

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee, Plaintiff
v.
Sonia Rodriguez Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15387

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$11,628.29.

The property sold herein is One 84,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115132 (12-11,12-18,12-25)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee, Plaintiff
v.
FRANCESCO ALBANESE and MARIA ALBANESE Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15455

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$33,559.45.

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

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115134 (12-11,12-18,12-25)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee, Plaintiff
v.
Kathleen Padilla Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15388

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$13,213.83.

The property sold herein is One 84,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115133 (12-11,12-18,12-25)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee, Plaintiff
v.
C. GEORGE BOOK and NANCY K BOOK Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-20068

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$11,426.42.

The property sold herein is One 105,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115135 (12-11,12-18,12-25)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

ARLETTA GRAHAM; RESIDENTIAL FINANCE CORP; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.; VANTAGE LAND TITLE, TRUSTEE; THE STATE OF MARYLAND; COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 5934 ADDISON RD, CAPITOL HEIGHTS, MD 20743 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 18 ACCOUNT NUMBER 3029436 Defendants

In the Circuit Court for Prince George’s County, Maryland CAE 14-31391

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

5934 Addison Rd, Capitol Heights, MD 20743, Lot Size 7,500 SF, being known as District 18, Account Number 3029436.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114974 (11-27,12-4,12-11)

NOTICE

JEREMY K. FISHMAN, et al., Substitute Trustees
vs.

FREDERICK MINNIEFIELD
PATRICIA A MINNIEFIELD
8614 Bainbridge Court
Clinton, MD 20735-2953 Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-20167

Notice is hereby given this 19th day of November, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 8614 Bainbridge Court, Clinton, MD 20735-2953, made and represented by JEREMY K. FISHMAN and SAMUEL D. WILLIAMOWSKY and ERICA T DAVIS, Substitute Trustees, will be ratified and confirmed unless cause to the contrary thereof be shown on or before the 19th day of December 2014 next, provided a copy of this NOTICE be inserted in some newspaper published in said County once in each of three successive weeks before the 19th day of December, 2014 next.

The Report of Sale states the amount of sale to be One Hundred Ninety Seven Thousand 00/100 (\$197,000.00).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Marilynn M. Bland, Clerk
114998 (11-27,12-4,12-11)

NOTICE

Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852 Substitute Trustees, Plaintiffs
v.

MAHESH YAGNIK AKA MAHESH K. YAGNIK 10303 Balsamwood Court Laurel, MD 20708 Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-10865

Notice is hereby given this 20th day of November, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 10303 Balsamwood Court, Laurel, MD 20708, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 22nd day of December, 2014, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 22nd day of December, 2014.

The report states the purchase price at the Foreclosure sale to be \$227,500.00.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Marilynn M. Bland, Clerk
115000 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

REXFORD A. BABILAH; SUNTRUST MORTGAGE, INC. DEBORAH A. MORGAN, TRUSTEE; A. DAVID HORSMAN, TRUSTEE; THE STATE OF MARYLAND; COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 9470 ANnapolis RD, LANHAM, MD 20706 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 20 ACCOUNT NUMBER 2216737 Defendants

In the Circuit Court for Prince George’s County, Maryland CAE 14-31392

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

9470 Annapolis Rd, Lanham, MD 20706 Lot Size 3,054 SF, being known as District 20, Account Number 2216737.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114975 (11-27,12-4,12-11)

PRINCE GEORGE’S COUNTY GOVERNMENT

BOARD OF LICENSE COMMISSIONERS

OFFICIAL NOTICE

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

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

In order to process a protest against the granting of the 2015 - 2016 License Renewal, a protest notice must be submitted to the Board of License Commissioners no later than March 1, 2015.

Protest of a renewal shall be filed on or before March 1, 2015 at the Board of License Commissioners, 5012 Rhode Island Avenue, Hyattsville, Maryland 20781.

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

BOARD OF LICENSE COMMISSIONERS (Liquor Control Board)
FRANKLIN D. JACKSON, Chairman
SHAIHI MWALIMU, Vice Chairman
CHARLES W. CALDWELL, III, Commissioner
EARL J. HOWARD, Commissioner

Attest:
Diane M. Bryant
Administrative Assistant
November 5, 2014

115107 (12-11,12-18)

NOTICE

Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852 Substitute Trustees, Plaintiffs
v.

MARTHA HERNANDEZ A/K/A MARTHA L. ARIAS DE-HERNANDEZ JOSE HERNANDEZ A/K/A JOSE EVER HERNANDEZ AKA JOSE E. HERNANDEZ 11382 Cherry Hill Road, Unit #302 Beltsville, MD 20705 Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-13743

Notice is hereby given this 1st day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 11382 Cherry Hill Road, Unit #302, Beltsville, MD 20705, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The report states the purchase price at the Foreclosure sale to be \$325,000.00.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115099 (12-11,12-18,12-25)

LEGALS

NOTICE

JEREMY K. FISHMAN, et al., Substitute Trustees
vs.

ARRIANE L. BROWN
MICHAEL O. GENTLES
BRENDA L. GENTLES
15702 Dorset Road, #131
Laurel, MD 20707 Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-09642

Notice is hereby given this 17th day of November, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 15702 Dorset Road, #131, Laurel, MD 20707 made and represented by JEREMY K. FISHMAN and SAMUEL D. WILLIAMOWSKY and ERICA T DAVIS, Substitute Trustees, will be ratified and confirmed unless cause to the contrary thereof be shown on or before the 17th day of December 2014 next, provided a copy of this NOTICE be inserted in some newspaper published in said County once in each of three successive weeks before the 17th day of December, 2014 next.

The Report of Sale states the amount of sale to be One Hundred Sixty Seven Thousand Ninety One Dollars and Thirty One Cents (\$167,091.31).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Marilynn M. Bland, Clerk
114997 (11-27,12-4,12-11)

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF WILMA JEAN FERRINA

Notice is given that Lori A. Ferrina whose address is 4902 52nd Place, Hyattsville, MD 20781 was on November 21, 2014 appointed personal representative of the estate of Wilma Jean Ferrina who died on October 13, 2014 without a will.

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

All persons having any objection to the appointment shall file their objections with the Register of Wills on or before the 21st day of May, 2015.

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

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

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

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

LORI A. FERRINA
Personal Representative

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

Estate No.98316
115121 (12-4,12-11,12-18)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Randall J. Rolls
600 Baltimore Avenue, Suite 208
Towson, MD 21204 Substitute Trustees, Plaintiffs
v.

Saintclair Edmunds, III
Personal Representative for the Estate of Saint Clair Edmunds, Jr.
Helen Rhodes,
Personal Representative for the Estate of Saint Clair Edmunds, Jr.
2429 Mary Place
Fort Washington, MD 20744 Defendant

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-20182

Notice is hereby given this 1st day of December, 2014, 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 5th day of January, 2015, 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 5th day January, 2015.

The Report of Sale states the amount of the foreclosure sale price to be \$179,905.92. The property sold herein is known as 2429 Mary Place, Fort Washington, MD 20744.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115093 (12-11,12-18,12-25)

PRINCE GEORGE’S COUNTY GOVERNMENT

Board of License Commissioners

(Liquor Control Board)

December 16, 2014

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

TRANSFER OF LOCATION

Dana M. Lee, President/Owner for a Class B, Beer, Wine and Liquor License for the use of DKL Investments, Inc., t/a Backyard Sports Grill, 7313 A-B Baltimore Avenue, College Park, 20740 transfer of location from DiBattista-Desimone, Inc., t/a C.J. Ferrari’s, 14311 Baltimore Avenue, Laurel, 20707, Joseph DiBattista, President/Secretary/Treasurer.

NEW

Meng Chen Wang, Partner, for a new Class B, Beer, Wine and Liquor License for the use of Kabuto Laurel, Inc., t/a Kabu Japanese Steakhouse, 14601 Baltimore Avenue, Laurel, 20707.

Michael P. Harrison, President/Treasurer, Sylvia E. Brown, Secretary, for a new Class B, Beer, Wine and Liquor License for the use of Four Greeks, Inc., t/a Yia Yia’s Kitchen, 10413 Baltimore Avenue, Beltsville, 20705.

A hearing will be held at 5012 Rhode Island Avenue, Hearing Room 200, Hyattsville, Maryland 20781, 10:00 a.m., Tuesday, December 16, 2014. Additional information may be obtained by contacting the Board’s Office at 301-699-2770.

BOARD OF LICENSE COMMISSIONERS

Attest:
Diane M. Bryant
October 31, 2014

115092 (12-4,12-11)

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

P.O. Box 1729

Upper Marlboro, Maryland 20773

In The Estate Of:
JOSE MIGUEL MARTINEZ
Estate No.: 98322

NOTICE OF JUDICIAL PROBATE

To all Persons Interested in the above estate:

You are hereby notified that a Petition has been filed by JESUS MARTINEZ for Judicial Probate for the appointment of a personal representative. A hearing will be held at 14735 Main Street, Courtroom D4010, Upper Marlboro, MD 20773 on February 4, 2015 at 9:30 AM.

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

115181 (12-11,12-18)

THE PRINCE GEORGE’S POST

Call

301-627-0900

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LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

607 COVER LANE
ACCOKEEK, MARYLAND 20607

By virtue of the power and authority contained in a Deed of Trust from Gerald Innocent and Nathalie Mondesir-Innocent, dated December 6, 2006, and recorded in Liber 28287 at folio 636 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 30, 2014
AT 9:00 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$45,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 7.1% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-605180)

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

115112 (12-11,12-18,12-25)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

3623 WOODCREEK DRIVE
SUITLAND, MARYLAND 20746

By virtue of the power and authority contained in a Deed of Trust from Natleen N. James and Gregory M. James, dated December 28, 2005, and recorded in Liber 24235 at folio 163 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 30, 2014
AT 9:03 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$22,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 8.083% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-603929)

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

115115 (12-11,12-18,12-25)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

1206 CHAPEL OAKS DRIVE
CAPITOL HEIGHTS, MARYLAND 20743

By virtue of the power and authority contained in a Deed of Trust from Robert L Izlar and Joyce T Izlar aka Joyce T Peterson-Izlar, dated May 2, 2006, and recorded in Liber 25168 at folio 125 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 30, 2014
AT 9:01 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$23,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-39051)

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

115113 (12-11,12-18,12-25)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

508 WINSLOW ROAD
OXON HILL, MARYLAND 20745

By virtue of the power and authority contained in a Deed of Trust from Gwendolyn L. Jackson, dated May 10, 2012, and recorded in Liber 33701 at folio 043 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 30, 2014
AT 9:04 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$18,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-600891)

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

115116 (12-11,12-18,12-25)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

2314 HOUSTON STREET
SUITLAND, MARYLAND 20746

By virtue of the power and authority contained in a Deed of Trust from Ella M. Hill, dated September 18, 2006, and recorded in Liber 26258 at folio 667 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 30, 2014
AT 9:02 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$19,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 8.41% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-30107)

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

115114 (12-11,12-18,12-25)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

7706 FINNS LANE
LANHAM, MARYLAND 20706

By virtue of the power and authority contained in a Deed of Trust from Miguel Guzman, dated September 29, 2006, and recorded in Liber 26577 at folio 562 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 30, 2014
AT 9:05 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$24,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2011-12493)

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

115117 (12-11,12-18,12-25)

The Prince George’s

Post

Serving Prince George’s County

LEGALS

BWW LAW GROUP, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**6120 54TH AVE.
RIVERDALE, MD 20737**

Under a power of sale contained in a certain Deed of Trust dated December 4, 2008 and recorded in Liber 30268, Folio 58 among the Land Records of Prince George's Co., MD, with an original principal balance of \$240,000.00 and an original interest rate of 1.875% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 1:04 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$14,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115062 (12-4,12-11,12-18)

LEGALS

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

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

**THIS PROPERTY WILL BE SOLD SUBJECT TO A
120 DAY RIGHT OF REDEMPTION BY THE
DEPARTMENT OF JUSTICE.**

**613 OPUS AVENUE
CAPITOL HEIGHTS, MARYLAND 20743**

By virtue of the power and authority contained in a Deed of Trust from Phyllis L Staples, dated August 22, 2006, and recorded in Liber 26156 at folio 564 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**DECEMBER 16, 2014
AT 9:03 AM**

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$25,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2011-09217)

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

114912 (11-27,12-4,12-11)

LEGALS

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-
signee,
Plaintiff
v.
Alphonso Rhone and
Demetra D. Rhone
Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15401**

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$10,153.76.

The property sold herein is One 84,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq. (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115125 (12-11,12-18,12-25)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-
signee,
Plaintiff
v.
Howard Wentzel and
Elizabeth Salanek
Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15400**

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$47,924.31.

The property sold herein is One 405,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq. (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115126 (12-11,12-18,12-25)

LEGALS

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

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

**2619 FELTER LANE
BOWIE, MARYLAND 20715**

By virtue of the power and authority contained in a Deed of Trust from Ruby C. Shipley, dated March 11, 2008, and recorded in Liber 29505 at folio 456 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**DECEMBER 16, 2014
AT 9:04 AM**

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$36,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5.625% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-602529)

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

114913 (11-27,12-4,12-11)

LEGALS

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-
signee,
Plaintiff
v.
Dereck Jimenez and
Ruth Jimenez
Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15395**

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$19,979.90.

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

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115127 (12-11,12-18,12-25)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-
signee,
Plaintiff
v.
Sandra L. Brooks
Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15391**

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$82,710.39.

