



Perspectives
Michael Ferguson
• Page 6A

The Albany HERALD

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Chasing Tiger
Scheffler nears top
• Page 10A



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WEEKEND

SATURDAY, AUGUST 29, 2026

Cruising Slappey: From Putt-Putt to the bowling alley ... 100 times

By Carlton Fletcher
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Editor's Note: Second in a series of stories looking at the past and present of some of the storied sections of Albany.

ALBANY – Like a large number of her peers in Dougherty County and even some from surrounding communities, Angela Tedder would hop in her decked-out '78 Grand Prix, the one with the premier sound system, and cruise Albany's Slappey Boulevard on Friday and Saturday nights, usually with her running buddy, Joy Robison.

Ray Miller, who was a classmate of Angela's at Monroe High School, although they didn't meet at school, was usually doing the same thing with his friend Jeff Thornhill, first in his 1970 Ford Falcon and later in his '79 Camaro.

"Crusing, that was our social

media," Angela said of those late-'80s, early-'90s weekends. "It was our way of hanging out with our friends and meeting new people. We'd cruise from Putt-Putt to Teg's Bowling Alley – up and down – all night. "We'd pull off into parking lots to talk, or we'd stop at McDonald's, Krystal, Hardee's to get something to eat. That's what we did for fun."

Much like the classic 1973 movie "American Graffiti," teens, and even a few young adults, from Angela and Ray's era turned Albany's main drag into their car-crazy playground, carrying on a tradition that started in the '50s and continued until the late-'90s.

Kids cruised up and down Slappey – "from Putt-Putt to the bowling alley and back, a hundred or so times a night," one noted – their radios blasting the songs of the '60s, '70s, '80s and '90s, putting their wheels on display to get the attention of fellow cruisers.

"It was like watching a car show," said Tedder, who would become Angela Miller when she and Ray got married six months after they met. "People had their cars fixed up, and they were usually loud."

"The trucks had lowered rear-ends, cars were jacked up, everyone had nice tires and rims," Ray pipes in. "The mufflers were loud, and there were some of

the wildest paint jobs you can imagine."

"It was like the original 'Pimp My Ride,'" Angela adds.

...
I drove my brother's convertible Volkswagen that you could see through the floorboard from the backseat. We had to strap the door shut. We would put \$1 worth of gas in it and drive up and down Slappey to meet boys. I remember Shoney's drive-up was popular.
Anita Garcia

...
Albany's cruising craze predated "American Graffiti" by a few decades. No one really knows how it got started, but

See **SLAPPEY**, 2A



Staff Photo: Carlton Fletcher
All American Fun Park formerly Putt-Putt.



Special Photo: Angela Miller
Angela Tedder's 1978 Pontiac Grand Prix.



Special Photo: Ray Miller
Ray Miller's 1979 Chevy Camaro.



Special Photo: Ray Miller
Tom Lastinger's low-rider chop top truck.

Terrell schools bring in outside financial team after CFO departure



Staff Photo: Kathryn Crockett

The Terrell County Board of Education has approved an agreement with the Mauldin & Jenkins CPA firm to provide CFO-level consulting and financial support as the district works to strengthen its financial operations and internal controls.

By Kathryn Crockett
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DAWSON – The Terrell County Board of Education has approved an agreement with the Mauldin & Jenkins CPA firm to provide CFO-level consulting and financial support as the school system continues rebuilding its finance department following months of turnover and identified longstanding weaknesses in its fi-

Are the Albany Civic Center's days numbered?

By Alan Mauldin
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ALBANY – Are the Albany Civic Center's days numbered? That is a question that came up this week for the Albany City Commission.

Commissioners also voted down a care home for young men during the Tuesday meeting.

Albany City Manager Terrell Jacobs brought up the topic as part of a discussion on the rental of a heating, vacuum and air-conditioning (HVAC) unit for the facility that opened in 1983.

In addition to its age, the venue does not lend itself to hosting some events that go to other cities in the state, the city manager told The Herald during an interview after the completion of the meeting.

"We've (done) a feasibility study on a new conference center," Jacobs said. "That's something we're going to be working with the commission on."

"The question is the age of the Civic Center and the functionality of it for conventions and conferences."

The Dougherty County Com-

mission also has expressed interest in a conference center in the city.

In early 2006 the Chicago-based firm Johnson Consulting recommended a facility with between 50,000 and 75,000 square feet of contiguous event space, with an additional 15,000 square feet for meeting rooms and 10,000 square feet of pre-function space.

At the time the findings were presented in February, Flint River Entertainment Complex General Manager Victor

See **CENTER**, 2A



Staff Photo: Alan Mauldin

Albany City Commissioners Willie Weaver and Diana Brown take part in Tuesday's commission meeting.

Periodical — Mail Label

INDEX

Classifieds 2B-8B
Comics..... 9B-12B
Crosswords..... 8B, 10B
Local News..... 7A
Obituaries..... 11A
Outdoors..... 1B
Perspectives..... 6A
Sports..... 9A-10A
Squawkbox..... 3A
Weather..... 3A

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From 1A

SLAPPEY

everyone agrees that one of the drivers that generated interest in Slappey as a gathering place was the opening of the Arctic Bear, a glorified ice cream/hot dog stand opened by the Brothers Johnston, Clarence and Norton, in 1950 at the corner of Slappey and Oglethorpe Boulevard.

With its iconic “licky bear” sign — a giant neon polar bear that “licked” an ice cream cone — the Arctic Bear became a landmark in the community, pleasing kids of all ages until it eventually closed in 1995.

But by the time kids started cruising Slappey, there were other establishments that drew their attention, eating establishments like Burger Chef, Baskin Robbins, Mama Jean’s, the Silver Dollar Diner, Denny’s,

Sno-Biz, Casa Tapatia, Villa Gargano, Starways Hotdogs, the Olympic Flame, Mae’s Oyster Bar, Shoney’s ... just a few of the hundreds listed by former cruisers in response to a Facebook request.

...

The late ‘60s, it was cool to circle a burger joint’s parking lot. We decided to circle Shoney’s parking lot 50 times. After the 20th trip around, the manager came out and stopped us to ask what we were doing. We explained, and he smiled and gave us free sodas. Rodney Rouse

...

Angela and Ray have a special place in their hearts for the cruising of their day. They actually met at the Krystal restaurant on Slappey.

“We were both riding with friends, and we stopped at Krystal to get something to eat,” Angela said. “I met Ray,

and he asked if I wanted to go ride 4-wheelers with him at the Sand Dunes. And we just connected.” It didn’t take Ray long to determine he’d met the woman of his dreams.

“We started dating,” he said, “We were going somewhere, and Angela said she wanted to drive her car. She popped the hood to check the oil, and I was really impressed. She had cooked lasagna to take with us, and it was great. I said to myself, ‘A girl that knows cars who can cook. Hmmm.”

But Ray knew he’d found his perfect companion when, later in the ride, he posed a “test” question.

“I’d been out with a girl who, if she had to go to the bathroom, we’d have to drive back to town or to her house,” he said. “I asked Angela what would happen if we were out riding and she had to use the bathroom. She said I would go right beside the car or in the woods. I knew this was my ideal woman.”

...

Putt-Putt to the Quickie to Burger Chef to Arctic Bear. Repeat. Steve Thompson



Ray and Angela Miller

... The stories that emerged from nights of cruising Slappey became legend. Ray Miller remembers looking out his window one evening and seeing “about half-way up a tire.” He got out of his car and was stunned to see a massive “purple flake hearse.”

“That thing was huge, and one of the coolest things I’ve ever seen,” Ray said. “It had lights on its sides and that paint job that looked like midnight. The guy opened it up to show us inside, and there were about 12 guys in the back. In the middle was a coffin that served as their beer cooler.”

There also was that time that Angela and Ray were among the cruisers who pulled into a grocery store parking lot and were stunned when a guy walked in front of their vehicles. He was bleeding profusely.

“I asked what had happened, and this guy said, ‘Some guy just shot me in the tail,’” Ray said.

The apparent results of a dispute over a girl — what else? — the cruisers stood around in amazement as an ambulance

pulled up and the attendants, instead of taking the injured person right away to the hospital, spent a fair amount of time talking to those gathered, asking if they knew what had happened.

“Instead of hurrying to the hospital, they hung around the parking lot talking to everyone,” Ray said. “And, as it turned out, when they finally took that guy to the hospital, he died. He’d bled out while they were hanging around.”

There was also the time that Ray was stopped by an overexuberant police officer.

“He stopped me and said he was going to write me up for drag racing, even though we were doing only 35,” Ray said. “He kept saying, ‘I know what you were fixing to do, driving right alongside that other car.’”

Imagine the officer’s surprise, when the driver of the other car getting ready to “race” turned out to be an elderly lady for whom drag racing may have been the very last thing on her mind.

...

When I first got my driver’s license in the early ‘70s, I had to drive my mother’s dark green Pontiac Bonneville station wagon my friends called ‘The Tank.’ I discovered that if you turned it off and then back on, a huge explosion would

come out of the exhaust pipe. One night we were cruising Slappey in The Tank, and we passed this guy on a bicycle. I turned it off and on, and it scared this guy so bad he fell off his bike. Randy Merchant

...

I have put tens of thousands of miles on that road in the ‘80s and ‘90s. Mike Brooks

...

One of life’s certainties is that all good things must eventually come to an end. As the ‘90s moved toward the new millennium, the joy of cruising started to fade. Maybe it was the new electronics that held young folks’ attention, or maybe it was the fact that gas crept up past \$2 and \$3 a gallon.

Now, some 75 years after the opening of the Arctic Bear, cruising is pretty much a thing of the past, despite the fact that a recent survey shows that between 22,000 and 32,000 vehicles travel on Slappey every day. Many of the old familiar landmarks are closed. A whole block of prime real estate along the 100 block of South Slappey — including the former locations of Casa Tapatia, Knights Appliances, Restaurant Supply and the former Walgreens on the 100 block — all sit vacant.

About the only time there

See **SLAPPEY**, 11A



Special Photo

Arctic Bear Sign.



Staff Photo: Tara Fletcher

Elaine’s Tax formerly IHOP.

From 1A

TERRELL

who left Terrell County Schools after about six months to take the CFO position with Sumter County Schools.

Harvey previously told The Albany Herald that Lowe joined the district in February during a particularly difficult period for its finance department, with staff turnover, unresolved vendor payments, payroll and benefits issues, two outstanding audits and the development of the Fiscal Year 2027 budget all happening at once.

Rather than immediately plac-

ing another CFO into that environment, Harvey said earlier this month that she wanted an outside team to help stabilize the department first, putting in place best-practice systems and processes that have been missing from the district for years prior to her elevation to the superintendent’s position.

“I’m bringing in a group so that the next CFO will not be overwhelmed,” Harvey said. “They’re going to clean things up, get us where we need to be.”

At Tuesday’s meeting, Harvey said Mauldin & Jenkins representatives visited the district Aug. 20 to assess its needs before developing the proposal presented to the board.

The agreement is not for basic bookkeeping or data-entry services. Instead, Harvey said the district selected higher-level “controlling” and CFO services designed to improve financial oversight, reporting and internal controls.

Under the agreement, Mauldin & Jenkins will review the district’s budget status and projections monthly, monitor grant activity, help prepare monthly financial information for the board and consult directly with Harvey.

The firm also will provide support to the Finance Department with bank reconciliations, unpaid invoices and aging accounts-payable reports, inter-fund transfers, budget evaluation, grant reimbursement requests, capital asset tracking and school activity accounts.

Harvey said the firm will assign two to three people to work with the district. Much of the work can be performed remotely, but consultants can come to the district when on-site work is necessary.

The agreement also gives the district access to additional services as needed, including financial process gap analysis, development of internal controls, procurement and purchasing-card policies, school

activity training and internal audits.

Those controls have been a recurring focus of the district’s effort to reorganize its financial operations.

“This is important in order to keep the board in a strong financial position,” Harvey told board members Tuesday. “We have a strong fund balance. We have some processes, but we need strong internal control.”

Harvey said those controls are likely to remain an issue in the district’s audit process.

The work follows a broader financial cleanup already underway.

Harvey previously said district officials discovered unresolved payables involving benefit vendors and were notified of money owed to the Teachers Retirement System of Georgia. Concerns over whether some payroll deductions had been properly remitted contributed to the district seeking an outside review of its payroll and financial practices.

Mauldin & Jenkins conducted that review earlier this year, examining payroll, deductions, employee benefits, contracts, tax and pension remittances, and internal controls.

Tuesday’s agreement gives Mauldin & Jenkins a broader role in helping the district manage those systems going forward.

One of the firm’s first priorities will be helping the district complete a required DE 46 state financial filing, a state-required financial report reflecting the school district’s adopted budget due Sept. 14. Harvey described the DE 46 to the board as the budget information school systems are required to submit to the Georgia Department of Education.

The consultants also will review the district’s existing financial policies and handbooks to identify gaps in procedures and internal controls.

Another area of focus will be school activity accounts.

Harvey told the board she expects those accounts to be noted in the district’s FY 2025 audit, although she stopped short of saying auditors would issue a formal finding.

“We pretty much know that there’s going to be — I won’t say a finding — but it will be noted in the FY ‘25 audit about school activity accounts,” Harvey said.

The consulting agreement carries several different costs, depending on the services the district uses.

Harvey told the board the agreement includes a one-time \$5,000 onboarding fee to provide the consulting team secure access to district financial systems and familiarize it with district operations.

A closeout financial review is estimated at \$13,000 for approximately 55 hours of support. One portion of the monthly financial support services is priced at \$4,500 per month, while controller-level services are listed at an amount not to exceed \$8,000. Additional projects would be billed separately if the district chooses to use them.

Because some services are optional, Harvey said there is not a single fixed total cost for the agreement.

