

LEGALS

MECHANIC'S LIEN SALE

Freestate Lien & Recovery, Inc. will sell at public auction the following vehicles/vessels under & by virtue of Section 16-202 and 16-207 of the Maryland Statutes for repairs, storage & other lawful charges. Sale to be held at 3523 Maywood Lane, Suitland, Md. 20746 at 4:00 P.M. on **AUGUST 11, 2008**. Purchaser of vehicle(s) must have it inspected as provided in Transportation Section 23-107 of the Annotated Code of Maryland. The following may be inspected during normal business hours at the shops listed below. All parties claiming interest in the following may contact Freestate Lien & Recovery, Inc. at 410-867-9079. Fax 410-867-7935.

LOT #: 3609, 1995 Ford F-150
VIN #: 1FTEF14N6SLA39208
Henry's Towing & Auto Repair, 1319 Reames Rd., Baltimore

LOT #: 3742, 2000 Ford Focus
VIN #: 1FAPF34PXYW364603
JRs Auto Repair, 14717 A, Baltimore Ave., Laurel

LOT #: 3745, 1994 Toyota Camry
VIN #: 4T1SK12E4RU448647
Tommy's Auto Clinic, 15005 Marlboro Pike, Upper Marlboro

LOT #: 3749, 2001 Toyota Corolla
VIN #: 2T1BR12E91C445776
Fine Line Collision, Inc., 2927 A Industrial Park Dr., Finksburg

LOT #: 3751, 1997 Chevrolet Cavalier
VIN #: 1G1JC1242VM106394
Southern Md Auto Repair, 6530 Bennsville Rd., Pomfret

LOT #: 3752, 1997 Chevrolet Suburban
VIN #: 1GNFK16R6VJ314244
Alternative Motors, 9615 Lanham Severn Rd., Lanham

LOT #: 3574, 2003 Yamaha RG
VIN #: JYARJ06E73A003480
Performance Motorsports, 6653 Washington Blvd., Elkridge

LOT #: 3755, 2005 Ford Ranger
VIN #: 1FTYR11U45PA73936
Vince's Auto Body, 3609 Burmont Ave., Randallstown

LOT #: 3893, 2002 Ford Taurus
VIN #: 1FAPP53U22A181798
Best Autobody, 3315 Pulaski Hwy., Baltimore

TERMS OF SALE: CASH PUBLIC SALE
The Auctioneer reserves the right to post a Minimum Bid
Freestate Lien & Recovery, Inc.
610 Bayard Road
Lothian, MD 20711
410-867-9079

91363 (7-31,8-7)

NOTICE

IN THE MATTER OF:

GRACE IJEOMA NJOKU
AMARACHI CHINONSO NJOKU
ONYINYECHI IJEOMA NJOKU
CHIOMA EBERECHI NJOKU
NKECHINYERE UCHECHI NJOKU

FOR THE CHANGE OF NAME TO:

GRACE IJEOMA EZICHI
AMARACHI CHINONSO EZICHI
ONYINYECHI IJEOMA EZICHI
CHIOMA EBERECHI EZICHI
NKECHINYERE UCHECHI EZICHI

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-18080

A Petition has been filed to change the name of

GRACE IJEOMA NJOKU TO GRACE IJEOMA EZICHI
AMARACHI CHINONSO NJOKU TO AMARACHI CHINONSO EZICHI
ONYINYECHI IJEOMA NJOKU TO ONYINYECHI IJEOMA EZICHI
CHIOMA EBERECHI NJOKU TO CHIOMA EBERECHI EZICHI
NKECHINYERE UCHECHI NJOKU TO NKECHINYERE UCHECHI EZICHI

The latest day by which an objection to the Petition may be filed is August 22, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91348 (7-31)

NOTICE

IN THE MATTER OF:

REY JESUS TOBON-GARFIAS

FOR THE CHANGE OF NAME TO:

REY JESUS MENDEZ-GARFIAS

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-16897

A Petition has been filed to change the name of

REY JESUS TOBON-GARFIAS TO REY JESUS MENDEZ-GARFIAS.