The property sold herein is One 1,203,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq. (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115128 (12-11,12-18,12-25)

LEGALS

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

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

**205 INVERNESS LANE
FORT WASHINGTON, MARYLAND 20744**

By virtue of the power and authority contained in a Deed of Trust from Charlie Johnson, dated November 17, 2006, and recorded in Liber 27072 at folio 720 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

**DECEMBER 23, 2014
AT 9:13 AM**

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$49,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.625% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2011-09892)

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

115041 (12-4,12-11,12-18)

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312 Marshall Avenue, Suite 800
Laurel, Maryland 20707
301-490-3361

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

10402 ANGORA DRIVE
CHELTENHAM, MARYLAND 20623

By virtue of the power and authority contained in a Deed of Trust from Chester J Maddox Jr and Monisha L Smith NKA Monisha L Maddox, dated February 1, 2008, and recorded in Liber 29360 at folio 451 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George’s County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014
AT 9:02 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$29,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5.125% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2011-09736)

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

115031(12-4,12-11,12-18)

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Laurel, Maryland 20707
301-490-3361

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

5524 HILL WAY
SUITLAND, MARYLAND 20746-0000

By virtue of the power and authority contained in a Deed of Trust from Enoch Walker, dated May 25, 2007, and recorded in Liber 28148 at folio 557 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George’s County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:00 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$32,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5.875% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-40112)

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

114909(11-27,12-4,12-11)

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312 Marshall Avenue, Suite 800
Laurel, Maryland 20707
301-490-3361

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

12305 LOCH CARRON CIRCLE
FORT WASHINGTON, MARYLAND 20744

By virtue of the power and authority contained in a Deed of Trust from Kristopher Francois, dated March 2, 2012, and recorded in Liber 33503 at folio 515 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George’s County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:02 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$19,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-32923)

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

114911(11-27,12-4,12-11)

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SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

13011 CLAXTON DRIVE
LAUREL, MARYLAND 20708

By virtue of the power and authority contained in a Deed of Trust from Winston A. White and Monica L. White, dated August 27, 2007, and recorded in Liber 28636 at folio 670 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George’s County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014
AT 9:08 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$39,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 11% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-32414)

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

115037(12-4,12-11,12-18)

LEGALSLegal Notice

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

2429 IVERSON STREET
TEMPLE HILLS, MARYLAND 20748

By virtue of the power and authority contained in a Deed of Trust from Cyber Building Products, Inc., dated September 28, 2007, and recorded in Liber 30922 at folio 285 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George’s County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014
AT 9:10 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$12,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.875% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-39848)

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

115039(12-4,12-11,12-18)

LEGALSLegal Notice

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

4501 VALIANT TRACE
BOWIE, MARYLAND 20720

By virtue of the power and authority contained in a Deed of Trust from Christopher A. March and Natalie D. March, dated May 9, 2006, and recorded in Liber 25469 at folio 391 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George’s County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014
AT 9:12 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$62,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 7.845% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-602202)

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

115040(12-4,12-11,12-18)

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The Prince George’s Post

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LEGALS

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Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**8620 CUNNINGHAM DR.
COLLEGE PARK, MD 20740**

Under a power of sale contained in a certain Deed of Trust dated November 4, 2004 and recorded in Liber 20745, Folio 410 among the Land Records of Prince George’s Co., MD, with an original principal balance of \$227,500.00 and an original interest rate of 5.00000% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George’s Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 12:47 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George’s Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$26,000 in the form of certified check, cashier’s check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year’s real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser’s sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115045 (12-4,12-11,12-18)

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

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

**909 HILLDROPT COURT
CAPITOL HEIGHTS, MD 20743**

Under a power of sale contained in a certain Deed of Trust from Lisa L. McPherson a/k/a Lisa Letrice McPherson, dated May 5, 2006 and recorded in Liber 25169, Folio 405 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$153,000.00, and an original interest rate of 6.375%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **DECEMBER 23, 2014 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$20,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes and all other public charges, or assessments, including water/sewer charges, ground rent, condo/HOA assessments or private utility charges, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay attorneys’ fees for the Substitute Trustee in the amount of \$750.00, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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

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

115027 (12-4,12-11,12-18)

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**10778 CASTLETON TURN
I/R/T/A 10778 CASTLETON
UPPER MARLBORO, MD 20774**

Under a power of sale contained in a certain Deed of Trust dated October 8, 2004 and recorded in Liber 20687, Folio 85 among the Land Records of Prince George’s Co., MD, with an original principal balance of \$334,500.00 and an original interest rate of 1.59% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George’s Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 10:57 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George’s Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$24,000 in the form of certified check, cashier’s check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year’s real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser’s sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114957 (11-27,12-4,12-11)

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

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

**10122 S. CAMPUS WAY, UNIT 302-1A
UPPER MARLBORO, MD 20774**

Under a power of sale contained in a certain Deed of Trust from Alice O. Wilkins, dated December 29, 2006 and recorded in Liber 27458, Folio 723 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$164,000.00, and an original interest rate of 6.750%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **DECEMBER 30, 2014 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$18,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes and all other public charges, or assessments, including water/sewer charges, ground rent, condo/HOA assessments or private utility charges, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay attorneys’ fees for the Substitute Trustee in the amount of \$750.00, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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

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

115108 (12-11,12-18,12-25)

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**6809 DUNNIGAN DR.
CLINTON, MD 20735**

Under a power of sale contained in a certain Deed of Trust dated May 12, 2006 and recorded in Liber 26567, Folio 191 among the Land Records of Prince George’s Co., MD, with an original principal balance of \$336,000.00 and an original interest rate of 6.50000% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George’s Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 10:56 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George’s Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$38,000 in the form of certified check, cashier’s check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year’s real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser’s sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114956 (11-27,12-4,12-11)

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

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

**9801 MUIRFIELD DRIVE
UPPER MARLBORO, MD 20772**

Under a power of sale contained in a certain Deed of Trust from Arlene Venable and Jerry Venable, dated February 23, 2007 and recorded in Liber 27349, Folio 390 among the Land Records of Prince George’s County, Maryland, with an original principal balance of \$355,453.00, and an original interest rate of 5.250%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **DECEMBER 30, 2014 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$47,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George’s County. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason, there shall be no abatement of interest. Real estate taxes and all other public charges, or assessments, including water/sewer charges, ground rent, condo/HOA assessments or private utility charges, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay attorneys’ fees for the Substitute Trustee in the amount of \$750.00, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney’s fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser’s sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser’s sole remedy, in law or equity, shall be the return of his deposit without interest.

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

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

115110 (12-11,12-18,12-25)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

OLIVIA C. KRANZ; WELLS FARGO BANK, NA F/K/A PROSPERITY MORTGAGE COMPANY, A WELLS FARGO HOME MORTGAGE COMPANY; B. GEORGE BALLMAN, ESQUIRE, TRUSTEE; ASHFORD HOA C/O STACY S PICKETT, ESQ.; MAUREEN CHRISSINGER, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 14811 ASHFORD CT, LAUREL, MD 20707 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 10 ACCOUNT NUMBER 1064286

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31393

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

14811 Ashford Ct, Laurel, MD 20707 Lot Size 3,000 SF, being known as District 10, Account Number 1064286.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114976 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

CHARLES PARR; NATIONSTAR MORTGAGE, LLC COVINGTON RECREATION ASSOCIATION, INC.; RONALD L. CHASEN, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 16318 EDDINGER RD, BOWIE, MD 20716 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 07 ACCOUNT NUMBER 0738229

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31403

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

16318 Eddinger Rd, Bowie, MD 20716, Lot Size 6,087 SF, being known as District 07 Account Number 0738229.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114986 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

JUAN PABLO DE PAZ; ACCREDITED HOME LENDERS, INC.; HSBC MORTGAGE SERVICES CORP.; CRAIG A. PARKER, TRUSTEE; DIANE S. ROSENBERG, TRUSTEE; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6311 AUTH RD, SUITLAND, MD 20746 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 06 ACCOUNT NUMBER 0554055

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31394

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

6311 Auth Rd, Suitland, MD 20746 Lot Size 7,500 SF, being known as District 06 Account Number 0554055

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114977 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

KWAME E. LEVI; DENISE V. HENRY; PENNYMAC CORP.; PRLAP, INC., TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 3523 EDWARDS ST, UPPER MARLBORO, MD 20774 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 20 ACCOUNT NUMBER 2278703

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31404

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

3523 Edwards St, Upper Marlboro, MD 20774, Lot Size 7,677 SF, being known as District 20, Account Number 2278703.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114987 (11-27,12-4,12-11)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

TROY ASHTON; BANK OF AMERICA, NA; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; RICHARD T CREGGER, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 512 BIRCHLEAF AVE, CAPITOL HEIGHTS, MD 20743 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 18 ACCOUNT NUMBER 1989458

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31395

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

512 Birchleaf Ave, Capitol Heights, MD 20743, Lot Size 5,500 SF, being known as District 18, Account Number 1989458.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114978 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

BRIAN REED; KARRY SIMONS-REED; THE HOME LOAN CENTER C/O APOLLO MORTGAGE GROUP; THE HORIZON ESTATES ASSOCIATION, INC. LAKESIDE TITLE COMPANY, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 15201 DERBYSHIRE WAY, ACCOKEEK, MD 20607 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 05, ACCOUNT NUMBER 0380477

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31400

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

15201 Derbyshire Way, Accokeek, MD 20607, Lot Size 12,000 SF, being known as District 05 Account Number 0380477.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114983 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

TOYA HENRY; KEVIN SYKES; U.S. BANK, N.A., TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST; WATSON TITLE SERVICES, LLC TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 17223 BROOKMEADOW LN, UPPER MARLBORO, MD 20772 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 03 ACCOUNT NUMBER 0208306

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31396

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

17223 Brookmeadow Ln, Upper Marlboro, MD 20772 Lot Size 10,779 SF, being known as District 03 Account Number 0208306

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114979 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

TAMMY PERKINS; NATIONSTAR MORTGAGE, LLC; FIRST SAVINGS MORTGAGE CORPORATION; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; LARRY F. PRATT, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6401 DISTRICT HEIGHTS PKW, DISTRICT HEIGHTS, MD 20747 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 06 ACCOUNT NUMBER 0551770

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31401

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

6401 District Heights Pkw, District Heights, MD 20747, Lot Size 7,000 SF, being known as District 06 Account Number 0551770.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114984 (11-27,12-4,12-11)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

WILLIAM TEEL; WELLS FARGO BANK, NATIONAL ASSOCIATION; JOHN BURSON, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 17318 BROOKMEADOW LN, UPPER MARLBORO, MD 20772 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 03 ACCOUNT NUMBER 0209056

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31397

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

17318 Brookmeadow Ln, Upper Marlboro, MD 20772 Lot Size 15,039 SF, being known as District 03 Account Number 0209056.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114980 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

SANDRA F. HARRIS; OCWEN LOAN SERVICING, LLC F/K/A LITTON LOAN SERVICING, LP F/K/A NOVASTAR MORTGAGE F/K/A WMC MORTGAGE,CORP; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; FRIEDMAN & MACFAYDEN, P.A. T/A FRIEDMAN & MACFAYDEN / P.A. TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6707 ELDRIDGE ST, NEW CARROLLTON, MD 20784 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 02 ACCOUNT NUMBER 0119271

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31405

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

6707 Eldridge St, New Carrollton, MD 20784 Lot Size 6,300 SF, being known as District 02 Account Number 0119271

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114988 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

PHILSBURN JOHN LEWIS; DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR ARGENT SECURITIES, INC. ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-W2; CITIFINANCIAL, INC.; RANDY L. SAWYER, TRUSTEE; WAYNE WOLF, TRUSTEE; HOWARD N. BIERMAN, SUB. TRUSTEE; JACOB GEESING, SUB. TRUSTEE; CARRIE M. WARD, SUB. TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 7821 BURNSIDE RD, LANDOVER, MD 20785 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 13 ACCOUNT NUMBER 1536275

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31398

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

7821 Burnside Rd, Landover, MD 20785, Lot Size 3,517 SF, being known as District 13, Account Number 1536275.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114981 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

HUGO O. FUENTES; MARIA I. PEREIRA; BANK OF NEW YORK MELLON, F/K/A BANK OF NEW YORK, AS TRUSTEE ON BEHALF OF THE REGISTERED HOLDERS OF ALTERNATIVE LOAN TRUST 2006-OC5, MORTGAGE PASS-THROUGH CERTIFICATE SERIES 2006-OC5; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; MARK H. WITTSTADT, SUB. TRUSTEE; GERARD WM. WITTSTADT, JR., ESQUIRE, SUB. TRUSTEE; DEBORAH A. HILL, SUB. TR.; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 7108 EAST INWOOD ST, LANDOVER, MD 20785 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 13 ACCOUNT NUMBER 1564467.

Defendants
In the Circuit Court for Prince George’s County, Maryland
CAE 14-31402


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

7108 East Inwood St, Landover, MD 20785 Lot Size 5,500 SF, being known as District 13 Account Number 1564467.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114985 (11-27,12-4,12-11)

THE PRINCE GEORGE’S POST



CALL

301.627.0900

email brendapgp@gmail.com

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
Karri E. Christiansen and Karla Sheehy Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15382

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$35,839.81.

The property sold herein is One 315,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114920 (11-27,12-4,12-11)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
Angela D. Meeks Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15383

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$42,934.36.

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

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114921 (11-27,12-4,12-11)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
C. Marie Fleury Superior and Andrew I. Superior Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15384

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$8,721.77.

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

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114922 (11-27,12-4,12-11)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
LORI E. COLLINS Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-20067

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$31,631.17.