When a board member questioned how unbudgeted consulting expenses would be covered, Harvey said the district could reassign money within the existing budget or, if necessary, use the system’s fund balance.

The agreement took effect with the board’s approval and runs through June 30. It automatically renews for another 12 months unless terminated. Either party can end the arrangement with 30 days’ written notice.

Harvey said that provision gives the district the ability to end the consulting relationship once a permanent CFO is hired and the outside services are no longer necessary.

From 1A

CENTER

Landry told county commissioners that the facility lacks modern features that attendees expect to find in a conference center.

The study included input from the city and county governments, residents, Albany State University, Albany Technical College, hoteliers, business and real estate professions and other organizations and potential users.

The study identified the area within a 90-minute drive of Albany as being a potential host city for meetings and said that a multipurpose event center can

serve as an anchor for ongoing downtown redevelopment.

There are various options for finance construction of a new conference center, according to Jacobs, including revenue bonds.

“They (commissioners) have got to make decisions along with the county and how we are going to fund it,” he said.

The Civic Center construction cost more than four decades ago came in at a cost of about \$18 million.

Athens and Macon are among cities in the state that have built conference centers, recently, he said, and Albany needs something similar to compete with those and other cities in the state for convention business.

On the issue of the proposed

group-living home that could have housed up to youngsters at 2005 Waddell Ave., commissioners voted unanimously to deny a special use request for the property that would have allowed for the group home.

The previous week, residents in that neighborhood showed up in numbers to urge commissioners to reject the proposal. Commissioners voted for the denial without comment.

Residents in the area raised objections based on the potential nuisance and crime issues that such a facility could bring.

Chamberlain Children co-owner Bryan Chamberlain told commissioners that the children in the home would be strictly monitored at all times.

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7 LITTLE WORDS

Find the 7 words to match the 7 clues. The numbers in parentheses represent the number of letters in each solution. Each letter combination can be used only once, but all letter combinations will be necessary to complete the puzzle.

CLUES

- unironed (8)
- enthralls (10)
- troubles “afoot” (5)
- in need of a shave (8)
- 2020 sci-fi action thriller (5)
- spice from a nutmeg (4)
- what a server is waiting for (4)

SOLUTIONS

WHI	IV	PL	CR	CA
UM	COR	CE	AT	SK
PT	ERY	NS	ED	NET
TE	PS	MA	TI	ES

Tuesday’s Answers: 1. DEMONSTRATE 2. QUESTIONS 3. NIGHTFALL 4. TEAMWORK 5. TITANIUM 6. GRIM 7. GLITZ 8/26

7 LITTLE WORDS

Find the 7 words to match the 7 clues. The numbers in parentheses represent the number of letters in each solution. Each letter combination can be used only once, but all letter combinations will be necessary to complete the puzzle.

CLUES

- tried a new configuration (11)
- people on wanted posters (7)
- sweeping views (6)
- mononymous “Dune” star (7)
- “Eureka!” moments (10)
- “Tom Lake” author Ann (8)
- proverbially wasteful action (5)

SOLUTIONS

HAS	REO	NI	EPIP	VIS
ZEN	IES	WS	ETT	ZED
TCH	OUT	HAN	RGA	YA
LA	TE	DA	TAS	PA

Wednesday’s Answers: 1. CRUMPLED 2. CAPTIVATES 3. CORNS 4. WHISKERY 5. TENET 6. MACE 7. TIPS 8/27

7 LITTLE WORDS

Find the 7 words to match the 7 clues. The numbers in parentheses represent the number of letters in each solution. Each letter combination can be used only once, but all letter combinations will be necessary to complete the puzzle.

CLUES

- carries (5)
- daily routines (6)
- vocational pursuit (6)
- Mystic’s state (11)
- “sport” in 1900 Olympics (7)
- nacreous (10)
- 1990s tennis star Pete (7)

SOLUTIONS

TOT	OQU	EER	HAB	NE
CAR	ALE	RAS	ET	SA
OP	ENT	CUT	CON	ITS
CTI	MP	ES	SC	CR

Thursday’s Answers: 1. REORGANIZED 2. OUTLAWS 3. VISTAS 4. ZENDAYA 5. EPIPHANIES 6. PATCHETT 7. HASTE 8/28

7 LITTLE WORDS

Find the 7 words to match the 7 clues. The numbers in parentheses represent the number of letters in each solution. Each letter combination can be used only once, but all letter combinations will be necessary to complete the puzzle.

CLUES

- Freeman or Fairchild (6)
- monotony (8)
- claim (7)
- the bulk of a tooth (6)
- state of SW India (6)
- British sci-fi author China (8)
- sandpiper’s relation (9)

SOLUTIONS

RPO	MO	NT	LNE	ALA
MIE	IN	AN	OPE	RT
RG	PHA	VIL	DE	SS
LE	DUL	KER	PU	LAR

Friday’s Answers: 1. TOTES 2. HABITS 3. CAREER 4. CONNECTICUT 5. CROQUET 6. OPALESCENT 7. SAMPRAS 8/29

QUOTE OF THE DAY

“It’s all right letting yourself go, as long as you can let yourself back.”

Mick Jagger,
musician (1943-)

CORRECTION

This newspaper is committed to publishing fair and accurate information. Errors should be brought to the attention of Editor Carlton Fletcher at (229) 888-9300. Corrections or clarifications will appear in this space.

SQUAWKBOX

squawkbox@albanyherald.com

The continued ignorance being exhibited by our local elected officials clearly demonstrates our need to get new people in office. We’ll continue to flounder if we don’t.

I bet Albany can make a claim that cannot be topped in the entire United States: A \$12 million bus station used as a cooling facility for our citizens looking for handouts. Buses do not stop there, but it’s great for cooling off.

As American citizens, we should all be angry about the deplorable conditions our brave sailors aboard the USS Abraham Lincoln have had to endure: 240 consecutive days at sea; moldy showers; broken toilets; no soap, deodorant or toothpaste; a meal down to a half a cup of rice and two tortillas, to name some of the conditions. And how did Hegseth and Trump respond? They called it fake news. Trump even suggested the sailors hadn’t spent enough time at sea. What type of leader, commander-in-chief worth his salt, would even entertain such an idea?

In 2009, Poland passed a law making chemical castration mandatory for pedophiles and is enforcing it. Are we behind the times?

It’s curious how people who complained and protested against voters who continued to “vote for people just because they shared skin color” are now doing the same thing. The wheel in the sky keeps on turning.

Once again a crime-fighting tool is too effective and will be eliminated. These cameras only catch crooks ... either on them or abusing them.

From The Onion: “Myth: The government will take away your money and give it to the poor.” “Fact: You are the poor.” — That Man Without a Family

Contrary to what you people have obviously been told, racism is wrong, no matter what the color is of the person who is racist.

According to AAA, the average gas price in Albany a year ago was \$2.90. Today the average is \$3.81. You keep listening to people in high places who tell you gas is coming down. Show your ignorance.

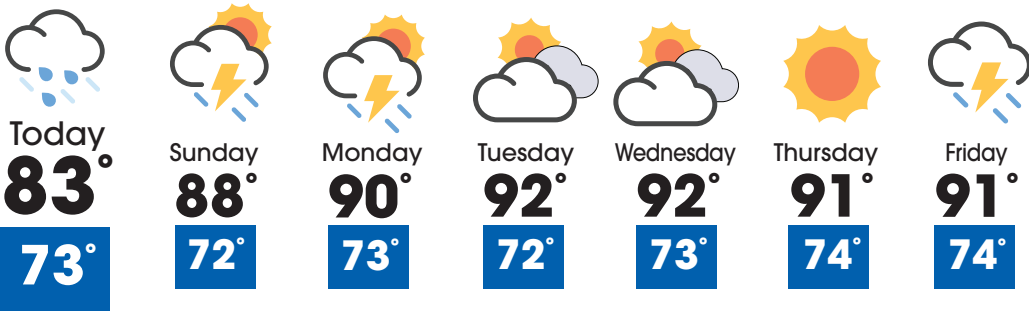
Hey, I’ve got this great idea. Let’s take what is no doubt the most prime piece of real estate in Albany and turn it into a park. Yeah, I know there is a huge park less than a block away, but, heck, maybe they’ll put our name on the new park. As they said in “O Brother Where Art Thou:” “You guys are dumber than a sack of hammers.”

Diana Brown evidently thinks it is her job to try and distribute all city funds to her constituents. She says elderly citizens should be given money to lower their electric bills. And, I can’t help but wonder, which “elderly citizens” should get that economic break? I would be willing to bet the entire list would be a group of her friends and homies. Now that’s what I call good government.

By all means, close that ICE facility in Lumpkin. It’s nothing but a facility for the racist Trump thugs to deny brown citizens their Constitutional rights.

ADS: Advertising can be placed by phone, email and/or in person Mon.-Fri., 8:30 am - 5 pm or call 229-888-9300. For classifieds and display/public notices/online ads email Phil Cody at phil.cody@albanyherald.com or call 229-888-9300. Our office is at 306 W. Broad Ave., Albany, GA 31701. **BILLING:** Business hours are Monday-Friday 8:30 am-5 pm, contact number: 229-888-9300.

Weather Forecast



Daily Bridge Club

Simple Saturday

By Frank Stewart
Tribune Content Agency

Simple Saturday columns focus on basic technique and logical thinking.

“I took time to explain the

NORTH ♠ A J 3 ♥ J 10 9 8 5 ♦ 7 5 2 ♣ 9 5			
WEST ♠ Q 10 8 2 ♥ Q 10 6 4 ♦ J 7 6		EAST ♠ 6 5 4 ♥ A K 7 4 ♦ 9 8 ♣ Q 10 8 2	
SOUTH ♠ K 9 7 ♥ Q 2 ♦ A K J 3 ♣ A K 4 3			
South 3 NT 3♥	West Pass 3♦	North 3♥ 3 NT	East Pass All Pass
Opening lead – ♠ 2			
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word ‘bargain’ to my daughter, and she said it meant a great deal to her.” – graffiti

Beware of bargains at the bridge table. In today’s deal, West led the deuce of spades against 3NT, dummy followed with the three, East played the four and declarer bought the first trick for the bargain price of a seven. South next led the queen of hearts, winning, and a heart to dummy’s jack. East took the king and led a club.

LONG HEARTS

South won and had to reach dummy twice to set up and then cash the long hearts. He led the nine of spades, planning to play dummy’s jack, but West alertly put up the queen. Then dummy’s second entry vanished, and South couldn’t use the hearts



Frank Stewart

and won only eight tricks. South needed to pay a fair price for the first trick: He must win with the king. He can finesse with the jack later to get a necessary second entry to dummy and finish with an overtrick.

DAILY QUESTION

You hold: S 6 5 4 H A K 7 4 D 9 8 C Q 10 8 2. Your partner opens one diamond. The next player bids one spade. What do you say?

ANSWER: Without the overcall, you would have responded one heart, but you have too few hearts and too few points to bid two hearts. Your best call is a negative double, which by agreement shows enough strength to respond, with a heart suit plus diamond tolerance or clubs. If your partner bids two hearts next, pass.

South dealer
N-S vulnerable

Advice Columnist

Noisy neighbor kids mar backyard oasis

By Eric Thomas
Tribune Content Agency

Dear Eric: After working 50 years, I recently retired. At the same time, the house next door to us was sold to a family with six children, ranging in age from newborn to 10 years old.

We do not have large lots. What was once my backyard oasis (I garden, read, and swim) is now a nightmare. Children literally screaming. I don’t know what to do.

The father actually told me to enjoy my quiet summer because it’s over. We have worked our entire lives for what we have accomplished, and I feel like it’s been ruined in the blink of an eye. Other than moving, what can we do?

– *Trouble in the Suburbs*

Dear Suburbs: This is a tough pill to swallow because it’s made up of one part acceptance and one part conversation. Most of the time, we don’t have much control over who lives near us. This can turn out badly; and everything in between.

But frustrating though it may be to have noise coming from next door, it may be helpful to acknowledge that an oasis was never really something that was fully within your power. There was always going to be somebody next door, building toward their own paradise. While your ideal neighbor might have been someone who also enjoyed gardening and other quiet activities, that wasn’t a guarantee.

Acceptance moves you out of frustration and into a place of proactivity. What can you do to bring more peace into the space you’re in now? Fences, hedges, noise machines, and

relaxing music can all help.

Conversation will help, as well. Are the neighbors open to a schedule of some sort? If you like to swim and enjoy quiet in the morning, can they agree to a more peaceful backyard until a certain time? Again, there’s no guarantee that they’ll be amenable to it, but it’s worth asking because you do share a space and they don’t automatically get to dictate everything that happens there.

Dear Eric: I am 63, my husband is 65. We consider ourselves “young” for our ages.

The other day I took a quiz that was supposed to determine “biological age” versus chronological age. One question was, “Do you expect more good things to happen to you than bad?” I was surprised and disappointed when he said “No.” I asked him why and he said because he was worried about money.

I am self-employed and lost a big client a few months ago that made up over half of my income. I have always been able to find substitute work to replace lost income when necessary. This time it is admittedly taking me longer, I suspect ageism has something to do with it, but I haven’t lost confidence in my ability to get it done and it hurts me that he has.

I tried to tell him that this question wasn’t just about money, it was about an outlook of optimism and a belief that good things will happen. He simply said he couldn’t help it, he just felt like the hole was getting worse.

I don’t want to invalidate his feelings or his worries. But the only other time in our relationship that I’ve felt we



Eric Thomas

were viewing things differently was very early on when we had small children and he felt trapped in a job he hated and honestly, his life. He saw his only way “out” as leaving us. It took years for us to find our way back to each other and merge our past into the new people we became. It’s worked wonderfully for the past 13 years but this difference now in our outlook on life has me worried again.

