfries, VA 22025-1530, was on March 25, 2025 appointed Personal Representative of the estate of Inez E

Powers who died on February 25, 2025 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-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 25th day of September, 2025.

IN THE ESTATE OF

INEZ E POWERS

(4-3,4-10)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF DAPHNE DULCE MINOTT

Notice is given that Franklin E White, whose address is 7403 Frost-wood Cir, Laurel, MD 20707-9448, was on March 19, 2025 appointed Personal Representative of the estate of Daphne Dulce Minott who died on February 10, 2025 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 19th day of September, 2025.

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.

FRANKLIN E WHITE Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136710 149327 (4-3,4-10,4-17)

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

NOTICE OF APPOINTMENT

IN THE ESTATE OF **VEONIE J JOHNSON-TOURE**

Notice is given that Sonya Rustin, whose address is 6106 Hamilton Ave, Rosedale, MD 21237-1429, was on March 21, 2025 appointed Per-sonal Representative of the estate of Veonie J Johnson-Toure who died on October 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 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 21st day of September, 2025.

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 that the claims within 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.

SONYA RUSTIN Personal Representative

CERETA A. LEE REGISTER OF WII	IS FOR
PRINCE GEORGE'S	
P.O. Box 1729 Upper Marlborg	o, MD 20773-1729
	Estate No. 136006
149328	(4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF THELMA L HARGROW

Notice is given that Ivan Hargrow, whose address is 312 Serena Street, Upper Marlboro, MD 20774, was on March 24, 2025 appointed Personal Representative of the estate of Thelma L Hargrow who died on De-cember 30, 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 24th day of September, 2025.

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.

IVAN HARGROW Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136753 149329 (4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **ROSALIND T BAILEY**

Notice is given that Patrick E Bai-ley, whose address is 8908 Bluff-wood Ln, Fort Washington, MD 20744-6764, was on March 24, 2025 appointed Personal Representative of the estate of Rosalind T Bailey who died on November 29, 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 24th day of September, 2025.

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.

PATRICK E BAILEY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136686 149330 (4-3,4-10,4-17) NOTICE OF APPOINTMENT NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **CLEO E DUGGER**

Notice is given that Janice MD James, whose address is 813 Eastern Ave, Fairmount Heights, MD 20743-1322, was on March 24, 2025 ap-pointed Personal Representative of the estate of Cleo E Dugger who died on December 30, 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 24th day of September, 2025.

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.

JANICE MD JAMES

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136757 149331 (4-3,4-10,4-17)

(4-3, 4-10)

NOTICE TO UNKNOWN HEIRS

AKA: CLEO EVERLINE DUGGER

All persons having any objection

Personal Representative

149333

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.

CRYSTAL CURRIN Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136656 (4-3,4-10,4-17)

ORDER OF PUBLICATION

VS.

COLUMBIA LIENS LLC

Plaintiff, vs. LEE AUDREY, GEORGE A, III &

BRADLEY M WATSON Prince George's County, Maryland Occupant Unknown Owners GEORGE A WATSON III Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 10212 PRINCE PL, UNIT 7-106, UPPER MARLBORO, MD 20774, Parcel No. 13-1398494

And

ANY UNKNOWN OWNER OF THE PROPERTY 10212 PRINCE PL, UNIT 7-106, UPPER MARLBORO, MD 20774, Parcel No. 13-1398494, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001385

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following prop-erty Parcel Identification Number 13-1398494 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 7-106 BLDG 7 2,653.0000 Sq.Ft. & Imps. Pines Condominium

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and redeem the property with Parcel Identification Number 13-1398494 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

149238 (3-27,4-3,4-10) **ORDER OF PUBLICATION**

ORDER OF PUBLICATION COLUMBIA LIENS LLC Plaintiff,

NEW CHAPEL BAPTIST CHURCH INC Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 5609 OLD BRANCH AVE, TEMPLE HILLS, MD 20748, Parcel No. 06-0593343,

And

ANY UNKNOWN OWNER OF PROPERTY 5609 OLD ΤНΕ BRANCH AVE, TEMPLE HILLS, MD 20748, Parcel No. 06-0593343, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

. Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001263

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following prop-erty Parcel Identification Number 06-0593343 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Farm 43,560.0000 Sq.Ft. & Imps. T B Middleton Farm Lot 9

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and redeem the property with Parcel Identification Number 06-0593343 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

ORDER OF PUBLICATION

(3-27,4-3,4-10)

COLUMBIA LIENS LLC Plaintiff,

LEGALS

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff, vs.

YENDYS 2 LLC Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 2204 SHADYSIDE AVE, SUIT-LAND, MD 20746, Parcel No. 06-0656157,

And

ANY UNKNOWN OWNER OF THE PROPERTY 2204 SHADYSIDE AVE, SUITLAND, MD 20746, Parcel No. 06-0656157, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, as-signs or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001265

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0656157 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

W Pt Of N Half of Lot 8 6,500.0000 Sq.Ft. Bradbury Sub Blk P

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and redeem the property with Parcel Identification Number 06-0656157 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 Clerk of the Cir Prince George's C	cuit Court for
True Copy—Test: Mahasin El Amin,	Clerk
149231	(3-27,4-3,4-10)

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff,

ORDER OF PUBLICATION COLUMBIA LIENS LLC Plaintiff,

VS. 2102 WILLOW TREE LLC Prince George's County, Maryland

Occupant Unknown Owners ALL OTHER PERSONS THAT

HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6402 BUSHEY DR, TEMPLE HILLS, MD 20748, Parcel No. 06-3803160,

And

ANY UNKNOWN OWNER OF THE PROPERTY 6402 BUSHEY DR, TEMPLE HILLS, MD 20748, Parcel No. 06-3803160, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001266

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-3803160 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

11,118.0000 SQ FT HAVERSTOCK HILLS-J LOT 2

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and redeem the property with Parcel Identification Number 06-3803160 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

(3-27,4-3,4-10) 149232

LEGALS

ORDER OF PUBLICATION COLUMBIA LIENS LLC

Plaintiff,

LEGALS

ORDER OF PUBLICATION

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

REBUILD AMERICA INC., S/O Resident Agent or Other Authorized Person 940 Centre Cir, Suite 2005 Altamonte Springs, FL 32714 and

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

and

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

and

All unknown owners of the property described Below; all heirs, devisees, personal representatives, and executors, administrators grantees, assigns or successors in right, title, interest, and any and all persons having or claiming to have any interest in the property and premises situate in Prince George's County, known as 11801 Tamer Court and described as 20, 735.0000 Sq.Ft & Imps: Being known as Dis-trict Account Number: 05 0291401, Block A Lot 75 on the Tax Roll of the Director of Finance.

Defendants In the Circuit Court for

Prince George's County, Maryland CASE NO.: C-16-CV-25-001363

The object of this proceeding is to secure the foreclosure of all rights of redemption from tax sale on the property known as 11801 Tamer Court 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 Plain-

A DESCRIPTION of the property in substantially the same form as the description appearing on the Trea-surer's and/or Director's tax roll and Deed hereinafter referred to is: known as 11801 Tamer Court and described as 20, 735.0000 Sq.Ft & Imps: Being known as District Ac-count Number: 05 0291401, Block A Lot 75 on the Tax Roll of the Director of Finance.

The complaint states among other

The complaint states among other things that the amount necessary for redemption has not been paid. It is thereupon this 17th day of March, 2025, by the Circuit Court for Prince George's County, Or-dered, that notice be given by the in-sertion of a copy of this Order in some newspaper having a general circulation in Prince George's County once a week for three con-

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JANET GLEASON WHITE

Notice is given that Mary Hollis, Notice is given that Mary Holins, whose address is 10505 Miller Rd, Oakton, VA 22124-1709, was on March 21, 2025 appointed Personal Representative of the estate of Janet Gleason White who died on February 11, 2025 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 21st day of September, 2025.

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.

MARY HOLLIS Personal Representative

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

UPPER MARLBORO, MD 20773-1729 Estate No. 136644

<u>149334</u> (4-3,4-10,4-17)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ESTHER G ROBINSON

Notice is given that Tisha Robinson Peterson, whose address is 3541 Tribeca Trl, Laurel, MD 20724-1445, and Clifford G Robinson Jr, whose address is 80 Winners Cir, La Plata, MD 20646-4370 were on March 21, 2025 appointed Co-Personal Representatives of the estate of Esther G Robinson who died on February 23, 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 co-personal repre-sentatives or the attorney.

All persons having any objection

COLUMBIA LIENS LLC	Pla	inti	ff
VS.			
LIPING WANG			

Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1836 METZEROTT RD, UNIT 609, HYATTSVILLE, MD 20783, Parcel No. 17-1934538

And

ANY UNKNOWN OWNER OF THE PROPERTY 1836 METZE-ROTT RD, UNIT 609, HY-ATTSVILLE, MD 20783, Parcel No. 17-1934538, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest. Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001439

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 17-1934538 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 609 981.0000 Sq.Ft. & Imps. Presidential Tower

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

It is thereupon this 24th day of March, 2025, 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 27th day of May, 2025, and redeem the property with Parcel Identification Number 17-1934538 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

vs. DESIDERIO P SISON JR & ZENAIDA M SISON Prince George's County, Maryland Occupant Unknown Owners ALL OTHER PERSONS THAT

HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 570 WILSON BRIDGE DR, UNIT 6771 C-2, OXON HILL, MD 20745, Parcel No. 12-1319516,

And

149230

ANY UNKNOWN OWNER OF THE PROPERTY 570 WILSON BRIDGE DR, UNIT 6771 C-2, OXON HILL, MD 20745, Parcel No. 12-1319516, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001343

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1319516 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Condominium Bl Dg 20 Unit 6771 C- 2 2,001.0000 Sq.Ft. & Imps. Wilson Bridge

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and re-deem the property with Parcel Identification Number 12-1319516 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 I Clerk of the Circ Prince George's Co	cuit Court for	MAHASIN I Clerk of the Circ Prince George's Co	cuit Court for	MAHASIN I Clerk of the Circ Prince George's Co	cuit Court for
True Copy—Test: Mahasin El Amin, G	Clerk	True Copy—Test: Mahasin El Amin, G	Clerk	True Copy—Test: Mahasin El Amin, C	Clerk
149293	(4-3,4-10,4-17)	149234	(3-27,4-3,4-10)	149235	(3-27,4-3,4-10)

DARLITO G. QUIMEN AND AN-GELINA G. QUIMEN, TRUSTEES UNDER THE QUIMEN REVOCA-BLE TRUST DATED 2/28/2003 Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 580 WILSON BRIDGE DR, UNIT 6781 D-1, OXON HILL, MD 20745, Parcel No. 12-1319920,

And

ANY UNKNOWN OWNER OF THE PROPERTY 580 WILSON BRIDGE DR, UNIT 6781 D-1, OXON HILL, MD 20745, Parcel No. 12-1319920, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest. Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001372

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1319920 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Bldg 21 Unit 6 781 D-1 2,001.0000 Sq.Ft. & Imps. Wilson Bridge

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and re-deem the property with Parcel Identification Number 12-1319920 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

Clerk of the	IN EL AMIN Circuit Court for County, Maryland	Pı
rue Copy—Tes Iahasin El Ami	t: n, Clerk	Tr M
49235	(3-27,4-3,4-10)	14

vs.

FREDERICK J CORDER & MCPHERSON-MARILYN CORDER Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 4000 MITCHELLVILLE RD, UNIT A-302, BOWIE, MD 20716, Parcel No. 07-0669978,

And

ANY UNKNOWN OWNER OF THE PROPERTY 4000 MITCHEL-LVILLE RD, UNIT A-302, BOWIE, MD 20716, Parcel No. 07-0669978, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest. Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001267

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 07-0669978 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Unit A302 4,423.0000 Sq.Ft. & Imps. Omni Professional

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and redeem the property with Parcel Identification Number 07-0669978 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.

Clerk of the	SIN EL AMIN Circuit Court for 's County, Maryland
True Copy—Te Mahasin El An	est: nin, Clerk
149233	(3-27,4-3,4-10)

County once a week for three consecutive weeks, warning all persons interested in the property to appear in this Court by the 20th day of May, 2025, and redeem the property and answer the Complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property and vesting in the Plaintiff a title 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 El Amin, Clerk

149241 (3-27,4-3,4-10)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JUDITH RIVERS

Notice is given that Melissa Mobley, whose address is 717 S Cherry Grove Avenue #202, Annapolis, MD 21401, was on March 12, 2025 appointed Personal Representative of the estate of Judith Rivers, who died on May 28, 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 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.

MELISSA MOBLEY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY PRINCE GEORGE'S COUNTY CERETA A. LEE P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 PHONE: (301) 952-3250 Estate No. 131743 149275 (3-27,4-3,4-10) 149317 (4-3, 4-10)

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 21st day of September, 2025.

Any person having a claim against the decedent must present the claim to the undersigned co-personal rep-resentatives 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 co-personal representatives mails or other-wise 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.

TISHA ROBINSON PETERSON CLIFFORD G ROBINSON JR 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. 136732 <u>149335</u> (4-3,4-10,4-17)

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

P.O. Box 1729 Upper Marlboro, Maryland 20773

> In The Estate Of: **BESSIE V CLARK**

Estate No.: 133845

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Makeyva Ashley Pemberton for judicial probate of the will dated May 18, 2024, and for the appointment of a per-sonal representative.

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on May 29, 2025 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.

Rick Todd 5850 Waterloo Road, Suite 140 Columbia, MD 21045 443-720-7500

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF HELEN LOUISE WILLIAMS

Notice is given that Marlene An-nette Ford, whose address is 1203 Woodlark Dr, District Heights, MD 20747, was on March 5, 2025 appointed Personal Representative of the estate of Helen Louise Williams who died on September 19, 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-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 5th day of September, 2025.

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: 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.

MARLENE ANNETTE FORD Personal Representative

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

Estate No. 136309

149193 (3-20,3-27,4-3)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JEFFREY ALLEN

Notice is given that Iamillah Allen. whose address is 9110 Autoville Dr, College Park, MD 20740-1304, was on November 12, 2024 appointed Personal Representative of the estate of Jeffrey Allen, who died on October 20, 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.

Karl L. Chen, Esq CHEN Law, LLC 9701 Apollo Drive, Suite 381 Largo, Maryland 20774 301-358-3981

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

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

SHARON JACQUELINE JONES

Notice is given that Edward V. Jones, Sr. whose address is 5704 Glo-ria Drive, Suitland, MD 20746, was on March 7, 2025 appointed Personal Representative of the estate of Sharon Jacqueline Jones who died on November 15, 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 7th day of September, 2025.

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 detect following dates:

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

(2) Two months after the personal 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.

EDWARD V. JONES, SR. Personal Representative

Cereta A. Lee Register Of Wi Prince George' P.O. Box 1729	's County
UPPER MARLBOR	ro, MD 20773-1729
	Estate No. 136267
149194	(3-20,3-27,4-3)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF STEPHEN L WILLIAMS JR.

Notice is given that Minnie Williams, whose address is 602 Drumsheugh Court, Upper Marl-boro, MD 20774, was on March 6, 2025 appointed Personal Represen-tative of the estate of Stephen L Williams Jr., who died on January 12, 2025 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 represen-

Erica T Davis 1401 Rockville Pike Suite 650 Rockville, MD 20852

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

301-738-7685

TO ALL PERSONS INTERESTED IN THE ESTATE OF CLIFTON OLIVER DOUGHTY

Notice is given that Clifton Lauren Doughty, whose address is 3213 Val-ley Forest Drive, Upper Marlboro, MD 20772, was on January 24, 2025 appointed Personal Representative of the estate of Clifton Oliver Doughty, who died on June 6, 2024

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.

without 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 24th day of July, 2025.

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: 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.

CLIFTON LAUREN DOUGHTY Personal Representative

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

Estate No. 136080 149336 (4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

JOSEPH ALIMAMY FAKONDO Notice is given that Rashida Fakondo, whose address is 7218 Lansdale St, District Heights, MD 20747-3334, was on December 10, 2024 appointed Personal Representative of the estate of Joseph Alimamy Fakondo, who died on July 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 represen-tative or the attorney.

Cecilia R. Jones, Esq. 5335 Wisconsin Ave, NW, Suite 440 Washington, DC 20015 202-274-1820

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

PATRICIA N. STRADER Notice is given that Erik James, whose address is 29 Bradbury Way, Stafford, VA 22554, was on March

17, 2025 appointed Personal Repre-sentative of the estate of Patricia N. Strader, who died on August 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 17th day of September, 2025.

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.

ERIK JAMES Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136196

149338 (4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF LEONARD HAROLD PONDER

Notice is given that Lauren Pon-der, whose address is 12701 My Mol-lies Pride Dr., Bowie, MD 20720, was on November 4, 2024 appointed Per-sonal Representative of the estate of Leonard Harold Ponder who died on October 22, 2024 with a will.

Further information can be ob-tained by reviewing the estate file in the office of the Register of Wills or

David Pasti, Esq. 27 Wood Lane, 2nd floor Rockville, MD 20850

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

301-762-1901

TO ALL PERSONS INTERESTED IN THE ESTATE OF WANDA M. WHITING

Notice is given that Jazmine N Whiting, whose address is 9007 Little Stone Dr, Fort Washington, MD 20744, was on February 4, 2025 appointed Personal Representative of the estate of Wanda M. Whiting who died on July 8, 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 4th day of August, 2025.

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.

JAZMINE N WHITING Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 135414 <u>149322</u> (4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOAN ANN BONNEFOND AKA: JOAN A BONNEFOND

Notice is given that Joseph Bonnefond, whose address is 12110 Lan-ham Severn Rd, Bowie, MD 20720, was on March 19, 2025 appointed Personal Representative of the estate of Joan Ann Bonnefond who died on December 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 represen-

Michael J Jack 11165 Stratfield Court 2nd Floor Marriottsville, MD 21104 410-442-2232

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARY JEAN JACK

Notice is given that Michael J Jack, whose address is 11165 Stratfield Ct FL 2, Marriottsville, MD 21104-1625, was on December 6, 2024 appointed Personal Representative of the estate of Mary Jean Jack who died on May 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 6th day of June, 2025.

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.

MICHAEL J JACK

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY

CERETA A. LEE

P.O. Box 1729

149323

Personal Representative

UPPER MARLBORO, MD 20773-1729

THIS COULD BE YOUR AD!

Call 301-627-0900 for a

quote.

LEGALS

ORDER OF PUBLICATION

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

vs.

LORETTA JAMES,

AND

LEAF AVE

AND

erty.

BERNADETTE E JAMES,

Estate No. 134415

(4-3,4-10,4-17)

. Plaintiff

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 12th day of May, 2025.

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.

JAMILLAH ALLEN Personal Representative

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

Estate No. 135398

149211 (3-20,3-27,4-3)

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

P.O. Box 1729 Upper Marlboro, Maryland 20773

In The Estate Of: ALMA BEATRICE WHITE AKA: ALMA B WHITE

Estate No.: 135124

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a pe-tition has been filed by Bonita W. Gross for judicial probate of the will dated <u>April 4, 2019</u>, and for the appointment of a personal representative.