The property sold herein is One 825,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114924 (11-27,12-4,12-11)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
THERESA M. HARMON Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15403

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$76,360.39.

The property sold herein is One 1,120,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114925 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

BOBBY BAGGOTTS OR THE ES-TATE OF BOBBY BAGGOTTS; BONITA BAGGOTTS; CAPITOL INCOME AND GROWTH FUND, LLC; BRANDYWINE STATION TOWNHOUSE ASSOCIATION; CARRIE M. WARD, SUB TRUSTEE; HOWARD N. BIERMAN, SUB. TRUSTEE; JACOB GEESING, SUB. TRUSTEE; PRATIMA LELE, SUB. TRUSTEE; TAYYABA C. MONTO, SUB. TRUSTEE; JOSHUA COLEMAN, SUB. TRUSTEE; THE STATE OF MARYLAND, COMP-TROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 8900 FAIRHAVEN AVE, UPPER MARLBORO, MD 20772 AND MORE PARTICU-LARLY DESCRIBED AS DISTRICT 15 ACCOUNT NUMBER 1751023

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31407

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

8900 Fairhaven Ave, Upper Marl-boro, MD 20772 Lot Size 3,460 SF, being known as District 15 Account Number 1751023

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of No-vember, 2014, by the Circuit Court for Prince George’s County, OR-DERED, that notice be given by in-sertion 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 inter-ested in the properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an in-terest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of re-demption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encum-brances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114990 (11-27,12-4,12-11)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

FLORENCE M. ACHUO; ENOW OTTO; DEUTSCHE BANK NA-TIONAL TRUST COMPANY AS TRUSTEE FOR LONG BEACH MORTGAGE LOAN TRUST 2005-WL2; GLENN ESTATES COMMU-NITY ASSOCIATION, INC.; LONGSTONE UTILITIES, LLC; HOWARD N. BIERMAN, SUB. TRUSTEE; JACOB GEESING, SUB. TRUSTEE; CARRIE M. WARD, SUB. TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6215 ER-LAND WAY, LANHAM, MD 20706 AND MORE PARTICULARLY DE-SCRIBED AS DISTRICT 14 AC-COUNT NUMBER 1575802

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31406

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

6215 Erland Way, Lanham, MD 20706, Lot Size 12,197 SF, being known as District 14 Account Num-ber 1575802.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of No-vember, 2014, by the Circuit Court for Prince George’s County, OR-DERED, that notice be given by in-sertion 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 inter-ested in the properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an in-terest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of re-demption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encum-brances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114989 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

CONIECE M. WASHINGTON; ONEWEST BANK, FSB FKA INDY-MAC FEDERAL BANK, FSB, FKA INDYMAC BANK FSB; MER-SCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REG-ISTRATION SYSTEMS , INC; KET-TERING COMMUNITY ASSOCIATION; OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 12106 HUNTERTON ST, UPPER MARL-BORO, MD 20774 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 7 ACCOUNT NUMBER 0663922

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31409

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

12106 Hunterton St, Upper Marl-boro, MD 20774 Lot Size 15,000 SF, being known as District 7 Account Number 0663922.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of No-vember, 2014, by the Circuit Court for Prince George’s County, OR-DERED, that notice be given by in-sertion 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 inter-ested in the properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an in-terest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of re-demption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encum-brances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114992 (11-27,12-4,12-11)

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

GABIREAL A. HUNTER; SCHO-LETHIA M. MONK; BANK OF AMERICA, NA; PRINCE GEORGE’S COUNTY, MARY-LAND C/O NEIGHBORHOOD STABILIZATION PROGRAM; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REG-ISTRATION SYSTEMS, INC.; RE-CONTRUST COMPANY, N.A. , TRUSTEE; STEPHANIE P. ANDER-SON, TR.; J. MICHAEL DOUGHERTY, JR. TR.; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6413 GIFFORD LN, TEMPLE HILLS, MD 20748 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 12 ACCOUNT NUMBER 1226380

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31408

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

6413 Gifford Ln, Temple Hills, MD 20748, Lot Size 10,400 SF, being known as District 12 Account Num-ber 1226380.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of No-vember, 2014, by the Circuit Court for Prince George’s County, OR-DERED, that notice be given by in-sertion 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 inter-ested in the properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an in-terest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of re-demption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encum-brances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114991 (11-27,12-4,12-11)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
HETTY RIMMER and JIM RIMMER Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15402

NOTICE is hereby given this 14th day of November, 2014, by the Cir-cuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$37,798.39.

The property sold herein is One 378,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114926 (11-27,12-4,12-11)

The Prince George’s Post

Serving Prince George’s County
3 0 1 . 6 2 7 . 0 9 0 0

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

KRISTY LINDSAY-RAY; INDUS-TRIAL BANK, N.A.; PAUL J. COHEN, ESQ., SUB. TR.; THE STATE OF MARYLAND, COMP-TROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 609 CARSON AVE, OXON HILL, MD 20745 AND MORE PARTICULARLY DE-SCRIBED AS DISTRICT 12 AC-COUNT NUMBER 1335488

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31399

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

609 Carson Ave, Oxon Hill, MD 20745 Lot Size 15,125 SF, being known as District 12 Account Num-ber 1335488.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of No-vember, 2014, by the Circuit Court for Prince George’s County, OR-DERED, that notice be given by in-sertion 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 inter-ested in the properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an in-terest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of re-demption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encum-brances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
114982 (11-27,12-4,12-11)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
Kathleen I. Padilla Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-15386

NOTICE is hereby given this 14th day of November, 2014, by the Cir-cuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$10,964.31.

The property sold herein is One 84,000/330,785,000 fractional fee simple undivided Standard Vacation Ownership Interest in the 16 Standard VOI Units numbered 307, 407, 507, 607, 622, 1001, 1002, 1005, 1007, 1009, 1011, 1013, 1015, 1017, 1021, and 1022 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master Condominium Declaration) located in Building Q, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land REcords of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114923 (11-27,12-4,12-11)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,
Plaintiff
v.
CONSTANCE A. YOUNG
Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-23499

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$5,469.91.

The property sold herein is One 63,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115143 (12-11,12-18,12-25)

NOTICE

Carrie M. Ward, et al.
6003 Executive Blvd., Suite 101
Rockville, MD 20852
Substitute Trustees,
Plaintiffs

YVONNE E. JACK
BEVERLY JACK
ALVIN JACK
9307 Fontana Drive
Lanham, MD 20706
Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-17992

Notice is hereby given this 3rd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 9307 Fontana Drive, Lanham, MD 20706, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The report states the purchase price at the Foreclosure sale to be \$316,818.06.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115175 (12-11,12-18,12-25)

NOTICE

Laura H. G. O’Sullivan, et al.,
Substitute Trustees
Plaintiffs

Suleyma Reyes
Defendant

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

CIVIL NO. CAEF 14-09716

ORDERED, this 1st day of December, 2014, by the Circuit Court for PRINCE GEORGE’S COUNTY, Maryland, that the sale of the property at 6306 Patterson Street, Riverdale, Maryland 20737 mentioned in these proceedings, made and reported by Laura H. G. O’Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 5th day of January, 2015, next.

The report states the amount of sale to be \$125,000.00.

Sydney J. Harrison
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison Clerk
115147 (12-11,12-18,12-25)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,
Plaintiff
v.
CASSANDRA BATES and HILEARTHAN BATES
Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-23410

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$17,948.95.

The property sold herein is One 154,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115141 (12-11,12-18,12-25)

NOTICE

JEREMY K. FISHMAN, et al.,
Substitute Trustees
vs.

HENRY J. GIBAU
JOYCE W. GIBAU
6809 Jade Court
Capitol Heights, MD 20743
Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-23314

Notice is hereby given this 3rd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 6809 Jade Court, Capitol Heights, MD 20743, made and represented by JEREMY K. FISHMAN and SAMUEL D. WILLIAMOWSKY and ERICA T. DAVIS, Substitute Trustees, will be ratified and confirmed unless cause to the contrary thereof be shown on or before the 5th day of January, 2015 next, provided a copy of this NOTICE be inserted in some newspaper published in said County once in each of three successive weeks before the 5th day of January, 2015 next.

The Report of Sale states the amount of sale to be One Hundred Twenty Three Thousand Three Hundred Twenty Three Dollars (\$123,323.00).

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115172 (12-11,12-18,12-25)

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,
Plaintiff
v.
DARRELL BLACK and JAMELIA W. BLACK
Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-23500

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$17,894.07.

The property sold herein is One 116,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115144 (12-11,12-18,12-25)

NOTICE

JEREMY K. FISHMAN, et al.,
Substitute Trustees
vs.

SANDRA C. CRUTHIRD
3305 Huntley Square Drive, B-1
Temple Hills, MD 20748-6207
Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-23313

Notice is hereby given this 1st day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 3305 Huntley Square Drive, B-1, Temple Hills, MD 20748-6207, made and represented by JEREMY K. FISHMAN and SAMUEL D. WILLIAMOWSKY and ERICA T. DAVIS, Substitute Trustees, will be ratified and confirmed unless cause to the contrary thereof be shown on or before the 5th day of January, 2015 next, provided a copy of this NOTICE be inserted in some newspaper published in said County once in each of three successive weeks before the 5th day of January, 2015 next.

The Report of Sale states the amount of sale to be Ninety Four Thousand Eight Hundred Fifteen Dollars and Fourteen Cents (\$94,815.14).

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115098 (12-11,12-18,12-25)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,
Plaintiff
v.
JODY L. VERDI and PAUL A. VERDI
Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-23501

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$83,486.90.

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

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115145 (12-11,12-18,12-25)

NOTICE

Carrie M. Ward, et al.
6003 Executive Blvd., Suite 101
Rockville, MD 20852
Substitute Trustees,
Plaintiffs

DONTE L. SCOTT
14515 Hampshire Hall Court,
Unit #1108
Upper Marlboro, MD 20772
Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 13-25133

Notice is hereby given this 2nd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 14515 Hampshire Hall Court, Unit #1108, Upper Marlboro, MD 20772, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The report states the purchase price at the Foreclosure sale to be \$92,400.00.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115179 (12-11,12-18,12-25)

NOTICE

CASANDRA DENISE FIELDS
Plaintiff
v.
ERIC NATHAN FIELDS
Defendant

In the Circuit Court for Prince George’s County, Maryland Case No. CAD 13-28187

ORDERED, This 5th day of December, 2014 by the CIRCUIT COURT FOR PRINCE GEORGE’S COUNTY, Maryland, that the sale of 10002 Erion Court, Bowie, Maryland 20721 made and reported by Isaac H. Marks, Sr., Court-appointed Trustee, will be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 5th day of January, 2015, next.

The report states the amount of the sale to be \$451,000.00.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Md.

True Copy—Test:
Sydney J. Harrison, Clerk
115173 (12-11,12-18,12-25)

LEGALS

NOTICE OF REPORT OF SALE

Daniel C. Zickefoose, Esq., Assignee,
Plaintiff
v.
SALVATORE P. FOTI and TAMMY L. FOTI
Defendant(s)

In the Circuit Court for Prince George’s County, Civil Case No. CAEF 14-23507

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George’s County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$20,259.13.

The property sold herein is One 731,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the “Timeshare Project”) as described in “Declaration of Condominium for Capital Cove at National Harbor, a Condominium” dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George’s County, Maryland (“Land Records”) in Liber 31006, folio 457 et seq., (the “Declaration”) with one or more plats attached (the “Plats”), (the Declaration and the Plats, collectively, the “Timeshare Declaration”).

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115146 (12-11,12-18,12-25)

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ORDER OF PUBLICATION

TWIN MILLS INVESTMENTS, LLC
5525 TWIN KNOLLS ROAD, SUITE 325
COLUMBIA, MARYLAND 21045
Plaintiff

vs.

GREGORY WILSON
922 ABEL AVENUE
CAPITOL HEIGHTS,
MARYLAND 20749

and

PRINCE GEORGE’S COUNTY
SERVE: M. Andre Green
County Attorney
County Administration Building
14741 Governor Oden Bowie Drive
Upper Marlboro, Maryland 20772

and

All unknown owners of the property described below, their heirs, personal representatives and assigns, and any and all persons having or claiming to have any interest in the property.

Defendants
In the Circuit Court for Prince George’s County, Maryland Civil Division CAE 14-31389

The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in Prince George’s County, in the State of Maryland, sold by the Office of Finance of Prince George’s County and the State of Maryland to the plaintiff in this proceeding.

The property in Kent, 13th Election District, described as follows: 20,038.0000 Sq. Ft. Northampton, Kings, Lot 1, Block A, Tax Account No. 13-1518117.

It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by the insertion of a copy of this Order in some newspaper having general circulation in Prince George’s County once a week for three (3) successive weeks, warning all persons interested in the property to appear in this Court by the 3rd day of February, 2015, 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, free and clear of all encumbrances.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Sydney J. Harrison, Clerk
115148 (12-11,12-18,12-25)

ORDER OF PUBLICATION

BEOR FUND 1, LLC
35 Fulford Avenue, Suite 203
Bel Air, Maryland 21014
Plaintiff

v.