Am I making too much of this? My worry is that it doesn’t really address what I see as the problem, or does it?

– *Always the Optimist*

Dear Optimist: I think you’re correct that the money question and the outlook question may be different. Understandably, his comments are bringing up trauma for you. You want, and should get, reassurance. It may be helpful to say directly, “the way our conversation about money is hitting my ear has me feeling concern that echoes the time when you felt trapped. I don’t think it’s the same, but it would help me to hear you say that and to talk through ways we can stay connected even through stress.”

Separately, you can talk about your finances. You can’t control his worries or his outlook. And some of the outlook may have less to do with the immediate issues and more about life stage. But looking together at the numbers and making contingency plans that take into account many possible scenarios can help reduce anxiety and allow you both to have clearer conversations.

Send questions to R. Eric Thomas at eric@askingeric.com or P.O. Box 22474, Philadelphia, PA 19110. Follow him on Instagram and sign up for his weekly newsletter at rerictthomas.com.

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Special Photo: ASU

Darren Smith II, a junior at Albany State University, was chosen from more than 2,700 applications nationwide to serve as the university's sole representative for the 2026 BET Next Gen Ambassador Program.

ASU student Darren Smith selected for BET Next Gen Ambassador program

Staff Reports
news@albanyherald.com

ALBANY — Darren Smith II, a junior at Albany State University, was chosen from more than 2,700 applications nationwide to serve as the university's sole representative for the 2026 BET Next Gen Ambassador Program. The leadership development program offers participants practical experience in the entertainment business and is intended for students interested in media creation, marketing communications and public relations. Smith, a Jacksonville, Fla., native and mass communication major, participated in the competitive program with students from historically black colleges and universities nationwide. He collaborated with business experts to support red carpet operations, media relations and event logistics during BET Awards Week in Los Angeles. Additionally, he had the chance to engage with celebrities, media executives and communications special-

ists, which gave him priceless practical experience in public relations and entertainment communications. "My experience in the 2026 BET Next Gen Ambassador Program was truly life-changing," Smith said. "It provided me with an inside look at the entertainment industry and allowed me to work behind the scenes alongside industry professionals while interacting with some of today's biggest celebrities. Every day challenged me to grow, and I left the program with valuable knowledge, meaningful relationships and an even greater passion for the entertainment and media industry." For Smith, one of the program's greatest lessons was learning how to thrive in a fast-paced environment. "The greatest lesson I learned was the importance of remaining diligent, adaptable and prepared," he said. "The entertainment industry moves quickly, and success often comes down to being able to adjust, solve problems under pressure and maintain a posi-

tive attitude. This experience reinforced that preparation and consistency are just as important as talent." Smith attributes his preparation for the opportunity to Albany State University's leadership experiences, which enhanced his professionalism, communication, and problem-solving skills. Throughout his time at ASU, Smith has established himself as an engaged student leader. He serves as vice president of operations for the Student Activities Advisory Board and previously as the sophomore class vice president, while remaining active in the Holley Ambassadors and ASU Kings. He also has completed more than 50 hours of volunteer service during his time at the university. Smith's accomplishments include being recognized as the highest-ranking sophomore in mass communication, serving as a royal court escort, earning SAAB's Sophomore Class Standout and Content Creator of the Year honors, and receiving the Student

Government Association's Ascending Influence, Rising Leader and Get It Done awards. Smith has established a significant online presence in addition to his leadership on campus. Together with fellow student Ariel Kizer, he co-founded 504CollegeDr, a student-focused Instagram platform that showcases Albany State news, student accomplishments and opportunities. His ability to create digital material and convey sports stories is further demonstrated by the fact that his sports media platform, Dsmoove Sports, has had more than a million views. Looking ahead, Smith said he hopes to pursue a career as a sports anchor, media personality or television host. As he continues building his career in media, Smith says one lesson continues to guide his journey. "Success isn't about being better than the person beside you," he said. "It's about becoming better than the person you were yesterday."

Global War on Terror monument to be dedicated at Veterans Park

Staff Reports
news@albanyherald.com

ALBANY -- American Legion Post 30, in partnership with the Exchange Club of Albany, has announced the installation of a new Global War on Terror monument at Veterans Park, located beside the Albany Civic Center. The monument will be placed among the existing memorials honoring America's servicemembers, joining the tributes dedicated to World War II, the Korean War, and the Vietnam War. The Global War on Terror monument recognizes the tragic

events of Sept. 11, 2001, while also acknowledging the series of violent attacks that occurred in the years before that date. These incidents, carried out by organizations responsible for severe harm and loss of life, include the Marine Barracks bombing in Lebanon (1983), the first World Trade Center bombing (1993), the U.S. Embassy bombing in Kenya (1998), and the USS Cole bombing (2000). Together, these events reflect the long-standing threats faced by American service members and civilians and form the historical foundation for

the monument's creation. "The addition of this monument ensures that the courage, service, and sacrifice of these veterans will be remembered for generations to come," Daniel Brewer, the Commander of Post 30, said. "It stands as a solemn reminder of the nation's ongoing commitment to honor those who have defended freedom in the face of global terrorism." The public is invited to attend the dedication ceremony for the new monument, which will be held on Sept. 11 beginning at 10:30 a.m. at Veterans Park. The program will feature

remarks from Albany Mayor Bo Dorrough, the singing of the National Anthem and God Bless America, and the Posting of the Colors by the Young Marines. The monument then will be formally unveiled. Representatives from American Legion Post 30 and the Exchange Club of Albany will offer remarks, followed by personal reflections from veterans of the Iraq and Afghanistan wars, whose service is central to the monument's purpose. The ceremony will conclude with a moment of silence and the playing of "Taps" in honor of all who served and sacrificed in the Global War on Terror.



File Photo

American Legion Post 30 Commander Dan Brewer.



SAVE THE DATE

Regional Partnership Announcement

WHO: Albany Technical College, South Georgia Technical College, Georgia Power, and regional partners.

WHAT: Announcement recognizing Georgia Power's support of regional workforce development through the donation of two vans: one to Albany Technical College for its developing VECTR Center and military-connected workforce efforts, and one to South Georgia Technical College to support a regional partnership expanding access to electrical lineworker training in the Albany area.

WHEN: Tuesday, September 1 at 10:00 a.m.

WHERE: Albany Technical College Logistics Education Center

The partnership will also support Albany Tech's developing VECTR Center and its work to connect veterans, transitioning service members and military families with education, training and workforce opportunities.

1704 South Slappey Boulevard, Albany, Georgia | 229.430.3500

Special Illustration

Albany Tech to host event focused on expanding electrical lineworker training

Staff Reports
news@albanyherald.com

ALBANY -- Albany Technical College will host officials from South Georgia Technical College, Georgia Power and regional partners on Tuesday for an announcement focused on expanding access to electrical lineworker training in the Albany area and recognizing Georgia Power's donation of two vans supporting the effort. The partnership also will support Albany Tech's developing VECTR Center and its work to connect veterans, transitioning service members and military families with education, training and workforce opportunities. The official announcement recognizing Georgia Power's support of regional workforce development through the donation of two vans: one to Al-

bany Technical College for its developing VECTR Center and military-connected workforce efforts, and one to South Georgia Technical College to support a regional partnership expanding access to electrical lineworker training in the Albany area, will be held Tuesday at Albany Tech's Logistics Education Center at 1704 S. Slappey Blvd. at 10 a.m. Representatives from Albany Technical College, South Georgia Technical College, Georgia Power and Marine Corps Logistics Base-Albany, as well as invited regional leaders and workforce partners, will be a part of the program. The partnership is designed to expand regional access to electrical lineworker training and strengthen connections among education, industry and military-connected workforce efforts.

Lawmaker explores legislation to curb Flock camera misuse

Staff Reports
news@albanyherald.com

ATLANTA — Growing public concern about license plate reader systems has led a state senator to consider legislation to limit abuses by police. After nearly weekly news reports of law enforcement officers accused of misusing license plate reader data for personal purposes, such as spying on friends and family, Sen. John Albers, R-Roswell, said on Tuesday that he was joining a new task force to explore whether legislation is needed. He said other lawmakers also were invited to join. "Like every citizen in our state, we're concerned about the abuses that have taken place," Albers, who, as chairman of the Senate Public Safety Committee has influence over law enforcement legislation, said. News reports about police misuse of the camera systems in Georgia increased this year, as more local departments started auditing use and reporting potential abuses to the Georgia Bureau of Investigation. As recently as last week, three former officers in Savannah were charged with misuse of a license plate reader system and violation of oath of office. In separate Georgia cases, former law enforcement employees also

have been charged with misuse, as well as stalking and computer invasion of privacy. Three Albany police officers were dismissed for such infractions. Atlanta-based Flock Safety is one of the leading companies in the license plate reader industry. The company said in 2023 that its cameras were watching in at least 70% of Georgia's cities. The proliferation of its cameras has been accompanied by concerns about privacy. At least 30 localities across the country had deactivated their Flock cameras or canceled their contracts with the company since the beginning of 2025, NPR reported in February. That report noted that Flock CEO Garrett Langley had criticized DeFlock, a crowdsourced mapping project. As of Tuesday, DeFlock's website reported that more than 130 cities had canceled Flock contracts, deactivated their cameras or otherwise rejected the systems. But the website said there were still at least 135,000 license plate readers in use. In mid-August, Flock announced new accountability and privacy measures. The company said it was reducing its recommended default data retention period from 30 days to seven. It also said it was letting cities control the types of offenses that external law enforcement



Special Photo: Ty Tagami/Capitol Beat

State Sen. John Albers, R-Roswell, talks to reporters at the Georgia Capitol in Atlanta about a task force convened to address police misuse of the Flock Safety camera network.

agencies could search their data for. Flock's network stitches together law enforcement across the country. Last week, the Utah News Dispatch reported that 10 Flock cameras in one county had been searched more than five million times between February 2022 and July, nearly 97% of the searches coming from law enforcement in 45 other states. Flock has said its technology helped locate 10,000 missing persons in 2025, adding that the cameras contributed "significantly" to the recovery of stolen vehicles. Police in Cobb County credited interagency access to the Flock network for the capture

of the suspect in a deadly midtown Atlanta shooting in 2023. Albers said the new task force was formed by the Georgia Association of Sheriffs and Chiefs of Police. Speaking to reporters at the Capitol, he said he was unsure whether any legislation would emerge from their discussions. He noted the distinction of legislating Flock cameras on public versus private property, and he emphasized their value to police work. "People have concerns and public trust is paramount," he said. He also called the cameras "an invaluable crime-fighting tool."

**SATURDAY
SQUAWKBOX**
SQUAWKBOX@ALBANYHERALD.COM

To the (sub) human who left the dirty diaper in a public parking space because you're too damned lazy to take it to a trash can: Forgive me if I equate you with the material left in the diaper.

To the Republican squawker who made the big joke about his dead uncle voting Democrat: Were you aware that your Lord and Savior in the White House used the names of 20,000 dead people to push part of his recent agenda? Maybe you need another clever lie to make your point.

What a waste of taxpayers' time and money for Dougherty County Commissioners to discuss a curfew for minors to match the city's. When these two municipalities started relying on Flock cameras and lazy, apathetic middle managers hired through nepotism, it became clear that there would be no actual enforcement. Code violations are reported all the time, and it seems like nothing is addressed. Minors couldn't care less about a curfew because there is virtually 0% chance an APD or DCP officer is compelled to enforce them.

With a commander-in-chief like this, who in their right mind would sign up for military service? The deplorable conditions on the Abraham Lincoln speak of ignorant leaders (Trump, Hegseth) and show how meaningless our troops are to bureaucrats who are too ignorant to even fathom.

Congratulations, Sen. Ed Brown. It's a shame you had to go through that joke of a hearing brought by someone whose adult life has been nothing but lie after lie and sham after sham. Corey Morgan accuses someone of illegal residency? Irony of ironies.

Setting up nonprofits to funnel funds and buy cash-producing properties has long been a money-laundering tactic. Sound familiar to anyone?

Agree, squawker. Clinton Johnson used taxpayer funds to enjoy the nightlife in Atlanta -- liquor, astronomically priced hotel rooms -- and our clown commission chairman said to approve the illegal purchases. Obviously, the people outside Albany know nothing of these men's deception while in office.

Anyone that would put a toilet out with the yard clippings should not complain to the city manager about those things not getting picked up. He should move. Move anywhere. We do not need anymore people who think like him in our city.

AFD responds to, what, maybe three to four fires a month? So how can the city and county leadership justify putting seven fire-trucks in service at the same time? What's the cost here, \$800,000 to \$1.5 million? More? What a scam.

Yeah, Dr. Heard, try telling these anti-vaxxer Trump/RFK suckers that vaccinations have kept our nation from massive disease outbreaks. I mean, the idiot in the White House used that old lie -- long proven to be a hoax -- about vaccinations causing autism. Stupid is as stupid does.

COLUMNIST ■ JAY BOOKMAN

Years of low-key 'grunt work' are paying off for Ossoff

"We the people of the United States of America ..."

That phrase from the preamble to the Constitution seems a quaint, almost archaic notion in these divisive times, times in which we've lost faith in ourselves and in each other.

We the people, acting together, toward a shared purpose, a more perfect union? Do we still share enough common ground to make that possible, despite our differences?

One place to start in revitalizing that shared purpose would be at the most basic level of public service. Senators and House members are elected to be our representatives to the federal government. They are the intermediaries between ourselves and Washington. If we have a problem with obtaining a passport, getting a response from a far-off federal agency or an answer about Social Security benefits, our local congressman is supposed to be there to help, to help all of us, regardless of party.

For many years, the gold standard for constituent service in Georgia was the office of the late U.S. Rep. John Lewis. Even Georgians who didn't live in Lewis's 5th District would call his office for help, and in most cases would receive it. Set aside what you thought of his politics, Lewis took the idea of public service seriously, and his office reflected it.

