

LEGAL NOTICE

LEGAL NOTICE
STATE OF NORTH CAROLINA
COUNTY OF YANCEY
YANCEY COUNTY, A Body Politic and Corporate Plaintiff
-vs-
SHERAN STYLES, a/k/a SHERAN HENSLEY STYLES, UNKNOWN SPOUSE OF SHERAN STYLES, ALICHA SILVERS, a/k/a ALEISHA SILVERS, a/k/a ALICIA SILVERS, a/k/a ALISHA SILVERS, UNKNOWN SPOUSE OF ALICHA SILVERS, SAMUEL HENSLEY, a/k/a SAMUEL KENNETH HENSLEY, UNKNOWN SPOUSE OF SAMUEL HENSLEY, UNKNOWN HEIRS AT LAW OF BETTY RUTH HENSLEY WORTHY, MAXWELL REDD, a/k/a MAXWELL TRAVIS REDD, UNKNOWN SPOUSE OF MAXWELL REDD, TAMARA HENSLEY, a/k/a TAMARA KAY HENSLEY, UNKNOWN SPOUSE OF TAMARA HENSLEY, TAMARA HENSLEY, a/k/a TAMARA KAY HENSLEY, Administrator, UNKNOWN HEIRS AT LAW OF ESTELLE WHEELER, a/k/a ESTELLA WHEELER, UNKNOWN HEIRS AT LAW OF CHARLIE WHEELER, JOHN HOWELL, a/k/a JOHN WALTER HOWELL, UNKNOWN SPOUSE OF JOHN HOWELL, UNKNOWN HEIRS AT LAW OF JOHN HOWELL, a/k/a JOHN WALTER HOWELL
Defendants

Under and by virtue of an order of the District Court of Yancey County, North Carolina, made and entered in the action entitled YANCEY COUNTY, A Body Politic and Corporate Plaintiff vs. SHERAN STYLES, a/k/a SHERAN HENSLEY STYLES, UNKNOWN SPOUSE OF SHERAN STYLES, ALICHA SILVERS, a/k/a ALEISHA SILVERS, a/k/a ALICIA SILVERS, a/k/a ALISHA SILVERS, UNKNOWN SPOUSE OF ALICHA SILVERS, SAMUEL HENSLEY, a/k/a SAMUEL KENNETH HENSLEY, UNKNOWN SPOUSE OF SAMUEL HENSLEY, UNKNOWN HEIRS AT LAW OF BETTY RUTH HENSLEY WORTHY, MAXWELL REDD, a/k/a MAXWELL TRAVIS REDD, UNKNOWN SPOUSE OF MAXWELL REDD, TAMARA HENSLEY, a/k/a TAMARA KAY HENSLEY, UNKNOWN SPOUSE OF TAMARA HENSLEY, TAMARA HENSLEY, a/k/a TAMARA KAY HENSLEY, Administrator, UNKNOWN HEIRS AT LAW OF ESTELLE WHEELER, a/k/a ESTELLA WHEELER, UNKNOWN HEIRS AT LAW OF CHARLIE WHEELER, JOHN HOWELL, a/k/a JOHN WALTER HOWELL, UNKNOWN SPOUSE OF JOHN HOWELL, UNKNOWN HEIRS AT LAW OF JOHN HOWELL, a/k/a JOHN WALTER HOWELL, Defendants, the undersigned commissioner will on November 28, 2023 at 11:00 AM offer for sale and sell for cash, to the last and highest bidder at public auction, at the courthouse door in Yancey County, North Carolina in Burnsville, the following described property lying in Yancey County, North Carolina and more particularly described as follows:

BEGINNING on a rock on the bank of Pig Pen Creek, J. D. Peterson's corner, and runs N. 5 E. 4 poles to a Sycamore on the bank of the creek; thence W. 3 poles to a locust; thence S. 22 W. 12 1/2 poles to a Poplar; thence S. 47 W. 12 poles to a stake; thence N. 70 W. 6 poles to a stake; thence W. 12 poles to a stake; thence S. 75 W. 12 poles to a stake; thence W. 6 poles to a stake; thence S. 82 W. 30 poles to a stake; thence N. 50 W. 24 poles to a stake; thence N. 84 W. 20 poles to a small forked poplar; thence N. 8 W. 12 poles to an apple tree on top of the ridge; thence S. 65 W. 52 poles to a dogwood on top of the ridge; thence S.