WOODBURN ESTATES, LLC

and

THE COLUMBIA BANK

and

MICHAEL G. GALLERIZZO, TRUSTEE

and

MICHAEL C. BOLESTA, TRUSTEE

and

NVR, INC.

and

MATT BECK, TRUSTEE

and

KIRK KUBISTA, TRUSTEE

and

STEVEN P. FISHMAN, TRUSTEE

and

PRINCE GEORGE’S COUNTY

And 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 the County of Prince George’s

Property Address: 10604 Sir Brendan Ave, Clinton, MD 20735
Account Number: 09 3828308
Description: 20,000.00 SF Woodburn Estates - Lot 78 Blk B
Assmt: \$31,600.00
Liber/Folio: 21528-117, 137 & 146
Assessed To: Woodburn Estates, LLC

In the Circuit Court for Prince George’s County, Maryland CAE 14-31525

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

Property Address: 10604 Sir Brendan Ave, Clinton, MD 20735
Account Number: 09 3828308
Description: 20,000.00 SF Woodburn Estates- Lot 78 Blk B
Assmt: \$31,600.00
Liber/Folio: 21528-117, 137 & 146
Assessed To: Woodburn Estates, LLC

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

It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County,

ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.

SYDNEY J. HARRISON
Clerk of the Circuit Court for Prince George’s County, Maryland

True Copy—Test:
Sydney J. Harrison, Clerk
115167 (12-11,12-18,12-25)

NOTICE

Carrie M. Ward, et al.
6003 Executive Blvd., Suite 101
Rockville, MD 20852
Substitute Trustees,
Plaintiffs

vs.

IKECHUKWU E. DIKE
GLORIA C. DIKE
IKENNA J. DIKE
7303 Gaillieo Way
Lanham, MD 20706
Defendant(s)

In the Circuit Court for Prince George’s County, Maryland Case No. CAE 13-17013

Notice is hereby given this 2nd day of December, 2014 by the Circuit Court for

LEGALS		LEGALS		LEGALS	
ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION
BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014
Plaintiff	Plaintiff	Plaintiff	Plaintiff	Plaintiff	Plaintiff
v.	v.	v.	v.	v.	v.
WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC
and	and	and	and	and	and
THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK
and	and	and	and	and	and
MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE
and	and	and	and	and	and
MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE
and	and	and	and	and	and
NVR, INC.	NVR, INC.	NVR, INC.	NVR, INC.	NVR, INC.	NVR, INC.
and	and	and	and	and	and
MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE
and	and	and	and	and	and
KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE
and	and	and	and	and	and
STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE
and	and	and	and	and	and
PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY
And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s
Property Address: 5008 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828639 Description: 20,000.0000 Sq. Ft. Woodburn Estates- Lot 47 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5006 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828688 Description: 20,050.0000 Sq. Ft. Woodburn Estates- Lot 48 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5002 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828704 Description: 21,008.0000 Woodburn Estates- Lot 50 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5000 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828712 Description: 21,573.0000 Sq. Ft. Woodburn Estates- Lot 51 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5003 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828738 Description: 26,838.0000 SF Woodburn Estates- Lot 53 Blk B Assmt: \$31,800.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10600 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828324 Description: 20,000.00 SF Woodburn Estates- Lot 80 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC
In the Circuit Court for Prince George’s County, Maryland CAE 14-31478	In the Circuit Court for Prince George’s County, Maryland CAE 14-31479	In the Circuit Court for Prince George’s County, Maryland CAE 14-31480	In the Circuit Court for Prince George’s County, Maryland CAE 14-31481	In the Circuit Court for Prince George’s County, Maryland CAE 14-31482	In the Circuit Court for Prince George’s County, Maryland CAE 14-31483
The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:
Property Address: 5008 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828639 Description: 20,000.0000 Sq. Ft. Woodburn Estates- Lot 47 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5006 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828688 Description: 20,050.0000 Sq. Ft. Woodburn Estates- Lot 48 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5002 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828704 Description: 21,008.0000 Woodburn Estates- Lot 50 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5000 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828712 Description: 21,573.0000 Sq. Ft. Woodburn Estates- Lot 51 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5003 Sir Lucas Ln, Clinton, MD 20735 Account Number: 09 3828738 Description: 26,838.0000 SF Woodburn Estates- Lot 53 Blk B Assmt: \$31,800.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10600 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828324 Description: 20,000.00 SF Woodburn Estates- Lot 80 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC
The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County; ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.
SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland True Copy—Test: Sydney J. Harrison, Clerk 115149 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland True Copy—Test: Sydney J. Harrison, Clerk 115150 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland True Copy—Test: Sydney J. Harrison, Clerk 115151 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland True Copy—Test: Sydney J. Harrison, Clerk 115152 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland True Copy—Test: Sydney J. Harrison, Clerk 115153 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland True Copy—Test: Sydney J. Harrison, Clerk 115154 (12-11,12-18,12-25)
NOTICE	NOTICE	NOTICE	NOTICE	NOTICE	NOTICE
Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Laura H. G. O’Sullivan, et al., Substitute Trustees	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852
Substitute Trustees, Plaintiffs	vs.	Substitute Trustees, Plaintiffs	vs.	Substitute Trustees, Plaintiffs	vs.
RHONDA T. RICHARDSON 9812 Fox Run Drive Clinton, MD 20735	Tasha M. Wilson a.k.a Tasha A. Wilson aka Tasha Marchelle Wilson	IVAN NANCHEZ 5420 Baltimore Lane Lanham, MD 20706	ZINIA BROWN 2051 Chadwick Terrace Temple Hills, MD 20748	NINA A. WINSTON 2001 Amanda Court Upper Marlboro, MD 20774	
Defendant(s)	Defendant	Defendant(s)	Defendant(s)	Defendant(s)	
In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-02545	IN THE CIRCUIT COURT FOR PRINCE GEORGE’S COUNTY, MARYLAND CIVIL NO. CAEF 14-18069	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-04237	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-13529	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-17801	
Notice is hereby given this 1st day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 9812 Fox Run Drive, Clinton, MD 20735, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015. The report states the purchase price at the Foreclosure sale to be \$308,853.63.	ORDERED, this 3rd day of December, 2014, by the Circuit Court for PRINCE GEORGE’S COUNTY, Maryland, that the sale of the property at 1311 Ring Bill Loop, Upper Marlboro, Maryland 20774 mentioned in these proceedings, made and reported by Laura H. G. O’Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 5th day of January, 2015, next. The report states the amount of sale to be \$197,745.33. Sydney J. Harrison Clerk of the Circuit Court for Prince George’s County, Md. True Copy—Test: Sydney J. Harrison Clerk	Notice is hereby given this 1st day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 5420 Baltimore Lane, Lanham, MD 20706, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015. The report states the purchase price at the Foreclosure sale to be \$235,000.00.	Notice is hereby given this 1st day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 2051 Chadwick Terrace, Temple Hills, MD 20748, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015. The report states the purchase price at the Foreclosure sale to be \$129,200.00.	Notice is hereby given this 1st day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 2001 Amanda Court, Upper Marlboro, MD 20774, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015. The report states the purchase price at the Foreclosure sale to be \$280,000.00.	
SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md. True Copy—Test: Sydney J. Harrison, Clerk 115094 (12-11,12-18,12-25)	115171 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md. True Copy—Test: Sydney J. Harrison, Clerk 115096 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md. True Copy—Test: Sydney J. Harrison, Clerk 115097 (12-11,12-18,12-25)	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md. True Copy—Test: Sydney J. Harrison, Clerk 115100 (12-11,12-18,12-25)	

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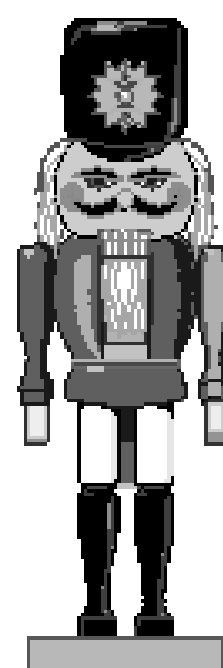
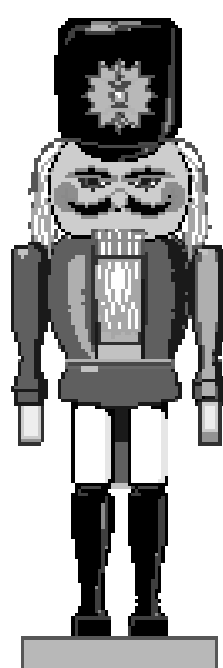
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Holiday



LEGALS		LEGALS		LEGALS	
ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION	ORDER OF PUBLICATION
BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014	BEOR FUND 1, LLC 35 Fulford Avenue, Suite 203 Bel Air, Maryland 21014
v. Plaintiff	v. Plaintiff	v. Plaintiff	v. Plaintiff	v. Plaintiff	v. Plaintiff
WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC	WOODBURN ESTATES, LLC
and	and	and	and	and	and
THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK	THE COLUMBIA BANK
and	and	and	and	and	and
MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE	MICHAEL G. GALLERIZZO, TRUSTEE
and	and	and	and	and	and
MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE	MICHAEL C. BOLESTA, TRUSTEE
and	and	and	and	and	and
NVR, INC.	NVR, INC.	NVR, INC.	NVR, INC.	NVR, INC.	NVR, INC.
and	and	and	and	and	and
MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE	MATT BECK, TRUSTEE
and	and	and	and	and	and
KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE	KIRK KUBISTA, TRUSTEE
and	and	and	and	and	and
STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE	STEVEN P. FISHMAN, TRUSTEE
and	and	and	and	and	and
PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY	PRINCE GEORGE’S COUNTY
And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s	And 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 the County of Prince George’s
Property Address: 10606 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828290 Description: 20,000.00 SF Woodburn Estates- Lot 77 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10610 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828274 Description: 20,000.00 SF Woodburn Estates- Lot 75 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 4907 Mary Beth Blvd, Clinton, MD 20735 Account Number: 09 3828258 Description: 24,211.0000 Sq. Ft. Woodburn Estates- Lot 34 Blk B Assmt: \$31,700.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5017 Sir Lucas Lane, Clinton, MD 20735 Account Number: 09 3828506 Description: 24,398.00 SF Woodburn Estates- Lot 60 Blk B Assmt: \$31,700.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10716 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828530 Description: 21,039.00 SF Woodburn Estates- Lot 63 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10710 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828563 Description: 20,000.00 SF Woodburn Estates- Lot 66 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC
In the Circuit Court for Prince George’s County, Maryland CAE 14-31484	In the Circuit Court for Prince George’s County, Maryland CAE 14-31485	In the Circuit Court for Prince George’s County, Maryland CAE 14-31486	In the Circuit Court for Prince George’s County, Maryland CAE 14-31516	In the Circuit Court for Prince George’s County, Maryland CAE 14-31517	In the Circuit Court for Prince George’s County, Maryland CAE 14-31518
The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:	The object of this proceeding is to secure the foreclosure of all rights of redemption in the following property in the State of Maryland, County of Prince George’s, sold by the Collector of Taxes for the County of Prince George’s and the State of Maryland to the plaintiff in this proceeding:
Property Address: 10606 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828290 Description: 20,000.00 SF Woodburn Estates- Lot 77 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10610 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828274 Description: 20,000.00 SF Woodburn Estates- Lot 75 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 4907 Mary Beth Blvd, Clinton, MD 20735 Account Number: 09 3828258 Description: 24,211.0000 Sq. Ft. Woodburn Estates- Lot 34 Blk B Assmt: \$31,700.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 5017 Sir Lucas Lane, Clinton, MD 20735 Account Number: 09 3828506 Description: 24,398.00 SF Woodburn Estates- Lot 60 Blk B Assmt: \$31,700.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10716 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828530 Description: 21,039.00 SF Woodburn Estates- Lot 63 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC	Property Address: 10710 Sir Brendan Ave, Clinton, MD 20735 Account Number: 09 3828563 Description: 20,000.00 SF Woodburn Estates- Lot 66 Blk B Assmt: \$31,600.00 Liber/Folio: 21528-117, 137 & 146 Assessed To: Woodburn Estates, LLC
The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County;	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County;	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County;	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County;	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County;	The Complaint states, among other things, that the amounts necessary for redemption have not been paid, although more than six (6) months from the date of sale has expired. It is thereupon this 1st day of December, 2014, by the Circuit Court for Prince George’s County;
ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.	ORDERED, that notice be given by the insertion of a copy of this Order in the Prince George’s Post, a newspaper having general circulation in Prince George’s County, once a week for three (3) successive weeks on or before the 26th day of December, 2014, warning all persons interested in the said properties to be and appear in this Court by the 3rd day of February, 2015 and redeem the Property, and answer the Complaint, or thereafter a final judgment will be rendered foreclosing all rights of redemption in this Property and vesting in the Plaintiff a title, free and clear of all encumbrances.
SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test: Sydney J. Harrison, Clerk 115155 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115156 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115157 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115158 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115159 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115160 (12-11,12-18,12-25)
NOTICE	NOTICE	NOTICE	NOTICE	NOTICE	NOTICE
Jacob Geesing, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852	Laura H. G. O’Sullivan, et al., Substitute Trustees	Carrie M. Ward, et al. 6003 Executive Blvd., Suite 101 Rockville, MD 20852
Substitute Trustees, Plaintiffs	Substitute Trustees, Plaintiffs	Substitute Trustees, Plaintiffs	Substitute Trustees, Plaintiffs	Plaintiffs	Substitute Trustees, Plaintiffs
vs.	vs.	vs.	vs.	vs.	vs.
HATTIE J. CASSIDY EDWARD CASSIDY, JR. 303 Winslow Road Oxon Hill, MD 20745	CONWAY O. MISER SHELIA A. OWENS-MISER 6608 Lansdale Street District Heights, MD 20747	JAMES I. FORTE 2406 Saint Clair Drive Temple Hills, MD 20748	DARRYL A. SMITH 15709 Erwin Court Bowie, MD 20716	Rhonda Pitts aka Rhonda G. Pitts and Hercules Pitts aka Hercules O. Pitts	CLAYTON A. EDMAN 8604 Chestnut Ridge Drive Laurel, MD 20707
Defendant(s)	Defendant(s)	Defendant(s)	Defendant(s)	Defendant	Defendant(s)
In the Circuit Court for Prince George’s County, Maryland Case No. CAE 13-04923	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-15470	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-22473	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 14-17825	IN THE CIRCUIT COURT FOR PRINCE GEORGE’S COUNTY, MARYLAND CIVIL NO. CAEF 14-20170	In the Circuit Court for Prince George’s County, Maryland Case No. CAEF 13-23478
Notice is hereby given this 4th day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 303 Winslow Road, Oxon Hill, MD 20745, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.	Notice is hereby given this 3rd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 6608 Lansdale Street, District Heights, MD 20747 made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.	Notice is hereby given this 3rd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 2406 Saint Clair Drive, Temple Hills, MD 20748, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.	Notice is hereby given this 3rd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 15709 Erwin Court, Bowie, MD 20716, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.	ORDERED, this 19th day of November, 2014 by the Circuit Court of PRINCE GEORGE’S COUNTY, Maryland, that the sale of the property at 11609 Bonaventure Drive, Upper Marlboro, Maryland 20774 mentioned in these proceedings, made and reported by Laura H. G. O’Sullivan, et al., Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 19th day of December, 2014, next, provided a copy of this Notice be inserted in some newspaper published in said County once in each of three successive weeks before the 19th day of December, 2014, next.	Notice is hereby given this 2nd day of December, 2014 by the Circuit Court for Prince George’s County, Maryland, that the sale of the property mentioned in these proceedings and described as 8604 Chestnut Ridge Drive, Laurel, MD 20707, made and reported by the Substitute Trustee, will be RATIFIED AND CONFIRMED, unless cause to the contrary thereof be shown on or before the 5th day of January, 2015, provided a copy of this NOTICE be inserted in some newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.
The report states the purchase price at the Foreclosure sale to be \$177,000.00.	The report states the purchase price at the Foreclosure sale to be \$114,000.00.	The report states the purchase price at the Foreclosure sale to be \$96,092.00.	The report states the purchase price at the Foreclosure sale to be \$277,000.00.	The report states the amount of sale to be \$408,000.00.	The report states the purchase price at the Foreclosure sale to be \$178,500.00.
SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md.	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md.	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md.	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md.	Marilynn M. Bland Clerk of the Circuit Court for Prince George’s County, Md.	SYDNEY J. HARRISON Clerk of the Circuit Court for Prince George’s County, Md.
True Copy—Test: Sydney J. Harrison, Clerk 115174 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115176 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115177 (12-11,12-18,12-25)	True Copy—Test: Sydney J. Harrison, Clerk 115178 (12-11,12-18,12-25)	True Copy—Test: Marilynn M. Bland, Clerk 114999 (11-27,12-4,12-11)	True Copy—Test: Sydney J. Harrison, Clerk 115180 (12-11,12-18,12-25)