That kind of grunt work isn't for show ponies. It doesn't get you an appearance on CNN or Fox News. It's not something that you can easily put into a campaign ad, or use to impress donors. Yet it's how the system is supposed to work, for all of us.

U.S. Sen. Jon Ossoff, who interned with Lewis and views him as a mentor, has picked up that mantle of constituent service. I doubt Ossoff did it in hopes of political gain, but if so, fine. Good work deserves reward. But Ossoff has gained a reputation, among Republicans as well as Democrats, as someone who is reachable and effective. And people have noticed.

Take Scott James Matheson, a self-described "hard-core conservative" who serves as mayor of Valdosta, in deep-red south Georgia. Matheson has endorsed Ossoff for re-election, citing Ossoff's willingness to work to help the people of Valdosta even though few likely voted for him.

"I will take heat for this endorsement, and it doesn't matter," Matheson told the Atlanta Journal-Constitution. "There's no way I can turn my back on this relationship."

"The voters put me in here to do a job, and that man has been absolutely incredible."

Another south Georgia mayor, Julie Smith of Tifton, tells a similar story.

"I don't have to track him down. He tracks me down," Smith said. "He's been very good to south Georgia, and in my nonpartisan role as mayor, I have to look to someone who takes care of their constituents. I'm a Republican, but there are times when a person exceeds the party. They go above and beyond."

Of course, not every politician takes that approach. In recent court filings, Trump administration officials were forced to admit that they had canceled \$7.5 billion in federal grants to blue states, based solely on how those states had voted in the 2024 elections. Grants to red states were left untouched; grants to blue states were canceled. Administration lawyers acknowledged that none of the grants were canceled "based on any programmatic, statutory, cost-reduction or performance-based factor." It was pure politics.

Disaster grants show a similar pattern. Blue states applying for emergency relief through FEMA have been far more likely to be rejected under Trump, even when they meet every statutory and regulatory requirement for disaster assistance. Red states have had no such problem.

Is that how it's going to be? Are government benefits going to be parceled out depending on loyalty to one particular party, to one particular person?

This goes beyond partisan politics. It's about who we are as a people, as a nation. It's about whether we still function as a nation in the first place.

"We the people ... in order to form a more perfect union ..."

That's still the goal, right? We have plenty of things to fight about, and seem to invent new ones out of thin air all the time. But we are all still Americans, equal under the law and Constitution, what John Lewis referred to as "the beloved community."

Right?

Jay Bookman covered Georgia and national politics for nearly 30 years for the Atlanta Journal-Constitution, earning numerous national, regional and state journalism awards. He is also the author of "Caught in the Current," published by St. Martin's Press.

COLUMNIST ■ THOMAS KNAPP

Say it with me again: Trump's tariffs are taxes on Americans

On Aug. 22, a new set of U.S. tariffs went into effect. Those tariffs charge American buyers of Canadian goods — 569 categories of stuff including dairy, alcohol, electronics, furniture, building materials, and other items, amounting to a usual annual value of nearly \$25 billion — an extra 50%.

Let me re-state and clarify that: In order to supposedly punish Canada for supposedly discriminatory trade measures, U.S. President Trump wants to charge Americans a potential \$12.5 billion in new taxes. I say "potential" because that 50% Trump tax hike will price many Americans out of the goods in question; the previous year's \$25 billion in imports will go down.

By way of "retaliation," the Canadian government has announced it will tax Canadian buyers of U.S. goods, according to finance minister François-Philippe Champagne, "dollar-for-dollar, rate-for-rate."

To which Trump replied with a prospective doubling of auto and steel tariffs and the renaming of Lake Ontario to "Lake America."

Trade wars are odd in that the dueling governments' weapon of choice is confiscatory taxation imposed on their own citizens.

"I'm mad at you — I'm going to break my son's arm."

"Oh yeah? Well, fine, I'll break my wife's leg — how ya like them apples?"

"You've done it now — I'm dousing my whole family in gasoline and lighting a match."

When I point out how idiotic all that is, a few doofs come back at me with: "Buy American — problem solved."

But no, buying American doesn't solve your problem as a consumer. You're going to pay more, whether you pay it directly to Uncle Sam or not.

Suppose you ... well, no, let's talk about me.

I had plans for a small construction project this fall. I was going to buy lumber for it next month and work on it at a leisurely pace through September and October. One of the ingredients: plywood.

Lots of lumber comes from Canada, and these new tariffs will affect building materials, so I moved up my timetable and had the plywood delivered yesterday. It happens to be southern yellow pine plywood, grown and cut in the good ol' USA. But you can bet the price will be going up anyway, due to the tariffs.

If Canadian lumber gets 50% more expensive, American producers can raise their own prices to any amount lower than that

news, higher price and remain competitive. The increased demand for their domestic supply versus Canadian goods also will tend to make it a seller's market unless they're built out to produce a lot more than normal, very quickly.

Which, I've often opined, usually seems to be the whole point. Politically connected industries make bank not by competing but by getting their friends in government to make sure they don't have to compete.

These days, I'm less sure. Trump's tariff antics don't come off as following that corrupt logic. In fact, they don't seem to be rooted in any logic at all. They look a lot more like a toddler's unpredictable, unappeasable tantrums.

But either way, you pay and America loses.

Thomas L. Knapp is director and senior news analyst at the William Lloyd Garrison Center for Libertarian Advocacy Journalism (thegarri-soncenter.org). He lives and works in north-central Florida.

COLUMNIST ■ SCOTT LUDWIG

Proceed with caution ... never forgotten

I'll never forget it. My high school driver's education instructor asked the class the meaning of a green light. I was the only one brave enough to blurt out an answer: "Go; a green light means go."

The instructor quickly admonished me in front of the class for my answer.

"That is incorrect," he said. "A green light means 'proceed with caution.' Don't any of you ever forget it. It just may save your life one day."

As I said, I never forgot. I thought of that admonition several days ago when I learned a former friend and colleague I worked with at my previous employer was in an automobile accident. She and her husband (I knew him as well) were struck by an 18-wheeler driven by a 53-year-old woman from California. Apparently, the woman ran a red light and collided with my friends on a cool Thursday morning less than a week into the New Year.

The husband was killed in the collision; my friend was taken to a hospital where she fought for her life for as long as her now-fragile body would let her. I'm going to turn to the words written by their daughter to tell you what happened four mornings later.

"My precious mom decided that she couldn't expect my daddy to run things up in Heaven alone. So at 6:30 this morning, she went to join him."

The couple's daughter was their pride and joy. When my friend would talk about her as a child (she's now married with two children of her own), her eyes would light up and a smile would come across her face that would contradict her reputation at work as being a bit on the stern side of the street. The truth is she came across that way to employees who weren't working to their full potential.

That's one thing she and I had in common. She got along well with the employees that pulled their weight, so if anyone had an issue with her it was the result of their own shortcomings.

As you can imagine, she was a dedicated and valuable member of the company and was respected by her peers and superiors who recognized her effort and contributions.

This incident brought back memories of my own parents and what they went through, now almost a generation ago. My mom went in for a surgical procedure, things went south, and she became essentially comatose for several weeks. Not long after her surgery, my dad, who had been ill for several years, passed away.

When my mom finally regained consciousness and the doctors felt she was strong enough to hear the

news about my dad, they asked me to be the one to tell her. Somehow I found the words to let her know about her husband of 54 years, quite possibly the hardest thing I've ever done in my life. And just one week later she decided my dad couldn't be trusted to run things in Heaven alone.

My friend and I lost touch with each other over the years after our employer closed down our facility and we went our separate ways. I thought of her every time I passed through her hometown of Griffin on my way to the interstate and wondered how she was enjoying retirement and spending time with her grandchildren, two things I knew she was looking forward to and yet another thing we both had in common.

I'll continue to think of her every Dec. 10 because that was the day she was born.

And just one more thing the two of us had in common.

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Perspectives

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Carlton Fletcher
EDITOR

—Georgia Trust for—
LOCAL NEWS

**TODAY'S
BIBLE
VERSE**

“Being confident of this very thing, that he which hath begun a good work in you will perform it until the day of Jesus Christ.”

Philippians 1:6

COLUMNIST ■ CARLTON FLETCHER

The frustration of rooting for the Jekyll-Hyde Atlanta Braves

Superstar, you finally made it. But once your picture becomes tainted, it's what they call the rise and fall.

-- Craig David

Because the Philadelphia Phillies' 9-game win streak ended Monday night while the Atlanta Braves were traveling home to face the Los Angeles Dodgers in a three-game series, the Braves knew they would still be in first place in the National League East when the Dodger series ended. It was a matter of how big -- or little -- their lead would be.

The Braves' frustrating up-and-down ride on the baseball roller coaster since their incredible start to the season had them looking like one of the greatest teams ever has left the team with a precarious lead in the NL East long after pundits had penciled them in as shoo-ins for the division title. But an abysmal June (9-14) showed a glaring chink in the team's armor, and many of Atlanta's more pessimistic followers have proclaimed -- usually very loudly -- that the team will not win the division and may not even make the playoffs.

Anyone who watched the Braves mow opponents down through the season's first three-plus months would never have believed that the team would find itself on the brink of falling out of first place for the first time as the season entered the home stretch.

The reasons? Sadly for Braves fans, there are plenty. To wit:

– Ronald Acuna is a hollow shell of the player he was during his recent magical MVP season. Then one of the game's great five-tool superstars, Acuna has been reduced to a one-tool player. He is more apt to strike out now than he is to even hit the ball (average), and home runs are little more than wishful thinking (power). Acuna leads the Braves in stolen bases, but he's been caught stealing -- or picked off -- almost as often as he's stolen a base (speed). And his defense has suffered because of injuries. He's now a one-tool player, still possessing a great arm.

– All this talk about Matt Olson in the running for the MVP award is laughable. Yes, Olson is among the leaders in homers and extra-base hits, but his average has plummeted as his strikeout rate has shot way up.

– Drake Baldwin and Ozzie Albies, after earning All-Star starts with dazzling first-half performances, have come down to earth and are now only mediocre

at best at the plate and average in the field.

– And let's not even talk about Austin Riley. OK, just a little. He's gotten a few hits lately, and when that happens hopeful Braves followers break out the “He's coming out of it” chant. Even after putting together a few games where he's actually gotten a hit or two, though, Riley's still hovering around .220.

– Shortstop has become something of a black hole for the Braves. When Mauricio Dubon is moved into the infield, at least the team has a solid player up the middle. But because Dubon is perhaps one of the two or three consistent players on the team, moving him out of the outfield leaves the Braves lacking there.

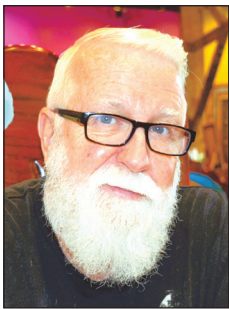
– And pitching? Let's not get too deep there; we could end up talking all night. I mean, Chris Sale is amazing, although he could sue the team for non-support, and trade deadline acquisition Tyler Mahle has been excellent. But so-so hurlers like Bryce Elder, Grant Holmes and Martin Perez are Jekyll-Hyde from start to start. And closer Raisel Iglesias is becoming as much a liability as he is an asset.

That leaves one true star -- Michael Harris II -- carrying more than his share of the load as Atlanta struggles to remain in playoff contention. Harris has been superb both offensively and defensively, and he's primarily responsible for the team's tenuous stand atop the NL East.

Walt Weiss has done an excellent job of getting the most out of this mish-mash of potential and potential collapse, but even the most ardent and generous Atlanta fan will admit that the team's place among baseball's elite is shaky at best.

The Braves have, of late, held onto first place by the skin of their teeth despite losing series to good teams (the Brewers), mediocre teams (the Twins and Diamondbacks) and really bad teams (the Mets). A recent eight-game win streak proved the team is capable of playing with anybody if the offense performs up to expectation, or the on-again, off-again pitching staff has a couple of up games.

But the Braves team that looked World Series bound in April and May has been replaced by a team that is using smoke and mirrors to hold onto its play-off hopes. I've lived and died with the Atlanta team for a lot of years, and this year is even more frustrating in some ways than those woeful teams of the '80s. And, even though I hate to say it, count me among those who see this team falling from grace and out of the playoff race.



FLETCHER

COLUMNIST ■ MICHAEL FERGUSON II

Will the truth set us free?

The courts have now ruled in favor of confirming that Sen. Edward Brown of Georgia met the legal residency requirements to hold the state Senate District 12 office.

I have reviewed the court minutes and documents addressing this matter because I, too, am a layperson when it comes to the law. My purpose is not to pretend to be an attorney. It is to give the community a Cliffs-Notes version of what the record and the law say so that we can understand what happened without being swayed by misinformation.

At the center of the dispute was the date that controls the qualification requirements. The Georgia Constitution provides that, at the time of their election, members of the Senate must have been citizens of Georgia for at least two years and legal residents of the district from which they are elected for at least one year.

Members of the General Assembly are elected in the General Election, not in the party primary. That distinction matters in Brown's case. If Brown's Georgia residency and citizenship commenced on Oct. 14, 2024 -- the date of his Georgia voter registration cited in the record -- the two-year mark would be Oct. 14, 2026. The 2026 general election is Nov. 3. On that timeline, the two-year requirement is satisfied before the election that determines who will claim the office.

Another issue raised during the dispute involved an absentee ballot Brown cast in Virginia during the 2024 presidential election. That fact, standing alone, does not establish that he violated Virginia election law or that he remained a Virginia resident for purposes of Georgia candidate eligibility.