23 E. 10 1/2 poles to a black walnut; thence S. 39 E. 9 poles to a chestnut; thence S. 40 E. 14 1/2 poles to a hickory; thence S. 70 E. 18 poles to a White-Oak and Chestnut; thence S. 46 E. 17 1/2 poles to a Spanish Oak; thence S. 25 E. 14 poles to a Spanish Oak; thence S. 38 E. 21 poles to a stake; thence S. 51 E. 21 poles to a Chestnut; thence N. 54 E. 10 poles to a Spanish Oak; thence with a conditional line made by M. C. Peterson and H.M. Deyton, on and with the main height of the ridge to a rock marked "X"; then on a conditional line made by M. C. Peterson and H.M. Deyton to a small locust in the valley of the Long Branch; thence down the Long Branch to Pig Pen Creek; thence down Pig Pen Creek to a rock marked (X) just below the old saw mill thence S. 26 E. 6 poles to Pine Tree on the bank of the creek; thence S. 23 E. 6 1/2 poles to a Sarvas on the bank of the creek; thence N. 84 E. 10 poles to a stake; thence S. 65 E. 9 poles to a chestnut; thence S. 86 E. 5 1/2 poles to a stake; thence N. 41 E. 31 poles to a Black Gum; thence N. 34 W. 22 1/2 poles to a stake; N. 43 W. 14 poles to a stake; thence N. 67 W. 5 1/2 poles to a rock at the beginning, containing 78 acres more or less, excepting land sold to Hansel Hensley and wife, and being the same tract of land conveyed J. D. S. Ryburn from Tom Riddle and wife by deed dated May 25th, 1927.

LESS AND EXCEPT the following:
 BEGINNING at an iron set at a 14-inch Black Gum snag in a fenceline, corner of R. C. Howell; thence with the fenceline S 39 45 W 466.84 feet passing an iron set at a poplar at 249.06 feet to a point at the intersection of two (2) fencelines; thence with

the intersecting fenceline N 89 39 W 40.85 feet to an iron set at a 26-inch Beech; N 89 39 W 50.68 feet to an iron set at a fence angle; N 73 50 W 131.15 feet to an iron set in fenceline; N 87 52 N 92.24 feet to an iron set at a 16-inch oak; thence leaving said fenceline N 46 28 W 133.38 feet to a concrete monument; thence N 37 00 W 59.79 feet to a painted rock in the centerline of Pig Pen Creek; thence down and with said creek S 88 08 E 59.81 feet, N 81 25 E 41.10 feet, N 55 20 E 39.75 feet, N 11 35 E 116.66 feet to a point in said creek; thence leaving the creek N 44 60 W 37.50 feet to a point in the centerline of NCSR No. 1335; thence with said state road N 30 43 E 66.72 feet, N 25 21 E 80.78 feet, N 23 26 E 68.39 feet, N 20 51 E 124.35 feet, N 21 31 E 35.77 feet to a point in said state road; thence leaving the road N 88 55 E 27.5 feet to a point in the centerline of Pig Pen Creek; thence with said creek N 31 10 E 127.72 feet, N 53 41 W 42.99 feet to a rail set in the centerline of a bridge on NCSR No. 1335 as said bridge crosses Pig Pen Creek; thence N 33 15 E 24.91 feet to a point in NCSR No. 1335; thence leaving the road S 67 00 E 46.33 feet to a power pole; thence S 48 01 E 106.66 feet to an iron set at a fence corner, corner of R. C. Howell; thence with Howell and a fenceline S 37 59 E 119.39 feet to an iron set at an 18-inch hickory, S 34 54 E 125.11 feet to an iron set at a fence angle, S 26 29 E 142.47 feet to an iron set at a 24-inch oak, S 36 26 E 91.75 feet to point of BEGINNING, containing 7.45 acres, according to a survey by Jerry L. Ball, Registered Land Surveyor, L-3108, dated 16 October, 1989, with a drawing number of 89134, and being a 2/3 undivided interest the above-described property.

Subject to easements, restrictions and rights of way of record, and matters of survey. Also being identified as Parcel ID# 0833-00-13-8796-000, Yancey County Tax Office. Address: 186 Long Branch Rd. The sale will be made subject to all existing easements and restrictions, any superior liens, all outstanding city and county taxes, all local improvement assessments against the above-described property not included in the judgment in the above-entitled cause, any prior lien in favor of the State of North Carolina, any right of

redemption of the United States and any rights of any persons in possession. A deposit of the greater of \$750.00 or five (5) percent of the successful bid will be required at the time of sale unless the highest bid is by a taxing unit; then a deposit shall not be required.

In the instance where multiple tax parcels are indicated in this Notice, the Commissioner may elect to sell all of the parcels either in one sale, or on the sale date indicated sell each parcel individually by conducting a separate sale for each, or group various parcels together for several sales, or not conduct a sale at all on one or more parcels, as the Commissioner determines in his sole discretion as being most likely to sell the parcels at a price adequate to pay all taxes due, as well as fees and costs. Any party contemplating the filing of an upset bid is therefore strongly encouraged to consult the Clerk of Court records to ascertain the parcel or parcels included in the sale for which an upset bid is planned.

Upon delivery of the deed, the winning bidder shall be required to pay the costs of recordation of the deed, including deed stamp taxes due to the Register of Deeds. Title and condition of the property will be granted to the successful bidder "as is" and without warranties.