The latest day by which an objection to the Petition may be filed is August 19, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91355 (7-31)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF
RAYMOND E. STOUT

Notice is given that Helen M. Stout whose address is 12913 Kendale Lane, Bowie, MD 20715, was on July 23, 2008 appointed personal representative of the small estate of Raymond E. Stout, who died on June 4, 2008, 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 presented or filed within that time, or any extension provided by law, is unenforceable thereafter.

HELEN M. STOUT
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. Box 1729
UPPER MARLBORO, MD 20772
Estate No. 79525
91373 (7-31)

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

TO ALL PERSONS INTERESTED IN THE ESTATE OF
DONALD MARSHALL BROWN

Notice is given that Donella Marshall Brown whose address is 4028 23rd Parkway, Apt. 1, Temple Hills, MD 20748, was on February 1, 2008 appointed personal representative of the small estate of Donald Marshall Brown, who died on January 24, 2008, 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 presented or filed within that time, or any extension provided by law, is unenforceable thereafter.

DONELLA MARSHALL BROWN
Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
P.O. Box 1729
UPPER MARLBORO, MD 20772
Estate No. 78115
91374 (7-31)

NOTICE

IN THE MATTER OF:

CAMERON ALLAN KUAANA-SIMMONS

FOR THE CHANGE OF NAME TO:

KAINOA CAMERON KUAANA SIMMONS

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-11620

A Petition has been filed to change the name of

CAMERON ALLAN KUAANA-SIMMONS (MINOR) TO KAINOA CAMERON KUAANA SIMMONS.

The latest day by which an objection to the Petition may be filed is August 25, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91379 (7-31)

LEGALS

NOTICE

JEROME A. KUTA
6423 Old Branch Ave.
Camp Springs, MD 20748

Plaintiff
Substitute
Trustee

vs.

VICTORIA GARDNER
525 Drum Avenue
Capitol Heights, MD 20743
Defendant

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-15741

NOTICE is hereby given this 28th day of July, 2008, by the Circuit Court for Prince George's County, Maryland, that the sale of the property known as 2508 Ewing Avenue, Suitland, MD 20746, the subject of the above action, and mentioned in these proceedings, made and reported by Jerome A. Kuta will be ratified and confirmed, unless cause to the contrary thereof be shown, on or before the **28th day of August, 2008**, next, provided a copy of this Order be inserted in some newspaper published in said County once in each of three successive weeks before the **28th day of August, 2008**, next. The report states the amount of sale to be \$39,600.00.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk
91375 (7-31,8-7,8-14)

NOTICE TO CREDITORS OF APPOINTMENT OF FOREIGN PERSONAL REPRESENTATIVE

NOTICE IS HEREBY GIVEN that the Circuit Court of Roanoke City, Virginia appointed Charlotte K. Porterfield, whose address is 2831 Wilton Road, S.W., Roanoke, VA 24014 as the Executrix of the Estate of Forrest Shepperson Holmes, Jr. who died on November 7, 2007 domiciled in Roanoke, Virginia, USA.

The Maryland resident agent for service of process is Allan J. Gibber, whose address is One South Street, 27th Floor, Baltimore, MD 21202.

At the time of death, the decedent owned real or leasehold property in the following Maryland counties: PRINCE GEORGE'S COUNTY

All persons having claims against the decedent must file their claims with the Register of Wills for Prince George's County with a copy to the foreign personal representative on or before the earlier of the following dates:

(1) Six months from the date of the decedent's death, 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 foreign personal representative mails or delivers to the creditor a copy of this published notice or other written notice, notifying the creditor that the claim will be barred unless the creditor presents the claim within two months from the mailing or other delivery of the notice. Claims filed after that date or after a date extended by law will be barred.