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 8, 2025 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

149319

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 6th day of September, 2025.

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 ob-tained from the Register of Wills.

MINNIE WILLIAMS Personal Representative

Cereta A. Lee Register Of Wii Prince George's P.O. Box 1729 Upper Marlbor	LOIC
	Estate No. 136236
149210	(3-20,3-27,4-3)
PRINCE GEO	NS' COURT FOR RGE'S COUNTY, XYLAND

P.O. Box 1729 Upper Marlboro, Maryland 20773

In The Estate Of: JIMMIE MAE SCOTT

Estate No.: 134442

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 representative.

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 6, 2025 at** 10:30 A.M.

This hearing may be transferred or postponed to a subsequent time. Further information may be ob-tained by reviewing the estate file in the Office of the Register of Wills.

773-1729	REGISTER OF WILLS PRINCE GEORGE'S O CERETA A. LEE P.O. BOX 1729 UPPER MARLBORO, PHONE: (301) 952-	County MD 20773-1729	REGISTER OF V PRINCE GEORG CERETA A. LEI P.O. BOX 1729 UPPER MARLB PHONE: (301)
(4-3,4-10)	149320	(4-3,4-10)	149321

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 10th day of June, 2025.

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.

RASHIDA FAKONDO Personal Representative

Cereta A. Lee Register Of Wills For Prince George's County		
P.O. Box 1729 Upper Marlboro, MD 207	73-1729	
Estate N	o. 134916	
(3-20)	3-27 4-3)	

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND P.O. Box 1729 Upper Marlboro, Maryland 20773 In The Estate Of:

LYDIA ELIZABETH LATNEY

Estate No.: 128238

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate: You are hereby notified that a pe-

tition has been filed by Thomas J. Kokolis for judicial probate for the appointment of a personal representative.

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 6, 2025 at** 10:30 A M

This hearing may be transferred or postponed to a subsequent time. Further information may be ob-tained by reviewing the estate file in the Office of the Register of Wills.

WILLS FOR RGE'S COUNTY BORO, MD 20773-1729 952-3250

(4-3,4-10)

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 4th day of May, 2025.

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.

LAUREN PONDER Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 135326 149325 (4-3,4-10,4-17)

NOTICE OF PUBLIC HEARING **REGARDING THE INSTALLATION OF STOP SIGN** MONITORING SYSTEMS

ing to receive resident testimony and vote on code Section. § 27-3. - Observance of traffic-control devices and the authority to install such devices. Specifically, the installation of Stop Sign Monitoring Devices

When: Thursday, April 17, 2025, 6:00 pm - 7:00 PM

301-715-8592 US (Washington DC) 646-558-8656 US (New York)

If you have comments for the Council, please email them to the Town Clerk at townclerk@cheverly-md.gov

149361

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 19th day of September, 2025.

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.

JOSEPH BONNEFOND Personal Representative

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

UPPER MARLBORO, MD 20773-1729 Estate No. 136013

149326 (4-3,4-10,4-17)

TOWN OF CHEVERLY

Notice is hereby given that on Thursday, April 17, 2025, the Council of The Mayor and Town Council of Cheverly (the "Town") will hold a public hear-

Topic:

Installation of Stop Sign Monitoring Systems

Location: 6401 Forest Rd, Cheverly, MD 20785

HYBRID

Zoom Information:

https://us02web.zoom.us/j/82388812365?pwd=UjY5RllrRXV0T25uMjBqd-StlTWRLZz09

Webinar ID: 823 8881 2365 Passcode: 091820 Telephone:

(4-3)

GEORGE'S COUNTY. PRINCE MARYLAND

All persons having or claiming to have an interest in the property sit-

uate and lying in Prince George's

County and known as 505 CEDAR-

Unknown Owner of the property

505 CEDARLEAF AVE described as

follows: Property Tax ID 18-2100444

on the Tax Roll of Prince George's

County, the unknown owner's heirs,

devisees, and personal representa-

tives and their or any of their heirs,

devisees, executors, administrators,

grantees, assigns, or successors in

right, title and interest in the prop-

IN THE CIRCUIT COURT OF

MARYLAND FOR

PRINCE GEORGE'S COUNTY

CASE NO.: C-16-CV-25-001549

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:

6,000.0000 Sq.Ft. & Imps. Carmody

Hills Blk B, Assmt \$242,000 Lib

35568 Fl 541, and assessed to James

18 2100444, 000505 Cedarleaf Ave,

The Complaint states, among

other things, that the amounts nec-essary for redemption have not been paid although more than six (6) months and a day from the date

of sale has expired. It is thereupon this 24th day of March, 2025, 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 be-fore the 18th day of April, 2025,

warning all persons interested in the

property to appear in this Court by the 27th day of May 2025 and re-

deem the property described above

and answer the Complaint or there-after 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

(4-3,4-10,4-17)

True Copy—Test: Mahasin El Amin, Clerk

149296

Capitol Heights, Md 20743

Bernadette Et Al.

Defendants

COUNTY COUNCIL HEARINGS

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

TUESDAY, APRIL 8, 2025 COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND <u>https://pgccouncil.us/LIVE</u>

1:30 P.M.

Notice is hereby given that on Tuesday, April 8, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

COUNCIL BILLS:

CB-002-2025 (DR-3) AN ACT CONCERNING WATERCRAFT PARKED ON COUNTY ROADS for the purpose of prohibiting the parking of watercraft on public streets, roads, highways, and rights of way within the County; to establish fines and penalties for parking a personally-owned watercraft on public streets, roads, highways, and rights of way in the County; to permit the towing and impounding of any personally-owned watercraft after a certain number of violations; and generally relating to the prohibition of parking a personally-owned watercraft on public streets, roads, highways, and rights-of-way in Prince George's County.

<u>CB-007-2025 (DR-2) AN ACT CONCERNING COUNTY EMPLOYEE</u> <u>ACCESS TO IN VITRO FERTILIZATION AND EGG FREEZING FER-TILITY COVERAGE</u> for the purpose of requiring that any health insurer contracted to offer health insurance plans to county employees include health insurance plans which will feature and have IVF and Egg Freezing fertility coverage as an offered part of health insurance.

CB-014-2025 AN ACT CONCERNING COLLECTIVE BARGAINING AGREEMENT - INTERNATIONAL ASSOCIATION OF FIRE FIGHT-ERS, AFL-CIO, LOCAL 1619 (FIRE FIGHTERS, PARAMEDICS AND FIRE FIGHTER/MEDICS) for the purpose of amending the labor agreement by and between Prince George's County, Maryland and the International Association of Fire Fighters, AFL-CIO, Local 1619 (Fire Fighters, Paramedics and Fire Fighter/Medics), to provide for wages and certain other terms and conditions of employment for personnel classifications initially certified by the Prince George's County Public Employee Relations Board or as amended by the Office of Human Resources Management. COUNCIL RESOLUTION

<u>CR-023-2025 A RESOLUTION CONCERNING THE ENACTMENT OF</u> <u>CERTAIN ORDINANCE OF THE CITY OF BOWIE</u> for the purpose of approving the enactment of Ordinance O-1-25 amending Chapter 26 of the

Code of the City of Bowie, concerning municipal zoning authority.

To register to speak or submit comments or written testimony please use the Council's eComment portal at: <u>https://pgccouncil.us/Speak</u>. For those unable to use the portal, comments/written correspondence may be emailed to: <u>onlinesignup@co.pg.md.us</u> 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 <u>will not</u> 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: <u>https://pgccouncil.us/LIVE</u>.

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

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

TUESDAY, APRIL 15, 2025 COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND https://pgccouncil.us/LIVE

LEGALS

COUNTY COUNCIL HEARINGS

6:00 P.M.

Notice is hereby given that on Tuesday, April 15, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

> THE HOUSING & COMMUNITY DEVELOPMENT ANNUAL ACTION PLAN FY-2026 FEDERAL GRANTS APPLICATION (COUNCIL RESOLUTION NO. 032-2025)

Pursuant to the provisions of Section 15A-106 of Subtitle 15A, of the Prince George's County Code, the County Council of Prince George's County, Maryland, hereby gives notice that it will hold a public hearing on the Annual Action Plan for FY 2026 submitted by the County Executive on March 7, 2025 for County Council approval.

The purpose of the hearing is to give all interested persons an opportunity to express their views regarding the projects and funding allocations contained in the proposed Annual Action Plan.

The Annual Action Plan reflects the County's most critical housing and community development needs as identified in the FY 2026-2030 Consolidated Plan. Additionally, the Annual Action Plan serves as the grant application for the following federal entitlement program funds: Community Development Block Grant ("CDBG") Program, HOME Investment Partnerships ("HOME") Program, and the Emergency Solutions Grants ("ESG") Program

The County's estimated entitlements for FY 2025 are as follows: Community Development Block Grant (CDBG) - \$5,613,506.00 plus \$471,732.00 (Program Income); HOME Investment Partnership (HOME) - \$2,187,892.87 plus \$997,197.00 (Program Income); and Emergency Solutions Grant (ESG) \$465,086.00 plus \$465,086.00 (Matching Funds). All of these grant programs are administered by the U. S. Department of Housing and Urban Development (HUD).

CR-032-2025 is available for viewing on the County Council's Legislative/Zoning Information System (LZIS) at: <u>https://pgccouncil.us/LZIS</u>

To register to speak or submit comments or written testimony please use the Council's eComment portal at: <u>https://pgccouncil.us/Speak</u>. For those unable to use the portal, comments/written correspondence may be emailed to: <u>onlinesignup@co.pg.md.us</u> 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 <u>will not</u> 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: <u>https://pgccouncil.us/LIVE</u>.

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

ATTEST: Donna J. Brown Clerk of the Council

149285

(3-27,4-3)

LEGALS

COUNTY COUNCIL HEARINGS

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

TUESDAY, APRIL 15, 2025 COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND <u>https://pgccouncil.us/LIVE</u>

1:00 P.M.

Notice is hereby given that on Tuesday, April 15, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

COUNCIL RESOLUTIONS:

<u>CR-027-2025 A RESOLUTION CONCERNING HOUSING INVEST-</u> <u>MENT TRUST FUND ("HITF") FOR HOUSING AND COMMUNITY</u> <u>DEVELOPMENT</u> for the purpose of committing and allocating the amount of two million, five hundred thousand dollars (\$2,500,000) in Prince George's County Housing Investment Trust Fund ("HITF") Program funds to the New Carrollton - Affordable - Phase 1 project, an eligible activity, for gap financing of new affordable rental housing construction.

CR-029-2025 A RESOLUTION CONCERNING HOUSING INVEST-MENT TRUST FUND ("HITF") FOR HOUSING AND COMMUNITY DEVELOPMENT for the purpose of committing and allocating the amount of two million, five hundred thousand dollars (\$2,500,000) in Prince George's County Housing Investment Trust Fund ("HITF") Program funds to the New Carrollton - Affordable - Phase 2 project, an eligible activity, for gap financing of new affordable rental housing construction.

<u>CR-031-2025 A RESOLUTION CONCERNING HOUSING INVEST-</u> <u>MENT TRUST FUND ("HITF") FOR HOUSING AND COMMUNITY</u> <u>DEVELOPMENT</u> for the purpose of committing and allocating the amount of one million, nine hundred thousand dollars (\$1,900,000) in Prince George's County Housing Investment Trust Fund ("HITF") Program funds to the Park Place at Addison Road Metro project, an eligible activity, for gap financing of new affordable rental housing construction.

<u>CR-035-2025 A RESOLUTION CONCERNING HOUSING INVEST-MENT TRUST FUND ("HITF") FOR HOUSING AND COMMUNITY</u> <u>DEVELOPMENT</u> for the purpose of committing and allocating the amount of two million, five hundred thousand dollars (\$2,500,000) in Prince George's County Housing Investment Trust Fund ("HITF") Program funds to the Penn Place I project, an eligible activity, for gap financing of new affordable rental housing construction.

To register to speak or submit comments or written testimony please use the Council's eComment portal at: <u>https://pgccouncil.us/Speak</u>. For those unable to use the portal, comments/written correspondence may be emailed to: <u>onlinesignup@co.pg.md.us</u> 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 <u>will not</u> 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: <u>https://pgccouncil.us/LIVE</u>.

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

ATTEST: Donna J. Brown Clerk of the Council

(3-27,4-3) 149283

149282

ATTEST:

Donna J. Brown

Clerk of the Council

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Serving Prince George's County Since 1932

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ORLANDO NAVARRETE

Notice is given that Daniel Navarrete, whose address is 12304 Firtree Ln, Bowie, MD 20715-2510, was on March 12, 2025 appointed Personal Representative of the estate of Or-lando Navarrete who died on April 5, 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 12th day of September, 2025.

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 ob-tained from the Register of Wills.

DANIEL NAVARRETE Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 135272 <u>149260</u> (3-27,4-3,4-10)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF PHYLLIS DORITA MCKINNEY

Notice is given that DWIGHT A MCKINNEY II, whose address is 2670 Homecoming Court, Waldorf, MD 20603, was on November 15, 2024 appointed Personal Representa-tive of the estate of PHYLLIS DORITA MCKINNEY who died on April 15, 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 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 15th day of May, 2025.

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 date: 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.

DWIGHT A MCKINNEY II Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 134075 149261 (3-27,4-3,4-10)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MARY LEGGO

AKA: MARY LOUISE LEGGO

Notice is given that Bryan Leggo, whose address is 2304 Porter Ave, Suitland, MD 20746-1057, was on December 6, 2024 appointed Per-sonal Representative of the estate of Mary Leggo who died on August 4, 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 6th day of June, 2025.

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.

BRYAN LEGGO Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 135507 149262 (3-27,4-3,4-10)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOHN R GORMAN

Notice is given that Cully G In-fante, whose address is 3109 Fern Hill Ct, Edgewater, MD 21037-2632, was on September 26, 2024 ap-pointed Personal Representative of the estate of John R Gorman who died on September 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 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 26th day of March, 2025.

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.

CULLY G INFANTE Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 134915 <u>149263</u> (3-27,4-3,4-10)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

IN THE ESTATE OF LEROY HOLLAND

Notice is given that Montina Hol-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 10th 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

(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.

Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY Estate No. 135862

149209

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

Notice is given that Arthur Ray-mond Ehscheid Jr, whose address is

Further information can be obv reviewing the estate tained

Your Newspaper of Legal Record 301-627-0900

LEGALS NOTICE OF APPOINTMENT

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ALFRED BROWN

Notice_is given that Geraldine Stanton-Brown, whose address is 15402 Beech Tree Pkwy, Upper Marl-boro, MD 20774-8064, was on March 7, 2025 appointed Personal Representative of the estate of Alfred Brown who died on February 7, 2025 with a will.

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF PHILIP A COX JR

Notice is given that Philip Cox, whose address is 226 East 11th Street, Leadville, CO 80461, was on March 11, 2025 appointed Personal Representative of the estate of Philip A Cox Jr who died on March 14, 2024 with a will.

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

NOTICE OF APPOINTMENT

LEGALS

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

> TO ALL PERSONS INTERESTED IN THE ESTATE OF MEGAN DAVIES DROEGEMEYER

Notice is given that Todd Brandon Droegemeyer, whose address is 225 Clydesdale Circle, Summerville, SC 29486, was on March 10, 2025 appointed Personal Representative of the estate of Megan Davies Droege-meyer who died on December 17, 2024 with a will.

Further informat

NOTICE TO UNKNOWN HEIRS

LEGALS

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

IN THE ESTATE OF KANDY BURNETT-MARIANO

Notice is given that Lemar A Mar-

iano, whose address is 4504 Eden Park Ln, Upper Marlboro, MD 20772-3197, was on March 5, 2025

appointed Personal Representative of the estate of Kandy Burnett-Mar-iano, who died on January 30, 2025

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 5th day of Sep-

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

(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 cred-

itor presents the claims within two

months from the mailing or other

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.

LEMAR A MARIANO

REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY

Personal Representative

UPPER MARLBORO, MD 20773-1729

Estate No. 136557

(3-20,3-27,4-3)

without a will.

tember, 2025.

following dates:

decedent's death; or

delivery of the notice.

CERETA A. LEE

P.O. Box 1729

TO ALL PERSONS INTERESTED AKA: LEROY H. HOLLAND

land, whose address is 3701 Dianna Rd, Suitland, MD 20746-2227, was on March 10, 2025 appointed Per-sonal Representative of the estate of Leroy Holland aka Leroy H. Hol-land, who died on November 23,

September, 2025.

the following dates:

decedent's death; or

MONTINA HOLLAND

P.O. Box 1729 Upper Marlboro, MD 20773-1729

(3-20,3-27,4-3) 149208

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

LEGALS

IRENE MARIE EHSCHEID

1212 5th Ave, Apt. 3C, New York, NY 10029, and Dorothea E Thomas, whose address is 12307 Tilbury Lane, Bowie, MD 20715 were on November 12, 2024 appointed Co-Personal Representatives of the estate of Irene Marie Ehscheid who died on October 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 7th day of September, 2025.

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.

GERALDINE STANTON-BROWN Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136588 (3-20,3-27,4-3)

<u>149199</u>

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.

NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED

RICHARD ARDEN KIDWELL

Notice is given that Rachel Kidwell

McNulters given that Nachel Ndwein McNulty, whose address is 103 Ken-nondale Ln, Richmond, VA 23226, was on March 5, 2025 appointed Per-sonal Representative of the estate of

Richard Arden Kidwell who died on February 2, 2025 with a will.

IN THE ESTATE OF

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 5th day of September, 2025.

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.

RACHEL KIDWELL MCNULTY Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136328 (3-20,3-27,4-3) 149201

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 11th day of September, 2025.

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.

PHILIP COX Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 132839 149203 (3-20,3-27,4-3)

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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 10th day of September, 2025.

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 ob-tained from the Register of Wills.

TODD BRANDON DROEGEMEYER Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136601 (3-20,3-27,4-3) 149204

tained by reviewing the estate file in the office of the Register of Wills or by contacting the personal representative or the attorney.

TO ALL PERSONS INTERESTED

Notice is given that JOHN MCGUTHRY, whose address is 1464

E Puente St, Covina, CA 91724-3214, was on December 9, 2024 appointed

Personal Representative of the estate

of MILDRED MCGUTHRY who

died on November 20, 2024 with a

Further information can be ob-

IN THE ESTATE OF

MCGUTHR

will.

MILDRED MCGUTHRY

AKA: MILDRED HUTSON

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 June, 2025.

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.

JOHN MCGUTHRY Personal Representative

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

Estate No. 135666 149202 (3-20,3-27,4-3)

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 12th day of May, 2025.

Any person having a claim against the decedent must present the claim to the undersigned co-personal representatives 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.