This the 19 day of October, 2023.
 Richard J. Kania
 Commissioner
 Capital Center
 82 Patton Avenue, Suite 500
 Asheville, North Carolina 28801
 (828) 252-8010
 Tax Value: \$227,500.00



Published November 15, 2023

Mt. Pleasant Baptist Church has Good News Club & JYC meetings on Wednesday Evenings

Mt. Pleasant Baptist Church invites everyone to join them on Wednesday evenings, 6 - 7 p.m.

They have Good News

Club for ages infant through 5th grade and JYC for ages 6th through 12th grade. Clubs for youth follow the Yancey County Schools' Calendar

Schedule. Mt. Pleasant Baptist Church is located at 151 Scronce Creek Road, West Yancey just off Highway 19E in Burnsville.



38th Anniversary Celebration & Christmas Open House

Thursday - Friday - Saturday
 November 16th - 18th, 8am - 7pm

All merchandise is 15% off!
 during the event in both stores!

Plus, free gift wrapping, free personalization on ornaments and register for over \$200 in gift certificates to be given away!

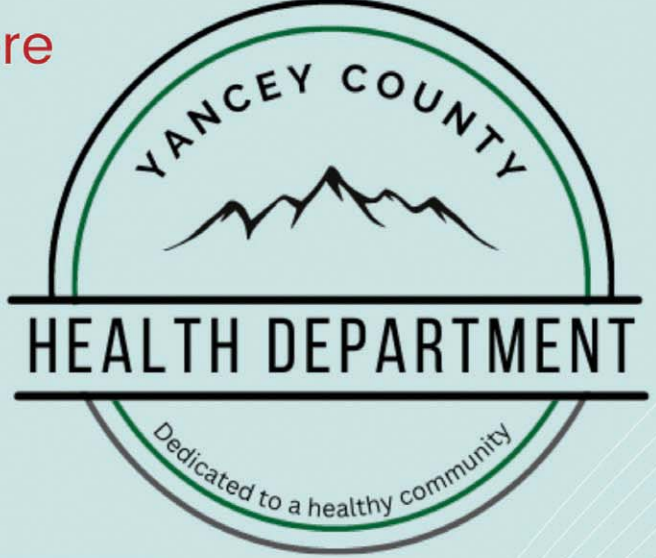


Thanks for shopping locally!

*Amish furniture excluded
 Downtown Burnsville • 682-9101
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Avoid The Flu!

Get the flu shot here



Monday-Friday
 8:00 am - 5:00 pm
 Closed for lunch
 12:00 pm - 1:00 pm

202 Medical Campus Dr.
 Burnsville, NC 28714

For more info call : 828-682-6118

Accepting private insurance, & uninsured!

Classifieds

**CLASSIFIED ADVERTISEMENT
DEADLINE / COST**

DEADLINE for classified ads and news copy is 12:00 noon on Friday for Wednesday's publication.

COST is \$7.00 for the first 20 words, 25¢ for each word over 20, 50 word limit.

EMPLOYMENT



150 Attec Dr Burnsville NC 28714
Now Hiring Fabricators, Welders & Paint Line Associates
 On the job training. 40+ hours per week
 Currently working 4/ 10 hours shifts
 Requirements-HS Diploma/GED
 Must be able to pass a drug screen, background check and physical.
 Salary **\$19.30 - \$25.77**



828-559-4339

Miranda Lewis Talent Agent Manpower
 2845 Sugar Hill Rd Suite 13 Marion NC

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Michelle Boone, Office Manager

LEGAL NOTICE

**LEGAL NOTICE
STATE OF NORTH
CAROLINA
COUNTY OF YANCEY
IN THE GENERAL COURT
OF JUSTICE
DISTRICT COURT
DIVISION
23 CvD 125
YANCEY COUNTY, A Body
Politc and Corporate
Plaintiff**

**-vs-
UNKNOWN HEIRS AT
LAW OF JEAN
GRINDSTAFF,
UNKNOWN HEIRS AT
LAW OF KAREN DENISE
ZIEGELMEIER, STATE
OF NORTH CAROLINA,
Lienholder
Defendants**

NOTICE OF SALE

Under and by virtue of an order of the District Court of Yancey County, North Carolina, made and entered in the action entitled YANCEY COUNTY, A Body Politc and Corporate Plaintiff vs. UNKNOWN HEIRS AT LAW OF JEAN GRINDSTAFF, UNKNOWN HEIRS AT LAW OF KAREN DENISE ZIEGELMEIER, STATE OF NORTH CAROLINA, Lienholder, Defendants, the undersigned commissioner will on November 28, 2023 at 11:00 AM offer for sale and sell for cash, to the last and highest bidder at public auction, at the courthouse door in Yancey County, North Carolina in Burnsville, the following described property lying in Yancey County, North Carolina and more particularly described as follows:

BEGINNING on a stake in the center of Brown's Creek, said stake being S 37 08 E 21 feet from a 12-inch poplar, marked for corner, and running

thence from the point of beginning N 37 08 W 215 feet passing through the marked poplar and crossing the road to a sycamore on the hill marked for the corner; thence S 57 50 W 155 feet across the hill to a marked oak; thence S 8 55 W 129 feet down the hill to a locust stake in the center of the drain ditch South of the highway; thence S 67 20 E 103 feet with the center of the drain ditch to a stake; thence S 72 00 E 118 feet with the center of the drain ditch, and passing through a marked wild cherry on the West bank of the creek to a stake, center of Brown's Creek; thence N 36 00 E 135 feet down with the center of Brown's Creek as it meanders to the point of BEGINNING, containing 1.14 acres, more or less.

Subject to easements, restrictions and rights of way of record, and matters of survey.

Also being identified as Parcel ID# 0758-0340-5836-000, Yancey County Tax Office. Address: 485 Lower Browns Creek Rd

The sale will be made subject to all existing easements and restrictions, any superior liens, all outstanding city and county taxes, all local improvement assessments against the above-described property not included in the judgment in the above-entitled cause, any prior lien in favor of the State of North Carolina, any right of redemption of the United States and any rights of any persons in possession. A deposit of the greater of \$750.00 or five (5) percent of the successful bid will be required at the time of sale unless the highest bid is by a taxing unit; then a deposit shall not be required.

In the instance where multiple tax parcels are indicated in this Notice, the Commissioner may elect to sell all of the parcels either in one sale, or on the sale date indicated sell each parcel individually by conducting a separate sale for each, or group various parcels together for several sales, or not conduct a sale at all on one or more parcels, as the Commissioner determines in his sole discretion as being most likely to sell the parcels at a price adequate to pay all taxes due, as well as fees and costs. Any party contemplating the filing of an upset bid is therefore strongly encouraged to consult the Clerk of Court records to ascertain the parcel or parcels included in the sale for which an upset bid is planned.

Upon delivery of the deed, the winning bidder shall be required to pay the costs of recordation of the deed, including deed stamp taxes due to the Register of Deeds. Title and condition of the property will be granted to the successful bidder "as is" and without warranties. This the 19 day of October, 2023.

Richard J. Kania
 Commissioner
 Capital Center
 82 Patton Avenue, Suite 500
 Asheville, North Carolina 28801
 (828) 252-8010
 Tax Value: \$75,500.00



Published November 15, 2023

Times Journal Deadline

Deadline for news copy, pictures, classified advertisements is 12:00 on Friday for Wednesday's publication. Copy should be brought by the office located at 22 North Main Street or mailed to Times Journal, 22 North Main Street, Burnsville, N.C. 28714.

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION

NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Ida Cody Slagle of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 31st day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.

This the 1 day of November, 2023.

Connie Buchanan
 80 Presnell Hollow Road
 Burnsville, NC 28714
 Published November 1, 8, 15, 22, 2023

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION

NOTICE TO CREDITORS

Having qualified as Executrix of the Estate of Joseph Woodrow Mathis of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 31st day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.

This the 1 day of November, 2023.

Nina Faye Boone
 22 Woody Hills Lane
 Bakersville, NC 28705
 Published November 1, 8, 15, 22, 2023

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION

NOTICE TO CREDITORS

Having qualified as Administratrix of the Estate of Marla Hollrah of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 31st day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.

This the 1 day of November, 2023.

Julie Admire
 134 Anderson St.
 St. Charles, MO 63301
 Published November 1, 8, 15, 22, 2023

Need a Broom?

Since 1950, the Burnsville Lions Club has been selling their trademark brooms as a fundraiser to provide vision care to needy persons in Yancey County. While we no longer go door to door selling our brooms, we have placed our "broom boxes" in a variety of places throughout the county. Following is a list of businesses where you may locate our "broom boxes" and purchase a broom. Buchanan & Young (713 E. Main), Jill's Hairport (212 W. Main), Phil's Tire Service (617 E. Main), Sue's Beauty Shop (511 W. Main), Fox Country Store (680 W. Main), Troy's Greenhouse (30 Cherry Ln), Shear Perfection Salon (117 Westover St.), and Yancey Graphics (607 W. Hwy 19E).

We appreciate your continued support of this long standing project.

FOR SALE

WNC AUTO PARTS, LLC, specializing in Toyota Trucks, 4Runners, and parts for both years 79-02. Will buy and pick up the same if you have available. Contact Jimmy at 828-231-5715. #7639/11-24-10un

FOR SALE: Mobile home; 14' x 70', Two bedroom, Fiesta Mobile Home, recently remodeled. Complete with 16' x 10' front deck and 6' x 8' rear deck. Total electric. Now located on 1/2 acre lot and can be left on lot with adequate references. Call 828-682-3317.