LEGALS

BWW LAW GROUP, LLC

6003 Executive Boulevard, Suite 101

Rockville, MD 20852

(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

2414 KIRSTON ST.
HYATTSVILLE A/R/T/A ADELPHI, MD 20783

Under a power of sale contained in a certain Deed of Trust dated June 30, 2005 and recorded in Liber 24938, Folio 386 and re-recorded in Liber 27414, Folio 413 among the Land Records of Prince George's Co., MD, with an original principal balance of \$232,000.00 and an original interest rate of 6.625% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 12:48 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$30,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UP-COMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115046(12-4,12-11,12-18)

BWW LAW GROUP, LLC

6003 Executive Boulevard, Suite 101

Rockville, MD 20852

(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

6011 EMERSON ST., UNIT #511
BLADENSBURG, MD 20710

Under a power of sale contained in a certain Deed of Trust dated September 22, 2006 and recorded in Liber 26764, Folio 590 among the Land Records of Prince George's Co., MD, with an original principal balance of \$54,950.00 and an original interest rate of 7.37500% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 12:51 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and described as Unit Numbered Five Hundred Eleven (511) in the Condominium known as "County Club Towers Condominium" and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$7,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UP-COMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115049(12-4,12-11,12-18)

LEGALS

BWW LAW GROUP, LLC

6003 Executive Boulevard, Suite 101

Rockville, MD 20852

(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

7109 WILLOW HILL DR.
CAPITOL HEIGHTS, MD 20743

Under a power of sale contained in a certain Deed of Trust dated June 2, 2008 and recorded in Liber 29864, Folio 547 among the Land Records of Prince George's Co., MD, with an original principal balance of \$314,000.00 and an original interest rate of 3.37500% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 12:49 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$32,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UP-COMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115047(12-4,12-11,12-18)

BWW LAW GROUP, LLC

6003 Executive Boulevard, Suite 101

Rockville, MD 20852

(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

3201 CAMP ST.
DISTRICT HEIGHTS, MD 20747

Under a power of sale contained in a certain Deed of Trust dated January 20, 2006 and recorded in Liber 24557, Folio 556 among the Land Records of Prince George's Co., MD, with an original principal balance of \$213,000.00 and an original interest rate of 3.56300% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 12:53 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$25,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UP-COMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115051(12-4,12-11,12-18)

LEGALS

BWW LAW GROUP, LLC

6003 Executive Boulevard, Suite 101

Rockville, MD 20852

(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

8902 SHANNAN DR.
I/R/T/A 8902 SHANNON DR.
CLINTON, MD 20735

Under a power of sale contained in a certain Deed of Trust dated November 24, 1993 and recorded in Liber 9207, Folio 131 among the Land Records of Prince George's Co., MD, with an original principal balance of \$184,000.00 and an original interest rate of 4.875% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 12:50 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$24,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UP-COMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115048(12-4,12-11,12-18)

BWW Law Group, LLC

6003 Executive Boulevard, Suite 101

Rockville, MD 20852

(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

4023 SILVER PARK TERR.
SUITLAND, MD 20746

Under a power of sale contained in a certain Deed of Trust dated April 29, 2008 and recorded in Liber 29639, Folio 276 among the Land Records of Prince George's Co., MD, with an original principal balance of \$230,350.00 and an original interest rate of 5.00000% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:07 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$19,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UP-COMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114967(11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

15704 DORSET ROAD
UNIT 301
LAUREL, MARYLAND 20707

By virtue of the power and authority contained in a Deed of Trust from Alana Henry, dated September 10, 2009, and recorded in Liber 31207 at folio 502 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014
AT 9:03 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$18,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5.5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-19989)

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

115032 (12-4,12-11,12-18)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

3406 SPRINGDALE AVENUE
DISTRICT HEIGHTS, MARYLAND 20747

By virtue of the power and authority contained in a Deed of Trust from Arthur Sanders Jr and Larry James Randolph, dated October 24, 2006, and recorded in Liber 26639 at folio 150 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014
AT 9:07 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$22,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2012-34209)

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

115036 (12-4,12-11,12-18)

LEGALS

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

TO ALL PERSONS INTERESTED
IN THE ESTATE OF
WANDA AYERS

Notice is given that Jennifer Ayers whose address is 5873 Rowanberry Drive, Elkridge, MD 21075 was on November 14, 2014 appointed personal representative of the small estate of Wanda Ayers who died on October 23, 2014 without a will.

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

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

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

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

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

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

JENNIFER AYERS
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772
Estate No. 98256
115170 (12-11)

LEGAL NOTICE

CITY OF BOWIE, MD

Ordinance O-9-14 – Amending the Adopted Budget for the Fiscal Year Beginning July 1, 2014 and Ending June 30, 2015, As Embodied in Ordinance O-3-14, to Amend the Gymnasium User Fees.

PASSED by the Council of the City of Bowie, Maryland at a Regular Meeting on December 1, 2014.

DAVID J. DEUTSCH
City Manager

115168 (12-11)

NOTICE OF APPOINTMENT
NOTICE TO CREDITORS
NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED
IN THE ESTATE OF
VINCENT ONATE CASIBANG

Notice is given that Isabelita B. Casibang whose address is 6303 West Vein Road, Bowie, MD 20720 was on December 2, 2014 appointed personal representative of the estate of Vincent Onate Casibang who died on July 2, 2014 with a will.

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

All persons having any objection to the appointment (or to the probate of the decedent's will) shall file their objections with the Register of Wills on or before the 2nd day of June, 2015.

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

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

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

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

ISABELITA B. CASIBANG
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE'S COUNTY
14735 MAIN STREET 4TH FLOOR
UPPER MARLBORO, MD 20773
Estate No. 98357
115169 (12-11,12-18,12-25)

NOTICE OF REPORT
OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
DELTON C. GROVE and DEENA C. GROVE
Defendant(s)

In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-23409

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$10,339.50.

The property sold herein is One 84,000/2,855,944.500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115140 (12-11,12-18,12-25)

NOTICE OF REPORT
OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
TIBU CHEH
Defendant(s)

In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-23498

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$30,036.63.

The property sold herein is One 300,000/2,855,944.500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115142 (12-11,12-18,12-25)

NOTICE OF REPORT
OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
HARRY W. FARMER JR and DELORES FARMER
Defendant(s)

In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-23408

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$153,301.07.

The property sold herein is One 2,093,000/2,855,944.500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115139 (12-11,12-18,12-25)

NOTICE OF REPORT
OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
BARBARA J. DOY and LESLIE DAVIS and BEVERLY ROSS
Defendant(s)

In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-23407

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$51,297.57.

The property sold herein is One 405,000/2,855,944.500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115138 (12-11,12-18,12-25)

NOTICE OF REPORT
OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
JESSE R. HENDERSON and BERTHA HENDERSON
Defendant(s)

In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-23406

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$15,838.08.

The property sold herein is One 154,000/2,855,944.500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115137 (12-11,12-18,12-25)

NOTICE OF REPORT
OF SALE

Daniel C. Zickefoose, Esq., As-signee, Plaintiff
v.
VAN E. WILLIAMS JR and KENARD J. LARIBO
Defendant(s)

In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-23405

NOTICE is hereby given this 1st day of December, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 5th day of January, 2015; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 5th day of January, 2015.

The Report of Sale states the amount of the foreclosure sale to be \$8,919.21.

The property sold herein is One 84,000/2,855,944.500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

SYDNEY J. HARRISON
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Sydney J. Harrison, Clerk
115136 (12-11,12-18,12-25)

LEGALS

BWW LAW GROUP, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**10003 ALFORD CT.
LANHAM, MD 20706**

Under a power of sale contained in a certain Deed of Trust dated November 6, 2006 and recorded in Liber 27193, Folio 668 among the Land Records of Prince George's Co., MD, with an original principal balance of \$562,250.00 and an original interest rate of 8.125% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 1:02 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$75,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115060 (12-4,12-11,12-18)

BWW LAW GROUP, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**3301 HUNTLEY SQUARE DR., UNIT #B1
TEMPLE HILLS, MD 20748**

Under a power of sale contained in a certain Deed of Trust dated June 21, 2006 and recorded in Liber 25662, Folio 405 among the Land Records of Prince George's Co., MD, with an original principal balance of \$130,720.00 and an original interest rate of 9.50000% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 1:05 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and described as Unit Numbered and Lettered 3301 B-1 in the subdivision known as Plat and Plan of Condominium subdivision "Huntley Square Condominium" and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$20,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115063 (12-4,12-11,12-18)

LEGALS

BWW LAW GROUP, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**1852 DUTCH VILLAGE DR., UNIT #S-210 A/R/T/A UNIT #R-269
LANDOVER, MD 20785**

Under a power of sale contained in a certain Deed of Trust dated January 31, 2006 and recorded in Liber 24508, Folio 293 among the Land Records of Prince George's Co., MD, with an original principal balance of \$108,000.00 and an original interest rate of 5.461% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 1:03 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and described as Unit numbered R-269 in Phase Six (6), Windmill Square Condominium and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$14,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115061 (12-4,12-11,12-18)

BWW LAW GROUP, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**4902 RIO LA.
CLINTON, MD 20735**

Under a power of sale contained in a certain Deed of Trust dated January 26, 2009 and recorded in Liber 30427, Folio 72 among the Land Records of Prince George's Co., MD, with an original principal balance of \$276,583.00 and an original interest rate of 5.50000% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 22, 2014 AT 1:06 PM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$35,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

115064 (12-4,12-11,12-18)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

**8655 GREENBELT ROAD # T2
GREENBELT, MARYLAND 20770**

By virtue of the power and authority contained in a Deed of Trust from Jancy M. Romano-Argueta and Oscar Romano, dated April 5, 2006, and recorded in Liber 25015 at folio 530 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 23, 2014

AT 9:14 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$18,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-602350)

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

115042 (12-4,12-11,12-18)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

AINA DEBORAH FALADE; DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE CERTIFICATEHOLDERS OF THE HSI ASSET SECURITIZATION CORPORATION TRUST 2007-NC1 TRUST, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2207-NC1; ERICA REVISH, TRUSTEE FOR NEW CENTURY MORTGAGE CORPORATION T/A HOME123 CORPORATION, A FORFEITED CALIFORNIA CORPORATION, MERSCORP HOLDINGS, INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; PATRICK J. FLANAGAN, TRUSTEE; MARK H. WHITTSTADT, SUB. TRUSTEE; GERARD WM. WITTSTADT, JR., ESQUIRE, SUB. TRUSTEE; DEBORAH A. HILL, SUB. TR.; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6715 STANTON RD, NEW CARROLLTON, MD 20784 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 02, ACCOUNT NUMBER 0178871

Defendants

**In the Circuit Court for
Prince George's County, Maryland
CAE 14-31412**

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

6715 Stanton Rd, New Carrollton, MD 20784, Lot Size 6862 SF, being known as District 02, Account Number 0178871.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
115067 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC Plaintiff
vs.