ARTHUR RAYMOND EHSCHEID IR DOROTHEA E THOMAS **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. 135375 149205 (3-20,3-27,4-3)

The Prince George's Post

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Edwin G. Fee, Jr., Esquire Whiteford, Taylor & Preston L.L.P Towson Commons, Suite 300 One West Pennsylvania Avenue Towson, Maryland 21204-5025 410-832-2000

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF GOLDA E. QUESINBERRY

Notice is given that Lisa Allen, whose address is c/o Edwin G. Fee, Jr., Esquire, Whiteford, Taylor & Preston L.L.P. Towson Commons, Suite 300, One West Pennsylvania Avenue, Towson, MD 21204-5025, was on February 18, 2025 appointed Personal Representative of the estate of Golda E. Quesinberry who died on January 4, 2025 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 18th day of August, 2025.

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, except if the dece-dent 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 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.

LISA ALLEN Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136354 149258 (3-27,4-3,4-10)

Lena Clark, Esquire Law Office of Lena A. Clark, LLC 129 W. Patrick Street, Suite 11 Frederick, MD 21701 301-696-0567

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

Mariela C. D'Alessio 6 North Park Drive, Suite 108 Hunt Valley, MD 21030 410-600-3721

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF WALTER CARTER, JR.

Notice is given that Princess K. Carter, whose address is 13608 Long Island Drive, Pflugerville, TX 78660, was on March 13, 2025 appointed Personal Representative of the estate of Walter Carter, Jr. who died on September 30, 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 13th day of September, 2025.

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.

PRINCESS K. CARTER Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136027

149259 (3-27,4-3,4-10)

Rick Todd 5850 Waterloo Road #140 Columbia, MD 21045 443-720-7500

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

VALERIE YOUNG TURNER

Notice is given that Jordan Turner, whose address is 5098 Temple Hill Rd, Temple Hills, MD 20748, was on February 14, 2025 appointed Per-sonal Representative of the estate of Valerie Young Turner, who died on October 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 (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 14th day of August, 2025.

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 ob-tained from the Register of Wills.

ORDAN TURNER Personal Representative

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

Estate No. 136050

(3-27,4-3,4-10)

LEGALS

149266

Victoria Z. Sulerzyski, Esquire Special Needs Law, LLC 206 Windrush Farm Lane Severna Park, MD 21146 410-991-3014

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

PERSONS INTERESTED

LEGALS Robert M. Burke

> Robert Burke Law Firm 300 Charles Street PO Box 2283 La Plata, MD 20646 240-349-2768

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF WILLIAM B. STEWART

Notice is given that Allan D. Stewart, Sr., whose address is 10813 Smugglers Notch Court, White Plains, MD 20695, was on December 4, 2024 appointed Personal Repre-sentative of the estate of William B. Stewart who died on October 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-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 4th day of June, 2025.

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 ob-tained from the Register of Wills.

ALLAN D. STEWART, SR. Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 135627 149257 (3-27,4-3,4-10)

LEGALS

Steven T. Greenblat Robert Ades & Associates, PC 4301 Garden City Dr, #300 Landover, MD 20785 (301) 459-3333

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

LEGALS

COUNTY COUNCIL HEARINGS

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND

NOTICE OF PUBLIC HEARINGS TUESDAY, APRIL 15, 2025

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

6:00 P.M.

Notice is hereby given that on Tuesday, April 15, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

THE FY 2026-2030 CONSOLIDATED PLAN FOR HOUSING AND COMMUNITY DEVELOPMENT (COUNCIL RESOLUTION NO. 34-2025)

Pursuant to the provisions of Section 15A-106 of Subtitle 15A, of the Prince George's County Code, the County Council of Prince George's County, Maryland, hereby gives notice that it will hold a public hearing on the Proposed Consolidated Plan for Housing and Community Development for FY 2026 - 2030 submitted by the County Executive on May 7, 2025 for County Council approval.

The proposed Consolidated Plan provides a comprehensive long range plan for the use of federal funds, and submits to the U.S. Department of Housing and Urban Development one planning document covering enti-tlement programs: Community Development Block Grant ("CDBG") Program, HOME Investment Partnerships ("HOME") Program, and the Emergency Solutions Grant ("ESG") Program. As such, HUD requires that as part of the Consolidated Plan, the County must conduct a Housing Needs Assessment, Homeless Needs Assessment, Non-Homeless Special Needs Assessment, Non-Housing Community and Economic Development Needs Assessment, and a Housing Market Analysis

Additionally, the Consolidated Plan identifies federal, state and local resources expected to be available for the next five years and the institutional structure in which the Consolidated Plan will be implemented. The Plan outlines measures to improve housing opportunities by creating and preserving affordable housing, increase economic development, prevent homelessness, reduce the hazards of lead-based paint, address the needs of public housing, present an anti-poverty strategy, invest in public services, and meet the needs of persons with special needs. Further, the Consolidated Plan estimates the amount of federal entitlement funds projected for proposed housing and community development activities in order to achieve the goals and carry out the objectives over a five-year period

CR-034-2025 is available for viewing on the County Council's Legislative/Zoning Information System (LZIS) at: https://pgccouncil.us/LZIS

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: onlinesignup@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 meet-ing on the Council's live streaming page: <u>https://pgccouncil.us/LIVE</u>.

BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND Iolene Ivev, Chair

ATTEST: Donna J. Brown

149286

Clerk of the Council

PERSONS INTERESTED IN THE ESTATE OF LARRY WELDON RICHARDSON, SR.

Notice is given that Larry W. Richardson, Jr., whose address is 2449 Rippling Brook Road, Freder-ick, MD 21701, was on December 27, 2024 appointed Personal Representative of the estate of Larry Weldon Richardson, Sr., who died on Octo-ber 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 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 27th day of June, 2025.

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.

LARRY W. RICHARDSON, JR. Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR

P.O. Box 1729

149267

IN THE ESTATE OF GALEN KIMBRUE

Notice is given that Renee D. Wallace-Kimbrue, whose address is 1113 Faith Lane, Anna, TX 75409, was on March 18, 2025 appointed Personal Representative of the estate of Galen Kimbrue, who died on October 21, 2022 without a will. There was a prior small estate proceeding.

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 September, 2025.

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 ob-tained from the Register of Wills.

RENEE D. WALLACE-KIMBRUE Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 UPPER MARLBORO, MD 20773-1729 Estate No. 127212 Estate No. 135746 149268 (3-27,4-3,4-10) (3-27,4-3,4-10)

TO ALL PERSONS INTERESTED ALEXIS PAUL DE TESSIERES

IN THE ESTATE OF

Verena Meiser, Esq.

Lewicky, O'Connor, Hunt & Meiser

8110 Maple Lawn Blvd., Suite 160

Fulton, MD 20759

410-489-1996

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

Notice is given that Carolynn de Tessieres, whose address is 4302 Longleaf Court, Bowie, MD 20716, was on March 12, 2025 appointed Personal Representative of the estate of Alexis Paul de Tessieres, who died on May 19, 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 12th day of September, 2025.

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

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

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

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

CAROLYNN DE TESSIERES Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 133732 149271 (3-27,4-3,4-10)

TO ALL PERSONS INTERESTED IN THE ESTATE OF

Notice is given that Marcia Cole, whose address is 3434 Woodcreek Dr., Suitland, MD 20746, was on De-cember 10, 2024 appointed Personal Representative of the estate of Vernice Cole who died on September 2, 2019 with a will.

VERNICE COLE

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 10th day of June, 2025.

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.

MARCIA COLE Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 135291 (4-3,4-10,4-17) <u>149324</u>

NOTICE Richard E. Solomon Richard J. Rogers Michael McKeefery Christianna Kersey Kyle Blackstone Jason Murphy Iohn Ansell Jason Beers

1099 Winterson Road, Suite 301 Linthicum Heights, MD 21090 Substitute Trustees, Plaintiffs

Patricia A. Ray 510 62nd Avenue Fairmount Heights, MD 20743 Defendant

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-24-006222

Notice is hereby given this 13th day of March, 2025, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of April, 2025, 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 be-fore the 14th day of April, 2025.

The Report of Sale states the amount of the foreclosure sale price to be \$222,000.00. The property sold herein is known as 510 62nd Avenue, Fairmount Heights, MD 20743.

MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy-Test: Mahasin El Amin, Clerk (3-20,3-27,4-3) 149224

LEGALS

NOTICE

Richard E. Solomon Richard J. Rogers Michael McKeefery Christianna Kersey Kevin Hildebeidel Kyle Blackstone Kathleen Young 1099 Winterson Road, Suite 301 Linthicum Heights, MD 21090 Substitute Trustees, Plaintiffs

Karon Cooper 5521 Helmont Drive Oxon Hill, MD 20745

v.

Defendant

(3-27,4-3)

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-23-000463

Notice is hereby given this 13th day of March, 2025, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of April, 2025, 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 14th day of April, 2025.

The Report of Sale states the amount of the foreclosure sale price to be \$299,628.40. The property sold herein is known as 5521 Helmont Drive, Oxon Hill, MD 20745.

MAHASIN EL AMIN Clerk of the Circuit Court Prince George's County, MD True Copy—Test: Mahasin El Amin, Clerk 149223 (3-20,3-27,4-3)

THE PRINCE GEORGE'S POST Call 301-627-090

Fax 301-627-6260

SUBSCRIBE TODAY!

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff,

vs.

GEORGE T JR. & RUTH M LEE Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY **INTEREST IN THE PROPERTY 727** BOOKER DR, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2059053,

And

ANY UNKNOWN OWNER OF THE PROPERTY 727 BOOKER DR, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2059053, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001442

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2059053 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

4,121.0000 Sq.Ft. & Imps. Highland Gardens Lot 33 Blk E

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

It is thereupon this 24th day of March, 2025, 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 27th day of May, 2025, and redeem the property with Parcel Identification Number 18-2059053 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

149294 (4-3,4-10,4-17)

LEGALS

ORDER OF PUBLICATION

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOSEPH I ROBINSON

Notice is given that Patricia Robinson, whose address is 1706 Peach Blossom Ct, Bowle, MD 20721-3705, was on March 7, 2025 appointed Personal Representative of the estate of Joseph I Robinson, who died on January 9, 2025 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 7th day of September, 2025.

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.

PATRICIA ROBINSON Personal Representative

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

	Estate No. 136123
149214	(3-20,3-27,4-3)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOYCE D FREEMAN

Notice is given that Raynette F Randall, whose address is 209 Hill Rd, Hyattsville, MD 20785, and Jequila Randall-Green, whose address MD 21206, were on March 11, 2025 appointed Co-Personal Representatives of the estate of Joyce D Freeman, who died on January 28, 2025 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 representatives 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 11th day of and September, 2025.

LEGALS

ORDER OF PUBLICATION BY POSTING

FELIX PALACIOS

VS.

RUTH PEREZ PALACIOS AND **JOHN DOE**

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

Case Number: C-16-FM-24-006852 Other Reference Number(s): CAD20-19160; C-16-FM-23-003662; C-16-FM-24-001098

ORDERED, ON THIS 27th day of March, 2025, by the Circuit Court for Prince George's County MD:

That the Defendant, JOHN DOE, is hereby notified that the Plaintiff, has filed a PETITION FOR SOLE LEGAL AND PHYSICAL CUS-TODY naming him/her as the de-fendant and stating that the Defendant's last known address is: unknown, and therefore it is;

ORDERED, that the Plaintiff may serve process to the Defendant, JOHN DOE, in accordance with Maryland Rule 2-122(a)(2) as fol-

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

ORDERED, said posting to be completed by the <u>26th day of April</u>, <u>2025</u>, and it is further;

ORDERED, that this Order shall be posted at the Court House door in accordance with Maryland Rule 2-122(a)(1), said posting to be com-pleted by the <u>26th day of April</u>, <u>2025</u>,; and it is further;

ORDERED, THAT THE DEFEN-DANT, JOHN DOE, IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DE-FENSE ON OR BEFORE THE 26th day of May, 2025, 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

True Copy-Test: Mahasin El Amin, Clerk (4-3,4-10,4-17) 149245

LEGALS

ORDER OF PUBLICATION

Green Magenta, LLC c/o Eskin Law, LLC 1700 Reisterstown Road, Suite 212 Baltimore, MD 21208 Plaintiff,

4100 Queensbury Partnership, LLC S/O Tasha Coleman, R.A. 4605 Navy Day Place Suitland, MD 20746

tificate of Tax Sale is as follows: Legal Description FR 120.8 FT OF LOT 14 EO 14B, District 16 Account Number 1790880 Known as 4100 Queensbury Road, Hyattsville, MD 20781.

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

It is thereupon this 24th day of March, 2025, 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 all persons interested in the property to appear in this Court by the 27th day of May, 2025, and redeem the property and answer the Complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the property and vesting in the Plaintiff a title 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 El Amin, Clerk 149295 (4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **GWENDOLYN BOLDEN**

Notice is given that Regina Bolden Whitaker, whose address is 5812 Jackies Way, Clinton, MD 20735, was on March 5, 2025 appointed Personal Representative of the estate of Gwendolyn Bolden, who died on December 18, 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 5th day of September, 2025.

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-

LEGALS

ORDER OF PUBLICATION MUNICIPAL INVESTMENTS, LLC MUNICIPAL IN VESTIVILY COLLEC C/O KENNY LAW GROUP, LLC Plaintiff

VS.

ARVIN W TERRY, AMERICAN BROADCAST EM-PLOYEES FEDERAL CREDIT UNION SCOTT R. VALBY, TRUSTEE, ADDISON WOODS HOMEOWN-ERS ASSOCIATION, INC., PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 1044 KAREN BLVD

AND

Unknown Owner of the property 1044 KAREN BLVD described as follows: Property Tax ID 18-2019586 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-25-001550

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:

1,600.0000 Sq.Ft. & Imps. Addison Woods Plat Lot 16 Blk M, Assmt \$247,800 Lib 39079 Fl 029, and assessed to Terry Arvin W. 18 2019586, 001044 Karen Blvd, Capitol Heights, Md 20743

The Complaint states, among other things, that the amounts nec essary for redemption have not been paid although more than six (6) months and a day from the date

of sale has expired. It is thereupon this 24th day of March, 2025, 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 18th day of April, 2025, warning all persons interested in the property to appear in this Court by the 27th day of May 2025 and redeem the property described above and answer the Complaint or there-after 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 NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF ESTHER G ROBINSON

Notice is given that Tisha Robinson Peterson, whose address is 3541 Tribeca Trl, Laurel, MD 20724-1445, and Clifford G Robinson Jr, whose address is 80 Winners Cir, La Plata, MD 20646-4370 were on March 21, 2025 appointed Co-Personal Representatives of the estate of Esther G Robinson who died on February 23, 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 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 21st day of September, 2025.

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 mav be obtained from the Register of Wills.

TISHA ROBINSON PETERSON CLIFFORD G ROBINSON JR **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. 136732 149335 (4-3,4-10,4-17)

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

Notice is given that Charlie Davis, whose address is 513 Halifax Pl,

Upper Marlboro, MD 20774-2157,

Personal Representative of the es-tate of Erma Verdell Fields, who died on February 3, 2025 without a

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 (or to the pro-

bate of the decedent's will) shall file

of Wills with a copy to the under-signed, on or before the earlier of

tative or the attorney.

ERMA VERDELL FIELDS

IN THE ESTATE OF

COLUMBIA LIENS LLC Plaintiff,

vs.

DUNAMIS LIFE MINISTRIS IN-TERNATIONAL Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY

INTEREST IN THE PROPERTY 613 61ST AVE, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2039576,

And

ANY UNKNOWN OWNER OF THE PROPERTY 613 61ST AVE, CAPITOL HEIGHTS, MD 20743, Parcel No. 18-2039576, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001440

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 18-2039576 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LTS 3 & 4 6,250.0000 Sq.Ft. Fairmount Heights Blk 0

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

It is thereupon this 24th day of March, 2025, 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 27th day of May, 2025, and redeem the property with Parcel Iden-tification Number 18-2039576 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

(4-3,4-10,4-17)

True Copy-Test: Mahasin Él Amin, Clerk

149297

Any person having a claim against the decedent must present the claim to the undersigned co-personal rep-resentatives 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 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.

RAYNETTE F RANDALL JEQUILA RANDALL-GREEN **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. 136572
<u>149219</u>	(3-20,3-27,4-3)

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

IN THE MATTER OF THE **PETITION OF:** FOR THE ADOPTION OF A PERSON

Adoption No. CAA22-02552

logical Father: You are hereby noti-fied that an adoption case has been filed in the Circuit Court for Prince George's County, Adoption No. CAA22-02552. All persons who believe themselves to be the parent of a male child born on December 8, Maryland, to PATRICIA ELIZA-BETH RAMIREZ, birth date Au-gust 29, 1994, 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, Mary-land, 14735 Main Street, Upper Marlboro, Maryland 20772 and telephone number: 301-952-5206. If you do not file a written objection by <u>30</u> <u>days</u> from the date this notice appears in a Prince George's County Newspaper, you will have agreed to the permanent loss of your parental rights to this child.

149246

S/O Edward Crosland, R.A. 4432 Chalfont Place Bethesda, MD 20816

Thomas J. Chmelik, Trustee 10089 Fairfax Boulevard Fairfax, VA 20816

Marc A. Batchelor, Trustee 10089 Fairfax Boulevard Fairfax, VA 20816

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

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

and

To: JOSE ELISEO RAMOS, Bio-

(3-27, 4-3, 4-10)

MainStreet Bank

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

149213

S. T. DANIEL

and

and

and

and

All unknown owners of the property described Below; all heirs, devisees, personal representatives, and executors, administrators, grantees, assigns or successors in right, title, interest and any and all persons having or claiming to have any interest in the property and premises situate in Prince George's County, known as 4100 Queensbury Road, Hyattsville, MD 20781, and described as Legal Description FR 120.8 FT OF LOT 14 EQ 14B Being known as District 16 Account Number 1790880 on the Tax Roll of the Collector of Taxes.

Defendants

In the Circuit Court for Prince George's County

Case No.: C-16-CV-25-001484

The object of this proceeding is to secure the foreclosure of all rights of redemption from tax sale on the property known as 4100 Queensbury Road, Hyattsville, MD 20781, in Prince George's County, State of Maryland, sold by the Director of Finance for Prince George's County, State of Maryland to Green Magenta, LLC, the Plaintiff.

A DESCRIPTION of the property in substantially the same form as the description appearing on the Cerfrom the Register of Wills.

Personal Representative

UPPER MARLBORO, MD 20773-1729

LEGALS

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF

Notice is given that Ann-Margaret

Roberts, whose address is 5129 Nannie Helen Burroughs Ave NE,

Apt 311, Washington, DC 20019, was on November 19, 2024 ap-

pointed Personal Representative of the estate of S. T. Daniel, who died on January 11, 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 represen-

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 19th 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 under-signed, on or before the earlier of

(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

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.

Personal Representative

ANN-MARGARET ROBERTS

other delivery of the notice.

tative or the attorney.

the following dates:

decedent's death; or

May, 2025.