CHARLOTTE K. PORTERFIELD
Foreign Personal Representative

CERETA A. LEE
REGISTER OF WILLS FOR PRINCE GEORGE'S COUNTY
5303 CHRYSLER WAY, STE. 300
UPPER MARLBORO, MD 20773

Estate No. 79512
91370 (7-31,8-7,8-14)

NOTICE

IN THE MATTER OF:

LUCILLE ADERSON PITT

FOR THE CHANGE OF NAME TO:

LUCILLE BERNETTER ADERSON

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-18599

A Petition has been filed to change the name of

LUCILLE ADERSON PITT TO LUCILLE BERNETTER ADERSON.

The latest day by which an objection to the Petition may be filed is August 23, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91376 (7-31)

NOTICE

IN THE MATTER OF:

BRE'ANA ANTONINETTE KING

FOR THE CHANGE OF NAME TO:

BRIANA ANTOINETTE BATTLE

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-20785

A Petition has been filed to change the name of

BRE'ANA ANTONINETTE KING TO BRIANA ANTOINETTE BATTLE.

The latest day by which an objection to the Petition may be filed is August 19, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91353 (7-31)

Melvin L. Schneider, Esq.
7701 Greenbelt Road, Suite 202
Greenbelt, MD 20770
(301) 982-4800

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF
EDWIN WILLIAM HILL, JR.

Notice is given that Donna Lynn Owens, whose address is 4955 Corsica Square, Vero Beach, Florida 32967 was on July 24, 2008 appointed personal representative of the estate of Edwin William Hill, Jr. who died on May 28, 2002 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 24th day of January, 2009.

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.

DONNA LYNN OWENS
Personal Representative

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

Estate No. 79169
91371 (7-31,8-7,8-14)

NOTICE

IN THE MATTER OF:

ANGELIQUE LARA PENA

FOR THE CHANGE OF NAME TO:

ANGELIQUE ROSE LARA

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-17975

A Petition has been filed to change the name of

ANGELIQUE LARA PENA (MINOR) TO ANGELIQUE ROSE LARA.

The latest day by which an objection to the Petition may be filed is August 26, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91378 (7-31)

Law Offices of John F. X. Costello
John F. X. Costello & Associates, LLC
9500 Arena Drive, #370
Largo, MD 20774
(301) 925-9080

NOTICE OF APPOINTMENT NOTICE TO CREDITORS NOTICE TO UNKNOWN HEIRS

TO ALL PERSONS INTERESTED IN THE ESTATE OF
PATRICIA Q. BROWN

Notice is given that Tiffany Howard and Anthony J. Brown, whose address is 7406 Webster Lane, Fort Washington, MD 20744, were on July 21, 2008 appointed personal representatives of the estate of Patricia Q. Brown, who died on July 5, 2008 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 representatives 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 January, 2009.

Any person having a claim against the decedent must present the claim to the undersigned personal representatives 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 representatives mail or otherwise deliver 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.

TIFFANY HOWARD
ANTHONY J. BROWN
Personal Representatives

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

Estate No. 79508
91372 (7-31,8-7,8-14)

LEGALS

NOTICE

IN THE MATTER OF:

MARKOS JEROD JOHNSON

FOR THE CHANGE OF NAME TO:

MARKOS JEROD BROWN

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-17000

A Petition has been filed to change the name of

MARKOS JEROD JOHNSON (MINOR) TO MARKOS JEROD BROWN.

The latest day by which an objection to the Petition may be filed is August 19, 2008.

Peggy Magee
Clerk of the Circuit Court for Prince George's County, Maryland
91356 (7-31)

The Prince George's Post Newspaper

Call (301) 627-0900 or Fax (301) 627-6260

Your Newspaper of Legal Record

Wishing you all a Happy and Safe Weekend!!

Remember, Don't Drink and Drive!

27th Annual Cancer Crusade CELEBRATION of LIFE GALA

Tickets: \$125 - Advanced Sales \$150 - Day of the Event

The Cancer Crusade Gala is a benefit to raise funds for the fight against cancer. It is sponsored by the Calvert County Unit of the American Cancer Society, The Rod 'N' Reel Restaurant and many other generous sponsors. The support of every individual and business is important to our fundraising effort.