CRAIG L. STEVENS; U.S. BANK, N.A., TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST BY CALIBER HOME LOANS, INC.; SECRETARY OF HOUSING & URBAN DEVELOPMENT; THOMPSON ESTATES HOMEOWNERS ASSOCIATION, INC. C/O SENTRY MANAGEMENT, INC; LAURA H.G. O'SULLIVAN, SUB TR.; ERIN M. BRADY, SUB. TR.; DIANA C. THEOLOGOU, SUB. TR.; LAURA T. CURRY, SUB. TR.; CHASITY BROWN, SUB. TR.; ALYSON GROMAK, SUB. TR; MERSCORP HOLDINGS INC, FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6957 WALKER MILL RD, CAPITOL HEIGHTS, MD 20743 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 06 ACCOUNT NUMBER 2973105

Defendants

**In the Circuit Court for
Prince George's County, Maryland
CAE 14-31420**

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

6957 Walker Mill Rd, Capitol Heights, MD 20743, Lot Size 1,700 SF, being known as District 06 Account Number 2973105

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, Maryland

True Copy—Test:
Marilynn M. Bland, Clerk
115075 (12-4,12-11,12-18)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

5955 HIL MAR DRIVE
DISTRICT HEIGHTS, MARYLAND 20747

By virtue of the power and authority contained in a Deed of Trust from Laffinity Taylor-McCain, dated April 15, 2010, and recorded in Liber 32114 at folio 606 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:14 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$18,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for Prince Georges County, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5.75% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-40902)

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

114952

(11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

12929 MIDSUMMER LANE
BOWIE, MARYLAND 20715

By virtue of the power and authority contained in a Deed of Trust from Ayanna D. Thompson, dated February 2, 2005, and recorded in Liber 21935 at folio 476 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:16 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$15,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for Prince GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.125% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2011-10626)

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

114953

(11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

6618 MARCH DRIVE
OXON HILL, MARYLAND 20745

By virtue of the power and authority contained in a Deed of Trust from Nida Pittman aka Nida Pittman, dated October 26, 2005, and recorded in Liber 23912 at folio 679 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:18 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$23,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within FIFTEEN (15) days of the final ratification of the sale by the Circuit Court for Prince GEORGES COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 7.94% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-42826)

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

114954

(11-27,12-4,12-11)

***THE
PRINCE
GEORGE'S
POST
NEWSPAPER
YOUR NEWSPAPER OF
LEGAL RECORD
CALL: 301-627-0900
FAX: 301-627-6260***

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**2600 MARKHAM LA.
LANDOVER A/R/T/A HYATTSVILLE, MD 20785**

Under a power of sale contained in a certain Deed of Trust dated November 20, 2009 and recorded in Liber 31449, Folio 112, among the Land Records of Prince George's Co., MD, with an original principal balance of \$281,879.00 and an original interest rate of 5.0% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:04 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$31,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and /or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114964 (11-27,12-4,12-11)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-signee,
Plaintiff

v.
DEBBIE WF ROSSER and
CHERLYN S. COVINGTON

Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15630**

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$90,597.86.

The property sold herein is One 782,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114928 (11-27,12-4,12-11)

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**317 ALASTAIR ST.
UPPER MARLBORO, MD 20774**

Under a power of sale contained in a certain Deed of Trust dated October 3, 2006 and recorded in Liber 28085, Folio 518, among the Land Records of Prince George's Co., MD, with an original principal balance of \$336,000.00 and an original interest rate of 7.9990% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:05 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$56,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and /or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114965 (11-27,12-4,12-11)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-signee,
Plaintiff

v.
REGINALD V. PARKER and
JEANETTE B. PARKER

Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15628**

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$16,756.00.

The property sold herein is One 238,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114930 (11-27,12-4,12-11)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-signee,
Plaintiff

v.
MONICA Y. DORSEY-HULL and
ERIC M. HULL

Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15627**

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$45,875.31.

The property sold herein is One 654,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114931 (11-27,12-4,12-11)

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

**SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON**

**5702 LYNGATE CT.
LANHAM, MD 20706**

Under a power of sale contained in a certain Deed of Trust dated July 1, 2004 and recorded in Liber 32100, Folio 246, among the Land Records of Prince George's Co., MD, with an original principal balance of \$315,000.00 and an original interest rate of 3.119% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:06 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$31,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and /or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114966 (11-27,12-4,12-11)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-signee,
Plaintiff

v.
GORDON A. WALZ and
CHERYL M. WALZ

Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15626**

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$21,490.42.

The property sold herein is One 442,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114932 (11-27,12-4,12-11)

**NOTICE OF REPORT
OF SALE**

Daniel C. Zickefoose, Esq., As-signee,
Plaintiff

v.
LAWRENCE LAMBERT

Defendant(s)

**In the Circuit Court for
Prince George's County,
Civil Case No.
CAEF 14-15625**

NOTICE is hereby given this 14th day of November, 2014, by the Circuit Court for Prince George's County, that the sale of the property mentioned in these proceedings made and reported by Daniel C. Zickefoose, Assignee, be RATIFIED AND CONFIRMED unless cause to the contrary thereof be shown on or before the 15th day of December, 2014; provided, a copy of this order be inserted in a newspaper printed in said County, once in each of three successive weeks before the 15th day of December, 2014.

The Report of Sale states the amount of the foreclosure sale to be \$13,967.91.

The property sold herein is One 182,000/2,855,944,500 fractional fee simple undivided Standard Vacation Ownership Interest in the 216 Standard VOI Units numbered 201 through 217; 301 through 306; 308; 309 through 327; 401 through 406; 408 through 427; 501 through 506; 508 through 527; 601 through 606; 608 through 621; 623 through 627; 701 through 706; 708 through 721; 723 through 727; 801 through 806; 808 through 821; 823 through 827; 901 through 921; 923 through 927; 1003; 1004; 1006; 1008; 1010; 1012; 1014; 1016; 1018 through 1020; 1104; 1106; 1108; 1110; 1112; 1114; 1116; 1118; and 1120 that are situate within the one Timeshare Unit (as defined in Section 1.46 of the Master condominium Declaration) located in Building 1, Parcel No. Seventeen of National Harbor Community, 250 Mariner Passage, National Harbor, MD 20745 as tenants in common with the other undivided interest owners of the aforesaid Standard VOI Units in Capital Cove at National Harbor, a Condominium (the "Timeshare Project") as described in "Declaration of Condominium for Capital Cove at National Harbor, a Condominium" dated September 11, 2009 and recorded September 25, 2009 among the Land Records of Prince George's County, Maryland ("Land Records") in Liber 31006, folio 457 et seq., (the "Declaration") with one or more plats attached (the "Plats"), (the Declaration and the Plats, collectively, the "Timeshare Declaration").

MARILYNN M. BLAND
Clerk of the Circuit Court for
Prince George's County, MD.

True Copy—Test:
Marilynn M. Bland, Clerk
114933 (11-27,12-4,12-11)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

WILLIAM R. TEEL, JR.; LINDA N. TEEL; BANK OF AMERICA, NA; WELLS FARGO BANK, NATIONAL ASSOCIATION; JOHN BURSON, TRUSTEE; CARRIE M. WARD, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 1704 TREE DUCK WAY, UPPER MARLBORO, MD 20774 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 03, ACCOUNT NUMBER 2926277

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31415

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

1704 Tree Duck Way, Upper Marlboro, MD 20774, Lot Size 41,422 SF, being known as District 03, Account Number 2926277.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115070 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

JOSEPH D. CUMMINGS, JR.; BRANCH BANKING AND TRUST COMPANY; JUDITH L. BARNETT, TRUSTEE; WILLIAM J. ZIEGLER, TRUSTEE; BRANCH BANKING AND TRUST COMPANY; DAVID T. AX, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 8310 VERONA DR, NEW CARROLLTON, MD 20784 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 20 ACCOUNT NUMBER 2192474.

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31416

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

8310 Verona Dr, New Carrollton, MD 20784, Lot Size 9,426 SF, being known as District 20 Account Number 2192474.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115071 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

HENRY O. FADOJUTIMI; HSBC MORTGAGE SERVICES INC; PEN-TAGON FEDERAL CREDIT UNION MERSCORP HOLDINGS FOR MORTGAGE ELECTRONIC REGISTRATIONS SYSTEMS, INC; ROB V. BUDHWA, TR.; DEBORAH L. AMES NAYLOR, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 9203 MILLIGAN CT, CLINTON, MD 20735 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 09 ACCOUNT NUMBER 0966721.

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31421

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

9203 Milligan Ct, Clinton, MD 20735 Lot Size 12,779 SF, being known as District 09, Account Number 0966721.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115076 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

SUNG KEUN PARK; WELLS FARGO BANK, NATIONAL ASSOCIATION; BURKE & HERBERT BANK & TRUST CO.; JAMES E. CLARKE, SUBSTITUTE TRUSTEE; JEFFREY B. FISHER, SUB. TRUSTEE; MARTIN S. GOLDBERG, ESQUIRE, TRUSTEE; H. CARTER LAND, III, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 8008 OLD BRANCH AVE, CLINTON, MD 20735 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 09 ACCOUNT NUMBER 0854760

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31423

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

8008 Old Branch Ave, Clinton MD 20735 Lot Size 3,737 SF, being known as District 09 Account Number 0854760.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115078 (12-4,12-11,12-18)

LEGALS

LEGALS

I. William Chase, Esquire
1190 West Northern Parkway,
Suite 124
Baltimore, Maryland 21210
410-433-4100

NOTICE OF APPOINTMENT
NOTICE TO CREDITORS
NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED
IN THE ESTATE OF
MARTHA ANNE BARNER

Notice is given that Joshua E. Zukerberg whose address is 1190 West Northern Parkway, Suite 124, Baltimore, MD 21210 was on November 20, 2014 appointed personal representative of the estate of Martha Anne Barner who died on September 20, 2013 without a will.

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

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

- (1) Six months from the date of the decedent’s death, 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.

JOSHUA E. ZUKERBERG
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE’S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772
Estate No.97784
115123 (12-4,12-11,12-18)

William N Rogers
50 West Montgomery Ave., Suite 110
Rockville, MD 20850
301-279-2100

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

TO ALL PERSONS INTERESTED
IN THE ESTATE OF
AGNES C MINOR

Notice is given that Gladys R Artis whose address is 6001 Sellner Lane, Clinton, MD 20735 was on November 20, 2014 appointed personal representative of the small estate of Agnes C Minor who died on August 5, 2014 with a will.

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

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

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

- (1) Six months from the date of the decedent’s death, except if the decedent died before October 1, 1992, nine months from the date of decedent’s death; or
- (2) Thirty days after the personal representative mails or otherwise delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claims within thirty days from the mailing or other delivery of the notice.

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

GLADYS R. ARTIS
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR
PRINCE GEORGE’S COUNTY
P.O. BOX 1729
UPPER MARLBORO, MD 20772
Estate No.97517
115182 (12-11)

CALL
301.627.0900
email brendapgp@gmail.com

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

MARY ANN HABIB; WILMINGTON TRUST, N.A. AS TRUSTEE UNDER GREENWICH INVESTORS XL PASS-THROUGH TRUST AGREEMENT DATED AS OF MARCH 1, 2012; U.S. BANK N.A.; AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN MORTGAGE TRUST 2006-S2 MORTGAGE PASS-THROUGH CERTIFICATES; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.; JAMES E. CLARKE, SUBSTITUTE TRUSTEE; RENEE DYSON, SUB. TR.; CRAIG INGRAM, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 8805 OLD BRANCH AVE, CLINTON, MD 20735 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 09, ACCOUNT NUMBER 0958009

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31424

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

8805 Old Branch Ave, Clinton, MD 20735 Lot Size 24,393 SF, being known as District 09, Account Number 0958009.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, 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 3 successive weeks, warning all persons interested in the properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115079 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

EDMATU K. WILLIAMS; U.S. BANK, N.A., AS SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A. AS SUCCESSOR TRUSTEE TO LASALLE BANK, N.A., AS TRUSTEE FOR THE HOLDERS OF THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-FF1; PNC BANK, NATIONAL ASSOCIATION FKA NATIONAL CITY BANK, FKA FIRST FRANKLIN; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; RONALD L. CHASEN, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 15110 NASHUA LN, BOWIE, MD 20716 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 07 ACCOUNT NUMBER 0744771

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31422

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

15110 Nashua Ln, Bowie, MD 20716 Lot Size 12,094 SF, being known as District 07, Account Number 0744771.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115077 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

PAMELA MONTGOMERY; U.S. BANK, N.A., TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST; COUNCIL OF UNIT OWNERS OF WINDSOR CROSSING CONDO C/O POTOMAC VALLEY MANAGEMENT COMPANY, LLC; MARYLAND WATER & SEWER, LLC; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; JEFFREY B. FISHER, SUB. TRUSTEE; DOREEN A. STROTHMAN, SUB. TRUSTEE; VIRGINIA S. INZER, ESQUIRE SUB. TRUSTEE; WILLIAM K. SMART, SUB. TR.; CARLETTA M. GRIER, SUB. TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 3110 IRMA CT, SUITLAND, MD 20746 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 06, ACCOUNT NUMBER 3612439

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31430

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

3110 Irma Ct, Suitland, MD 20746, Lot Size 2,924 SF, being known as District 06 Account Number 3612439

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115085 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs.
Plaintiff

SAMUEL E. SWEETNEY; JOAN C. SWEETNEY; AMERICAN HOMEOWNER PRESERVATION, LLC C/O AMERICAN HOMEOWNER PRESERVATION MANAGEMENT, LLC; CARRIE M. WARD, SUB. TRUSTEE; HOWARD N. BIERMAN, SUB. TRUSTEE; JACOB GEESING, SUB. TRUSTEE; PRATIMA LELE, SUB. TRUSTEE; TAYYABA C. MONTO, SUB. TRUSTEE; JOSHUA COLEMAN, SUB. TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 7402 ABBINGTON DR, OXON HILL, MD 20745 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 12 ACCOUNT NUMBER 1297175.