Virginia law specifically allows a person who otherwise qualifies to vote, but who moved out of Virginia after the 30th day preceding a presidential election, to vote in the former Virginia precinct in that election for president and vice president only. In other words, Virginia law expressly contemplated the circumstance of a voter moving to another state shortly before a presidential election and still casting a presidential-only ballot in Virginia.

So if Brown had already relocated and established Georgia residency within the period covered by that Virginia provision, the fact that he cast a qualifying presidential-only absentee ballot in Virginia would not, by itself, prove that a law was broken or that his Georgia residency had not begun.

The challenge was filed by former candidate Corey Morgan after Brown won the Democratic nomination by a convincing vote of the citizens of District 12. Morgan's initial action was filed pro se and encountered a number of procedural problems. One of the most significant involved service of process.

In Civil Action 26-SUCV-513-4, filed May 24, Morgan sought judicial relief that could have removed Brown from the nomination despite the election results. According to the court record I reviewed, Brown had not been served before the proceedings began and was actually served at 11:38 a.m. while the proceedings were underway.

That should not be dismissed as a meaningless technicality. Proper service is tied directly to due process. A person whose candidacy and legal rights are being challenged must receive proper notice and an opportunity to respond before a court is asked to take those rights away.

And the relief Morgan requested was consequential. Had it been granted, Brown could have been disqualified, Morgan could have been declared the Democratic nominee, or a vacancy could have been declared in the nomination. Think about what that means. The citizens of District 12 had already gone to the polls and made their

choice. The court was then being asked to take an action that could have displaced that choice.

That is why the dates matter. The residency record matters. The Virginia absentee-ballot law matters. Proper service matters. Due process matters. And, most importantly, the truth matters.

When political disputes move from the campaign trail into the courtroom, the public deserves more than allegations, talking points and social-media narratives. We deserve the record, the law and the facts.

Will the truth set us free? Only if we are willing to read it.



FERGUSON

COLUMNIST ■ DAVID CARROLL

Remembering Dolly Parton, 1946-2026

Dolly Parton has died at the age of 80. She had been battling illness for the past several months.

2026 was a milestone year for Dolly, marking her 80th birthday, the 60th anniversary of her marriage to the late Carl Dean, the 40th anniversary of Dollywood, and the 30th anniversary of her Imagination Library.

Born Jan. 19, 1946, in Sevierville, Tenn., Dolly Rebecca Parton rose from humble beginnings in the Great Smoky Mountains to become one of the most successful artists in the entertainment world. Over a career spanning more than six decades, she has written such classics as “Jolene,” “Love is Like a Butterfly,” and “I Will Always Love You,” the latter becoming a worldwide hit when recorded by Whitney Houston.

Dolly's flashy clothing, distinctive soprano voice, and sharp wit have made her an instantly recogniz-

able cultural figure. Beyond her musical achievements -- more than 25 No. 1 country singles, 11 Grammy Awards, and induction into the Country Music and Rock and Roll Halls of Fame -- Parton was also a successful business person, actor and philanthropist.

She was once a regular performer on Chattanooga TV. She made a weekly trip from Nashville to the WRCB studio for “The Porter Wagoner Show.” In the 1960s, Wagoner took his busload of pickers and singers around the South for weekly live shows on local TV stations.

WRCB employees of that era recall Wagoner's bus pulling up to 1214 McCallie Ave. to unload their gear. There were tiny dressing rooms in the building, used by reporters, wrestlers and country music stars. Dolly, barely 5 feet tall, would “carry a box about as big as she was,” which contained her gigantic wig.

Once she was in full Dolly

mode, she would emerge for her appearance on the show.

She would often joke, “It costs a lot of money to look this cheap.”

It's a popular myth that Dolly and Carl Dean were married at the Ringgold, Ga. Wedding Chapel.

Actually, they exchanged vows at Ringgold First Baptist Church on May 30, 1966. Carl was familiar with the area from having spent part of his youth on Missionary Ridge, and Dolly learned that couples could get their marriage license and get married the same day in Ringgold. Plus, she said, the town's name sounded good: “Ringgold was a good place to get hitched.” The two were married almost 59 years until Carl's death in March 2025 at the age of 82.

In an interview with WRCB in 2013, she said that she and Carl still felt a close connection to Ringgold, and Chattanooga, and visited the area “at least once every three years, around the time of our anniversary, on Memorial Day.” She said they

had visited nearby attractions like Lookout Mountain and the Tennessee Aquarium. She said, “People never know that we're there. We have a little RV camper that we travel around in. We stop, and I'm not totally in my rhinestones. I put on a little makeup for my husband, I usually have my own hair, just put it up in a little scrunchy or something. But nobody else knows it's me.”

She and Wagoner appeared together as part of several multi-act country music shows at Memorial



CARROLL

Auditorium in Chattanooga in the 1960s. After she became a solo artist, charting with songs like “Here You Come Again,” she headlined her own sold-out show at the Auditorium on Nov. 18, 1977.

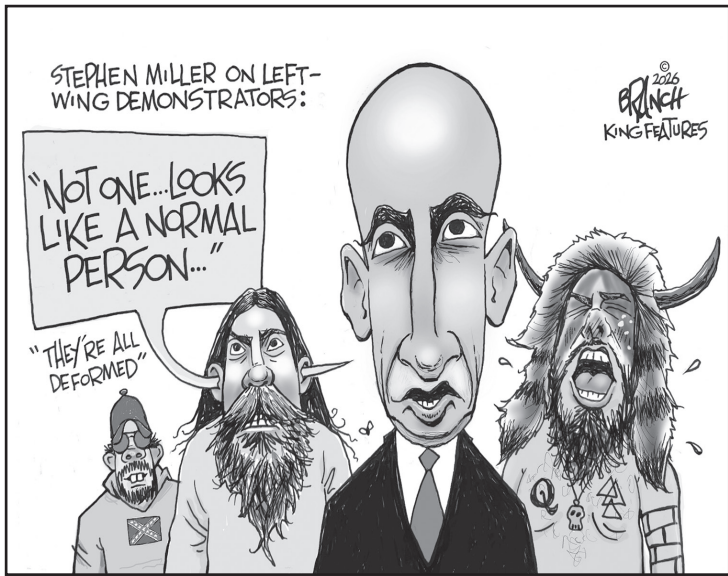
In 1986, she opened the theme park Dollywood in Pigeon Forge, Tenn., which became one of the nation's most visited attractions. Her Imagination Library, launched in 1996, has provided more than 200 million free books to children around the world, reflecting her lifelong advocacy for literacy and education.

Parton also found success on screen, starring in hit films such as “9 to 5” (1980), “The Best Little Whorehouse in Texas” (1982), and “Steel Magnolias” (1989).

In 2022, she was inducted into the Rock and Roll Hall of Fame, an acknowledgment of her wide-ranging influence on American music.

One of Tennessee's most famous faces was also among the most generous, and she was a shining light of kindness all over the world. We will always love Dolly Parton.

David Carroll is a Chattanooga, Tenn., news anchor. His latest book is “I Won't Be Your Escape Goat,” available from his website, Chattanoogaaradiotv.com.



SHARE YOUR THOUGHTS:

EMAIL: carlton.fletcher@albanyherald.com
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306 W. Broad Avenue, Albany GA, 31701

ABAC student completes nursing degree requirements while being treated for cancer

Staff Reports
news@albanyherald.com

TIFTON — Ashley Spearing is no stranger to challenges. This spring, the Abraham Baldwin Agricultural College nursing student completed her associate’s degree while undergoing treatment for thyroid cancer.

Now, she is already working toward her next goal.

“I’ve started the bachelor’s now,” Spearing said. Her plan is to graduate in a year and begin her nursing career locally, where she says she hopes to gain experience before deciding what comes next. “I like Tifton a lot,” she said.

Spearing remembers the date of her thyroid cancer diagnosis well.

“Back on Christmas Eve in 2024,” she said.

About every six months, Spearing travels to Mayo Clinic in Jacksonville, Fla., for cancer treatment. “Thankfully, it’s spaced out.”

Her health is stable now.

Throughout her treatment, Spearing said the support she has received from her ABAC instructors has helped her keep moving forward. Her instructors have been “very accommodating” during the process.

“I try not to miss class,” she said.

Balancing her coursework with cancer treatment has not always been easy, particularly when clinical requirements and medical appointments compete for her time.

A native of rural Oglethorpe County, Spearing lives in Arnoldsville and chose ABAC after deciding to attend college with a long-time friend. She already knew nursing was the career she wanted, but learning more about ABAC’s nursing program helped confirm her decision.

“I knew I wanted to do nursing,” she said. “Then I found out how good ABAC’s program was.”

She describes the ABAC nursing department as “amazing.”



Special Photo: ABAC
Abraham Baldwin Agricultural College nursing student Ashley Spearing completed her associate’s degree while undergoing treatment for thyroid cancer.

Her commitment to caring for others extends beyond the classroom. Spearing works part-time in emergency medical services with an ambulance service, where she has worked both 12- and 24-hour shifts.

“My heart is in emergency medicine,” she said.

Her experiences with cancer, however, have also given Spearing a unique perspective on patient care because she has undergone treatment herself.

“I’ve been through what they’re going through,” she said, “and it’s easier to relate.”

Her interest in nursing began long before she enrolled at ABAC. Spearing’s mother is a nurse, and watching her work inspired Spearing to pursue the same profession. Her mother also has been by her side throughout her cancer journey.

“I’m very fortunate to have her take care of me through all of this,” she said.

The support Spearing has

received has extended to the ABAC community, where she has formed friendships that have helped her through the challenges of the past two years.

“The friends I have made at ABAC have been wonderful as well,” Spearing said.

Spearing has had a strong impact on her classmates, too. One of her professors, Yvonne Smith, spoke about how Spearing has inspired others.

“What stands out most about Ashley is her determination,” Smith said. “Completing nursing school requires discipline and sacrifice. To do so while battling cancer and navigating ongoing treatments is remarkable. I would say her courage and resilience are an inspiration to her classmates and faculty.”

Spearing’s story is one of many as the School of Nursing, Health and Natural Sciences looks forward to its 60th anniversary Sept. 23.

Threatened plant, animal species could gain protection in Georgia

By Ross Williams
Georgia Recorder

ATLANTA -- Georgia is set to update its list of protected plants and animals for the first time in two decades, and the number of protected species is set to grow by more than 100.

On the bright side, 40 species were removed from the list because survey data showed their populations have recovered. On the not-so bright side, 145 new species were added to the list for the opposite reason.

The state Board of Natural Resources reviewed proposed changes to the list Tuesday and are expected to vote on them in October.

It’s a misdemeanor to intentionally harm protected animals or remove plants from state lands without a permit or from private land without the landowner’s permission.

The threatened critters range from the fuzzy to the slimy to the chitinous. The list includes mammals like the hoary bat and eastern spotted skunk, birds such as the red-cockaded woodpecker and whooping crane, and reptiles like the eastern diamondback rattlesnake and Suwannee alligator snapping turtle.

Georgia Wildlife Federation President Mike Worley



Special Photo: Georgia Department of Natural Resources
The eastern diamondback rattlesnake is the longest rattlesnake in the world, and its home turf includes southern Georgia. It’s one of 145 new species that could be added to a list of protected species in the state.

said revising the list for the first time since 2006 will help Georgia conservationists update their plans for modern times

“We’re at 11-plus million people in the state of Georgia now,” he said. “We continue to press our suburbs out. We continue to press our urban areas out and absorb more of the rural space and the wild spaces, and we’ve got to figure out ways that we can all coexist.”

Worley noted that adding protection at the state level can help species recover before they are placed

on the federal endangered species list.

The proposed changes to the list would also carve out a new exemption for sellers of native plants.

It would allow for the sale of 39 protected plant species without a permit from the Department of Natural Resources so long as the plants are harvested from cultivated stock and not collected from the wild.

“We have a growing native plant industry in Georgia, and we’re really glad to see more native plants getting onto the landscape, and right

now it’s burdensome,” Trina Morris, the Department of Natural Resources wildlife conservation section program manager, said.

“We have to issue permits, and the plants have to have tags to make sure that they were not harvested from the wild and sold for profit. We have a lot of these plants in existing horticultural stock that are regularly sold, and we want that to continue to happen.”

Carolyn Rader with the Georgia Botanical Society said horticulturists once imported non-native plants such as Liriope, also called monkeygrass or lilyturf, which is now considered a nuisance by many.

“I know in my neighborhood, I’m constantly having to dig out Liriope and all that kind of thing,” she said. “The more we can actually encourage the nurseries to stock our native plants, it’s better for our pollinators, it’s better for our ecosystem health, and all of the above.”

A public hearing on the proposed list is scheduled for 7 p.m. on Sept. 8 at the Wildlife Resources Division Headquarters Office in Social Circle, and Georgians also can submit comments by email at wsccomments@dnr.ga.gov using the subject line protected species list.



Tim Connell

Thomasville Fire Rescue Chief Tim Connell completes requirements to become Chief EMS Officer

Staff Reports
news@albanyherald.com

THOMASVILLE – Thomasville Fire Rescue Chief Tim Connell has successfully completed the process that awards the professional designation of Chief EMS Officer. The Commission on Professional Credentialing met recently to confer the designation. Connell becomes one of only 310 CEMSOs worldwide.

“I am honored to receive the international designation of Chief EMS Officer,” Connell said. “The rigorous process required to achieve this designation is well worth the effort when it enables me to continue making a positive impact on my TFR family and our community.”

The designation is a voluntary program designed to recognize individuals who demonstrate excellence in seven measured components, including experience, education, professional development, professional contributions, association membership, community involvement, and technical competence. In addition, all applicants are required to identify a future professional development plan.

The designation program uses a comprehensive peer review model to evaluate candidates seeking the credential. The Commission on Professional Credentialing awards the designation only after an

individual successfully meets all the organization’s stringent criteria. Achieving this designation signifies a career commitment to fire and emergency services.