Heavy Hors D'oeuvres • Bountiful Buffets Extravagant Desserts • Music Dancing • Open Bar

(No admittance without a ticket.)

Tickets on sale at any Calvert County branch of PNC Bank (formerly Mercantile Bank), the Rod 'N' Reel Restaurant, Stoney's Seafood Houses, Ticket Master and online at www.RodNReelCancerGala.org. Round-trip bus transportation available, please call Reid's Bus Service at 410-535-2730 for schedule.

Thursday, August 7, 2008
7:30 pm - 10:00 pm
at the **Rod 'N' Reel Restaurant Chesapeake Beach, MD**
410-257-2735 • www.rodreelcancergala.org

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
1112 RING BILL LOOP
UPPER MARLBORO, MD 20774

Under a power of sale contained in a certain Deed of Trust from Steven Williams Sr, dated July 14, 2005 and recorded in Liber 23178, Folio 415 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$308,000.00, and an original interest rate of 6.300, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **AUGUST 12, 2008 AT 11:05 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 \$32,000.00 by cash or certified funds 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. Interest to be paid 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 to be adjusted as of the date of foreclosure auction. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the foreclosure auction, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses 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 foreclosure auction forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten 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, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. 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. 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 Ronald S. Deutsch, Substitute Trustees

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

91335 (7-24,7-31,8-7)

Law Offices
CURRAN & O'SULLIVAN, P.C.
8101 Sandy Spring Road, Suite 302
Laurel, MD 20707
Phone: (301) 490-1196 / Fax: (301) 490-1568
www.candolaw.com

TRUSTEES' SALE OF VALUABLE IMPROVED REAL ESTATE

Improved by premises known as
11430 Red Jade Court, Upper Marlboro, MD 20774

By virtue of the power and authority contained in a Deed of Trust from Gregory Smalley and Jacqueline Smalley a/k/a Jacqueline Smalley, dated September 22, 2006, and recorded in Liber 26533 at folio 452 among the Land Records of PRINCE GEORGE'S COUNTY, Maryland upon default and request for sale, the undersigned Trustees will offer for sale at public auction at the entrance to the parking garage, specifically designated by the presence of the picnic table (left of the Bourne Wing Commissioner's Entrance to the Prince George's County Courthouse), on

AUGUST 8, 2008
AT 12:00 NOON

all that property described in said Deed of Trust as follows:

Being known and designated as Condominium Unit 7-2, in Phase 7, Kettering-By-The-Park I Condominium, as shown on the Plat entitled Plat of Correction, Amended Condominium Plat Section 7, Phase 7, Kettering-By-The-Park I, which Plats are recorded among the Land Records of Prince George's County, Maryland.

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 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 9.99% per annum from date of sale to the date the funds are received in the office of the 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, 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. The purchaser is responsible for any amount in excess of \$250.00 for outstanding water bills, if any, incurred prior to the date of sale. Cost of all documentary stamps, transfer taxes, and all settlement charges shall be borne by the purchaser. If the 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 Trustees. Purchaser shall be responsible for obtaining physical possession of the property. Purchaser agrees to pay \$250.00 at settlement to the attorney for the Trustees, for review of settlement documents. The purchaser at the foreclosure sale shall assume the risk of loss for the property immediately after the sale.

DEBORAH K. CURRAN AND LAURA H. G. O'SULLIVAN
Trustees, by virtue of an instrument recorded
in the Land Records of PRINCE GEORGE'S COUNTY, Maryland

91336 (7-24,7-31,8-7)

THE PRINCE GEORGE'S POST
EMAIL: BBOICE@PGPOST.COM
CALL 301-627-0900 FAX 301-627-6260
EDITORIALS AND CALENDAR EMAIL:
PGPOST@GMAIL.COM

LEGALS

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers,

Substitute Trustees,
Plaintiffs
vs.
Malik F. Awan
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-22428