Defendants

In the Circuit Court for Prince George’s County, Maryland
CAE 14-31390

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

7402 Abbingdon Dr, Oxon Hill, MD 20745, Lot Size 13,604 SF, being known as District 12, Account Number 1297175.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 17th day of November, 2014, by the Circuit Court for Prince George’s County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 20th day of January, 2015 and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of all encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George’s County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
114973 (11-27,12-4,12-11)

LEGALS

PUBLIC NOTICE

ADVISEMENT TO MODIFY
FY 2015 ANNUAL ACTION PLAN

The Prince George’s County Housing and Community Development’s Advise-ment to modify the Fiscal Year (FY) 2015 Annual Action Plan for Housing and Community Development to restructure My HOME Program is now available for the general public.

On May 13, 2014 Council Resolution (CR-14-2014) was adopted. The purpose of this resolution was to approve and adopt the County’s FY 2015 Annual Action Plan (AAP) which serves as the County’s federal funding applications (HOME, CDBG, and ESG).

The purpose of the FY 2015 My HOME Program is to assist income eligible first time homebuyers to purchase eligible residential properties by providing up to \$20,000, as needed for mortgage principle reduction, down payment and/or closing cost assistance.

The Redevelopment Authority proposed to restructure the existing FY 2011-FY 2014 My HOME Programs in an effort to help families who currently do not qualify for assistance and may have been disappointed under the program. On July 23, 2014 County Resolution (CR-66-2014) was adopted. The purpose of this resolution was to restructure the My HOME Programs to provide two tiers of homeownership assistance:

- Up to \$20,000, as needed for households with an annual income between 50%-80% AMI.
- Up to \$60,000 as needed for households with an annual income at or below 50% of AMI.

In addition, applicants must comply with monthly housing costs burden and total debt ratio requirements set administratively by the Department of Housing and Community Development (DHCD). The loan to value of the first mortgage provided by participating lenders must be a minimum of 65% of the value of the property. All properties must pass a Housing Quality Standards (HQS) Inspection.

DHCD could not restructure the FY 2015 My HOME Program because the Annual Action Plan was pending HUD’s approval. On August 7, 2014, HUD approved the County’s FY 2015 Annual Action Plan. DHCD determined that the FY 2015 My HOME Program should be restructured to include the two tiers of homeownership assistance and the monthly housing costs burden and total debt ratio requirements set administratively by DHCD without a Substantial Amendment to the Annual Action Plan because it has been determined that neither a “Substantial Amendment” nor a public hearing is required because the purpose is for a technical change.

A copy of the modified FY 2015 Annual Action Plan is available at the Department of Housing and Community Development (DHCD) at 9200 Basil Court, Suite 500, Largo, Maryland 20774, the County’s website: www.princegeorgescountymd.gov/sites/dhcd/resources/plansandreports/, or mailed upon request by contacting DHCD at 301-883-5540 or 301-883-5570.

For more information, please contact Ms. Shirley E. Grant, CPD Administrator at 301-883-5540.

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:
Eric C. Brown, Director
Department of Housing and Community Development
9200 Basil Court, Suite 500
Largo, Maryland 20774
Date: December 11, 2014

115203 (12-11)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

JOHN S. SHAKRA; JOSEPHINE J. SHAKRA; RICHARD SHAKRA; BRANCH BANKING AND TRUST COMPANY; EDWARD P. BARKER, TRUSTEE; WILLIAM J. ZIEGLER, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 9104 WELLINGTON PL, LANHAM, MD 20706 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 20 ACCOUNT NUMBER 2190429

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31418

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

9104 Wellington Pl, Lanham, MD 20706, Lot Size 11,424 SF, being known as District 20 Account Number 2190429.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115073 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

JUDICAE A. DENTIOGUE; WELLS FARGO BANK, N.A. F/K/A WACHOVIA BANK, F/K/A WORLD SAVINGS BANK, FSB; BRIAN J. EVANS, TRUSTEE; MARK A. FARMER, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 5600 40TH AVE, HYATTSVILLE, MD 20781 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 16 ACCOUNT NUMBER 1816586.

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31427

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

5600 40th Ave, Hyattsville, MD 20781 Lot Size 5,000 SF, being known as District 16 Account Number 1816586.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115082 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

ELEANYA OGBURU-OGBON-NAYA; FLORENCE M. MOMAH-OGBURU; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 11305 MAIDEN DR, BOWIE, MD 20720 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 13 ACCOUNT NUMBER 1435122

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31432

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

11305 Maiden Dr, Bowie, MD 20720 Lot Size 14,931 SF, being known as District 13, Account Number 1435122

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115087 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

DOROTHY G. EZIM; FIRST HOME MORTGAGE CORPORATION; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC; DAVID E. WATERS, TRUSTEE; ANTHONY B. OLMERT SR., TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 1700 PALMETTO DR, BOWIE, MD 20721 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 13 ACCOUNT NUMBER 3202611.

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31425

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

1700 Palmetto Dr, Bowie, MD 20721 Lot Size 1,713 SF, being known as District 13, Account Number 3202611.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115080 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

SHIRLEY ANDERSON; EULA MAE ANDERSON; U.S. BANK N.A., AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-CH2 ASSET BACKED PASS THROUGH CERTIFICATES, SERIES 2006-CH2; JACK ADAMS, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 3111 WALTERS LN, DISTRICT HEIGHTS, MD 20747 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 06 ACCOUNT NUMBER 0649368.

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31419

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

3111 Walters Ln, District Heights, MD 20747 Lot Size 17,291 SF, being known as District 06 Account Number 0649368.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115074 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

EZEKIEL J. ETUK; BANK OF AMERICA, NA; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; ALLIED TITLE COMPANY, LLC ; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 2102 RITCHIE RD, DISTRICT HEIGHTS, MD 20747 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 06, ACCOUNT NUMBER 0583070

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31426

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

2102 Ritchie Rd, District Heights, MD 20747 Lot Size 10,512 SF, being known as District 06 Account Number 0583070.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115081 (12-4,12-11,12-18)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

OBIORA A. NWUDE; ADRIENNE VERNEEDA NWUDE; PLAZA HOME MORTGAGE INC.; RBS CITIZENS, N.A.; MERSCORP HOLDINGS, INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; JOHN J. ROMANO, TRUSTEE; LYNDE SELDON, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 12801 VILLAGE SQUARE RD, UPPER MARLBORO, MD 20772 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 15 ACCOUNT NUMBER 3075256

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31417

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

12801 Village Square Rd, Upper Marlboro, MD 20772, Lot Size 2,990 SF, being known as District 15, Account Number 3075256

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115072 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

ALMA SIMON; BANK OF AMERICA, N.A.; MERSCORP HOLDINGS INC. FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; KAREN REALE, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 719 71ST AVE, CAPITOL HEIGHTS, MD 20743 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 18, ACCOUNT NUMBER 2010577

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31434

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

719 71st Ave, Capitol Heights, MD 20743 Lot Size 3,795 SF, being known as District 18, Account Number 2010577.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115089 (12-4,12-11,12-18)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

ROSA LEE TURNER; NATIONSTAR MORTGAGE, LLC F/K/A AURORA BANK, FSB F/K/A LEHMAN BROTHERS BANK, F/K/A CHAMPION MORTGAGE CO.; SECRETARY OF HOUSING & URBAN DEVELOPMENT; BRENDA LA ROCHE, TRUSTEE OR HUD FIELD OFFICE MANAGER; RECONTRUST COMPANY, N.A., TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 6120 54TH AVE, RIVERDALE, MD 20737 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 19, ACCOUNT NUMBER 2166825

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31428

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

6120 54th Ave, Riverdale, MD 20737, Lot Size 9,174 SF, being known as District 19, Account Number 2166825

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115083 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

CHARLOTTE KNIGHT TURNER; NATIONSTAR MORTGAGE, LLC F/K/A AURORA BANK, FSB F/K/A LEHMAN BROTHERS BANK, F/K/A CHAMPION MORTGAGE CO.; SECRETARY OF HOUSING & URBAN DEVELOPMENT ; BRENDA LA ROCHE, TRUSTEE OR HUD FIELD OFFICE MANAGER MARK C. MCVEARRY, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 602 60TH PL, CAPITOL HEIGHTS, MD 20743 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 18, ACCOUNT NUMBER 2039774

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31429

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

602 60th Pl, Capitol Heights, MD 20743, Lot Size 11,409 SF, being known as District 18 Account Number 2039774.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115084 (12-4,12-11,12-18)

LEGALS

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

RONALD ROSS RAY; LOURENE AKA LAURENE F. RAY; MARTIN L. RUSSELL; SARAH L. RUSSELL; HOUSEHOLD FINANCE CORPORATION III CITIMORTGAGE, INC. F/K/A ASSOCIATES HOME EQUITY SERVICES, INC., F/K/A FORD CONSUMER FINANCE CO., INC.; HOUSEHOLD FINANCE CORPORATION III; MORTGAGE TWO CORPORATION, TRUSTEE; M. HENRY, TRUSTEE; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 4927 MEGAN DR, CLINTON, MD 20735 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 09 ACCOUNT NUMBER 0891911

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31433

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

4927 Megan Dr, Clinton, MD 20735, Lot Size 17,117 SF, being known as District 09 Account Number 0891911.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115088 (12-4,12-11,12-18)

ORDER OF PUBLICATION

JUPITER 2014, LLC
vs. Plaintiff

JAMELA C. WILLIAMS; DAMIEAN WILLIAMS; WELLS FARGO BANK, NATIONAL ASSOCIATION; PNC BANK, N.A. F/K/A/ NATIONAL CITY MORTGAGE CO.; JOHN BURSON TRUSTEE; THOMAS P. DORE, SUB. TRUSTEE; MARK S. DEVAN, ESQUIRE, SUB. TRUSTEE; KRISTEN K. HASKINS, SUB. TRUSTEE; GERALD F. MILES, JR. SUB. TRUSTEE; SHANNON MENAPACE, SUB. TRUSTEE; ERIN GLOTH SUB. TR.; THE STATE OF MARYLAND, COMPTROLLER OF MARYLAND; PG COUNTY; ALL PERSONS THAT HAVE OR CLAIM TO HAVE ANY INTEREST IN THE PROPERTY KNOWN AS 7810 JAYWICK AVE, FORT WASHINGTON, MD 20744 AND MORE PARTICULARLY DESCRIBED AS DISTRICT 12 ACCOUNT NUMBER 1224054

Defendants

In the Circuit Court for Prince George's County, Maryland
CAE 14-31431

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

7810 Jaywick Ave, Fort Washington, MD 20744 Lot Size 11,894 SF, being known as District 12, Account Number 1224054.

The Complaint states, among other things, that the amounts necessary for redemption have not been paid. It is thereupon this 24th day of November, 2014, by the Circuit Court for Prince George's County, ORDERED, that notice be given by 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 properties listed above to appear in this Court by the 27th day of January, 2015, and redeem the property in which they have an interest and answer the complaint or thereafter a final judgment will be entered foreclosing all rights of redemption in the properties listed above, and vesting in the plaintiff a title, free and clear of encumbrances.

MARILYNN M. BLAND
Clerk of the Circuit Court for Prince George's County, Maryland
True Copy—Test:
Marilynn M. Bland, Clerk
115086 (12-4,12-11,12-18)

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

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**7917 WYNNWOOD DR.
CLINTON, MD 20735**

Under a power of sale contained in a certain Deed of Trust dated May 1, 2008 and recorded in Liber 29739, Folio 297 among the Land Records of Prince George's Co., MD, with an original principal balance of \$472,500.00 and an original interest rate of 1.61% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:10 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$29,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114970 (11-27,12-4,12-11)

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**100 COLLEGE STATION DR.
UPPER MARLBORO, MD 20774**

Under a power of sale contained in a certain Deed of Trust dated October 8, 2004 and recorded in Liber 20692, Folio 394 among the Land Records of Prince George's Co., MD, with an original principal balance of \$196,200.00 and an original interest rate of 10.125% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:11 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$29,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114971 (11-27,12-4,12-11)

LEGALS

BWW Law Group, LLC
6003 Executive Boulevard, Suite 101
Rockville, MD 20852
(301) 961-6555

SUBSTITUTE TRUSTEES' SALE OF REAL PROPERTY
AND ANY IMPROVEMENTS THEREON

**12107 DOVE CIR.
LAUREL, MD 20708**

Under a power of sale contained in a certain Deed of Trust dated April 26, 1996 and recorded in Liber 10753, Folio 335 among the Land Records of Prince George's Co., MD, with an original principal balance of \$94,900.00 and an original interest rate of 4.625% default having occurred under the terms thereof, the Sub. Trustees will sell at public auction at the Circuit Court for Prince George's Co., 14735 Main St., Upper Marlboro, MD, 20772 (Duval Wing entrance, located on Main St.), on

DECEMBER 16, 2014 AT 11:03 AM

ALL THAT FEE-SIMPLE LOT OF GROUND, together with any buildings or improvements thereon situated in Prince George's Co., MD and more fully described in the aforesaid Deed of Trust.