This professional designation is valid for three years. Maintaining the designation requires recipients to show continued growth in the areas of professional development, professional contributions, active association membership, and community involvement, as well as adhere to a strict code of professional conduct.

Connell previously earned Chief Fire Marshal designation in 2015 and Chief Fire Officer designation in 2023.

“Team Thomasville and our entire community are grateful for Chief Connell’s lifelong dedication to public safety,” City Manager Chris White said. “His continued commitment to professional development strengthens not only Thomasville Fire Rescue but our entire organization and city.”

The Commission on Professional Credentialing, an entity of the Center for Public Safety Excellence, administers the designation program and consists of individuals from academia, federal and local government, and the fire and emergency medical services profession. To learn more about the CPC, visit www.cpse.org/credentialing.

PSC approves \$1.2 million for heating assistance

Staff Reports
news@albanyherald.com

SMYRNA -- The Heating Energy Assistance Program (HEAT), a statewide Georgia nonprofit dedicated to helping vulnerable households meet their energy needs, has announced that the Georgia Public Service Commission has approved HEAT’s petition for \$1.2 million in Universal Service Fund emergency heating assistance funding for the 2027-2029 program period.

The funding will help HEAT provide critical assistance to households facing natural gas disconnection, restoring service to families in crisis and helping vulnerable Georgians maintain safe and warm homes during the winter heating season.

“Today’s approval represents a tremendous investment in the health, safety and well-being of Georgia families,” Nichelle A. Mitchem Adamson, executive director of

HEAT, said. “We are deeply grate-

ful to the Georgia PSC for recognizing the growing need for emergency energy assistance and for its continued commitment to supporting low- and moderate-income seniors, individuals with disabilities and families with children throughout our state.”

Since receiving its first PSC-approved USF emergency assistance funding in 2015,

HEAT has distributed more than \$2.26 million in emergency energy assistance to nearly 8,900 low-income households across Georgia. The organization has experienced significant growth in recent years as more families struggle with rising energy costs and economic challenges.

Under the newly approved funding plan, HEAT anticipates serving approximately 5,250 households between 2027 and 2029, providing emergency assistance to prevent disconnections and restore natural gas service for eligible customers experiencing financial

hardship. In addition to expanding assistance efforts, HEAT is enhancing access to its services through the launch of a new online application platform, scheduled to become fully operational before the end of the year.

The system will allow applicants to request assistance 24 hours a day, seven days a week, helping remove barriers to access for Georgia’s most vulnerable residents.

Established in 1983, HEAT has operated as an independent 501(c)(3) nonprofit organization since 1998. HEAT works in partnership with the Georgia Division of Family and Children Services, community action agencies, utility partners, businesses and individual donors to provide energy assistance to low-income Georgians facing financial hardship.

To qualify, a household must meet certain guidelines for income eligibility. For more information about HEAT, visit www.heatga.org.

Lee Commission readdresses Hospital Authority appointments

By Kathryn Crockett
kathryn@albanyherald.com

LEESBURG — Lee County commissioners are restarting the appointment process for three members of the county’s Hospital Authority, a move officials characterized Tuesday as a housekeeping measure intended to ensure the appointments comply with Georgia law.

The Lee County Board of Commissioners unanimously approved a resolution Tuesday submitting three candidates for each of three seats currently held by Rick Muggridge, Bruce Houston and Jennifer Heyer.

The resolution says the county “seeks to ensure” that members of

the Hospital Authority were properly appointed and that commissioners determined the best course was to undertake the appointment process for Muggridge, Houston and Heyer again “so as to ensure that the appointment process complies with state law.”

The resolution does not specify what was incorrect or incomplete about the original appointments.

During Tuesday’s meeting, commissioners offered little additional explanation.

“I think this is just a housekeeping matter,” County Attorney Jimmy Skipper said before the vote, clarifying that it was intended to make sure the paperwork for three positions was correct. The resolu-

tion was then approved without further discussion.

Georgia law establishes a two-step process for filling vacancies on hospital authorities activated on or after March 15, 1964. Under O.C.G.A. § 31-7-72, the local governing body submits a list of three eligible candidates for a vacant seat. The Hospital Authority board then selects one of those three candidates at its next regular meeting.

The law was amended in 2024. Previously, a Hospital Authority could reject all three candidates and request another slate. The current law requires the authority to select one of the three candidates submitted by the governing body.

For the Hospital Authority seat

currently held by Muggridge, whose term expires Dec. 31, commissioners submitted Muggridge, Robert Davis and Wesley McMillan.

For a seat currently held by Houston with a term expiring Dec. 31, 2028, commissioners submitted Houston, Davis and Robert Pilcher.

For the other seat expiring Dec. 31, 2028, currently held by Heyer, commissioners submitted Heyer, Davis and McMillan.

That means Tuesday’s action does not itself reappoint Muggridge, Houston or Heyer. Under the process prescribed by state law, the Hospital Authority must select one candidate from each of the three lists.

The county resolution distinguishes the three appointments

from those of Hospital Authority members Cole Williams and Dana Hager, stating that Williams and Hager “were previously appointed to the Authority Board in a manner prescribed by state law” and continue to serve.

The resolution does not explain how Muggridge, Houston and Heyer were originally selected, when county officials identified the issue or which portion of the statutory appointment process prompted the corrective action.

The statute also contains a provision stating that nothing in the section is intended to invalidate acts of existing Hospital Authority boards.

Scholars program at PCOM South Georgia gives medical students real-world experience

Staff Reports
news@albanyherald.com

MOULTRIE -- When she’s not at Philadelphia College of Osteopathic Medicine South Georgia teaching Family Medicine and Osteopathic Manipulative Treatment to medical students, Dr. Robyn Long runs Harvest Health Cairo. She and her husband manage the office together, where she provides primary care to patients of all ages.

Long sees many patients with diabetes, high blood pressure and heart disease related to diet and nutrition, and helps patients with complex medical needs access the care they need in their own community.

One patient came to her with severely unmanaged diabetes and a need for insulin but could not afford it. She treated him every day in the office until he was able to get his prescription filled.

“In rural Georgia, you get to know your patients differently; they are your neighbors,” Long said. “I can better care for them because I know the community and its resources. One of our signs says: ‘We will treat you like a neighbor, not a number.’”

As director of the OMM Clinical Scholars Program at PCOM South Georgia, Long is not only helping to care for patients in South Georgia, but also giving her medical students real-world clinical experience by having them work at her practice. Osteopathic Manipulative Medicine Scholars take an extra year to complete their Doctor of Osteopathic Medicine degree, which allows for an additional year of clinical experience.

This year, OMM Scholars are volunteering at Harvest Health one day a week, taking turns throughout the year.



Special Photos: PCOM South Georgia

PCOM South Georgia medical students work with patients at Harvest Health Cairo, a company run by instructor Dr. Robyn Long.



“It’s been very insightful to be able to apply what we’ve learned over two years in a clinical setting,” Nick Daneshvar said. “There’s a big differ-

ence between learning in the classroom and having a patient come in with non-descriptive pain and trying to develop a treatment plan for them. It’s helped not only with my OMM but also with my clinical awareness and patient advocacy. I can now see what works, what doesn’t work, and what most people need to receive.”

OMM Scholars also help with the OMM lab for first-year students, providing them with a leadership role that better prepares them for residency. Most scholars are interested in using manipulative medicine in their future practice, and OMM is used daily at Harvest Health.

“If you come in with a cold, we can use our hands to massage the sinuses to move fluid and clear congestion,” Long said. “It takes less than two minutes. If you have pneumonia or fluid in the lungs, we can treat it with our hands and clear the airways and secretions. We also treat plantar fasciitis and migraines by identifying and treating asymmetries and imbalances.”

Long is now developing an ultrasound curriculum for the OMM Scholars at Harvest Health. This technology allows her patients to receive imaging in the office and reduces transportation limitations and cost barriers to accessing this easy, noninvasive diagnostic tool.

Through Harvest Health and her work at PCOM South Georgia, Long is bringing together patient care, medical education and community outreach, giving both her patients and future physicians opportunities to learn, grow and receive care close to home.

Georgia jury returns \$23.6 million verdict against PruittHealth in nursing home case

Staff Reports
news@albanyherald.com

ATHENS — A Georgia jury has returned a \$23.6 million verdict against PruittHealth and related entities in a nursing home case involving a well-known Fitzgerald baseball coach who twice tested positive for controlled medications that had not been prescribed to him.

Evan Jones of Athens-based Blasingame, Burch, Garrard & Ashley P.C. and Lance Lourie of Cunningham Bounds Trial Attorneys served as lead trial counsel for the family. The verdict followed a trial in Gwinnett County State Court and years of litigation by attorneys and staff from both firms.

The jury awarded \$12.6 million to the coach’s estate for his pain and suffering and \$11 million to his surviving family for the full value of his life. The long-time coach from Fitzgerald, was described as a devoted father and grandfather.

During the trial, evidence showed that while the coach was a nursing home resident, he twice tested positive for morphine, lorazepam and hydrocodone, despite having no prescriptions for those medications. Evidence presented at trial showed that only nurses at the facility had access to the controlled medications.

The case also included evidence of chronic understaffing and the spoliation of surveillance video, as well as evidence that the facility’s administrator attempted to conceal what had occurred. The facility’s former medical director later became a principal witness at trial.

PruittHealth maintained throughout the litigation that the unauthorized administration of the medications either did not occur or, if it did, caused no harm or did not contribute to the coach’s



Lance Lourie



Evan Jones

death.

The jury also found PruittHealth Inc. and United Health Services of Georgia Inc. responsible for the damages through findings of agency and “piercing the corporate veil,” a legal doctrine that can allow related corporate entities to be held liable despite their separate corporate structures.

Judgment was entered against PruittHealth-Fitzgerald LLC, PruittHealth Inc. and United Health Services of Georgia Inc. for the \$23.6 million verdict, plus court costs and interest.

“This case was about accountability for a beloved coach, father and grandfather whose family deserved answers about what happened to him,” Jones said. “This verdict was the result of an extraordinary team effort. Lance and his team at Cunningham Bounds worked tirelessly alongside our team at BBGA, and we are deeply grateful for their partnership. “Most importantly, we are grateful to the family for trusting all of us to tell his story and to the jury for its careful attention to the evidence.”

Carr announces largest big-tech settlement in history

Staff Reports
news@albanyherald.com

ATLANTA— Georgia Attorney General Chris Carr today announced a landmark \$17.1 billion multistate settlement with Meta Platforms Inc. — the largest state consumer protection settlement in history outside the Big Tobacco settlements of the 1990s.

In addition to the payment, Meta must implement a sweeping set of safety features designed to protect children on Instagram and Facebook. The agreement resolves claims by 47 States and D.C., Puerto Rico, American Samoa, and the Northern Mariana Islands that the company designed Instagram with addictive features, knowingly exposed young users to serious mental harms, and intentionally misled the public about the safety of its platforms, among other allegations.

This settlement is a victory

for the protection of America’s children and will fundamentally transform how the entire social media industry designs products for kids and teens. Under the settlement, the state of Georgia will receive close to \$100 million and could receive almost \$135 million.

Carr also acknowledged that this problem extends well beyond one company and credited Meta for being the first major platform to reach a comprehensive resolution on youth safety.

The settlement requires Meta to implement a series of safety features on Instagram and Facebook, including:

Both the implementation and efficacy of the features will be regularly assessed by an independent auditor and the settling states.

These are groundbreaking changes to Instagram and Facebook and more significant and comprehensive than previously ordered by any court.



Public Meeting Notice

Albany Dougherty Floodplain Management Review Board

Please take notice that there will be a Special Meeting

(26-054): Special Use Permit Floodplain: Radium Springs Trail

**Wednesday, September 9, 2026
2:00 p.m.
Room 120
222 Pine Avenue
Albany, Georgia**

These meetings are open to the public. Meeting dates and times are subject to change. Please call Deputy Director, Angel Gray (229) 302-1849 or Planner II, Tonie Mitchum (229) 302-1853, for more information.

As set forth in the Americans with Disabilities Act of 1992, Albany/Dougherty County does not discriminate on the basis of disability in the admission or access to or treatment or employment in its programs or activities. The Human Resources Department has been designated to coordinate compliance with the non-discrimination requirements contained in section 35.107 of the Department of Justice Regulations. Information concerning the provisions of the Americans with Disabilities Act, and the rights provided there, is available at the office of Human Resources.

The City of Albany will assist citizens with special needs given proper notice within (7 working days) of the meeting date. Any requests for reasonable accommodations required by individuals to fully participate in an open meeting, program, or activity of the City of Albany, Dougherty County Georgia, should be directed to Paul Forgey, AICP, 240 Pine Avenue, Suite 300, Albany, Georgia, 31701, (229) 438-3901.

Bulldogs seek answers up front

By Joe Whitfield
Sports Editor

ATHENS — Georgia’s defensive front produced some encouraging moments in its second scrimmage of pre-season camp.

Just don’t tell Kirby Smart the Bulldogs have solved their pass-rush questions.

With fall camp essentially complete and Georgia beginning preparations for its Sept. 5 season opener against Tennessee State, Smart made it clear Tuesday that generating consistent pressure remains one of the defense’s biggest concerns.

“We aren’t where we need to be in terms of pass rush,” Smart said. “We’re missing some guys in terms of dealing with Amaris not being out there and some talent there.”

Georgia did create some havoc in its second scrimmage. Smart said the defense forced turnovers and produced sacks, but he pushed back on the notion that the performance represented a breakthrough.

“We didn’t have a sack fest out there,” Smart said. “That was not what it was at all.”

The absence of Amaris Williams has forced Georgia to explore other options, and Smart suggested the Bulldogs may have to manufacture pressure rather than depend exclusively on their defensive front.