Estate No. 136018

(3-20, 3-27, 4-3)

REGINA BOLDEN WHITAKER True Copy—Test: Mahasin El Amin, Clerk

> 149300

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

TO ALL PERSONS INTERESTED IN THE ESTATE O JANEL LAWON BURDETTE

Notice is given that Dontonio Burdette, whose address is 10718 Feath-erstone Dr, Ft Washington, MD 20744-3952, and Deja Burdette, whose address is 10718 Feather-stone Dr, Ft Washington, MD 20744-

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 probate of the decedent's will) shall file their objections with the Register of Wills on or before the 6th day of

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

(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.

provided by law, is unenforceable thereafter. Člaim forms mav be obtained from the Register of Wills.

DEJA BURDETTE Co-Personal Representatives

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729		Cereta A. Lei Register Of V Prince Geord P.O. Box 1729 Upper Marlb	VILLS FOR Ge's County) oro, MD 20773-1729	Register of Wills for Prince George's County Cereta A. Lee P.O. Box 1729 Upper Marlbord, MD 20773-1729	
	Estate No. 135355		Estate No. 136580	PHONE: (301) 952-3250	
149215	(3-20,3-27,4-3)	149218	(3-20,3-27,4-3)	149318	(4-3,4-10)

NOTICE TO UNKNOWN HEIRS

3952, were on March 6, 2025 appointed Co-Personal Representatives of the estate of Janel Lawon Burdette, who died on February 3, 2025 without a will.

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

September, 2025.

undersigned, on or before the ear-lier of the following dates:

A claim not presented or filed on or before that date, or any extension

DONTONIO BURDETTE

their objections with the Register of Wills on or before the 19th day of (4-3,4-10,4-17) September, 2025. Any person having a claim against the decedent must present the claim to the undersigned personal repre-sentative or file it with the Register

will.

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.

CHARLIE DAVIS Personal Representative

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

Estate No. 136597

149337 (4-3,4-10,4-17)

THE ORPHANS' COURT FOR

PRINCE GEORGE'S COUNTY, MARYLAND

P.O. Box 1729 Upper Marlboro, Maryland 20773

In The Estate Of:

BESSIE V CLARK

Estate No.: 133845

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the

You are hereby notified that a pe-tition has been filed by Victoria M. Clark for judicial probate of the will

dated May 18, 2024, and for the appointment of a personal representa-

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **May 29, 2025 at**

This hearing may be transferred or postponed to a subsequent time.

Further information may be ob-

tained by reviewing the estate file in the Office of the Register of Wills.

above estate:

tive.

10:30 A.M.

ORDER OF PUBLICATION

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

vs. THE ESTATE OF LOUIS B. MAR-

SHALL, DAVID RICKS MARSHALL, MANUFACTURERS AND TRADERS TRUST COMPANY, RICHARD E. SOLOMON, TRUSTEE. RICHARD J. ROGERS, TRUSTEE, MICHAEL MCKEEFERY, TRUSTEE. CHRISTIANNA KERSEY, TRUSTEE. KEVIN HILDEBEIDEL, TRUSTEE, KYLE BLACKSTONE, TRUSTEE, KATHLEEN YOUNG, TRUSTEE, MARYLAND DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT. ANTHONY J. MOHAN, TRUSTEE MARK S. PETRAUSKAS, TRUSTEE, PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 4621 BROM-LEY AVE

AND

Unknown Owner of the property 4621 BROMLEY AVE described as follows: Property Tax ID 06-0618686 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-25-001142

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:

9,285.0000 Sq.Ft. & Imps. Bradbury Park Lot 28 Blk E, Assmt \$264,300 Lib 33964 Fl 238, and assessed to Marshall Louis B Etal. 06 0618686. 004621 Bromley Ave, Suitland, Md 20746

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

It is thereupon this 11th day of March, 2025, 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 4th day of April, 2025, warning all persons interested in the property to appear in this Court by the 13th day of May 2025 and redeem 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.

ORDER OF PUBLICATION MUNICIPAL INVESTMENTS, LLC C/O KENNY LAW GROUP, LLC Plaintiff vs.

LINDA CHARAF, CALIBER HOME LOANS, INC., MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC ... RUTH W GARNER, TRUSTEE, SIGNATURE CLUB HOME-OWNER'S ASSOCIATION. INC. PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 16605 ANE-GADÁ DR

AND

Unknown Owner of the property 16605 ANEGADA DR described as follows: Property Tax ID 05-5657875 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-25-001010

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:

1,719.0000 Sq.Ft. & Imps. Signature Club At Lot 235, Assmt \$354,400 Lib 48728 Fl 055, and assessed to Charaf Linda.

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

It is thereupon this 24th day of March, 2025, 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 threa(2) current of a copy of the source of three (3) successive weeks on or before the 18th day of April, 2025, warning all persons interested in the property to appear in this Court by the 27th day of May 2025 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

PRINCE GEORGE'S COUNTY GOVERNMENT

Board of License Commissioners (Liquor Control Board)

REGULAR SESSION

APRIL 9, 2025

1. t/a Pollo Granjero, Blanca E. Villatoro-Canales, President/Secretary/Treasurer, Class B, Beer, Wine and Liquor, Pollo Granjero, Inc., 1401 University Blvd Éast, Unit G8, Hyattsville, 20783. Request for a Special Entertainment Permit. – Represented by Robert Kim, Esquire.

- 2. t/a Liquor City, Aruna R. Patel, President/Secretary/Treasurer, Class A, Beer, Wine and Liquor, Krishna Holding Corp., 9115 An-napolis Road, Lanham, 20706. Request for a Delivery Permit. -Represented by Linda Carter, Esquire
- 3. t/a Marlboro Liquors, Ushaben S. Patel, Member-Manager, Class A, Beer, Wine and Liquor, Love Marlboro, LLC, 5725 Crain Highway, Upper Marlboro, 20772. Request for a Delivery Permit. – Represented by Robert Kim, Esquire.
- 4. t/a Avenue Liquors, Rekhaben N. Patel, Member-Manager/ Authorized Person, Class A, Beer, Wine and Liquor, DHRUV, LLC, 3318 Walters Lane, Forestville, 20747. Request for a Delivery Permit. – Represented by Robert Kim, Esquire.
- 5. t/a T and T Liquors, Champaben Patel, Member-Manager, Class A, Beer, Wine and Liquor, Mitchellville Wine and Spirit, LLC, 13801 Annapolis Road, Mitchellville, 20715. Request for a Delivery Per-mit. – Represented by Robert Kim, Esquire.
- 6. t/a Tucker's Restaurant and Liquors, Rakeshkumar Patel, Member-Manager, Class A, Beer, Wine and Liquor, Aaryan, LLC, 9205 Marlboro Pike, Upper Marlboro, 20772. Request for a Delivery Permit. - Represented by Robert Kim, Esquire.
- 7. Benedict C. Ijomah, Managing Member, Sunny G. Chimezie, Managing Member, t/a The Palms Restaurant & Bar, 7729 Finns Lane, Lanham, 20706, for an alleged violation of Section 26-2102 of the Alcoholic Beverage Article of the Annotated Code of Maryland and R.R. No. 88 - Non-Effectuation (Failure to put approved license or permits in use) of the Rules and Regulations for Prince George's County. - Represented by Benjamin Carter, Esquire.
- 8. Beatrice A. Mananga, Managing Member, t/a Kitchen Near You, 5321 Ager Road, Hyattsville, 20782, for an alleged violation of Section 6-311, Purchase Alcoholic Beverages from Other than a Wholesaler, of the Annotated

LEGALS

ORDER OF PUBLICATION **BY POSTING**

LATOYA TAYLOR

VS.

MELVIN KING

In the Circuit Court for Prince George's County, Maryland Case Number: C-16-FM-24-006585

ORDERED, ON THIS 18th day of March, 2025, by the Circuit Court for Prince George's County MD:

That the Defendant, Melvin King is hereby notified that the Plaintiff, has filed a COMPLAINT FOR CUS-TODY AND RELATED RELIEF naming him/her as the defendant and stating that the Defendant's last known address is: 10770 Columbia Pike, #300, Silver Spring, MD 20901, and therefore it is;

ORDERED, that the Plaintiff may serve process to the Defendant, Melvin King, in accordance with Maryland Rule 2-122(a)(2) as follows:

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

ORDERED, said posting to be completed by the <u>17th day of April</u>, <u>2025</u>, and it is further;

ORDERED, THAT THE DEFEN-DANT, MELVIN KING, IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DE-FENSE ON OR BEFORE THE 17th DAY OF MAY, 2025, MAY RE-SULT IN THE CASE PROCEEDING AGAINST HIM/HER BY DE-FAULT.

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

True Copy-Test: Mahasin El Amin, Clerk 149247 (3-27,4-3,4-10)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ALAN J LORD

AKA: ÁLAN JAMES LORD

Notice is given that Kari Lord, whose address is 11605 Olympic Dr, Fort Washington, MD 20744-5021, and Lisa L Hough, whose address is 12901 Jackson Dr, Fort Washington, MD 20744-2842, were on January 3, 2025 appointed Co-Personal Representatives of the estate of Alan J Lord who died on August 21, 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 co-personal representatives or the attorney.

All persons having any objection

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF HELEN MANZEK

Notice is given that Donald Manzek, whose address is 8427 Blakiston Ln, Alexandria, VA 22308-2105, was on March 14, 2025 appointed Personal Representative of the estate of Helen Manzek who died on January 20, 2025 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 14th day of September, 2025.

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.

DONALD MANZEK Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136433

(3-27,4-3,4-10) <u>149264</u>

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JAMES WESLEY

SOUTHERLAND SR. Notice is given that Glendora Hughley, whose address is 88 V Street SW, Unit 502, Washington DC 20024, was on December 9, 2024 appointed Personal Representative Southerland Sr., who died on September 9, 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 pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 9th day of June, 2025.

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF JESSE PAUL NORRIS III

Notice is given that Donita A Parker, whose address is 14023 Reverend Boucher PI, Upper Marlboro, MD 20772-5959, was on March 13, 2025 appointed Personal Representative of the estate of Jesse Paul Norris III, who died on January 27, 2025 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 13th day of September, 2025.

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.

DONITA A PARKER Personal Representative

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

Estate No. 136434 149269 (3-27,4-3,4-10)

LEGALS

Jacob Deaven, Esquire Parker, Simon & Kokolis, LLC 110 N. Washington Street Suite 500 Rockville, MD 20850 301-656-5775

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF RAYMOND COLIN BARTON, JR.

Notice is given that Thomas J.

Kokolis, whose address is 110 N Washington St, Ste 500, Rockville, MD 20850-2230, was on February

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

True Copy—Test: Mahasin El Amin,	
Mahasin Él Amin,	Clerk
149173	(3-20,3-27,4-3)

LEGALS

NOTICE TO CREDITORS OF **APPOINTMENT OF** FOREIGN PERSONAL REPRESENTATIVE

NOTICE IS GIVEN that the Galveston Justice court of Galveston county, Texas appointed Marqueita A. Sam, whose address is 2602 Rosalee St, La Marque, TX 77568, as the Independent Executrix of the Estate of Walter Earl Hunter who died on December 12, 2023 domiciled in Texas, USA.

The Maryland resident agent for service of process is Rena Carlton, whose address is 6311 Wood Point Drive, Glenn Dale, MD 20760.

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 personal representative 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 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.

MARQUEITA A SAM Foreign Personal Representative

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

Estate No. 135560

(3-20, 3-27, 4-3)

149220

Mahasin Él Amin, Clerk

(3-27, 4-3, 4-10)<u>149242</u> THIS COULD BE YOUR AD!

Call 301-627-0900 for

a quote.

LEGALS

NOTICE

Richard E. Solomon Richard J. Rogers Michael McKeefery Christianna Kersey Kevin Hildebeideĺ Kyle Blackstone Kathleen Young 1099 Winterson Road, Suite 301 Linthicum Heights, MD 21090 Substitute Trustees, Plaintiffs v. Deborah Sandrus Waller AND Royston L. Clement 2109 Wintergreen Avenue District Heights, MD 20747 Defendants In the Circuit Court for Prince

George's County, Maryland Case No. C-16-CV-23-002040

Notice is hereby given this 13th day of March, 2025, by the Circuit Court for Prince George's County, that the sale of the property men-tioned in these proceedings, made and reported, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 14th day of April, 2025, 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 14th day of April, 2025.

The Report of Sale states the amount of the foreclosure sale price to be \$288,000.00. The property sold herein is known as 2109 Wintergreen Avenue, District Heights, MD 20747

MAHASIN Clerk of the C Prince George's	lircuit Court
True Copy—Test:	5.
Mahasin El Amin,	Clerk
149222	(3-20,3-27,4-3)

Code of Maryland, and R.R. No. 11 of the Rules and Regulations for Prince George's County.

9. Edwein Arbaiza, President, t/a Latinos Bar & Grill, 9432 Lanham Severn Road Lanham, 20706 for an alleged violation of Section 6-311, Purchase Alcoholic Beverfrom Other than a Wholesaler, of the Annotated Code of Maryland, and R.R. No. 11 of the Rules and Regulations for Prince George's County and R.R. No. 83 (Alcohol Awareness) of the Rules and Regulations for Prince George's County.

A virtual hearing will be held via Zoom at 7:00 p.m. on Wednesday, April 9, 2025. 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. Letters of Support or Oppositions should be submitted to our office at least 5 days prior to the day of the hearing. Additional information may be obtained by contacting the Board's Office at 301-583-9980.

BOARD OF LICENSE COM	IMISSIONERS
Attest: Terence Sheppard Director March 20, 2025	
149278	(3-27,4-3)

THE ORPHANS' COURT FOR PRINCE GEORGE'S COUNTY, MARYLAND P.O. Box 1729 Upper Marlboro, Maryland 20773 In The Estate Of: ANDREW GEORGE UHAS, JR.

Estate No.: 135236

NOTICE OF

JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a petition has been filed by Martina Regina Uhas for judicial probate of the will dated <u>July 13, 2022</u>, and for the appointment of a personal representative.

A hearing will be held at 14735 Main Street, Room D4010, Upper Marlboro, MD on **April 30, 2025 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

(3-27,4-3)

149254

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 July, 2025.

Any person having a claim against the decedent must present the claim to the undersigned co-personal rep-resentatives 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 co-personal representatives mails or other-wise 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.

KARI LORD LISA L HOUG Co-Personal R	GH epresentatives	GLE Perso
CERETA A. LEE REGISTER OF WII PRINCE GEORGE'S P.O. BOX 1729 UPPER MARLBOR		Cereta A Register Prince C P.O. Box Upper M
	Estate No. 135895	
149265	(3-27,4-3,4-10)	<u>149274</u>

Redevelopment Authority of Prince George's County Community Impact Grant Program Notification of Funding Availability (NOFA) FY2025

The Redevelopment Authority of Prince George's County ("RDA") is soliciting applications from community-based organizations for the Community Impact Grant ("CIG") Program FY 2025 funding round.

The CIG Program provides grants to implement small innovative capital projects that revitalize and enhance communities and quality of life in Prince George's County.

The total amount of funding available for this program is Two Hundred and Fifty Thousand Dollars (\$250,000) available for eligible 501c3 organizations, HOA's and houses of worship.

The CIG NOFA will be available on March 31, 2025, on the following website:

https://www.princegeorgescountymd.gov/departments-offices/redevelopmentauthority/grants/community-impact-grants

A Community Impact Grant pre-application virtual webinar will be held on Wednesday, April 15, 2025, at 11:00 AM. Interested participants should send an email the program manager to receive the Zoom link and passcode to attend.

RSVP's should be sent by 5:00 PM on Monday, April 13th to get access to the webinar.

Email questions to: Andrea D. Anderson, Program Manager at: adanderson@co.pg.md.us

Applications must be received by 5 pm on May 13, 2025

149291

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.

LENDORA HUGHLEY ersonal Representative

ta A. Lee ster Of Wills For E GEORGE'S COUNTY Box 1729 r Marlboro, MD 20773-1729

Estate No. 135336 <u>149217</u> (3-27,4-3,4-10)

(4-3,4-10)

LEGALS

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

IN THE MATTER OF THE **PETITION OF:** FOR THE ADOPTION OF A PERSON

Adoption No. CAA21-13272

To: LARRY CORNELIUS MCK-INNEY, JR., Biological Father: You are hereby notified that an adoption case has been filed in the Circuit Court for Prince George's County, Adoption No. CAA21-13272. All persons who believe themselves to be the parent of a female child born on October 22, 2008, in Prince George's County, Maryland, to STEPHANIE VICTORIA MILLS, birth date October 6, 1985, 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 <u>Prince George's</u> <u>County Newspaper</u>, you will have agreed to the permanent loss of your parental rights to this child.

149277 (3-27, 4-3, 4-10)

24, 2025 appointed Personal Repre-sentative of the estate of Raymond Colin Barton, I who died on January 30, 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.

(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.

THOMAS I. KOKOLIS, ESOUIRE Personal Representative

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

Estate No. 133585

(3-20,3-27,4-3)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF MAURICE MEDLEY

Notice is given that Marshika Medley Hale, whose address is 3572 Althorp Dr, Raleigh, NC 27616-8479, was on March 20, 2025 appointed Personal Representative of the estate of Maurice Medley, who died on February 10, 2025 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 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 20th day of September, 2025.

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.

MARSHIKA MEDLEY HALE Personal Representative

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

Estate No. 136447

149339 (4-3,4-10,4-17)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF LINNEA RUTH BERGE

Notice is given that Marta Megan Holder Silver, whose address is 6601 Springcrest Dr, Greenbelt, MD 20770-3062, was on December 10, 2024 appointed Personal Represen-tative of the estate of Linnea Ruth Berge, who died on November 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.

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF WILLIE JAMES YOUNG

Notice is given that Curtis Young, whose address is 11316 Cromwell Ct, Woodbridge, VA 22192, was on March 24, 2025 appointed Personal Representative of the estate of Willie James Young, who died on January 11, 2025 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 24th day of September, 2025.

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 ob-tained from the Register of Wills.

CURTIS YOUNG Personal Representative

R

1

Cereta A. Lee Register Of Will Prince George's ?O. Box 1729 Jpper Marlboro		Cer Rec Prii P.O Upp
	Estate No. 136365	
49340	(4-3,4-10,4-17)	<u>149</u>

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF RONALD GREGORY SCOTT

Notice is given that Keith Alvin Scott, whose address is 5910 South-ern Ave SE, Washington, DC 20019, was on March 21, 2025 appointed Personal Representative of the es-tate of Ronald Gregory Scott, who died on February 11, 2025 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.

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF **JESSE SHARPE**

Notice is given that Miya Sharpe, whose address is 3114 Belair Gate Ln, Landover, MD 20785-1943, was on February 3, 2025 appointed Per-sonal Representative of the estate of Jesse Sharpe, who died on December 13, 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 August, 2025.

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 ob-tained from the Register of Wills.

MIYA SHARPE Personal Representative

ereta A. Lee
EGISTER OF WILLS FOR
RINCE GEORGE'S COUNTY
.O. Box 1729
PPER MARLBORO, MD 20773-1729

Estate No. 136100 9342 (4-3,4-10,4-17)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

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

ROMA DANIELS Notice is given that Jerry Daniels, whose address is 2602 Newglen Ave, Forestville, MD 20747, was on March 13, 2025 appointed Personal Representative of the estate of Roma Daniels, who died on July 5, 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.