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

Terms of Sale: A deposit of \$9,000 in the form of certified check, cashier's check or money order will be required of the purchaser at time and place of sale. Balance of the purchase price, together with interest on the unpaid purchase money at the current rate contained in the Deed of Trust Note from the date of sale to the date funds are received by the Sub. Trustees, payable in cash within ten days of final ratification of the sale by the Circuit Court. There will be no abatement of interest due from the purchaser in the event additional funds are tendered before settlement. TIME IS OF THE ESSENCE FOR THE PURCHASER. Adjustment of current year's real property taxes are adjusted as of the date of sale, and thereafter assumed by the purchaser. Taxes due for prior years including costs of any tax sale are payable by the purchaser. Purchaser is responsible for any recapture of homestead tax credit. All other public and/or private charges or assessments, to the extent such amounts survive foreclosure sale, including water/sewer charges, ground rent, whether incurred prior to or after the sale to be paid by the purchaser. All costs of deed recordation including but not limited to all transfer, recordation, agricultural or other taxes or charges assessed by any governmental entity as a condition to recordation, are payable by purchaser, whether or not purchaser is a Maryland First Time Home Buyer. Purchaser is responsible for obtaining physical possession of the property, and assumes risk of loss or damage to the property from the date of sale. The sale is subject to post-sale audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of the deposit without interest. If purchaser fails to settle within 10 days of ratification, the Sub. Trustees may file a motion to resell the property. If Purchaser defaults under these terms, deposit shall be forfeited. The Sub. Trustees may then resell the property at the risk and cost of the defaulting purchaser. The defaulted purchaser shall not be entitled to any surplus proceeds resulting from said resale even if such surplus results from improvements to the property by said defaulted purchaser. If Sub. Trustees are unable to convey either insurable or marketable title, or if ratification of the sale is denied by the Circuit Court for any reason, the Purchaser's sole remedy, at law or equity, is the return of the deposit without interest.

PLEASE CONSULT WWW.ALEXCOOPER.COM FOR STATUS OF UPCOMING SALES

Howard N. Bierman, Carrie M. Ward, et al.,
Substitute Trustees

ALEX COOPER AUCTS., INC.
908 YORK RD., TOWSON, MD 21204
410-828-4838

114963 (11-27,12-4,12-11)

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312 Marshall Avenue, Suite 800
Laurel, Maryland 20707
301-490-3361

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

**5009 59TH AVENUE
HYATTSVILLE, MARYLAND 20781**

By virtue of the power and authority contained in a Deed of Trust from Jesus Torres a.k.a. Jesus O. Torres Cuena and Rita Torres a.k.a. Rita E. Torres, dated December 21, 2004, and recorded in Liber 21283 at folio 604 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:10 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$25,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 5% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-39514)

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

114918 (11-27,12-4,12-11)

LEGALS

**Law Offices
AXELSON, WILLIAMOWSKY, BENDER & FISHMAN, P.C.**
ATTORNEYS AND COUNSELORS AT LAW
1401 Rockville Pike, Suite 650
Rockville, MD 20852
TELEPHONE (301) 738-7657
TELECOPIER (301) 424-0124

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

**Improved by premises known as
7238 Mandan Road, Greenbelt, MD 20770-2709**

By virtue of the power and authority contained in a Deed of Trust from JANET Y. ALEXANDER dated December 5, 1986 and recorded in Liber 6506 at Folio 345 among the land records of PRINCE GEORGE'S COUNTY, Maryland, upon default and request for sale, the undersigned trustees will offer for sale in front of the Main Street entrance to the Duval Wing of the Prince George's County Courthouse Complex, Upper Marlboro, Maryland, Maryland on

WEDNESDAY, DECEMBER 17, 2014

AT 3:00 P.M.

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

LOT NUMBERED TWO-HUNDRED TWENTY-NINE (229) IN THE SUBDIVISION KNOWN AS "PLAT EIGHT, GLEN ORA", AS PER PLAT RECORDED IN PLAT BOOK NLP 98 AMONG THE LAND RECORDS OF PRINCE GEORGE'S COUNTY, MARYLAND; BEING IN THE BERWYN ELECTION DISTRICT.

Said property is improved by A Dwelling and Is SOLD IN "AS IS CONDITION"

****THIS PROPERTY IS BEING SOLD SUBJECT TO A 120 DAY RIGHT OF REDEMPTION BY THE IRS***

TERMS OF SALE: A deposit of \$5,000.00 in the form of cash, certified check, or in any other form suitable to the substitute Trustees in their sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 5.375% per annum from the date of sale to the date of payment will be paid within ten days after the final ratification of the sale.

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

Front Foot Benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the property will be resold at the risk and cost of the defaulting purchaser. The purchaser agrees to pay the Substitute Trustees fees plus all costs incurred if the Substitute Trustee have filed the appropriate pleadings with the Court to resell the property. Purchaser waives personal service of any paper filed with the court in connection with such motion and any Show Cause Order issued by the Court and expressly agrees to accept service of any such paper or Order by certified mail and regular mail sent to the address provided by the purchaser and as recorded on the documents executed by purchaser at the time of the sale. Service shall be deemed effective upon the purchaser 3 days after postmarked by the United States Post Office. It is expressly agreed by the purchaser that actual receipt of the certified mail is not required for service to be effective. If the purchaser fails to go to settlement the deposit shall be forfeited to the Substitute Trustee and all expenses of this sale (including attorney fees or full commission on the gross sales price of the sale) shall be charged against and paid from the forfeited deposit. In the event of resale the defaulting purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property regardless of any improvements made to the real property.

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

**JEREMY K. FISHMAN, SAMUEL D. WILLIAMOWSKY, and
ERICA T. DAVIS, SUBSTITUTE TRUSTEES,**

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

Brenda DiMarco, Auctioneer
14804 Main Street
Upper Marlboro, MD 20772
Tel: (301) 627-1002
Auctioneer's Number # A00116

114993 (11-27,12-4,12-11)

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

**This Property will be sold subject to a 120 day right of
redemption by the internal revenue service**

**9002 BALLARD LANE
CLINTON, MARYLAND 20735**

By virtue of the power and authority contained in a Deed of Trust from Carol C Johnson and Charles E Johnson, dated April 30, 2008, and recorded in Liber 29770 at folio 274 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:12 AM

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

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

Terms of Sale: A deposit in the form of cashier's or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$25,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser's sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2011-14124)

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

114919 (11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

4710 MEDORA DRIVE
SUITLAND, MARYLAND 20746

By virtue of the power and authority contained in a Deed of Trust from Harrison K Walker and Carla A. Walker, dated March 28, 2007, and recorded in Liber 27603 at folio 399 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Sub-stitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:05 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$26,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 6.25% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 14-601627)

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

114914 (11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF IMPROVED
REAL PROPERTY

7001 FRESNO STREET
CAPITOL HEIGHTS, MD 20743

Under a power of sale contained in a certain Deed of Trust from Arvell McGhee, Sr., dated February 9, 1994 and recorded in Liber 9478, Folio 735 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$59,373.00, and an original interest rate of 8.000%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **DECEMBER 23, 2014 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$5,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason , there shall be no abatement of interest. Real estate taxes and all other public charges, or assessments, including water/sewer charges, ground rent, condo/HOA assessments or private utility charges, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay attorneys' fees for the Substitute Trustee in the amount of \$750.00, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

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

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

115028 (12-4,12-11,12-18)

LEGALS

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or
Fax
301-627-6260

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF IMPROVED
REAL PROPERTY

706 CARLOUGH STREET
HYATTSVILLE, MD 20785

Under a power of sale contained in a certain Deed of Trust from Willie R. Harrison, Sr. and Mary R. Harrison, dated May 19, 2006 and recorded in Liber 25242, Folio 272 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$250,000.00, and an original interest rate of 6.250%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **DECEMBER 16, 2014 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$33,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason , there shall be no abatement of interest. Real estate taxes and all other public charges, or assessments, including water/sewer charges, ground rent, condo/HOA assessments or private utility charges, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay attorneys' fees for the Substitute Trustee in the amount of \$750.00, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

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

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

114907 (11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF VALUABLE
IMPROVED REAL ESTATE

8402 JAMES STREET
UPPER MARLBORO, MARYLAND 20772

By virtue of the power and authority contained in a Deed of Trust from Jean C. Kamga and Deshawn L. Kamga, dated April 5, 2007, and recorded in Liber 27636 at folio 009 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Substitute Trustees will offer for sale at public auction at the front of the Duval Wing of the Prince George's County Courthouse, which bears the address 14735 Main Street, Upper Marlboro, Maryland 20772, on

DECEMBER 16, 2014
AT 9:08 AM

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

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

Terms of Sale: A deposit in the form of cashier’s or certified check, or in such other form as the Substitute Trustees may determine, at their sole discretion, for \$36,000.00 at the time of sale. If the noteholder and/or servicer is the successful bidder, the deposit requirement is waived. Balance of the purchase price is to be paid within fifteen (15) days of the final ratification of the sale by the Circuit Court for PRINCE GEORGE'S COUNTY, Maryland. Interest is to be paid on the unpaid purchase price at the rate of 9.6% per annum from date of sale to the date the funds are received in the office of the Substitute Trustees, if the property is purchased by an entity other than the noteholder and/or servicer. If payment of the balance does not occur within fifteen days of ratification, the deposit will be forfeited and the property will be resold at the risk and cost of the defaulting purchaser. There will be no abatement of interest due from the purchaser in the event settlement is delayed for any reason. Taxes, ground rent, water rent, and all other public charges and assessments payable on an annual basis, to the extent such amounts survive foreclosure, including sanitary and/or metropolitan district charges to be adjusted for the current year to the date of sale, and assumed thereafter by the purchaser. Condominium fees and/or homeowners association dues, if any, shall be assumed by the purchaser from the date of sale. The purchaser shall be responsible for the payment of the ground rent escrow, if required. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the Substitute Trustees are unable to convey good and marketable title, the purchaser’s sole remedy in law or equity shall be limited to the refund of the deposit to the purchaser. Upon refund of the deposit, the sale shall be void and of no effect, and the purchaser shall have no further claim against the Substitute Trustees. Purchaser shall be responsible for obtaining physical possession of the property. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale. (Matter # 2013-43938)

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

114917 (11-27,12-4,12-11)

LEGALS

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

SUBSTITUTE TRUSTEES' SALE OF IMPROVED
REAL PROPERTY

4008 BRIDLE RIDGE ROAD
UPPER MARLBORO, MD 20772

Under a power of sale contained in a certain Deed of Trust from Henry Nathaniel McLucas, Jr., dated June 5, 2013 and recorded in Liber 34852, Folio 593 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$528,234.00, and an original interest rate of 3.375%, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main St., Upper Marlboro, MD 20772 [front of Main St. entrance to Duval Wing of courthouse complex--If courthouse is closed due to inclement weather or other emergency, sale shall occur at time previously scheduled, on next day that court sits], on **DECEMBER 16, 2014 AT 11:00 AM.**

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

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

Terms of Sale: A deposit of \$54,000.00 by certified funds only (no cash will be accepted) is required at the time of auction. Balance of the purchase price to be paid in cash within ten days of final ratification of sale by the Circuit Court for Prince George's County. The purchaser, other than the Holder of the Note, its assigns, or designees, shall pay interest on the unpaid purchase money at the note rate from the date of foreclosure auction to the date funds are received in the office of the Substitute Trustees.

In the event settlement is delayed for any reason , there shall be no abatement of interest. Real estate taxes and all other public charges, or assessments, including water/sewer charges, ground rent, condo/HOA assessments or private utility charges, not otherwise divested by ratification of the sale, to be adjusted as of the date of foreclosure auction, unless the purchaser is the foreclosing lender or its designee. Cost of all documentary stamps, transfer taxes and settlement expenses, and all other costs incident to settlement, shall be borne by the purchaser. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser assumes the risk of loss or damage to the property from the date of sale forward.

TIME IS OF THE ESSENCE. If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten (10) days of ratification of the sale, the Substitute Trustees may, in addition to any other available legal remedies, declare the entire deposit forfeited and resell the property at the risk and cost of the defaulting purchaser, and the purchaser agrees to pay attorneys' fees for the Substitute Trustee in the amount of \$750.00, plus all costs incurred, if the Substitute Trustees have filed the appropriate motion with the Court to resell the property. Purchaser waives personal service of any paper filed in connection with such a motion on himself and/or any principal or corporate designee, and expressly agrees to accept service of any such paper by regular mail directed to the address provided by said bidder at the time of foreclosure auction. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of resale, reasonable attorney's fees, and all other charges due and incidental and consequential damages, and any deficiency in the underlying secured debt. The purchaser shall not be entitled to any surplus proceeds or profits resulting from any resale of the property. If the Substitute Trustees cannot convey insurable title, the purchaser's sole remedy at law or in equity shall be the return of the deposit. The sale is subject to post-sale confirmation and audit of the status of the loan with the loan servicer including, but not limited to, determination of whether the borrower entered into any repayment agreement, reinstated or paid off the loan prior to the sale. In any such event, this sale shall be null and void, and the Purchaser's sole remedy, in law or equity, shall be the return of his deposit without interest.

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

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The
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We would like to wish everyone

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and
Happy
Holiday*