“We’re having to do it in other ways, and we’ll have to do that probably all year in terms of the way we create pressure and how we go about it,” Smart said.

Two young players who could help are Valdin Sone and PJ Dean.

Smart has been particularly encouraged by Sone, whose athleticism has allowed him to begin carving out a role.

“He’s created a role in terms of his twitch, his disruption,” Smart said. “He’s really athletic.”

Sone still needs to become stronger at the point of attack, Smart said, but his ability to shed blocks and pursue the football gives Georgia something it can use.

“He’s going to have a role this year and play in some form or fashion,” Smart said. “He plays on special teams because he can run. He’s bright. He’s intelligent. He loves football.”

Dean’s development has taken a different path.

Injuries prevented him from getting a full spring, but Smart said consistent practice time during preseason camp has accelerated his progress.

“He’s probably just starting to scratch the surface,” Smart said. “Now that fall camp is here, he’s growing up rapidly.”

Georgia has recently worked Dean more with the outside linebackers than defensive ends. Smart said Dean is lighter than the Bulldogs initially anticipated but possesses the speed to potentially contribute to the pass rush.

“With Amaris Williams being out, we’ve got to find ways to rush the passer,” Smart said. “I do think he’s going to help us add depth.”

Georgia now moves into what Smart calls the second



Special Photo: Camilla Menzies, UGAAA

Georgia’s offense and defense line up during a preseason practice in Athens. Coach Kirby Smart said the Bulldogs are still searching for more consistency in their pass rush as they prepare for the Sept. 5 season opener against Tennessee State.

phase of preseason preparation — cleaning up trouble spots and beginning opponent-specific work.

There is plenty Smart likes about his defense.

The pass rush isn’t on that list yet.

“To say that we’re where we need to be pass rush-wise,” Smart said, “I don’t know that we are.”



Special Photo: Nathan Ray Seebeck-Imagn Images

SEC Commissioner Greg Sankey speaks during SEC Kickoff. The conference reportedly has approved stiff penalties for schools that add athletes who previously joined NFL, NBA or WNBA teams.

SEC sets stiff penalties for pro returns

Field Level Media

In the latest twist in NCAA conferences’ attempts to prevent professional athletes from returning to college to compete in athletics, the Southeastern Conference on Wednesday reportedly agreed to punish schools that bring in players from the NFL, NBA or WNBA.

According to multiple media reports, the SEC’s penalties will include suspending coaches for half a season, a fine equal to 50% of the university’s annual budget for the sport in question, and revoking league voting rights.

SEC commissioner Greg Sankey reportedly was granted authority to levy additional sanctions as needed.

The policy banning pro athletes from returning to the SEC was approved with a unanimous 16-0 vote, while the penalties reportedly were approved 15-0 with LSU abstaining.

LSU’s stance is noteworthy as the latest round of furor over the return of pro prospects was sparked in part by Tigers coach Lane Kiffin’s bringing in Dae’Quan Wright after the former Ole Miss tight end was cut by the Cleveland Browns in camp. A judge granted Wright a temporary restraining order to compete in his fifth year of eligibility.

Earlier this year, LSU received a commitment from former St. John’s basketball star RJ Luis Jr. to play next season even though he signed contracts with the Utah Jazz and Boston Celtics after going undrafted in 2025. On Monday, Luis received a temporary injunction that would permit him to suit up for the Tigers this winter.

The SEC, though, stated it will not permit an athlete to be on a school’s roster if he or she meets one of the following conditions:

- Previously declared for the NFL, NBA or WNBA draft and did not appropriately withdraw.
- Signed a contract with an NFL (or other professional football league), NBA/G League or WNBA (or affiliate) team.
- Been listed on an NFL (or other professional football league), NBA/G League or WNBA (or affiliate) roster.

The Big Ten joined the SEC in banning players who signed with an NFL team, or declared for the NFL draft and didn’t withdraw, from returning to play for a school in the conference. The Big 12 announced Wednesday a similar ban for players in all sports. ESPN reported the Atlantic Coast Conference could soon join the other power conferences with a similar announcement.

Scheffler closing in on Tiger

Field Level Media

ATLANTA — Scottie Scheffler is on the verge of passing Tiger Woods on the all-time earnings list as the current No. 1-ranked golfer in the world seeks another Tour Championship this week at East Lake.

Scheffler and Rory McIlroy are both within striking distance of Woods’ PGA Tour earnings record despite a dramatic disparity in victories. Woods won 82 times on the Tour, tied for first all-time. Scheffler, 30, has 21 victories.

McIlroy is \$4.5 million behind Woods’ earnings record of \$120,999,166. Scheffler, currently second on the list, is just over \$1 million from taking over the top spot.

The winner of this week’s tournament takes home \$10 million. A spot in the top eight would push Scheffler to No. 1 on the Tour’s all-time earnings list. Eighth place in the \$40 million purse finale takes home \$1,070,000.

“You’re kind of comparing apples and oranges,” Scheffler said Wednesday. “But I think a lot of success we’ve had out here, especially when you look at it from a financial perspective, Tiger has a lot to do with that. Like I said, it’s apples and oranges. The reason our purses are so large today is because of the influence and impact that Tiger had on the game.”

“I wouldn’t really consider that a Tiger record being broken. I think it’s more — I think it just shows one of the many effects he had on the game of golf in a positive way. Like the Tour is only getting more competitive



Special Photo: Imagn Images

Scottie Scheffler lines up a putt during practice at East Lake Golf Club in Atlanta. Scheffler enters this week’s Tour Championship just over \$1 million shy of Tiger Woods’ PGA Tour career earnings record.

as it goes forward, and I think that’s part of kind of how he played the game.”

Scheffler said he’s about 95% healthy and mostly over the hand, foot and mouth disease he dealt with last week in St. Louis. Scheffler said it was painful to grip most clubs during the tournament, but he finished tied for 12th at the BMW Championship.

“The only thing, maybe just still a couple of sores in my throat. But other than that, I feel really good,” Scheffler said of his recovery.

He played the front nine at East Lake on Tuesday and was headed out for a closer look at the back nine on Wednesday in a bid to win the Tour Championship for the second time in three years.

Scheffler called the newly

proposed 2028 playoff format “interesting,” characterizing the latest iteration of the PGA Tour postseason as “something new and fun.”

But don’t ask him to explain it.

“I think the first week is — it’s a little bit hard for me to kind of wrap my head around the group play. Like I said, when I show up at a tournament, I love to be able to compete and give myself a chance to win. To have a full week tournament where there’s not a winner, I think, is a bit unusual for me,” Scheffler said.

He does understand the mission the Tour took on in overhauling the playoffs while also making sure regular-season consistency — Scheffler’s hallmark — would be rewarded.

“I think one of the desires we had with looking at the

Tour Championship and the FedEx Cup was having an exciting finish to the year while also crowning a season-long champion. I think that’s a really hard balance to strike,” he said.

“With golf, especially looking over the course of the year, that could be — there’s some years where I’ve had a large lead on the points list going into the final event. If it was a true season-long race from a points perspective, it may not have been that interesting.

“If you want an exciting finish, you can’t really reward season-long excellence. So striking the balance there was always difficult. So I think it’s important to separate the regular season and then have a fun, interesting way to finish off the season, and in a different format too.”

Tony’s Take: Little League, wild west and saying goodbye

By Tony Duckworth

Fear the Bow. I am always aware of the Little League World Series, but I don’t get consumed by it. Having umpired youth baseball, I have always been impressed with the skill, determination, and poise of these kids playing on national TV. To be eligible to play in Williamsport, players can’t turn 13 before August 31 of the current year.

On Monday, I turned on the LLWS on ESPN while I was prepping for this week’s column. I’m glad I did. I was able to watch nearby Phenix City, AL, win in a walk-off comeback after trailing 0-5.

Kinley Rasmus caught my attention. This girl’s got game. After watching her play, it’s no secret she has her own tagline. The tagline reads ‘Fear the Bow’ since she wears a signature bow in her hair in a dugout full of boys. Kinley is the 25th girl to play in the LLWS, but she may end up being the best.

Kinley not only has command in the box, but she is in control on the mound. Beyond her ability to pitch, I saw her come

off the mound and field a ball barehanded on the third-base line and gun down the batter-runner before he reached first base. Kinley tossed six scoreless innings and struck out eight in her LLWS debut. Her eight strikeouts tied the record for the most by a female pitcher in an LLWS game, and she now has 14 K’s to tie the record for a girl in the LLWS. By the way, Kinley plays shortstop, and she makes both routine and difficult plays at SS.

Fansided reports that Kinley’s dad pitched 123 innings in four seasons after being drafted in the first round by the Braves in 2006.

Because of the bow, I will pay closer attention as Kinsley chases LLWS history.

Wild West. A few weeks ago, I wrote a piece about stopping madness in CFB. At that time, I mentioned the importance of the NCAA winning a lawsuit given its track record of losses in recent years. At that time, a group of student-athletes had filed a lawsuit to gain their 5th year of eligibility despite the NCAA having legislation in place to not allow

last year’s seniors to return to competition in 2026 - 27.

Over the weekend, news broke that Lane Kiffin was recruiting an NFL rookie from the Browns. One of Kiffin’s former Ole Miss players entered the transfer portal due to an judges injunction allowing the student-athletes to return for their 5th season of eligibility.

I am not a fan of the ruling, but don’t blame the players or Kiffin. Bad court rulings don’t make it an NCAA violation. If allowed, Kiffin is right in saying, “At the end of the day, because of these rulings, they’re either going to play for you or they’re going to play for someone else around the country”.

SEC. ESPN’s Heather Dinich reports that the SEC joined the BIG10 in unanimously opposing players departing the NFL to join college rosters. The NCAA has always allowed conferences the autonomy to have more stringent rules than the association. This ruling also applies to players who are part of the NBA and WNBA.

If the unanimous support is true, it appears that the LSU Lane Kiffin experiment is dead

on arrival since this included LSU’s Chancellor and Athletics Director. However, stay tuned, given you never know what to expect hour to hour in the new landscape of intercollegiate athletics.

Max. Little Ann will always have a special place in my memories. She was the first dog I called my own before I was a teen growing up in rural Middle Georgia. My older brother’s dog was Old Dan. Years later, I moved my family to Tahlequah, OK, where the two dogs were fixtures in the book Where the Red Fern Grows.

We adopted a kitten in year two of nine in Tahlequah while I served as Director of Athletics at Northeastern State University. Thirteen years later, we laid the big orange cat to rest on Tuesday. He was by far the best pet Amy and I had 29 years of marriage. Max will be missed.

Tony Duckworth is a native of Macon and is the President and CEO of the Albany Area YMCA.

From 2A

SLAPPEY

are cars backed up on Slappey now is when the drive-thru line at Hip-Hop Chicken backs up. It's calmer now, but at the height of the COVID pandemic, cars would be backed up at the chicken restaurant for blocks.

"We still have times when we'll have a long line," Hip-Hop Manager Mazen Jassen said. "But during COVID, a lot of the restaurants around here closed. Word got out that we had good food, and people started lining up. Most of our business was built by word of mouth, and we still have most of those customers.

"We don't have the long lines now because our customers can come inside and eat. We may have had 200 customers going through our drive-thru before, but now when we have 200 customers, 100 may be inside and 100 at the drive-thru."

With gas prices now soaring even higher, it seems unlikely that the days of cruising Slappey will return anytime soon. But who knows: Maybe a couple of car enthusiasts will catch a rerun of "American Graffiti" on Turner Classics and decide they'll take their rides for a spin ... from Putt-Putt to the bowling alley or some other landmark.

Those of us with hotrod hearts can always dream.

Staff Photo: Carlton Fletcher
Casa Tapatia formerly Olympic Flame and Western Sizzlin.



Staff Photo: Carlton Fletcher
Knights Appliance.



Police seek identity of man killed in early morning shooting Wednesday

Staff Reports
news@albanyherald.com

ALBANY – Officials were working on Thursday to identify a man who was fatally shot early Wednesday morning.

The man, who appeared to be in his 20s, had multiple gunshot wounds. He was pronounced dead at 3:45 a.m., Dougherty County Coroner Michael Fowler said. The shooting occurred at The Shackleford Shopping Center at 216 E. Oglethorpe Blvd.

"They're trying to identify him and see who he is," Fowler said. "They took fingerprints."

Albany police responded to the location at 2:45 a.m., where they found that a second man also had been shot. The second victim was transported

to Phoebe Putney Memorial Hospital, where he was in stable condition on Wednesday morning.

When police arrived, they observed a car leaving the area



Dougherty Coroner Michael Fowler



Staff Photo: Carlton Fletcher
Former drug store now sits empty on Slappey.

Obituary announcements



Dr. Thomas Agnew Hilsman, MD

Dr. Thomas Agnew Hilsman, MD died Sunday, August 23, 2026 at Willson Hospice House.

Dr. Hilsman was born in Albany, GA at Phoebe Putney Memorial Hospital. He grew up in Albany and graduated from Albany High School in 1964, after which he earned a bachelor's degree from the University of Georgia and then earned his medical degree from the Medical College of Georgia in 1972. He did a internship from 1972-1973 at Kessler Airforce Base in Biloxi, Mississippi and completed his family practice residency from 1976-1978 at Carswell Airforce Base in Fort Worth, TX. He served in the US Air Force as a Lieutenant Colonel in the Medical Corps till 1981. Dr. Hilsman practiced from 1981-1985 at Palmyra Hospital in the ER. In 1985 he then established his well-respected private practice, in Albany, Georgia, where he practiced for more than three decades. In 2012 Dr. Hilsman joined Phoebe Physician Group at Phoebe Primary Care at Dawson Rd. In 2018 he retired from Phoebe Putney Memorial Hospital then became the Medical Director for CareConnect in Dawson, GA. He was certified by the American Board of Family Medicine and was a member of the Dougherty County Medical Society and the Medical Association of Georgia. He was a 5th generation physician in Albany, GA proceeded by: Jeremiah Hilsman, MD, Palaemon L. Hilsman, MD, Agnew H. Hilsman, II, and Palaemon L. Hilsman, MD.