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF CHARLES RUSSELL PAYTON

Notice is given that Monique M Minor, whose address is 5802 Spell Rd, Clinton, MD 20735, was on December 5, 2024 appointed Personal Representative of the estate of Charles Russell Payton, who died on October 27, 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 5th day of June, 2025.

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.

MONIQUE M MINOR Personal Representative CERETA A. LEE REGISTER OF WILLS FOR

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

Estate No. 135639 2007 149345 (4-3,4-10,4-17) NOTICE OF APPOINTMENT

NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF ROSE DIANE JORDAN

Notice is given that Rudolph Jor-dan, whose address is 8911 Trowbridge Pl, Fort Washington, MD 20744-3273, and Chantel Jordan, whose address is 8760 Courtney Dr, Waldorf, MD 20603-4985, were on January 31, 2025 appointed Co-Per-sonal Representatives of the estate of Rose Diane Jordan, who died on June 24, 2024 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 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

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: 4/14/2025.

MONON

2014 MONON

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

CENTRAL HEAVY DUTY TOWING **11 SE CRAIN HIGHWAY** BOWIE, MARYLAND 20716 301-390-9500

1NNVF3925EM072730

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

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	HYATTSVILLE MD 20781						
	301-864-4133						
2007	SATURN	AURA	MD	6GBW76	1G8ZV57797F254364		
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		8005 OL	D BRA	NCH AVE			
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2005	LINCOLN	AVIATOR			5LMEU68H25ZJ10017
2016	FORD	TRANSIT	MD	6EW9333	1FTYR2CG5GKB01594
2006	FORD	E-250	MD	5DA9161	1FTPE2424WHB20224
2012	MAZDA	CX-9			JM3TB3CV0C0346822
1998	BMW	750I	VA	TWY7285	WBAGK2325WDH69340
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2006	LINCOLN	NAVIGATO	R MD	808Z43	5LMFU28596LI18462

2006	LINCOLN	NAVIGATO	K MD	808Z43	5LMFU28596LJ18462
2005	HONDA	ACCORD	MD	5GD0922	1HGCM56465A058786
2007	FORD	F-550	FL	MPMG66	1FDAF56PX7EA68934
2014	NISSAN	MURANO	DC	GR6095	JN8AZ1FY6EW302589
<u>1493</u>	62				(4-3)

to the appoin bate of the de their objectio Wills on or b June, 2025. Any person the decedent to the unders sentative or f of Wills with signed, on o the following (1) Six mon decedent's de (2) Two mo	ths from the date of the	to the appoin bate of the de their objectio Wills on or t September, 20 Any person the decedent to the unders sentative or f of Wills with signed, on o the following (1) Six mont decedent's de	having a claim against must present the claim signed personal repre- ile it with the Register a copy to the under- before the earlier of dates: ths from the date of the	to the appoint bate of the de their objection Wills on or the September, 20 Any personn the decedent to the unders sentative or f of Wills with signed, on o the following (1) Six moni- decedent's de	having a claim against must present the claim signed personal repre- ile it with the Register a copy to the under- r before the earlier of dates: ths from the date of the	their objection Wills on or July, 2025. Any perso the decedent to the under resentatives ter of Wills undersigned lier of the fo (1) Six mor decedent's d (2) Two m sonal repress wise deliver	ecedent's will) shall file ons with the Register of before the 31st day of n having a claim against t must present the claim signed co-personal rep- or file it with the Regis- s with a copy to the d, on or before the ear- llowing dates: nths from the date of the leath; or conths after the co-per- entatives mails or other- 's to the creditor a copy lished notice or other	Р
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Personal 1 Cereta A. Lei Register Of V Prince Geord P.O. Box 1729	Vills For ge's County	Cereta A. Lei Register Of V Prince Georg P.O. Box 1729	Vills For ge's County	Cereta A. Lei Register Of V Prince Georg P.O. Box 1729	Vills For ge's County	P.O. Box 172	WILLS FOR RGE'S COUNTY	Nł
	Estate No. 135594	149343	Estate No. 136728	149344	Estate No. 136635 (4-3,4-10,4-17)	149346	(4-3,4-10,4-17)	
<u>149341</u>	(4-3,4-10,4-17)	149343	(4-3,4-10,4-17)	112011	(4-0,4-10,4-17)			

NOTICE OF INTENT TO DISPOSE OF **IMPOUNDED VEHICLES**

The motor vehicle(s) below have been impounded by Fastlane Towing for violation of the County ordinance prohibiting unauthorized parking on private property and remains unclaimed as of the date of this notice.

The owner(s) / lien holder(s) are hereby informed of their right to reclaim vehicle(s) upon payment of all charges and costs resulting from towing, preservation and storage. Pursuant to Sec. 26.142.10, vehicle owner has the right to contest the validity of the tow within (21) days of the date of this notice by requesting a hearing with the Director.

Failure by owner(s) / lien holder(s) to reclaim vehicle(s) within 21 days of the date of this notice shall be deemed a waiver of all rights, title, and interest thereby consenting to the disposal of said vehicle.

To reclaim your vehicle, please call (202) 923-5576 or (301) 420-4012.

The following vehicles are located at 1309 Ritchie Road Capitol Heights, MD 20743 or 14610 B Old Gunpowder Road, Laurel, MD 20707

<u>YEAR</u>	MAKE	MODEL	VIN
2017	Volkswagen	Passat	1VWBT7A33HC047676
2020	Mercedes-Benz	GLB250	W1N4M4HB6LW031623
2007	Honda	CRV	JHLRE48767C122097
2011	Infiniti	G37	JN1CV6RA3BM355502
2010	Nissan	Maxima	1N4AA5AP4AC828598
2015	Mitsubishi	Outlander	4A4AP3AWXFE031409
2008	Mercedes-Benz	R	4JGCB22EX8A079111
2012	Jeep	Grand Cherokee	1C4RJFCT4CC148748
2017	Toyota	Camry	4T1BF1FK2HU625148
2024	Zhilong	ST	HZ2TBCNF4R1007533
2023	Zhilong	BWS	HZ2TBCND4P1004031
	0		
149352			(4-3)

PRINCE **GEORGE'S** POST

THE

301-627-0900

Call

Fax 301-627-6260 SUBSCRIBE TODAY!

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

IN THE MATTER OF THE **PETITION OF:** FOR THE ADOPTION OF A PERSON AIRRYIS A

Adoption No. C-16-FM-23-005705

To: **UNKNOWN**, Biological fa-ther: 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-**005705**. All persons who believe themselves to be the parent of a Male child born on August 22, 2019, in Clark County, Nevada, to DARAESHA MARIE JOANN DAVIS, birth date January 01, 1996, 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 <u>30 days</u> from the date this notice appears in a <u>Prince George's</u> <u>County Newspaper</u>, you will have agreed to the permanent loss of your parental rights to this child.

149354

(4-3,4-10,4-17)

PRINCE

EORGE'S

POST

EWSPAPER

CALL

301-627-0900

FAX

301-627-6260

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

2803 WOOD HOLLOW PLACE FORT WASHINGTON, MD 20744

By authority contained in a Deed of Trust dated June 5, 2008 and recorded in Liber 29774, Folio 705, among the Land Records of Prince George's County, Maryland, with an original principal balance of \$220,813.00, and an interest rate of 2.500%, 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 courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on

APRIL 22, 2025 AT 11:30 AM

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 \$20,000.00 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

(4-3,4-10,4-17)

LEGALS

149348

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

73 HERRINGTON DRIVE UPPER MARLBORO, MD 20774

By authority contained in a Deed of Trust dated February 21, 2006 and recorded in Liber 24581, Folio 063, among the Land Records of Prince George's County, Maryland, with an original principal balance of \$160,000.00, and an interest rate of 5.875%, 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

LEGALS

Official Notice from the Town of Landover Hills: Adoption of Charter Amendments.

The Town of Landover Hills Council adopted a series of Charter Amendment Resolutions affecting Articles II through XI of the Town Charter. On Monday, March 17, 2025. Summaries of the Resolutions follow:

To request full Charter Amendments via email, please email your request to townhall@landoverhills.us or in person at Town Hall (6904 Taylor Street, Landover Hills, MD 20784).

Charter Amendment Resolution No. 2025-01

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article II "Corporate Limits" to repeal and reenact with amendments §201 "description and record of corporate boundaries" and to repeal §202 "corporate boundary descriptions" to remove the corporate boundaries from the Charter and to require that they be maintained with the Circuit Court, the Md. Department of Legislative Services and the Town Manager and amending §203 "Ward boundary descriptions" to remove the descriptions from the Charter and require that they be established in the Town Code and reviewed after each decennial census.

Charter Amendment Resolution No. 2025-02

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article III "Mayor and Council" to provide for the composition of the Council (§301) and the election and terms of office of the Mayor and Council Members of the Town (§302); to clarify the qualifications of the Mayor and Council Members (§303), the requirement that the Mayor and Council Members attend meetings (§306), the requirements for a quorum (§308), meeting requirements generally (§309), and the term of the Vice Mayor (§310); to amend the powers and duties of the Mayor and Council (§304) and the publication requirements of Ordinances adopted by the Council (§311), and confirming the enactment of the section relating to petitions for referendum or recall as new §313.

Charter Amendment Resolution No. 2025-03

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article IV "Administration", §401 "Authorization of Officers and Departments; Appointments", §402" Town Manager", §403 "Town Clerk", §404 "Town Attorney", §406 "Retirement System", §407 "Compensation of Employees", §408 "Employees Benefit Programs" and §410 "Establishment of a Merit System" to clarify duties and responsibilities regarding the administration of the Town.

Charter Amendment Resolution No. 2025-04

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article V "General Powers", §501 "General Powers", §502 "Specific Powers", §503 "Exercise of Powers", §504 "Enforcement and Penalties", §505 "Municipal Infractions" to clarify the powers of the Council and the Council's ability to enforce Ordinances adopted in exercise of those powers and to ensure that these sections reflect current state law.

Charter Amendment Resolution No. 2025-05

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article VI "Registration, Nomination and Election", to clarify the use of Prince George's County Board of Elections voter registration lists in Town elections, to clarify the duties of election judges, election clerks, the Town Clerk and Town Manager in Town elections, to require publication of elections and candidate names in a Town newsletter delivered to all residences in Town at least 20 days prior to an election, to renumber various sections and other nonsubstantive changes.

Charter Amendment Resolution No. 2025-06

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article VII "Finance" to clarify the duties of the Council, the Town Treasurer and the Town Manager with respect to budget adoption and Town finances, clarifying the manner in which tax levy notices will be made, amending provisions relating to purchasing and contracts to increase the amount that is required to be bid, to update references to State law and other nonsubstantive amendments.

Charter Amendment Resolution No. 2025-07

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article VIII "Public Ways and Sidewalks", §801 to correct a typographical error and §803 to clarify that the Town has the authority to name Town public ways.

Charter Amendment Resolution No. 2025-08

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article IX "Special Assessments", §901 "Powers; Special Assessments" to add to the types of construction that are subject to special assessments and §902 "Procedures" to amend the process for the imposition of special assessments.

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

7314 LOIS LANE LANHAM, MD 20706

By authority contained in a Deed of Trust dated August 17, 2020 and recorded in Liber 44023, Folio 9, among the Land Records of Prince George's County, Maryland, with an original principal balance of \$324,291.00, and an interest rate of 3.250%, 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

APRIL 22, 2025 AT 11:30 AM

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 \$30,000.00 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.

Potential Bidders: For sale information, please visit www.Auction.com or call (800) 280-2832.

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

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

> > (4-3,4-10,4-17)

A SUMMARY OF HYATTSVILLE ORDINANCE 2025-01 – Homestead Property Tax Credit and Local Supplement to the

State Homeowners' Property Tax Credit

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 2025-1 Homestead Property Tax Credit and Local Supplement to State Homeowners' Property Tax Credit on March 24, 2025. The title of the Ordinance, which constitutes a fair summary, is as follows:

An Ordinance whereby the City Council amends certain portions of the City's Homestead Property Tax Credit and Local Supplement to the State Homeowners' Property Tax Credit.

APRIL 22, 2025 AT 11:30 AM

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 \$9,700.00 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.

Potential Bidders: For sale information, please visit www.Auction.com or call (800) 280-2832.

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

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

<u>149349</u>

LEGALS

NOTICE OF PASSED ORDINANCE

The Mayor and City Council of the Town of Colmar Manor, Maryland, passed Ordinance O-04-2025 on March 18, 2025.

ORDINANCE O-04-2025 RIGHT-OF-WAY WORK PERMIT

AN ORDINANCE to amend the Town of Colmar Manor Code creating a process to authorize residents and companies to perform certain work on property owned by the Town of Colmar Manor through the issuance of a Right-of-Way Work Permit approved by the Town Administrator upon payment of an applicable fee.

This ordinance will take effect on 04/20/2025.

149351

Charter Amendment Resolution No. 2025-09

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article X "Town Property" §1002 "Condemnation" to correct the reference to State law contained therein and nonsubstantive changes to §1003 "Town Buildings."

Charter Amendment Resolution No. 2025-10

A Charter Amendment Resolution of the Council of the Town of Landover Hills amending the Charter of the Town of Landover Hills Article XI "General Provisions", §1101 to require the Town Manager and the Chief of Police to take an oath of office and §1102 to require the Town Manager to Obtain a surety bond in keeping with current practice, as well as other nonsubstantive changes.

<u>149332</u> (4-3)

LEGALS

NOTICE OF PUBLIC HEARING ON BRANDYWINE AREA SCHOOL REORGANIZATION PLAN

The following school reorganization plan for the Brandywine area is being recommended to the Prince George's County Board of Education for adoption:

For school years 2025–26 and 2026–27, kindergarten students in the **Brandy-wine Elementary School** attendance area will attend **Baden Elementary School**.

Beginning school year 2027–28, the new Brandywine Area Academy will open to students. The Academy will be located on the site of **Gwynn Park Middle School**, which will be closed and demolished following the completion of the new facility. The new Academy will serve students in grades 6th to 8th in the current attendance area for Gwynn Park Middle School. Additionally, it will serve students in grades 3rd to 5th in the current attendance areas of **Brandywine Elementary School** and **Baden Elementary School**.

Beginning school year 2027–28, **Brandywine Elementary School** will become an Early Learning Campus. It will serve students in grades Pre-K to 2nd in the current attendance areas for Brandywine Elementary School and Baden Elementary School. **Baden Elementary School** will close after the 2026-27 school year.

Additional information is available at <u>tinyurl.com/pgcpsBoundary</u>.

A Public hearing on the reorganization plan will be held on Thursday, April 17, 2025, from 5:30 p.m. to 7:30 p.m.

Persons wishing to testify at the public hearing should visit <u>www.pgcps.org/offices/board-of-education</u> for information about how to sign up to speak before 4 p.m. the day of the hearing. Speakers will be limited to 3 minutes. Written testimony may be submitted by email at <u>testimony@pgcps.org</u> or by postal mail to the Board of Education Office at 14201 School Lane, Upper Marlboro, MD 20772.

On **Thursday**, **April 24**, **2025**, the Board of Education will vote on the reorganization plan during their Board meeting. Per <u>Board Policy 2569</u>, decisions will be guided by the following:

- Public input obtained at the Public Hearing and other means
- Consideration of the eight factors required by the Maryland State Board of Education

Parents and guardians of students in the impacted attendance areas will receive notice of the final decision. Per COMAR, the decision may be appealed to the Maryland State Board of Education within 30 days of the date of the decision.

(4-3) 149347

(4-3, 4-10, 4-17)

The Ordinance is effective on April 13, 2025. The Ordinance is posted and available for inspection at the City Municipal Building, 4310 Gallatin Street, Hyattsville, Maryland 20781. Additionally, to obtain Hyattsville Ordinance 2025-01in its entirety, contact Nate Groenendyk, City Clerk, at (301) 985-5001 or go to <u>www.hyattsville.org</u>.

The City Council of Hyattsville

149350

149299		(4-3,4-10)
	Serving	

Prince George's County Since 1932

LEGALS

MARYLAND DEPARTMENT OF THE ENVIRONMENT AIR AND RADIATION ADMINISTRATION

NOTICE OF APPLICATION AND INFORMATIONAL MEETING

The Maryland Department of the Environment, Air and Radiation Administration (ARA) received a permit-to-construct application from the University of Maryland on January 15, 2025 for the installation of permanent power and steam generating units. The proposed installation will be located at 7743 Baltimore Ave, College Park, MD 20740.

In accordance with HB 1200/Ch. 588 of 2022, the applicant provided an environmental justice (EJ) Score for the census tract in which the project is located using the MDE EJ Screening Tool. The EJ Score, expressed as a statewide percentile, was shown to be 82 which the Department has verified. This score considers three demographic indicators, minority population above 50%, poverty rate above 25% and limited English proficiency above 15%, to identify underserved communities. Multiple environmental health indicators are used to identify overburdened communities.

Copies of the application, the MDE EJ Screening Tool Report (which includes the score), and other supporting documents are available for public inspection on the Department's website at https://mde.maryland.gov/programs/Permits/AirManagement Permits/Pages/index.aspx (click on Docket Number 03-25). Any applicant-provided information regarding a description of the environmental and socioeconomic indicators contributing to that EJ score can also be found at the listed website. Such information has not yet been reviewed by the Department. A review of the submitted information will be conducted when the Department undertakes its technical review of all documents included in the application.

Pursuant to the Environment Article, Section 1-603, Annotated Code of Maryland, an informational meeting has been scheduled so that citizens can discuss the application and the permit review process with the applicant and the Department.

An Informational Meeting will be held on April 10, 2025 from 6:30-8:00 PM at the University of Maryland, Seneca Building, Room 0110, 4716 Pontiac Street, College Park, Maryland 20740.

The Department will provide an interpreter for deaf and hearing-impaired persons provided that a request is made for such service at least ten (10) days prior to the meeting.

Further information may be obtained by calling Ms. Shannon Heafey at 410-537-4433.

Christopher R. Hoagland, Director Air and Radiation Administration

(4-3) 149280

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff,

vs.