Notice is hereby given this 15th day of July, 2008, 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 15th day of August, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 15th day of August, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$287,374.73. The property sold herein is known as 14216 Rutherford Road, Upper Marlboro, MD 20774.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk

91305 (7-17,7-24,7-31)

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard E. Solomon
Richard J. Rogers
Ronald S. Deutsch,

Substitute Trustees,
Plaintiffs
vs.
Tony C. Daniel
Anquanette M. Daniel
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 07-31645

Notice is hereby given this 15th day of July, 2008, 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 15th day of August, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 15th day of August, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$225,266.00. The property sold herein is known as 2003 Napier Drive, District Heights, MD 20747.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk

91308 (7-17,7-24,7-31)

LEGALS

NOTICE

Edward S. Cohn
Stephen N. Goldberg
Richard J. Rogers
Richard E. Solomon
Ronald S. Deutsch,

Substitute Trustees,
Plaintiffs
vs.
Gary W. Reeley
Terri Reeley
Defendant(s)

In the Circuit Court for Prince George's County, Maryland
Case No. CAE 08-09943

Notice is hereby given this 18th day of July, 2008, 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 18th day of August, 2008, provided a copy of this notice be inserted in some weekly newspaper printed in said County, once in each of three successive weeks before the 18th day of August, 2008.

The Report of Sale states the amount of the foreclosure sale price to be \$44,000.00, subject to a prior mortgage. The property sold herein is known as 2716 Felter Lane, Bowie, MD.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk

91341 (7-24,7-31,8-7)

NOTICE

Deborah K. Curran
Laura H. G. O'Sullivan
Stephanie H. Hurley
Michelle M. Latta,
Substitute Trustees

Plaintiffs
vs.
Barry Hodge and Carylton Hodge
Defendants

In the Circuit Court for Prince George's County, Maryland
Civil No. CAE 07-29784

ORDERED, this 15th day of July, 2008 by the Circuit Court of PRINCE GEORGE'S COUNTY, Maryland, that the sale of the property at 1963 Beecham Court, Bowie, MD 20721 mentioned in these proceedings, made and reported by Deborah K. Curran, Laura H. G. O'Sullivan, Stephanie H. Hurley and Michelle M. Latta, Substitute Trustees, be ratified and confirmed, unless cause to the contrary thereof be shown on or before the 15th day of August, 2008 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 15th day of August, 2008, next.

The report states the amount of sale to be \$330,156.00.

PEGGY MAGEE
Clerk of the Circuit Court for Prince George's County, Md.

True Copy—Test:
Peggy Magee, Clerk

91307 (7-17,7-24,7-31)

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DIAMOND	\$5,000	10 VIP Gala Tickets
The Diamond VIP Sponsor will receive Reserved Parking, Media & Banner Recognition & Featured Sponsor on Celebration T-shirt		
EMERALD	\$3,000	6 VIP Gala Tickets
The Emerald VIP Sponsor will receive Media & Banner Recognition		
PLATINUM	\$2,500	10 Gala Tickets
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SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**3110 BRIGHTSEAT ROAD
LANDOVER/HYATTSVILLE, MD 20785**

Under a power of sale contained in a certain Deed of Trust from Derick L. Harris dated September 19, 2006 and recorded in Liber 26074, Folio 319 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$120,000.00, and an original interest rate of 10.990, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **AUGUST 19, 2008 AT 11:03 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 \$14,000.00 by cash or certified funds 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. Interest to be paid 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 to be adjusted as of the date of foreclosure auction. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the foreclosure auction, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses 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 foreclosure auction forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten 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, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. 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. 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 Ronald S. Deutsch, Substitute Trustees

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91360 (7-31,8-7,8-14)

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Attorneys at Law
600 Baltimore Avenue, Suite 208
Towson, Maryland 21204

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**7102 NIMITZ DRIVE
DISTRICT HEIGHTS, MD 20747**