FOR SALE: Luggage carrier, aluminum, mounts on a standard 2" hitch receiver. 300 pound capacity. Also with a 2" to 1-1/4" adapter. Only used a few times. Price new at Harbor Freight is \$128 for the pair. Asking \$80 obo. 284-6181 or 284-0194.

FOR RENT

NEED TO RENT NEW or used furniture, appliances, computers, TV, DVD/VCR? Call 766-8775. Free delivery.

FOR RENT: 2 Bed/1 bath ranch home, mostly furnished. No smokers. Deposit required. \$900 month. 828-208-9698.

FOR RENT: Now accepting applications for housing, 1 bedroom apartments. Must be 62 or disable to qualify. Section 8 Housing. Equal Housing Opportunity. Mountain Village Apartments, 200 West Main Street, Burnsville, NC 28714. 828-682-7411.

FOR RENT: 2 bed/1 bath house, 1 person. Utilities included, gas, electric, AC, Dish, \$1,500/month. Deposit required, 786-457-3546.

Meals on Wheels needs volunteers

Meals on Wheels needs volunteers to deliver meals any weekday from 10:30 to noon to Yancey County's shut-ins. For information call the Senior Center at 682-6011.

EMPLOYMENT

YANCEY COUNTY VACANCY ANNOUNCEMENT

YANCEY COUNTY is seeking a qualified individual for the following position:

TITLE: Director of WIC Nutrition Services - Yancey County Health Department
Full Time Position

DESCRIPTION: Work in this role involves providing fundamental nutrition services to clients in a Local Health Agency. Direct services are typically provided through the Special Supplemental Nutrition Program for Women, Infants, and Children (WIC). Work involves conducting daily interviews to obtain health and personal information; independently assessing nutritional and medical risk; establishing program eligibility; developing corresponding plans of care; and determining an appropriate food prescription. Medical data and socioeconomic information are analyzed to plan appropriate, client-centered nutrition interventions. Employees are responsible for providing individual and small group nutrition counseling for clients with uncomplicated or well-managed health issues. Clients with complex nutrition and/or medical problems are referred to other health professionals or a higher-level evaluation. Director will provide oversight of WIC staff including breast-feeding peer counselor promotion and support and WIC processing assistant. WIC staff may organize the clerical support function associated with the program. Work may include other related assignments as determined by management and is done under general supervision by the Health Director.

QUALIFICATIONS: Knowledge, Skills, and Abilities – Specialized knowledge in principles and application of nutrition and dietetics to improve health outcomes. Knowledge of relevant medical terminology and skill in documenting in the medical record. Ability to deliver nutrition education programs and communicate with individuals and small groups. General knowledge of behavior change theory and learning theory. General knowledge of life-cycle nutrition with preference for knowledge of maternal and child nutrition, and lactation. Minimum Education and Experience – RN ADN or RN BSN, or Graduation from a Commission on Accreditation for Dietetics Education- approved Didactic Program in Dietetics; Dietetic Technician, Registered with the Commission on Accreditation for Dietetics Education with a Bachelor's degree in any subject area from an accredited four-year college or university; or a Bachelor's of Science degree in Dietetics, Public Health Nutrition or Community Nutrition from an accredited four-year college or university.

LOCATION: Primary duty station for the position is the Yancey County Health Department located in Burnsville, NC.

SALARY: Pay Rate dependent upon education/experience.

TO APPLY: Submit a Yancey County Application to the Yancey County Manager, 110 Town Square, Room 11, Burnsville 28714. Applications are available at the Yancey County Manager's office at 110 Town Square, Room 11, Burnsville or online at www.yanceycountync.gov/employment.

CLOSING DATE: Friday, November 17, 2023. Complete Application must be received by 5:00 p.m. in the Yancey County Manager's Office on the closing date. Late applications will not be considered.

HIRING AUTHORITY: The Yancey County Board of Health is the hiring authority for this position.

Equal Employment Opportunity Employer

LEGAL NOTICE

LEGAL NOTICE AMENDED NOTICE OF FORECLOSURE SALE 22-SP-50

Pursuant to the power of sale contained in that Deed of Trust executed by S&S Senior Housing of Burnsville LLC and recorded in the Office of the Register of Deeds for Yancey County, North Carolina, in Book 635 at Page 635 and because of default in the payment of the indebtedness thereby secured and pursuant to demand of the owner and holder of the indebtedness secured by said Deed of Trust, the undersigned Substitute Trustee will sell at public auction to the highest bidder at the usual place of sale in the Yancey County Courthouse, 110 Town Square, Burnsville, North Carolina 28714, at 10:00 A.M. o'clock on the 29th day of November, 2023 the following described real property including all improvements thereon:

See Exhibit A attached hereto.