SHIRLEY V ASHTON Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 7143 DONNELL PL, UNIT 7143 C5, DISTRICT HEIGHTS, MD 20747, Parcel No. 06-0528786,

And

ANY UNKNOWN OWNER OF THE PROPERTY 7143 DONNELL PL, UNIT 7143 C5, DISTRICT HÉIGHTS, MD 20747, Parcel No. 06-0528786, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest. Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001103

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0528786 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

7143-Unit-C-5 2,545.0000 SQ FT & IMPS HOLLY HILL CONDO

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

It is thereupon this 10th day of March, 2025, 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 13th day of May, 2025, and redeem the property with Parcel Iden-tification Number 06-0528786 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

MAHA	MAHASIN	
Clerk of the	Clerk of the C	
Prince George	Prince George's G	
True Copy—Te	est:	True Copy—Test:
Mahasin El Ar	nin, Clerk	Mahasin El Amin
149163	(3-20,3-27,4-3)	<u>149164</u>

ORDER OF PUBLICATION

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff, VS. LILLIAN E LANDRUM

Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3809 SAINT BARNABAS RD, UNIT T3, SUITLAND, MD 20746, Parcel No. 06-0574418,

And

ANY UNKNOWN OWNER OF THE PROPERTY 3809 SAINT BARNABAS RD, UNIT T3, SUIT-LAND, MD 20746, Parcel No. 06-0574418, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001104

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0574418 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 3809 T 3 1.693.0000 SO FT & IMPS MARLOW TOWERS COND

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

It is thereupon th March, 2025, by the for Prince George' notice be given by the insertion of a copy of this order in some newspaper having a g Prince Georg week for 3 suc ing all person property to ap the 13th day of May, 2025, and re-deem the property with Parcel Identification Number 06-0574418 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

general circulation in	Prince
ge's County once a	week fo
ccessive weeks, warn-	ing all
ons interested in the	propert
ppear in this Court by	the 13tl
of May 2025 and ro	doom th

	It is thereup
his 10th day of	March, 2025, t
e Circuit Court	for Prince Geo
s County, That	notice be given

encumprances.	
MAHASIN EL AMIN Clerk of the Circuit Court for Prince George's County, Maryland	r
True Copy—Test: Mahasin El Amin, Clerk	Ì
149164 (3-20,3-27,4-3)]

LEGALS

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff,

VS.

ALBERT J JR WILLIAMS Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 4002 LYONS ST, TEMPLE HILLS, MD 20748, Parcel No. 06-0588053,

And

ANY UNKNOWN OWNER OF THE PROPERTY 4002 LYONS ST, TEMPLE HILLS, MD 20748, Parcel No. 06-0588053, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001105

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0588053 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

4,947.0000 SQ FT & IMPS HILL-CREST HEIGHTS LOT 9 BLK E

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

Tr :- 1 oon this 10th day of by the Circuit Court eorge's County, That n by the insertion of a copy of this order in some newspaper having a general circulation in Prince George's County once a or 3 successive weeks, warnpersons interested in the ty to appear in this Court by th day of May, 2025, and redeem the property with Parcel Iden-tification Number 06-0588053 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

149165 (3-20,3-27,4-3)

LEGALS

ORDER OF PUBLICATION

ORDER OF PUBLICATION

COLUMBIA LIENS LLC

Plaintiff,

ANWAR S SALEEM & ANDRE T BROOKS Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6305 GATEWAY BLVD, DISTRICT HEIGHTS, MD 20747, Parcel No. 06-0593038,

And

vs.

ANY UNKNOWN OWNER OF THE PROPERTY 6305 GATEWAY BLVD, DISTRICT HEIGHTS, MD 20747, Parcel No. 06-0593038, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001108

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0593038 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,774.0000 SO FT & IMPS DISTRICT HEIGHTS LOT 7 BLK 5

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

It is thereupon this 10th day of March, 2025, 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 13th day of May, 2025, and redeem the property with Parcel Identification Number 06-0593038 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

COLUMBIA LIENS LLC

<u>149166</u>

ORDER OF PUBLICATION

(3-20,3-27,4-3)

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff, VS.

JOHN F DUDLEY Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 3857 SAINT BARNABAS RD, UNIT T204, SUITLAND, MD 20746, Parcel No. 06-0622399,

And

ANY UNKNOWN OWNER OF THE PROPERTY 3857 SAINT BARNABAS RD, UNIT T204, SUIT-LAND, MD 20746, Parcel No. 06-0622399, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001264

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 06-0622399 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 3857 T 20 4 1,693.0000 SQ FT & IMPS MARLOW TOWERS COND

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

It is thereupon this 11th day of March, 2025, 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 16th day of May, 2025, and redeem the property with Parcel Identification Number 06-0622399 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

149177 (3-20,3-27,4-3)

ORDER OF PUBLICATION

Prince George's County, Maryland

ALL OTHER PERSONS THAT

HAVE OR CLAIM TO HAVE ANY

INTEREST IN THE PROPERTY

2401 W ROSECROFT VILLAGE

CIR, OXON HILL, MD 20745, Parcel

COLUMBIA LIENS LLC

VS.

ALEX BLAKE

No. 12-1332261,

And

Unknown Owners

Occupant

ORDER OF PUBLICATION

COLUMBIA LIENS LLC Plaintiff,

LESLIE L SPICER

VS.

Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 18509 QUEEN ANNE RD, UPPER MARLBORO, MD 20774, Parcel No. 07-0715938

And

LEGALS

ANY UNKNOWN OWNER OF THE PROPERTY 18509 QUEEN ANNE RD, UPPER MARLBORO, MD 20774, Parcel No. 07-0715938, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001268

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 07-0715938 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

SUBJ TO AGTX 12.8200 ACRES & IMPS

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

It is thereupon this 11th day of March, 2025, 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 16th day of May, 2025, and re-deem the property with Parcel Identification Number 07-0715938 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

(3-20,3-27,4-3)

True Copy-Test: Mahasin El Amin, Clerk

ORDER OF PUBLICATION	ORDER OF PUBLICATION
COLUMBIA LIENS LLC Plaintiff, vs.	COLUMBIA LIENS LLC vs.
JONATHAN A &	IGLESIA DE DIOS REY DE REYES
EDWARD NESBITT	INC
Prince George's County, Maryland	Prince George's County, Maryland
Occupant	Occupant
Unknown Owners	Unknown Owners
ALL OTHER PERSONS THAT	ALL OTHER PERSONS THAT
HAVE OR CLAIM TO HAVE ANY	HAVE OR CLAIM TO HAVE ANY
INTEREST IN THE PROPERTY	INTEREST IN THE PROPERTY
10251 PRINCE PL, UNIT 32-T5,	6707 CAMDEN ST, LANDOVER,
UPPER MARLBORO, MD 20774,	MD 20785, Parcel No. 13-1535459,
Parcel No. 13-1402767,	And

And

ANY UNKNOWN OWNER OF THE PROPERTY 10251 PRINCE PL, UNIT 32-T5, UPPER MARLBORO, MD 20774, Parcel No. 13-1402767, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001386

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 13-1402767 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

UNIT 32-T-5 BLDG 32 2,427.0000 Sq.Ft. & Imps. Pines Condominium

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and re-deem the property with Parcel Identification Number 13-1402767 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

(3-27,4-3,4-10)

True Copy-Test:

149239

Mahasin Él Amin, Clerk

ONS THAT HAVE ANY PROPERTY ANDOVER, 13-1535459, ANY UNKNOWN OWNER OF THE PROPERTY 6707 CAMDEN ST, LANDOVER, MD 20785, Parcel No. 13-1535459, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001396

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 13-1535459 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

LOTS 1.2.3 IMPS ON LOTS 2.3 7,500.0000 Sq.Ft. & Imps. Columbia Park Blk 24

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and re-deem the property with Parcel Identification Number 13-1535459 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

COLUMBIA LIENS LLC Plaintiff,

vs.

DORIAN G THOMPSON Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 9011 MAGNOLIA AVE, LANHAM, MD 20706. Parcel No. 20-3203486.

And

ANY UNKNOWN OWNER OF THE PROPERTY 9011 MAGNOLIA AVE, LANHAM, MD 20706, Parcel No. 20-3203486, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001446

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 20-3203486 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

6,500.0000 SQ FT MAGNOLIA ES-TATE LOT 5

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

It is thereupon this 18th day of March, 2025, 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 20th day of May, 2025, and re-deem the property with Parcel Identification Number 20-3203486 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		MAHASIN EL AMIN		MAHASIN EL AMIN	
Clerk of the Circuit Court for		Clerk of the Circuit Court for		Clerk of the Circuit Court for	
Prince George's County, Maryland		Prince George's County, Maryland		Prince George's County, Maryland	
True Copy—Test:		True Copy—Test:		True Copy—Test:	
Mahasin El Amin, Clerk		Mahasin El Amin, Clerk		Mahasin El Amin, Clerk	
149240	(3-27,4-3,4-10)	149243	(3-27,4-3,4-10)	149244	(3-27,4-3,4-10)

Plaintiff, vs. ANTOINE D WRIGHT SPECIAL NEEDS TRUST Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 6982 HANOVER PKWY, UNIT 302, GREENBELT, MD 20770, Parcel No. 21-2374387.

And

ANY UNKNOWN OWNER OF THE PROPERTY 6982 HANOVER PKWY, UNIT 302, GREENBELT, MD 20770, Parcel No. 21-2374387, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest. Defendants.

In the Circuit Court for

Prince George's County, Maryland Case No. C-16-CV-25-001447

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 21-2374387 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

Unit 6982-302 Phase 7 1,288.0000 Sq.Ft. & Imps. Hunting Ridge Cond

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

It is thereupon this 18th day of March, 2025, by the Circuit Court CC p Pi W in deem the property with Parcel Identification Number 21-2374387 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

or Prince George's County, That	for Prince George's County, That	
notice be given by the insertion of a	notice be given by the insertion of a	
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per having a general circulation in	per having a general circulation in	
Prince George's County once a	Prince George's County once a	
veek for 3 successive weeks, warn-	week for 3 successive weeks, warn-	
ng all persons interested in the	ing all persons interested in the	
property to appear in this Court by	property to appear in this Court by	
he 20th day of May, 2025, and re-	the 20th day of May, 2025, and re-	

MAHASIN EL AMIN Clerk of the Circuit Court for

Prince George's County, Maryland

True Copy—Test: Mahasin El Amin, Clerk

149236

ANY UNKNOWN OWNER OF THE PROPERTY 2401 W ROSE-CROFT VILLAGE CIR, OXON HILL, MD 20745, Parcel No. 12-1332261, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest. Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001377

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-1332261 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

2,250.0000 Sq.Ft. & Imps. Rosecroft Village Lot 60 Blk A

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

It is thereupon this 17th day of March, 2025, by the Circuit Court deem the property with Parcel Identification Number 12-1332261 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

ORDER OF PUBLICATION COLUMBIA LIENS LLC Plaintiff, Plaintiff, VS.

ACCOPARK INC

149178

Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 1001 MARCY AVE UNIT A 201, OXON HILL, MD 20745, Parcel No. 12-3900867,

And

ANY UNKNOWN OWNER OF THE PROPERTY 1001 MARCY AVE UNIT A 201, OXON HILL, MD 20745, Parcel No. 12-3900867, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001378

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 12-3900867 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

PHASE 1 1,716.0000 Sq.Ft. & Imps. Harbour Terrace A

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

It is thereupon this 17th day of March, 2025, 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 20th day of May, 2025, and re-deem the property with Parcel Identification Number 12-3900867 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 (3-27,4-3,4-10) 149237 (3-27,4-3,4-10)

ORDER OF PUBLICATION

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

VS.

GEORGE SEYMORE, BANK OF AMERICA, NA, RANDAS. AZZAM, TRUSTEE, ROBERT E. FRAZIER, TRUSTEE, DANIEL J. PESACHOWITZ, TRUSTEE, PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 3414 BELLE-VIEW AVE

AND

Unknown Owner of the property 3414 BELLEVIEW AVE described as follows: Property Tax ID 02-0111138 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-25-001139

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:

6,782.0000 Sq.Ft. & Imps. Cheverly Lot 243 Blk 40, Assmt \$412,000 Lib 15856 Fl 191, and assessed to Sevmore George. 02 0111138, 003414 Belleview Ave, Hyattsville, Md 20785

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 11th day of March, 2025, 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 4th day of April, 2025, warning all persons interested in the property to appear in this Court by the 13th day of May 2025 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

ORDER OF PUBLICATION MUNICIPAL INVESTMENTS, LLC C/O KENNY LAW GROUP, LLC **Plaintiff**

VS.

JUAN ANGEL FLORES PRINCE GEORGE'S COUNTY, MARYLAND

AND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 5012 BLACK-FOOTPL

Unknown Owner of the property 5012 BLACKFOOT PL described as follows: Property Tax ID 21-2310597 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-25-001140

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:

6,030.0000 Sq.Ft. & Imps. Oak Spring Sub Lot 17 Blk O, Assmt \$290,833 Lib 49362 Fl 525, and assessed to Flores Juan Angel. 21 2310597, 005012 Blackfoot Pl, College Park, Md 20740

The Complaint states, among other things, that the amounts nec-essary for redemption have not been paid although more than six (6) months and a day from the date

of sale has expired. It is thereupon this 11th day of March, 2025, 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 be-fore the 4th day of April, 2025, warning all persons interested in the property to appear in this Court by the 13th day of May 2025 and redeem 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 (3-20,3-27,4-3) 149171

LEGALS

ORDER OF PUBLICATION MUNICIPAL INVESTMENTS, LLC C/O KENNY LAW GROUP, ĹLC Plaintiff vs.

CAROLANN WILLIAMS, PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 1117 BROADVIEW RD

AND

Unknown Owner of the property 1117 BROADVIEW RD described as follows: Property Tax ID 05-0385393 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-25-001141

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:

15,000.0000 Sq.Ft. & Imps. Friendly Hills Lot 38, Assmt \$392,200 Lib 23501 Fl 520, and assessed to Williams Carolann. 05 0385393, 001117 Broadview Rd, Fort Washington, Md 20744

The Complaint states, among other things, that the amounts nec-essary for redemption have not been paid although more than six (6) months and a day from the date

of sale has expired. It is thereupon this 11th day of March, 2025, by the Circuit Court for Prince George's County: **ORDERED**, That notice be given by the incerting of a court of this

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 4th day of April, 2025, warning all persons interested in the property to appear in this Court by the 13th day of May 2025 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 Él Amin, Clerk

(3-20,3-27,4-3) 149172

ORDER OF PUBLICATION MUNICIPAL INVESTMENTS, LLC C/O KENNY LAW GROUP, LLC Plaintiff

THE DANIEL M SPICER REVO-CABLE LIVING TRUST, PRINCE GEORGE'S COUNTY, MARYLAND

VS.

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 851 BROOKE RD

AND

Unknown Owner of the property 851 BROOKE RD described as follows: Property Tax ID 18-2099083 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-25-001144

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:

58,240.0000 Sq.Ft. & Imps. Heims Home, Assmt \$347,300 Lib 40163 Fl 482, and assessed to Spicer Daniel M Rev Liv Trust. 18 2099083, 000851 Brooke Rd, Capitol Heights, Md 20743

The Complaint states, among other things, that the amounts nec-essary for redemption have not been paid although more than six (6) months and a day from the date of

sale has expired. It is thereupon this 11th day of March, 2025, 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 4th day of April, 2025, warning all persons interested in the property to appear in this Court by the 13th day of May 2025 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 Él Amin, Clerk 149175 (3-20,3-27,4-3)

LEGALS

ORDER OF PUBLICATION

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

MICHAEL ROSSE, PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 3002 BUNKER HILL RD

AND

Unknown Owner of the property 3002 BUNKER HILL RD described as follows: Property Tax ID 17-1870021 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-25-001145

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:

6,450.0000 Sq.Ft. & Imps. Mt Rainier- Rogers Lot 9 Blk 10, Assmt \$438,833 Lib 37130 Fl 322, and assessed to Rosse Michael. 17 1870021, 003002 Bunker Hill Rd, Mount Rainier, Md 20712

The Complaint states, among other things, that the amounts nec-essary for redemption have not essary for redemption have not been paid although more than six (6) months and a day from the date of sale has expired. It is thereupon this 11th day of March, 2025, by the Circuit Court for Prince George's County: **ORDERED**, That notice be given by the insertion of a conv of this

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 4th day of April, 2025, warning all persons interested in the property to appear in this Court by the 13th day of May 2025 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 Él Amin, Clerk (3-20,3-27,4-3) 149176

ORDER OF PUBLICATION

MUNICIPAL INVESTMENTS, LLC C/O KENNY LAW GROUP, LLC Plaintiff vs.

HELEN I OGBU, FREEDOM MORTGAGE CORPO-RATION. ALEX G. WISH, TRUSTEE, JERRY BERRY, TRUSTEE, GLENN DALE COMMONS PHASE 2 HOMEOWNERS ASSO-CIATION, INC., MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., PRINCE GEORGE'S COUNTY, MARYLAND

AND

All persons having or claiming to have an interest in the property situate and lying in Prince George's County and known as 10530 JOHN GLENN ST, #215

AND

Unknown Owner of the property 10530 JOHN GLENN ST, #215 described as follows: Property Tax ID 14-5730783 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-25-001521

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:

1.0000 Sq.Ft. & Imps. Glenn Dale Commons, Ph 2 Condo II Ph 8 Bldg 8 Unit 215, Assmt \$355,567 Lib 48578 Fl 238, and assessed to Ogbu Helen I.

14 5730783, 010530 John Glenn St, Lanham Md 20706

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

It is thereupon this 24th day of March, 2025, 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 18th day of April, 2025, warning all persons interested in the property to appear in this Court by the 23rd day of May 2025 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.

True Copy—Test: Mahasin El Amin, Clerk 149170 (3-20,3-27,4-3)

ORDER OF PUBLICATION **BY POSTING**

AMBER DORSEY-HILL

VS.

ADOLFO VILLALODOS

In the Circuit Court for Prince George's County, Maryland Case Number: C-16-FM-24-005549

ORDERED, ON THIS 11th day of March, 2025, by the Circuit Court for Prince George's County MD:

That the Defendant, Adolfo Erick Ricardo Villalodos is hereby notified 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 Separation and Irreconcilable Differences and stating that the Defendant's last known address is: 14705 Troy Farm Drive, Centreville, VA 20120, and therefore it is:

ORDERED, that the Plaintiff may serve process to the Defendant, Adolfo Erick Ricardo Villalodos, in accordance with Maryland Rule 2-122(a)(2) as follows:

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

ORDERED, said posting to be completed by the 10th day of April, 2025, and it is further;

ORDERED, that the plaintiff shall mail, by regular mail (first class mail), to the defendant's last known address in Virginia, a copy of the complaint and supporting papers at least thirty days prior to the re-sponse date in said order; and it is further

ORDERED, THAT THE DEFEN-DANT, ADOLFO ERICK RICARDO VILLALODOS, IS HEREBY WARNED THAT FAILURE TO FILE AN ANSWER OR OTHER DE-FENSE ON OR BEFORE THE 10th DAY OF MAY, 2025, MAY RE-SULT IN THE CASE PROCEEDING AGAINST HIM/HER BY DE-FAULT.

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

True Copy—Test:		
Mahasin El Amin,	Clerk	
149169	(3-20,3-27,4-3)	

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LEGALS

Alan B. Frankle, Esquire 20 Infield Court North Rockville, MD 20854 301-217-0505

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF DAVID ANTHONY TALLERICO

Notice is given that Pauline Tallerico, whose address is 5908 60th Avenue, Riverdale, MD 20737, was on March 12, 2025 appointed Per-sonal Representative of the estate of David Anthony Tallerico, who died on November 22, 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 12th day of September, 2025.

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 no-tice, 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.