Under a power of sale contained in a certain Deed of Trust from Dora Alicia Olivares-Romero, Carlos Quintanilla-Orellana a/k/a Carlos Antonio Quintanilla-Orellana and Maria G. Morales dated November 30, 2005 and recorded in Liber 24020, Folio 354 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$275,000.00, and an original interest rate of 7.250, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **AUGUST 19, 2008 AT 11:07 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 \$29,000.00 by cash or certified funds 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. Interest to be paid 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 to be adjusted as of the date of foreclosure auction. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the foreclosure auction, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses 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 foreclosure auction forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten 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, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. 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. 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 Ronald S. Deutsch, Substitute Trustees

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

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**12405 MARLEIGH DRIVE
BOWIE, MD 20720**

Under a power of sale contained in a certain Deed of Trust from Germaine N. Richardson and William A. Richardson dated June 26, 2006 and recorded in Liber 25490, Folio 299, loan modified by loan modification dated August 23, 2007, among the Land Records of Prince George's County, Maryland, with an original principal balance of \$431,000.00, and an original interest rate of 9.400, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **AUGUST 19, 2008 AT 11:05 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 \$47,750.00 by cash or certified funds 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. Interest to be paid 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 to be adjusted as of the date of foreclosure auction. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the foreclosure auction, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses 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 foreclosure auction forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten 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, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. 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. 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,
and Richard J. Rogers, Substitute Trustees

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

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**14320 DRIFTWOOD ROAD
BOWIE, MD 20721**

Under a power of sale contained in a certain Deed of Trust from Raymond A. Washington Jr. dated July 18, 2005 and recorded in Liber 23067, Folio 713 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$520,000.00, and an original interest rate of 5.875, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **AUGUST 19, 2008 AT 11:04 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 \$55,000.00 by cash or certified funds 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. Interest to be paid 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 to be adjusted as of the date of foreclosure auction. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the foreclosure auction, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses 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 foreclosure auction forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten 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, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. 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. 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 Ronald S. Deutsch, Substitute Trustees

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

SUBSTITUTE TRUSTEES' SALE OF IMPROVED REAL PROPERTY

**5114 KENNEBUNK TERRACE
COLLEGE PARK, MD 20740**

Under a power of sale contained in a certain Deed of Trust from Guanina Jenkins-Serrano dated May 18, 2006 and recorded in Liber 25187, Folio 522 among the Land Records of Prince George's County, Maryland, with an original principal balance of \$210,000.00, and an original interest rate of 7.750, default having occurred under the terms thereof, the Substitute Trustees will sell at public auction at 14735 Main Street (and specifically at the entrance to the secured portion of the parking garage, immediately next to the Bourne Wing/Commissioner's entrance, designated by the presence of the picnic table), Upper Marlboro, Maryland 20772, on **AUGUST 19, 2008 AT 11:06 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.

Being known and designated as Lot 23 in Block 70A in a subdivision known as Block 50A and parts of Blocks 60A, 61A, 62 and 70A, Hollywood, and part of Block 6, the Addition to Daniel's Park, College Park", as per plat thereof recorded in Plat Book WWW 20 at folio 90 among the Land Records of Prince George's County, Maryland.

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 \$23,000.00 by cash or certified funds 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. Interest to be paid 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 to be adjusted as of the date of foreclosure auction. All other public charges or assessments, including water/sewer charges, ground rent, condo/HOA dues, whether incurred prior to or after the foreclosure auction, and all other costs incident to settlement to be paid by the purchaser. Cost of all documentary stamps, transfer taxes and settlement expenses 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 foreclosure auction forward. Purchaser agrees to pay to the Sellers' attorneys at settlement, a fee of \$295.00 for review of the settlement documents, and an additional fee of \$295.00 for review of any motion which may be subsequently filed with the Court to substitute a purchaser herein.

If the purchaser shall fail to comply with the terms of the sale or fails to go to settlement within ten 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, in which case the purchaser agrees to pay attorneys fees of \$1,250.00, plus costs, to the Trustees. 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. 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,
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