Address of Property: 270 Love Fox Road, Burnsville, North Carolina 27814
Present Record Owner(s): S&S SENIOR HOUSING OF BURNSVILLE, LLC

The terms of the sale are that the real property described above will be sold to the highest bidder and that the undersigned shall require the successful bidder at the sale to immediately tender certified funds not to exceed the greater of five percent (5%) of the amount of the bid or Seven Hundred and Fifty Dollars (\$750). The property to be offered pursuant to this Notice of Sale is being offered for sale, transfer and conveyance As Is, Where Is.

Neither the Trustee, Substitute Trustee, Attorney, Agent nor the holder of the Deed of Trust make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such conditions are expressly disclaimed. The Property will be sold subject to restrictions and easements of record, any unpaid taxes, superior or prior liens and special assessments, any transfer tax in association with the foreclosure and the tax of forty-five cents (\$0.45) per One Hundred Dollars (\$100.00) with a minimum tax of \$10.00 and a maximum of \$500.00 as required by N.C.G.S. 7A-308 (a)(1). The sale will be held open for ten (10) days for upset bids as required by law.

If the Substitute Trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the sale and reinstatement of the loan without the knowledge of the Trustee(s). If the validity of the sale is challenged by any party, the Substitute Trustee(s) in its sole discretion, if it believes the challenge to have merit, may declare the sale to be void and return the deposit. The purchaser will have no further remedy.

An order for possession of the property may be issued pursuant to N.C.G.S.S 45-21.29 in favor of the purchaser and against the party or parties in possession by the clerk of superior court of the county in which the property is sold. Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may after receiving the notice of sale, terminate the rental agreement upon 10 days written notice to the landlord. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination.

Date of this Notice: October 25, 2023
Fletcher, Tydings, Williams-Tracy & Gott, PLLC

Mark Gott, Attorney for Substitute Trustee
100 Queens Road, Suite 250

Charlotte, NC 28204
Telephone: (704) 4010-0009

Exhibit A

Tract #1:
Being that certain tract or parcel of land, 1.69 acres, more or less, located in Burnsville Township presently listed as tax parcel 010190627 and mapped as parcel 0810,16748907, more particularly described as lot 2A allotted to Craig Franklin in the Report of Commissioners in a Special Proceeding entitled "Eloise F. Buchanan, et al, v Edgar Franklin and wife, Nell Franklin" recorded in the office of the Register of Deeds for Yancey County in Deed Book 134, page 32, and the same property described in Deed Book 296 at Page 654 less the out conveyance in Deed /book 164 at Page 323, to which public record reference is hereby made for a more full and complete description of the premises and is incorporated herein by reference.

Tract #2:
Beginning on a locust post in Southern boundary line of Craig Franklin (Lot #2-A of the Mary J. Franklin division) and runs thence with said line, North 77 East 300 feet to an iron pin; thence a southerly course 268 feet to an iron pin on the North side of a gravel road; thence westerly with said gravel road 260 feet to a locust post; thence same course 20 feet to a fence Jack Hensley's line; thence North 29 West 260 feet to the Southwest corner of said lot #2-A; thence North 77 East 20 feet to the beginning, containing 1.7 acres, more or less.

Except from the referenced tract the right of way for a road 20 feet in width on the western end of said tract.

Tract #3:
Beginning on a PK Nail in NCSR 1374 and the line of Mountain Manor Assisted Living the same being the southeast corner of Mountain Manor Assisted Living, and running with the line of Mountain Manor Assisted Living N 19 28 12 W 268.00 feet to a set iron pin; Thence N 81 48 17 E 193.50 feet to a set iron pin in the line of David Peterson (Deed Book 249, Page 509, Yancey County Registry): thence with the Peterson line S 25 11 43 E 303.00 feet to a set iron pin; S 25 11 43 E 240.00 feet to the point of beginning, containing 1.37 acres, according to a map and plat of a survey by Arrowood Surveying, P.A., PLS L-1510 with a seal date of 23 April, 2004 and being drawing no. 04-Y-01_1 48 and being designated as tract 2 of said map and plat.
Published November 15, 22, 2023

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION NOTICE TO CREDITORS

Having qualified as Administratrix of the Estate of Richard Lee Holland of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 14th day of February, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.
This the 15th day of November, 2023.
Julie-Anne H. Cobb
7966 Knoll Lane
Trussville, AL 35173
Resident Process Agent
Cathy Wood
1279 Georges Fork Road
Burnsville, NC 28714
Published November 15, 22, 29,
December 6, 2023

Marine Corps League Mt. Mitchell Detachment #1266

Meeting Notice Located at the Western Sizzler Restaurant, 11961 S Hwy 226, Spuce Pine, NC 28777
Meeting the 3rd Thursday of Every Month at 7:00 p.m.
All branches are welcome and families!