> PAULINE TALLERICO Personal Representative

CERETA A. LEE		Cereta
REGISTER OF WILI	ls For	Registi
PRINCE GEORGE'S	County	Prince
P.O. Box 1729		P.O. Bo
UPPER MARLBORC), MD 20773-1729	UPPER]
	Estate No. 136619	
149206	(3-20,3-27,4-3)	149216

Jacob Deaven, Esquire Parker, Simon & Kokolis, LLC 110 N. Washington Street Suite 500 Rockville, MD 20850 301-656-5775

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

IN THE ESTATE OF MARY H. HOCKETT

Notice is given that Thomas J. Kokolis, Esq, whose address is 110 N Washington St, Ste 500, Rockville, MD 20850-2230, was on February 24, 2025 appointed Personal Representative of the estate of Mary H. Hockett, 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 represen-tative or the attorney.

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

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

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

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

THOMAS J. KOKOLIS, ESQUIRE Personal Representative

A A. LEE TER OF WILLS FOR GEORGE'S COUNTY ox 1729 MARLBORO, MD 20773-1729 Estate No. 133025 (3-20,3-27,4-3)

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LEGALS

Rick Todd 5850 Waterloo Road, Suite 140 Columbia, MD 21045 443-720-7500

NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF ALAN WYNN WATSON

Notice is given that Al'Tiana Man-ning, whose address is 258 Coby Ln, Richmond Hill, GA 31324, was on March 14, 2025 appointed Personal Representative of the estate of Alan Wynn Watson who died on August 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.

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 14th day of September, 2025.

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 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.

AL'TIANA MANNING Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. Box 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136269 149255 (3-27, 4-3, 4-10)

Dalia Alezra, Esq. 124 South Street, Suite 1 Annapolis, Maryland 21401 410-268-9246

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF HERMAN MASON

Notice is given that Martha Sum-mers, whose address is 16141 Park-lawn Place, Bowie, Maryland 20716, was on March 14, 2025 appointed Personal Representative of the estate of Herman Mason who died on No-vember 8, 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 14th day of September, 2025.

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 that the claim within 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.

MARTHA SUMMERS Personal Representative

CERETA A. LEE	_	
REGISTER OF WILL		
PRINCE GEORGE'S	County	
P.O. Box 1729		
UPPER MARLBORO, MD 20773-1729		
	Estate No. 135535	
149256	(3-27,4-3,4-10)	

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

True Copy—Test: Mahasin El Amin, Clerk

149287 (3-27,4-3,4-10)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF WILLIAM PROCTOR JR

Notice is given that Robyn Proctor, whose address is 6453 Porpoise Court, Waldorf, MD 20603, was on March 17, 2025 appointed Personal Representative of the estate of William Proctor Jr, who died on March 24, 2020 without a will.

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

All persons having any objection to the appointment (or to the pro-bate of the decedent's will) shall file their objections with the Register of Wills on or before the 17th day of September, 2025.

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.

ROBYN PROCTOR Personal Representative

149272

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

Estate No. 136544

(3-27,4-3,4-10)

Plaintiff.

ORDER OF PUBLICATION

COLUMBIA LIENS LLC

vs. DORIAN G THOMPSON

Prince George's County, Maryland Occupant Unknown Owners

ALL OTHER PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY 9009 MAGNOLIA AVE, LANHAM, MD 20706, Parcel No. 20-3203494,

And

ANY UNKNOWN OWNER OF THE PROPERTY 9009 MAGNOLIA AVE, LANHAM, MD 20706, Parcel No. 20-3203494, the unknown owner's heirs, devisees, and personal representatives and their or any of their heirs, devisees, executors, administrators, grantees, assigns or successors in right, title and interest.

Defendants.

In the Circuit Court for Prince George's County, Maryland Case No. C-16-CV-25-001441

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property Parcel Identification Number 20-3203494 in Prince George's County, sold by the Collector of Taxes for Prince George's County and the State of Maryland to the plaintiff in this proceeding:

9,758.0000 SQ FT MAGNOLIA ES-TATE LOT 6

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

It is thereupon this 24th day of March, 2025, 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 27th day of May, 2025, and redeem the property with Parcel Identification Number 20-3203494 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

149298	(4-3,4-10,4-17)

LEGALS

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF JOHN E EVANS JR.

Notice is given that Cheaz Porter, whose address is 8300 Cedar View Ct, Clinton, MD 20735, was on March 21, 2025 appointed personal representative of the small estate of John E Evans Jr. who died on February 23, 2025 with a will.

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

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

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

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

CHEAZ PORTER Personal Representative

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

Estate No. 136744

(4-3)

LEGALS

149301

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF **DIANE ELIZABETH DESHAZO**

Notice is given that Tashay Kimberly Smith, whose address is 800 Wilson Point Rd Apt C, Middle River, MD 21220-5023, was on March 21, 2025 appointed personal representative of the small estate of DIANE ELIZABETH DESHAZO, who died on September 10, 2024 without a will.

Further information can be ob-

LEGALS

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF SHEILA KING

Notice is given that Dale King, whose address is 3516 Dixon St, Temple Hills, MD 20748-4215, was on March 25, 2025 appointed personal representative of the small estate of Sheila King who died on March 23, 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 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.

DALE KING Personal Representative

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

Estate No. 136771 149302 (4-3)

LEGALS

SMALL ESTATE NOTICE OF APPOINTMENT NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS TO ALL PERSONS INTERESTED

IN THE ESTATE OF KENNETH DAVID HEINBUCH

Notice is given that Dora M Heinbuch, whose address is 15929 Dusty Ln, Accokeek, MD 20607-3322, was on March 24, 2025 appointed personal representative of the small estate of Kenneth David Heinbuch, who died on December 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.

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF KATHRYN HAYNES THOMPSON

Notice is given that Melissa R Thompson, whose address is 45 Ridge Rd Unit Q, Greenbelt, MD 20770-7725, was on March 25, 2025 appointed personal representative of the small estate of Kathryn Haynes Thompson who died on January 19, 2025 with a will.

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

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

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

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

MELISSA R THOMPSON Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136775 149303 (4-3)

SMALL ESTATE

NOTICE OF APPOINTMENT

NOTICE TO CREDITORS

NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED

Notice is given that Tia Edwards, whose address is 6403 Halleck St,

District Heights, MD 20747, was on

April 5, 2024 appointed personal representative of the small estate of

Sharon Edwards, who died on Jan-

Further information can be ob-

uary 27, 2020 without a will.

IN THE ESTATE OF

SHARON EDWARDS

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

LEGALS

TO ALL PERSONS INTERESTED IN THE ESTATE OF SHIRLEY A JOHNSON

Notice is given that Janice C Washington, whose address is 12900 Fox Bow Dr Apt 203, Upper Marlboro, MD 20774-8686, was on March 25, 2025 appointed personal representative of the small estate of Shirley A Johnson, who died on January 15, 2025 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.

JANICE C WASHINGTON Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136455

149304

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF PER HARALD JORGENSEN

Notice is given that Norman Hasenwinkle, whose address is 16501 N El Mirage Rd, Surprise, AZ 85378-3600, was on March 19, 2025 appointed personal representative of the small estate of Per Harald Jorgensen, who died on March 5, 2025 without a will.

Further information can be obtained by reviewing the estate file in

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF **PETER J HENDERSON JR**

Notice is given that Annie V Henderson, whose address is 6601 Valley Park Rd, Seat Pleasant, MD 20743-2567, was on March 20, 2025 appointed personal representative of the small estate of Peter J Henderson Jr, who died on May 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 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.

ANNIE V HENDERSON Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136718 149305 (4-3)

LEGALS

(4-3)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF ANTHONY CORNELL SIMMS

Notice is given that Sieranna Simms, whose address is 2667 Mar-

Washington, DC 20020-7709, was on March 20, 2025 appointed personal representative of the small estate of

Anthony Cornell Simms, who died on February 10, 2025 without a will.

Further information can be ob-

TO ALL PERSONS INTERESTED IN THE ESTATE OF ETHEL L RIVERS

Notice is given that Paul Rivers Jr, whose address is 15311 Forest Lake Court, Darnestown, MD 20874, was on January 13, 2025 appointed Personal Representative of the estate of Ethel L Rivers, who died on September 27, 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 13th day of July, 2025.

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.

PAUL RIVERS 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. 135818

149273 (3-27,4-3,4-10)	-
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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 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.

TASHAY KIMBERLY 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. 134825

<u>149306</u> (4-3)

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.

DORA M HEINBUCH Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136763 149307 (4-3) 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.

TIA EDWARDS Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 133014 149308 (4-3) 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.

NORMAN HASENWINKLE Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136685 149309 (4-3) 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 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.

SIERANNA SIMMS Personal Representative

CERETA A. LEE REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY P.O. BOX 1729 UPPER MARLBORO, MD 20773-1729 Estate No. 136725 149310 (4-3)

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NOTICE TO CREDITORS OF A SETTLOR OF A **REVOCABLE TRUST**

To all persons interested in the trust of Allan M. Lowe Revocable Trust under an agreement dated December 5, 1995, as amended and restated.

This is to give notice that Allan M. Lowe aka Allan Matthew Lowe died on or about February 2, 2025. Before the decedent's death, the decedent created the revocable trust for which the undersigned Mitchell Howard Lowe, whose address is 33 Summer Street, Ipswich, MA 01938, and Helen Lowe Metzman, whose address is, 13959 Highland Road, Clarksville, MD 21029, are the Trustees.

To have a claim satisfied from the property of this trust, a person who has a claim against the decedent must present the claim to the undersigned, on or before the date that is 6 months after the date of the first publication of this notice. The claim must include the following:

(i) a verified written statement of the claim indicating its basis; (ii) the name and address of the claimant; (iii) if the claim is no yet due, the date on which it will become due; (iv) if the claim is contingent, the nature of the contingency; (v) if the claim is secured, a description of the security; and (vi) the specific amount claimed.

Any claim not presented to the undersigned trustees on or before that date or any extension provided by law is unenforceable.

Mitchell Howard Lowe, Trustee 33 Summer Street, Ipswich, MA 01938

Helen Lowe Metzman, Trustee 13959 Highland Road, Clarksville, MD 21029

149363	(4-3, 4-10, 4-17)

Serving **Prince George's** County Since 1932

ORDER OF PUBLICATION **BY POSTING**

VS.

LINDA WYCHE

HERBERT WYCHE

In the Circuit Court for Prince George's County, Maryland Case Number: C-16-FM-24-007172 Other Reference Number(s): CAD18-04275; C-16-FM-24-001113

ORDERED, ON THIS 31st day of March, 2025, by the Circuit Court for Prince George's County MD:

That the Defendant, HERBERT WYCHE is hereby notified that the Plaintiff, has filed a COMPLAINT FOR ABSOLUTE DIVORCE AND FOR OTHER RELIEF naming him/her as the defendant and seeking the Divorce on the Grounds of IRRECONCILABLE DIFFERENCES and SIX-MONTH SEPARATION, and stating that the Defendant's last known address is: 510 Ridge Road SE, Apt 104, Washington, DC 20019, and therefore it is;

ORDERED, that the Plaintiff may serve process to the Defendant, HERBERT WYCHE, in accordance with Maryland Rule 2-122(a)(1) as

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

ORDERED, said posting to be completed by the 30th day of April, 2025; 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 DEFEN-DANT, HERBERT WYCHE, IS HEREBY WARNED THAT FAIL-URE TO FILE AN ANSWER OR OTHER DEFENSE ON OR BEFORE THE 30th day of May, 2025, MAY RESULT IN THE CASE PROCEED-ING AGAINST HIM/HER BY DE-

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

True Copy—Test: Mahasin Él Amin, Clerk (4-3, 4-10, 4-17)149353

For Councilmember

(Vote for no more than five)

Tyrone F. General

6408 Kaslo Court

New Carrollton, MD 20784

Mahdi Abdullahi Hamid 7502 Riverdale Rd

New Carrollton, MD 20784

David Chi-Wai Lai

7607 Riverdale Road, Apt. 333

New Carrollton, MD 20784

Lincoln HG Lashley 8503 Powhatan Street

New Carrollton, MD 20784

Agnelli Sybel Malavé

7514 Topton St

New Carrollton MD 20784

Cynthia DB Mills

6119 86th Ave

New Carrollton, MD 20784

Duane H. Rosenberg

6623 Auburn Avenue

New Carrollton, MD 20784

Briana Urbina

8001 Legation Road

New Carrollton, MD 20784

(4-3)

LEGALS

New Carrollton Certified Candidates for the Monday, May 5, 2025, Municipal General Election

PUBLIC NOTICE

Filing for the City of New Carrollton, Monday, May 5, 2025, Municipal General Election is now closed.

LEGALS

AVISO DE AUDIENCIA PÚBLICA

EN EL CONDADO DE PRINCE GEORGE BORRADOR AÑO FISCAL (FY, en inglés) 2026 - 2030 PLAN CONSOLIDADO PARA VIVIENDA Y DESARROLLO COMUNITARIO

Fecha: Martes, 15 de abril de 2025 Hora: 6:00 p.m. Ubicación: Sala de Audiencias del Consejo, Edificio de la Administración Wayne K. Curry 1301 McCormick Drive, Largo, MD 20774 https://pgccouncil.us/LIVE

*Por favor, consulte el sitio web del Consejo del Condado de Prince George en https://pgccouncil.us/ y/o el enlace anterior para obtener información actualizada sobre la fecha, la hora, el orden del día y la oportunidad de hacer comentarios.

El Plan Consolidado de Vivienda y Desarrollo Comunitario para el Año Fiscal (FY) 2026-2030 del condado de Prince George es un plan estratégico que identifica los recursos federales, estatales y locales que se espera tener disponibles para el condado durante los próximos cinco años y la estructura institucional en la que se implementará el Plan Consolidado.

El Plan Consolidado esboza medidas para mejorar las oportunidades de vivienda mediante la creación y conservación de viviendas asequibles, el aumento del desarrollo económico, la prevención de la falta de vivienda, la reducción de los peligros de la pintura con base de plomo, la atención de las necesidades de las viviendas públicas, la presentación de una estrategia contra la pobreza, la inversión en servicios públicos y la satisfacción de las necesidades de las personas con necesidades especiales. Además, el Plan Consolidado calcula el importe de los fondos federales previstos para las actividades de vivienda y desarrollo comunitario propuestas con el fin de alcanzar las metas y llevar a cabo los objetivos durante un periodo de cinco años. En concreto, el condado de Prince George recibe fondos de tres programas federales cubiertos por el Plan Consolidado, entre los que se incluyen el Programa de Subvenciones Globales para el Desarrollo de la Comunidad (CDBĞ, en inglés), el Programa de Asociaciones para la Inversión en el Hogar (HOME, en inglés) y el Programa de Subvenciones para Soluciones de Emergencia (ESG, en inglés).

Una copia del Plan Consolidado para el FY 2026-2030 está disponible en el Departamento de Vivienda y Desarrollo Comunitario (DHCD, en inglés) en 9200 Basil Court, Suite 306, Largo, Maryland 20774, y en el sitio web del condado: http://www.princegeorgescountymd.gov/1039/Plans-Reports; o bien, puede solicitarse por correo si se comunica con el DHCD al llamar al 301-883-6511.

El Consejo del condado de Prince George se reunirá en persona. Para inscribirse para intervenir o presentar observaciones o testimonios por escrito, utilice el portal eComment del Consejo en: https://pgccouncil.us/Speak. Tenga en cuenta que los comentarios por escrito deben presentarse antes de las 3:00 p. m. del día ANTERIOR a la reunión. Además, se aceptarán testimonios o comentarios por escrito en formato electrónico, en lugar de por correo postal. Quienes no puedan utilizar el portal pueden enviar sus comentarios o correspondencia escrita por correo electrónico a clerkofthe-council@co.pg.md.us o por fax al (301) 952-5178.

La inscripción para intervenir en la audiencia pública debe realizarse antes de las 3:00 p. m. del día ANTERIOR a la reunión. No se aceptarán testimonios ni comentarios a través de las redes sociales ni por teléfono o mensaje de voz.

Se pueden facilitar servicios de lenguaje de señas para personas con discapacidad auditiva y servicios de interpretación. Para solicitar estos servicios, comuníquese con DHCD al llamar al (301) 883-6511 o al TTY (301) 883-5428. Además, podrá disponerse de adaptaciones para personas discapacitadas y personas con deficiencias visuales, previo aviso razonable al Secretario del Consejo.

Si desea más información sobre el Plan Consolidado para el ejercicio presupuestario 2026-2030, póngase en contacto con: Shirley E. Grant, SEGrant@co.pg.md.us.

El Condado de Prince George promueve afirmativamente 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 las prestaciones de los programas o actividades.

LEGALS

NOTICE OF PUBLIC HEARING **ON THE** PRINCE GEORGE'S COUNTY DRAFT FISCAL YEAR (FY) 2026 - 2030 ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE FOR HOUSING AND COMMUNITY DEVELOPMENT

Date: Tuesday, April 15, 2025 Time: 6:00PM Location: Council Hearing Room, Wayne K. Curry Administration Building 1301 McCormick Drive, Largo, MD 20774 https://pgccouncil.us/LIVE

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

The Prince George's County Department of Housing and Community Development, in collaboration with the City of Bowie, are preparing the joint Analysis of Impediments (AI) to Fair Housing Choice submitted every five years, as required by the U.S. Department of Housing enduce submitted evelop-ment (HUD). The Fair Housing Report ensures that entitlement jurisdic-tions, such as the County and City of Bowie, affirmatively further fair housing in its use of Community Development Block Grant (CDBG) Program, HOME Investment Partnerships (HOME) Program, and Emergency Solutions Grants (ESG) Program funds.

Units of local government that receive HUD funds are also required to comply with the Fair Housing Act of 1968 which protects citizens from discrimination due to race, color, religion, sex, familial status, or national origin. As such, the County and City of Bowie have evaluated population, household, income and housing characteristics by protected classes; evaluated public and private sector policies that impact fair housing choice; identified blatant or de facto impediments to the fair housing choice, where any may have existed; and recommended specific strategies to overcome the effects of any identified impediments.

A copy of the FY 2026–2030 Analysis of Impediments (AI) to Fair Housing Choice is available at the Department of Housing and Community Devel opment (DHCD) at 9200 Basil Court, Suite 306, Largo, Maryland 20774, the County's website: <u>http://www.princegeorgescountymd.gov/1039/Plans-Reports</u>, or can be mailed upon request by contacting DHCD at 301-883-6511.

The Prince George's County Council will meet in-person. To register to speak or submit comments or written testimony, please use the Council's eComment portal at: <u>https://pgccouncil.us/Speak</u>. Please note that written comments must be submitted by 3:00 p.m. on the day BEFORE the meeting. Additionally, written testimony or comments will be accepted in electronic format, rather than by U.S. mail. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-5178.

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

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. Additionally, accommodations for disabled persons and visually impaired persons may be available upon reasonable notice to the Clerk of the Council.

For more information, please contact Community Planning and Development (CPD) Division at 301-883-6511, TDD 301-883-5428.