LEGAL NOTICE NOTICE OF PUBLIC HEARING RELATIVE TO APPLICATION BY THE TOWN OF BURNSVILLE FOR FUNDING UNDER THE HOUSING AND COMMUNITY DEVELOPMENT ACT OF 1974, AS AMENDED

Notice is hereby given that the Town of Burnsville will conduct a public hearing on December 7, 2023 at 6:00 PM, or as soon thereafter as the agenda will allow, at the Burnsville Town Hall located at 2 Town Square, Burnsville, relative to the intention of the Town of Burnsville to apply for additional 2019 CDBG funding under Title I of the Housing and Community Development Act.

The Town of Burnsville intends to submit an application for a grant of approximately \$500,000 in CDBG Infrastructure funds to the project - Main Sewer Interceptor Project (West).

The following is a tentative list of proposed activities and an estimated budget. The final application will be reviewed at the public hearing.

Public Sewer Improvements \$500,000.00

The proposed project will provide benefits to the entire town, 55.67% of whom are low and moderate income individuals based on U.S. Census data. No individuals will be displaced, nor will any require temporary relocation assistance as a result of the proposed project.

Citizens will be given the opportunity to provide oral and written comment on the Town's past and proposed use of CDBG funds at the public hearing. All interested citizens are encouraged to attend.

If additional information is needed, please contact Heather Hockaday, Town Manager at 828-682-2420. Formal written complaints or comments concerning the application process that are submitted to the Town Administrator prior to or following the public hearing will be responded to within ten working days by the administrator. A copy of the completed project application will be available for public review after January 1, 2024, at the Burnsville Town Hall.

Persons with disabilities or who otherwise need assistance should contact Heather Hockaday, at (828) 682-2420 or hhockaday@townofburnsville.org or Relay North Carolina #711 by November 30, 2023. Accommodations will be made for all who request assistance with participating in the public hearing.

This information is available in Spanish or any other language upon request. Please contact Heather Hockaday, at (828) 682-2420 or at the Burnsville Town Hall for accommodations for this request.
Esta información está disponible en español o en cualquier otro idioma bajo petición. Por favor, póngase en contacto con Heather Hockaday, al (828) 682-2420 o en Burnsville Town Hall, de alojamiento para esta solicitud.



Need a Broom?

Since 1950, the Burnsville Lions Club has been selling their trademark brooms as a fundraiser to provide vision care to needy persons in Yancey County. While we no longer go door to door selling our brooms, we have placed our "broom boxes" in a variety of places throughout the county. Following is a list of businesses where you may locate our "broom boxes" and purchase a broom. Buchanan & Young (713 E. Main), Jill's Hairport (212 W. Main), Phil's Tire Service (617 E. Main), Sue's Beauty Shop (511 W. Main), Fox Country Store (680 W. Main), Troy's Greenhouse (30 Cherry Ln), Shear Perfection Salon (117 Westover St.), and Yancey Graphics (607 W. Hwy 19E).

LEGAL NOTICE NOTICE OF PUBLIC HEARING AMENDMENT TO CDBG-I PROJECT #20-I-3604 BURNSVILLE MAIN SEWER INTERCEPTOR (WEST) IMPROVEMENTS PROJECT

Notice is hereby given that the Town of Burnsville will conduct a public hearing on December 7, 2023 at 6:00 PM, or as soon thereafter as the agenda will allow, at the Burnsville Town Hall, located at 2 Town Square, Burnsville, relative to the intention to amend the Burnsville Main Sewer Interceptor (West) Improvements Project CDBG-I #20-I-3604.

The Town plans to amend the original project description to reduce the scope of work caused by inflation in construction costs.

Citizens will be given the opportunity to provide oral and written comment on the town's past and proposed use of CDBG funds at the public hearing. All interested citizens are encouraged to attend.

If additional information is needed, please contact the Town of Burnsville at (828) 682-2420. Formal written complaints or comments concerning the amendment process that are submitted to the Town prior to or following the public hearing will be responded to within ten working days by December 21, 2023.

Persons with disabilities or who otherwise need assistance should contact Heather Hockaday, at (828) 682-2420 or hhockaday@townofburnsville.org or Relay North Carolina #711 by November 30, 2023. Accommodations will be made for all who request assistance with participating in the public hearing.

This information is available in Spanish or any other language upon request. Please contact Heather Hockaday, at (828) 682-2420 or at the Burnsville Town Hall for accommodations for this request.

Esta información está disponible en español o en cualquier otro idioma bajo petición. Por favor, póngase en contacto con Heather Hockaday, al (828) 682-2420 o en Burnsville Town Hall, de alojamiento para esta solicitud.



LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Aletta Martz of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 24th day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.
This the 25th day of October, 2023.

Jeffery Polgar
379 Piney Branch Way
Burnsville, NC 28714
Published October 25,
November 1, 8, 15, 2023

Guardian ad Litem volunteers needed

The NC Guardian ad Litem Program is seeking volunteer advocates to represent abused and neglected children in Yancey, Mitchell and Madison.

Training session are held periodically for volunteers with this program to advocate for local children.

If you have any questions or would like to learn more about the local Guardian ad Litem program, please call Erica Edwards at 828-682-4754 or visit volunteerforgal.org.