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

By Authority of: Aspasia Xypolia, Director Prince George's County Department of Housing and Community Development 9200 Basil Court, Suite 306 Largo, Maryland 20774 Date: April 3, 2025

Candidates for the 2025 Municipal General Election are listed below:

The following elected officials to be chosen: One (1) Mayor to serve a twoyear term and five (5) Councilmembers each to serve a two-year-term, from 2025 to 2027

For Mayor (Vote for no more than one)

Katrina R. Dodro 7316 Gavin Street New Carrollton, MD 20784

Phelecia E. Nembhard 6518 Lamont Pl New Carrollton, MD 20784

John Anthony Weisenberg 6423 85th Ave New Carrollton, MD 20784

1. The following advisory question shall be placed on the ballot for the 2025 Municipal Election:

Advisory Question 1: The Mayor of New Carrollton currently serves two (2) year terms. Do you approve of four (4) year terms for the Mayor, beginning no earlier than May 2027?

o Yes to 4-year terms o No to 4-year terms

Please note that the City of New **Carrollton Board of Elections has** formally certified all the names listed as candidates to run for office for the May 5, 2025 **Municipal General Election.**

Charles Davis Chair City of New Carrollton Board of Elections Attest: Kaitlyn E Schisler, City Clerk

<u>149366</u>

ADVERTISE HERE Call 301-627-0900 Today!

Por autoridad de: Aspasia Xypolia, directora Condado de Prince George Departamento de Desarrollo de la Vivienda y de la Comunidad 9200 Basil Court, Suite 306 Largo, Maryland 20774 Fecha: 3 de abril de 2025

149358

LEGALS

COUNTY COUNCIL HEARINGS

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

TUESDAY, APRIL 15, 2025

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

1:00 P.M.

Notice is hereby given that on Tuesday, April 15, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

WASHINGTON SUBURBAN SANITARY COMMISSION PROPOSED FISCAL YEAR 2026 CAPITAL & **OPERATING BUDGET**

Copies of the proposed budgets are available on the Washington Suburban Sanitary Commission's

the Council's eComment portal at: https://pgccouncil.us/Speak. For those

Written comments must be submitted by 3:00 p.m. on the day BEFORE the meeting. Testimony and comments <u>will not</u> 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 Edward P. Burroughs, III, Chair

ATTEST: Donna J. Brown Clerk of the Council

COUNTY COUNCIL HEARINGS

LEGALS

Serving

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

TUESDAY, APRIL 15, 2025 COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE LARGO, MARYLAND https://pgccouncil.us/LIVE

6:00 P.M.

Notice is hereby given that on Tuesday, April 15, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

COUNCIL RESOLUTION

CR-033-2025 A RESOLUTION CONCERNING FISCAL YEAR ("FY") 2026 - 2030 ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE FOR HOUSING AND COMMUNITY DEVELOPMENT for the purpose of approving and adopting the Prince George's County Fiscal Year "FY") 2026 - 2030 Analysis of Impediments to Fair Housing Choice for Housing and Community Development (the "Analysis of Impediments").

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: onlinesignup@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

149284 (4-3,4-10)

(3-27, 4-3)

149365

https://www.wsscwater.com/budget.

To register to speak or submit comments or written testimony please use

unable to use the portal, comments/written correspondence may be emailed to: <u>onlinesignup@co.pg.md.us</u> or faxed to (301) 952-5178.

website:

149359

(4-3)

(4-3)

NOTICE OF PUBLIC HEARING ON THE PRINCE GEORGE'S COUNTY DRAFT FISCAL YEAR (FY) 2026 ANNUAL ACTION PLAN FOR HOUSING AND COMMUNITY DEVELOPMENT

Date: Tuesday, April 15, 2025 Time: 6:00PM Location: Council Hearing Room, Wayne K. Curry Administration Building 1301 McCormick Drive, Largo, MD 20774 <u>https://pgccouncil.us/LIVE</u>

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

The Annual Action Plan for Housing and Community Development is a comprehensive strategy that describes actions, activities, and programs that will take place during County Fiscal Year (FY) 2026 to address priority needs and specific objectives identified in the FY 2026-2030 Consolidated Plan. The FY 2026 Annual Action Plan also serves as an application for the following Federal entitlement funds: Community Development Block Grant (CDBG) Program, HOME Investment Partnerships (HOME) Program, and the Emergency Solutions Grants (ESG) Program.

A copy of the FY 2026 Annual Action Plan is available at the Department of Housing and Community Development (DHCD) at 9200 Basil Court, Suite 306, Largo, Maryland 20774, the County's website: <u>http://www.princegeorgescountymd.gov/1039/Plans-Reports</u>, or can be mailed upon request by contacting DHCD at 301-883-6511.

The Prince George's County Council will meet in-person. To register to speak or submit comments or written testimony, please use the Council's eComment portal at: <u>https://pgccouncil.us/Speak</u>. Please note that **written comments must be submitted by 3:00 p.m. on the day BEFORE the meet-ing**. Additionally, written testimony or comments will be accepted in electronic format, rather than by U.S. mail. For those unable to use the portal, comments/written correspondence may be emailed to: clerkofthecouncil@co.pg.md.us or faxed to (301) 952-5178.

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

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. Additionally, accommodations for disabled persons and visually impaired persons may be available upon reasonable notice to the Clerk of the Council.

For additional information regarding the FY 2026 Annual Action Plan, please contact: Shirley E. Grant, SEGrant@co.pg.md.us.

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

By Authority of: Aspasia Xypolia, Director Prince George's County Department of Housing and Community Development 9200 Basil Court, Suite 306 Largo, Maryland 20774 Date: April 3, 2025

149355

LEGALS

COUNTY COUNCIL HEARINGS

COUNTY COUNCIL OF

LEGALS

Category 6 – Individual System

The Prince George's County Council will meet in-person. To register to speak or submit comments or written testimony please use the Council's eComment portal at: <u>https://pgccouncil.us/Speak</u>. For those unable to use the portal, comments/written correspondence may be emailed to: <u>onlinesignup@co.pg.md.us</u> or faxed to (301) 952-5178.

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BY ORDER OF THE COUNTY COUNCIL PRINCE GEORGE'S COUNTY, MARYLAND Edward P. Burroughs, III, Chair

(4-3,4-10)

ATTEST: Donna J. Brown Clerk of the Council

149364

(4-3)

LEGALS

AVISO DE AUDIENCIA PÚBLICA EN EL CONDADO DE PRINCE GEORGE BORRADOR AÑO FISCAL (FY) 2026 PLAN DE ACCIÓN ANUAL PARA VIVIENDA Y DESARROLLO COMUNITARIO

Fecha: Martes, 15 de abril de 2025 Hora: 6:00 p.m. Ubicación: Sala de Audiencias del Consejo, Edificio de la Administración Wayne K. Curry 1301 McCormick Drive, Largo, MD 20774 <u>https://pgccouncil.us/LIVE</u>

*Por favor, consulte el sitio web del Consejo del condado de Prince George en <u>https://pgccouncil.us/</u> y/o el enlace anterior para obtener información actualizada sobre la fecha, la hora, la orden del día y la oportunidad de hacer comentarios.

El Plan de Acción Anual para el Departamento de Vivienda y Desarrollo Comunitario es una estrategia integral que describe las acciones, actividades y programas que se llevarán a cabo durante el año fiscal (FY) 2026 para abordar las necesidades prioritarias y los objetivos específicos identificados en el Plan Consolidado del FY 2026-2030. El Plan de Acción Anual para el FY 2026 también sirve como solicitud para los siguientes fondos federales de ayuda: el Programa de Subsidio en Bloque para el Desarrollo Comunitario (CDBG, en inglés), el Programa de Asociaciones para Inversión en Vivienda (HOME, en inglés) y el Programa de Subvenciones para Soluciones de Emergencia (ESG, en inglés).

Puede obtenerse una copia del Plan de Acción Anual del FY 2026 en el Departamento de Vivienda y Desarrollo Comunitario (DHCD, en inglés), ubicado en 9200 Basil Court, Suite 306, Largo, Maryland 20774 o en el sitio web del condado: <u>http://www.princegeorgescountymd.gov/1039/Plans-Reports;</u> o bien, puede solicitarse por correo comunicándose con el DHCD al Ilamar al 301-883-6511.

El Consejo del condado de Prince George se reunirá en persona. Para inscribirse para intervenir o presentar observaciones o testimonios por escrito, utilice el portal eComment del Consejo en: <u>https://pgccouncil.us/Speak</u>.

LEGALS

y Desarrollo Urbano (HUD, en inglés). El Informe de vivienda digna garantiza que las jurisdicciones con derecho a financiamiento, como el Condado y la Ciudad de Bowie, promuevan de manera activa la vivienda digna en el uso de los fondos del Programa de Subsidio en Bloque para el Desarrollo Comunitario (CDBG, en inglés), el Programa de Asociaciones para Inversión en Vivienda (HOME, en inglés) y el Programa de Subsidio para Soluciones de Emergencia (ESG, en inglés).

Las unidades de gobierno local que reciben fondos del HUD también están obligadas a cumplir con la Ley de Equidad en la Vivienda de 1968, que protege a los ciudadanos de la discriminación por motivos de raza, color, religión, sexo, situación familiar u origen nacional. En este sentido, el Condado y la Ciudad de Bowie evaluaron las características de la población, los hogares, los ingresos y las viviendas por clases protegidas; analizaron las políticas del sector público y privado que afectan a la elección de una vivienda digna; identificaron impedimentos evidentes o de facto a la elección de una vivienda digna, en caso de que hayan existido; y recomendaron estrategias específicas para superar los efectos de cualquier impedimento identificado.

Puede obtenerse una copia del Análisis de impedimentos (AI) para la obtención de una vivienda digna en el Departamento de Vivienda y Desarrollo Comunitario (DHCD, en inglés) ubicado en 9200 Basil Court, Suite 306, Largo, Maryland 20774, en el sitio web del Condado: <u>http://www.princegeorgescountymd.gov/1039/Plans-Reports</u>, o bien, puede solicitarse por correo comunicándose con el DHCD llamando al teléfono 301-883-6511.

El Consejo del Condado de Prince George se reunirá en persona. Si desea inscribirse para intervenir o presentar comentarios o testimonios por escrito, utilice el portal eComment del Consejo en <u>https://pgccouncil.us/Speak</u>. Tenga en cuenta que **los comentarios por escrito deben presentarse antes de las 3:00 p. m. del día ANTERIOR a la reunión**. Además, se aceptarán testimonios o comentarios por escrito en formato electrónico, en lugar de por correo. Quienes no puedan utilizar el portal pueden enviar sus comentarios o correspondencia escrita por correo electrónico a clerkofthecouncil@co.pg.md.us o por fax al (301) 952-5178.

La inscripción para intervenir en la audiencia pública debe realizarse antes de las 3:00 p. m. del día ANTERIOR a la reunión. No se aceptarán testimonios ni comentarios a través de las redes sociales ni por teléfono o mensaje de voz.

Lengua de señas para personas con discapacidad auditiva y servicios de interpretación. Para solicitar estos servicios, póngase en contacto con el DHCD llamando al (301) 883-6511 o por teléfono de texto (301) 883-5428. Además, podrá disponerse de adaptaciones para personas con discapacidades y personas con deficiencias visuales, previo aviso razonable al secretario del Consejo.

Si desea obtener más información, comuníquese con la División de Planificación y Desarrollo Comunitario (CPD, en inglés) al 301-883-6511, o mediante el dispositivo de telecomunicaciones para personas sordas (TDD, en inglés) al 301-883-5428.

El Condado de Prince George promueve activamente la igualdad de oportunidades y no discrimina por motivos de raza, color, género, religión, origen étnico o nacionalidad, discapacidad o situación familiar en la admisión o el acceso a los beneficios de los programas o las actividades.

Autorizado por: Aspasia Xypolia, directora Condado de Prince George Departamento de Vivienda y Desarrollo Comunitario 9200 Basil Court, Suite 306 Largo, Maryland 20774 Fecha: 3 de abril de 2025

149360

(4-3)

LEGALS

NOTICE OF PUBLIC HEARING ON THE PRINCE GEORGE'S COUNTY DRAFT FISCAL YEAR (FY) 2026 – 2030 CONSOLIDATED PLAN FOR HOUSING AND COMMUNITY DEVELOPMENT

Date: Tuesday, April 15, 2025

PRINCE GEORGE'S COUNTY, MARYLAND NOTICE OF PUBLIC HEARINGS

TUESDAY, APRIL 22, 2025 COUNCIL HEARING ROOM WAYNE K. CURRY ADMINISTRATION BUILDING 1301 MCCORMICK DRIVE, LARGO, MARYLAND <u>https://pgccouncil.us/LIVE</u>

1:00 P.M.

Notice is hereby given that on Tuesday, April 22, 2025, the County Council of Prince George's County, Maryland, will hold the following public hearing:

<u>CR-037-2025 A RESOLUTION CONCERNING THE 2018 WATER</u> <u>AND SEWER PLAN (DECEMBER 2024 CYCLE OF AMENDMENTS)</u> for the purpose of changing the water and sewer category designations of properties within the 2018 Water and Sewer Plan.

Sewershed

Sewershed Application Council District	<u>Development Proposal/</u> <u>Tax Map Location</u>	<u>Acreage/</u> Zoning	<u>Existing</u> <u>Category</u>	<u>Requested</u> <u>Category</u>	El c opo gen acce
<u>Western</u> <u>Branch</u>					Por
24/W-01 Glorious International Christian Centre	A church consisting of 34,350 SF of floor space. 99 E/F-1/2; Parcel 65	2.05 CGO	5	4	Asp Con Dep 9200 Larg Fecl
District 9					<u>1493</u>
<u>Piscataway</u>					
24/P-05 Allentown Parcel 232	Three single-family detache units with a minimum 3,00 SF of livable space; minimu sales price of \$350,000. 106 D-3; Parcel 232	0 RSF-95	5	4	
District 8	100 2 0)1 41001 202				
24/P-07 Johnny M. Johnson II Property	One single-family detached unit with a minimum 2,989 S of livable space; occupancy b the owner. 135 A-3; Parcel 180	F RR	5	4	A
District 9	135 A-5, 1 alter 160				
Countywide Redesignation Map Amendments/ Water/Sewer Connection Confirmations					
District 6	Brock Hall Gardens (4)		S5	S3	
District 8	1617 & 1627 Tucker Road (2 7700 Lanham Lane (1)	2)	5 S5	3 S3	
District 9	Allentown Road (3) Allentown & Old Allentown Brandywine Road (5) Brandywine & Burch Hill Ro Lusbys Lane (3)	. ,	5 5 5 5 5	3 3 3 3 3	El D

Category 3 - Community System

Category 4 – Community System Adequate for Development Planning Category 5 – Future Community System Tenga en cuenta comentarios por escrito deben presentarse antes de las 3:00 p. m. del día ANTERIOR a la reunión. Además, se aceptarán testimonios o comentarios por escrito en formato electrónico, en lugar de por correo postal. Quienes no puedan utilizar el portal pueden enviar sus comentarios o correspondencia escrita por correo electrónico a clerkofthecouncil@co.pg.md.us o por fax al (301) 952-5178.

La inscripción para intervenir en la audiencia pública debe realizarse antes de las 3:00 p. m. del día ANTERIOR a la reunión. No se aceptarán testimonios ni comentarios a través de las redes sociales ni por teléfono o mensaje de voz.

Se pueden facilitar servicios de lenguaje de señas para personas con discapacidad auditiva y servicios de interpretación. Para solicitar estos servicios, comuníquese con DHCD al llamar al (301) 883-6511 o al TTY (301) 883-5428. Además, podrá disponerse de adaptaciones para personas discapacitadas y personas con deficiencias visuales, previo aviso razonable al Secretario del Consejo.

Para más información sobre el Plan de Acción Anual del FY 2026, comuníquese con: Shirley E. Grant, SEGrant@co.pg.md.us.

El condado de Prince George promueve afirmativamente 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 las prestaciones de los programas o actividades.

Por autoridad de: Aspasia Xypolia, directora Condado de Prince George Departamento de Vivienda y Desarrollo Comunitario 9200 Basil Court, Suite 306 Largo, Maryland 20774 Fecha: 3 de abril de 2025

149356

LEGALS

AVISO DE AUDIENCIA PÚBLICA EN EL CONDADO DE PRINCE GEORGE ANTEPROYECTO DEL AÑO FISCAL 2026-2030 ANÁLISIS DE IMPEDIMENTOS PARA LA OBTENCIÓN DE UNA VIVIENDA DIGNA PARA EL DEPARTAMENTO DE VIVIENDA Y DESARROLLO COMUNITARIO

Fecha: martes 15 de abril de 2025 Horario: 6:00 p.m. Ubicación: Council Hearing Room, Wayne K. Curry Administration Building 1301 McCormick Drive, Largo, MD 20774 <u>https://pgccouncil.us/LIVE</u>

*Consulte el sitio web del Consejo del Condado de Prince George en <u>https://pgccouncil.us/</u> o el enlace anterior para obtener actualizaciones sobre la fecha, hora, agenda y la oportunidad de hacer comentarios.

El Departamento de Vivienda y Desarrollo Comunitario del Condado de Prince George, en colaboración con la Ciudad de Bowie, está preparando el Análisis conjunto de impedimentos para la obtención de una vivienda digna que se presenta cada cinco años, según lo exige el Departamento de Vivienda Time: 6:00PM Location: Council Hearing Room, Wayne K. Curry Administration Building 1301 McCormick Drive, Largo, MD 20774 <u>https://pgccouncil.us/LIVE</u>

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

The Prince George's County Fiscal Year (FY) 2026–2030 Consolidated Plan for Housing and Community Development is a strategic plan that identifies the federal, state and local resources expected to be available to the County for the next five years and the institutional structure in which the Consolidated Plan will be implemented.

The Consolidated Plan outlines measures to improve housing opportunities by creating and preserving affordable housing, increase economic development, prevent homelessness, reduce the hazards of lead-based paint, address the needs of public housing, present an anti-poverty strategy, invest in public services, and meet the needs of persons with special needs. Further, the Consolidated Plan estimates the amount of federal entitlement funds projected for proposed housing and community development activities in order to achieve the goals and carry out the objectives over a five-year period. Specifically, Prince George's County is the recipient of funds under three federal entitlement programs covered by the Consolidated Plan, including the Community Development Block Grant (CDBG) Program, HOME Investment Partnerships (HOME) Program, and the Emergency Solutions Grant (ESG) Program.

A copy of the FY 2026–2030 Consolidated Plan is available at the Department of Housing and Community Development (DHCD) at 9200 Basil Court, Suite 306, Largo, Maryland 20774, the County's website: http://www.princegeorgescountymd.gov/1039/Plans-Reports, or can be mailed upon request by contacting DHCD at 301-883-6511.

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For additional information regarding the FY 2026–2030 Consolidated Plan, please contact: Shirley E. Grant, SEGrant@co.pg.md.us.

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

By Authority of: Aspasia Xypolia, Director Prince George's County Department of Housing and Community Development 9200 Basil Court, Suite 306 Largo, Maryland 20774 Date: April 3, 2025

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