LEGAL NOTICE NOTICE OF SERVICE BY PROCESS BY PUBLICATION IN THE GENERAL COURT OF JUSTICE DISTRICT COURT DIVISION FILE NO. 23 CvD 218 NORTH CAROLINA YANCEY COUNTY

Yancey County, A Body Politic and Corporate vs. Mary Allison Costello, Unknown Spouse of Mary Allison Costello, Donny J. Laws, Guardian, Madison Health and Rehabilitation, LLC, Lienholder

TO: Mary Allison Costello, Unknown Spouse of Mary Allison Costello, Donny J. Laws, Guardian, Madison Health and Rehabilitation, LLC, Lienholder

Take notice that a pleading seeking relief against you has been filed in the above-entitled action. The nature of the relief being sought is as follows:

Foreclosure sale to satisfy unpaid property taxes owing to Yancey County on your interest in the property described as follows:

Beginning at a point in the S.W. corner of the property bordering Plum Branch Road and Wayne Branton property; thence N 09 07 30 W, 144.59 ft; N 08 08 30 E, 175.18 ft; N 62 02 40 E, 115.98 ft; N 68 41 50 E, 95.51 ft; N 78 57 50 E, 75.82 ft; S 89 20 40 E, 43.81 ft; S 85 57 00 E, 208.37 ft; S 80 03 10 E, 53.60 ft; S 53 24 20 E, 39.12 ft; S 04 02 10 E, 168.93 ft; S 05 46 50 E 102.45 ft; S 87 43 30 W, 633.50 ft to the point of beginning, containing 5.487 acres according to a map and survey by William E. Arrowood, Registered Land Surveyor, L-1510, dated Sept. 8, 1982.

Subject to easements, restrictions and rights of way of record, and matters of survey.

Also being identified as Parcel ID# 0840-00-27-9737-000, Yancey County Tax Office. Address: 996 Plum Branch Rd

Plaintiff seeks to extinguish any and all claims and interests that you may have in the property, to have a commissioner appointed to sell the Property and to deliver to the purchaser a deed to said real estate in fee simple, free and clear of all encumbrances, and that the interests and equities of redemption of the Defendants in the property be forever barred and foreclosed.

You are required to make defense to such pleading not later than December 26, 2023 and upon your failure to do so the party seeking service against you will apply to the court for the relief sought.

This day of October 30, 2023.

Chad A Haight
Attorney for Plaintiff
Capital Center
82 Patton Avenue, Suite 500
Asheville, North Carolina 28801
(828) 252-8010
Published November 15, 22, 29, 2023

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Kenneth Britt McCurry of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 24th day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.
This the 25th day of October, 2023.

Jamie Lynn McCurry
Price
9057 Gardens Grove Road
Leland, NC 28751
Published October 25,
November 1, 8, 15, 2023

Times Journal Deadline

Noon on Friday for Wednesday's publication. Located at 22 North Main Street. Phone 828-682-2120.

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Carl P. Fox of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 24th day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.
This the 25th day of October, 2023.

Harley Fox
635 Lickskilllet Road
Burnsville, NC 28714
Published October 25,
November 1, 8, 15, 2023

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Anna Mae Robinson of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 24th day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.
This the 25th day of October, 2023.

Pam Robinson
1145 Seven Mile Ridge Road
Burnsville, NC 28714
Published October 25,
November 1, 8, 15, 2023

LEGAL NOTICE IN THE GENERAL COURT OF JUSTICE, YANCEY COUNTY NORTH CAROLINA SUPERIOR COURT DIVISION NOTICE TO CREDITORS

Having qualified as Executor of the Estate of Pearson Riddle, Jr. of Yancey County, North Carolina, this is to notify all persons and corporations having claims against the Estate of said deceased to present them to the undersigned on or before the 24th day of January, 2024 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate please make immediate payment.
This the 25th day of October, 2023.

Wanda Mae Riddle
86 Pearson Road
Burnsville, NC 28714
Published October 25,
November 1, 8, 15, 2023

LEGAL NOTICE Yancey County Commissioners Notice of Adoption of Schedules, Standards, and Rules for the 2024 Reappraisal

Notice is hereby given that on the 31st day of October 2023, the Yancey County Board of Commissioners adopted the Schedule of Values, standards, and rules to be used in the 2024 reappraisal of real property in Yancey County.

Notice is further given that a copy of said Schedule of Values, standards, and rules is posted on the County's website, www.yanceycountync.gov, and is on file in the Yancey County Tax Office, 110 Town Square Burnsville, NC 28714.

Notice is further given that a property owner who asserts that the schedules, standards, and rules are invalid, may take exception to the order and appeal to the Property Tax Commission within 30 days of the date when this notice is first published. The final date that these schedules may be appealed is December 8, 2023.

Notice given this 8th day of November 2023.

Published November 8, 15, 22, 29, 2023