He was a member of St. Paul's Episcopal Church, Sons of the American Revolution, the Albany Men's Garden Club and the Albany Men's Coin Club. Dr. Hilsman was an avid supporter of UGA, a horticulturalist enthusiast, hunter, fisherman and a devoted father and grandfather who earned the admiration and respect of his fellow colleagues.

Dr. Hilsman is survived by his wife of 50 years Donna Hilsman, daughter: Anna Hilsman Hendley (Sean Perry Hendley) of Albany, GA, grandchildren: Hilsman George Hendley and Rust Thomas Hendley. Daughter- Lucy Hilsman Stone (Arthur

Frank Stone) of Albany, GA, grandchild: Brumby Hilsman Stone. Daughter: Ella Hilsman Fleming (Paul Joseph Fleming, II) of Marietta, GA, grandchildren: Addeline Hilsman Fleming and Paul Joseph Fleming, III. His beloved animals, Missy, Pippi, Buttons, Grey Paws, and White Paws.

He is preceded in death by his parents Dr. and Mrs. Palaemon L. Hilsman, II, MD and his brother Palaemon L. Hilsman, Jr.

Visitation will be Saturday, August 29 at St. Paul's Episcopal Church from 9 a.m.- 10 a.m. and the memorial service will be held at 10 a.m.

In Lieu of Flowers, the family asks for memorial donations be made to: St. Paul's Episcopal Church, 21 N. Jefferson Street, Albany, GA 31701, Willson Hospice House, 320 Foundation Lane, Albany, GA 31707 or J-Lo's Animal Rescue Sanctuary, 5007 Van Cise Lane, Albany, GA 31721.

JIMMY WADE RICE

 It is with heavy hearts that we share the passing of Jimmy Wade Rice, 79, of Cuthbert, Georgia, who passed away peacefully at his home on August 22, 2026.

Born in Morgan, Georgia, Jimmy was educated in the Randolph County School System and later attended Andrew College and Abraham Baldwin College.

A proud veteran, Jimmy honorably served his country in the United States Army, including service as a military police officer during the Vietnam War. Following his military service, he built a long and dedicated working career with Bill Fulford Ford, Kellwood, Best Manufacturing, and Georgia Feed American Protein before retiring.

Deeply committed to his community, he served on the Cuthbert City Council for approximately 20 years. He was also an active member of the Rotary Club, participating in numerous community projects and serving as president. Through these many years of service, he demonstrated a genuine love for Cuthbert and its people.

His faith was also an important part of his life. As a faithful member of First Baptist Church, Jimmy served as a deacon, giving of his time and talents in service to his church family. His faith was reflected in the way he lived and in his devotion to his family, friends, and community.

Above all, he treasured his family and the simple pleasures of life. He enjoyed fishing, watching Westerns, working on his farm, and spending time with those he loved most.

He was preceded in death by his father, James Alva Rice; his mother, Lucile Beard Rice; his brother, William Wayne Rice; and his brother-in-law, Bobby Joe Engram, Jr.

Left to cherish his memory are his wife of 56 years, Brenda

Weaver Rice; his sons, Ryan Rice (Julie) of Cuthbert and Todd Rice (Jenni) of Albany; his daughter, Jalee Rice Wilson (Nate) of Fitzgerald, Georgia; and his grandchildren, Mallory Rice, Alyson Rice, Lawrence Carpenter, Anslee Wilson, Rylee Rice, Abigail Rice, Mattie Jane Carpenter, Sara Beth Wilson, Avery Rice, Emmaline Carpenter, and Morgan Wilson. He also leaves behind nieces, nephews, extended family members, and many dear friends.

Jimmy will be remembered as a devoted husband, father, and grandfather; a man of faith; a proud veteran; and a dedicated servant of his community. His kindness, commitment to others, and love for his family will leave a lasting legacy in the hearts of all who knew and loved him.

Graveside funeral services will be conducted at 11:00 AM on Saturday, August 29, 2026, in the Cuthbert Eastview Cemetery with Rev. Nathan Ziglar officiating. The family will receive friends from 5:00 PM until 7:00 PM on Friday at the funeral home.

Memorials may be made to the Cuthbert First Baptist Church P. O. Box 274 Cuthbert, GA 39840.

LUNSFORD FUNERAL HOME
CUTHBERT, GA
229/732-2148



Janice Lindsey Sheppard

Janice Lindsey Sheppard, 88, of Albany, died Sunday, August 23, 2026 at her home surrounded by her family.

Family and friends will be received at First Baptist Church of Albany at 10AM on Wednesday, August 26th . Her funeral service will be at 11 AM with entombment to follow at Crown Hill Mausoleum. The Rev. Butch Knight will officiate.

Mrs. Sheppard is preceded in death by her parents, Mr. and Mrs. Hoke Smith Lindsey, Sr., of Ft. Gaines and her brother, Hoke Smith Lindsey, Jr. Mrs. Sheppard was born in Ft. Gaines and lived in Albany since 1960. She was a member of First Baptist Church of Albany since 1961. She was involved with and served on many committees at the church. She especially enjoyed being part of the Building Committee when the church moved to their current location on Oakland Parkway. Mrs. Sheppard graduated from Georgia Southwestern College and Georgia Southern College for undergraduate and Masters degrees in Elementary Education. She received her ED Specialist Degree from

Valdosta State College. Mrs. Sheppard joined Alpha Delta Kappa, an educational sorority. She worked for the Dougherty County School System retiring as the principal at Lincoln Elementary School. Mrs. Sheppard also taught remedial reading at Albany Junior College. She was part of a partnership that founded and ran Kindelore Preschool for many years.

Mrs. Sheppard is survived by her husband of 66 years: Charles Sheppard, Albany; 5 children: Suanne Sheppard Collmus (Bob), Johns Creek, GA, Dawn Sheppard Brooks, Albany, John Lindsey Sheppard (Kelly), Tifton, GA, Kristi Sheppard McKay (John), Bentonville, AR, Jana Sheppard Domyslawski (David), Suwanee, GA. She has 13 grandchildren, Lindsey Collmus McNeil (Collin), Whit Davis Collmus (Maddie), Carlee Collmus Habicht (Blake), Logan Grey Brooks, Dailyn Domyslawski Sloan (Matthew), Abigail Marie Domyslawski, Henry Smith Domyslawski, Griffen Charles McKay, Kendall Patton McKay, Parker Sheppard McKay, Davis Walter McKay, Sutton Bass Sheppard, and Charles Davison Sheppard. She also has six great grandchildren, Luke Martin McNeil, Finley Grace McNeil, Hayden Robert McNeil, Cald-well Sheppard Collmus, Eliza Jane Collmus, and Otto Joseph Habicht. She also was blessed with two sisters, Judith Jones of Dothan, AL, Peggy Morgan (Ben) of Oviedo, FL and sister in law, Jan Lindsey, Ft. Gaines, GA.

We are especially grateful to the sweet caregivers who loved Mom, Sheila Rivers and Eleanor Glaze and also to the care from many helpers at Georgia Hospice.

Those desiring may send memorials to First Baptist Church of Albany, First Fund, 145 Oakland Parkway, Leesburg, GA, 31763, or to the Anchorage Women's Center, 162 Hampton Lane, Leesburg, GA, 31763.



Penny Royal Woodall

Penny Royal Woodall, 78, of Albany, died Sunday, August 23, 2026.

Her funeral service will be at 11 AM on Tuesday, August 25, 2026 at Kimbrell-Stern with interment to follow at Crown Hill Cemetery. Dr. Davis Kinney will officiate. The family will receive friends prior to the service at Kimbrell-Stern on Tuesday prior to the service beginning at 10 AM to 11 AM. The family will gather at the home of Sandy Sledge to visit with friends and family on Monday from 4-8 PM.

Penny was born in Albany and lived here all of her life. Her parents were Toby Royal and Catherine Adams Royal. She graduated from Albany High School in the Class of 1966 and graduated from Valdosta State College in 1970. Penny married Brooks Woodall in 1975. She worked in the Dougherty County Tag Office and the Workers Compensation Board. Following that, Penny worked for many years with the Dougherty County School System. She was preceded in death by her parents, sisters, Kitty Royal Simmons, Toby Ann Royal Harris, and Jean Royal Carter, her brother in law, Phil Sledge.

She is survived by her husband: Brooks Woodall, Albany; son: John Woodall (Ashley), Montana; 2 grandchildren: Harper Woodall and Hadley Woodall; sisters: Sandy Sledge, Albany, Angel Kinney (Davis), Albany; brother in law: Pete Carter, TX; caregiver: Frances Robinson.

In lieu of flowers, the family request that donations be made to the Alzheimer's Association, donorservices.alz.org.



James Thomas Zorn

It is with heavy hearts we announce the passing of James Thomas Zorn, a devoted husband, a beloved father, grandfather, brother, uncle, and friend. He was a man of strength, honor, faith, and unwavering love for his family. He also loved watching his shows Cops, Family Feud, The Price is Right, MOTO GP Racing, and bare knuckle boxing. A proud military man, he served his country with dedication and carried that same sense of duty and honor throughout his life. He loved his country deeply and was grateful for the freedoms he had fought to

whose driver failed to stop. After a pursuit, officers were able to stop the car and take three individuals into custody for questioning.

So far, the investigation has revealed that the man who died had been inside another car in which there had been a struggle over the car and a firearm, police said. The victim was shot inside the car and later fell outside into the parking lot.

The Albany Police Department requests that anyone with information contact the department by calling (229) 431-2100 or through Albany Area Crime Stoppers at (229) 436-TIPS (8477). Individuals also may contact police through the APD app.

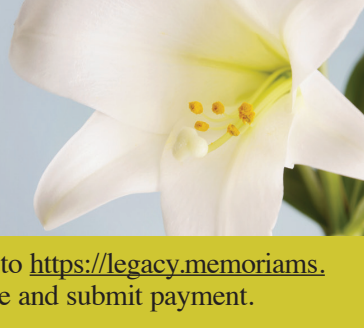
protect. He found joy in the simple things that made life meaningful. He loves spending time fishing, deer hunting, archery, and working on cars. There was something special about seeing him with his hands busy, whether he was under the hood of a car, enjoying the outdoors or sharing what he knew with someone he loved. But above all else, his greatest love was his wife, Carlene and family. He was a husband and father that loved deeply protecting them fiercely, and gave of himself without hesitation. His family was his pride and his greatest treasure. The lessons he taught, the stories he shared, and the memories he created will remain with us for generations to come. Tom's faith was also a cornerstone of his life.

He loved the Lord and trusted him throughout his journey. We find comfort knowing that he is now gone home to be with his savior and that one day, we will see him again. Tom leaves behind a legacy of love, faith, service, strength and devotion.

Though his absence leaves an emptiness that can never be filled, his memory will live on in the hearts of all who knew and loved him. He was our father, our protector, our teacher and our hero. He will forever be missed. Tom was preceded in death by his parents Osgood and Lois Zorn; a daughter Shantae Renee Zorn; his grandparents Eugene and Jewel Youngblood; mother in law Lillie Mae Walker; brothers Charles Wilson, Danny Walker, Deke Walker, Dave Walker, Charles Knox, and Larry Walker; bother and sister in law Bob and Beth Walker; a sister JoAnn Talent. He is survived by his wife of 38 years Gwendolyn Carlene Zorn; daughter Lisa (Tilford) Epps; sons Rod Hale, Chris Hale; grandsons Austin Normand, Taylor Hale, Blaine (Peyton) Hale, and Justin Epps; granddaughters Breanna (Michael) Talley, Kimberly Hale, Allison Hale, Sarah Manning, Kayla Johnson; bonus granddaughter Elizabeth Grey and Halley Knox; bonus grandson Charlie (Jordan) Knox; great grandsons Tommy Normand, Toni Johnson, Bentley Manning, Landyn Manning; great granddaughters Paisley Normand, Josie Mae Talley, Macie Manning, Zoe Manning; bonus great granddaughter Dallas Mae Knox; siblings Ray (Jan) Zorn, Gerald (Shelly) Zorn, Frances Wilson, Wanda Knox, Janice Walker, Irene Walker, David Tallent, Carlton Goddard, and Laurtte Walker; many nieces and nephews, and friends who loved him and who he loved. A memorial service is set for Saturday, August 29, pel of Rainey Family Funeral Services, the family will greet friends beginning at 1:00 pm in the chapel. Rainey Family Funeral Services are in chargeof the arrangements.

Obituary announcements

To place an obituary announcement in the Albany Herald, go to <https://legacy.memoriams.com/network/albanyherald/obituary>. Fill out form online and submit payment.



Americans are proactive homeowners, but this country beats them in DIY home repairs



By Sheeka Sanahori
Feature Impact

There is always something: a leaky faucet, chipping paint, gutters full of leaves or a room that no longer works the way it used to. Homeownership comes with a permanent background hum of maintenance, repairs and decisions that can only be ignored for so long.

What homeowners do next depends a lot on where they live. A new international study from Angi, a home services marketplace, found that Americans are among the world's more proactive homeowners, with nearly half (49%) taking a preventative approach to maintenance, scheduling regular checks and staying on top of concerns before something breaks. South Korea leads the study at 56%. Japan sits at the other end: 60% of Japanese homeowners address issues only when they arise.

When it comes to DIY home repairs, France leads the study. Sixty-five percent of French homeowners say they handle most repairs themselves, the highest rate among the surveyed countries.

Home care, it turns out, looks fundamentally different depending on where people live and what they believe home is for. Cultural differences are also at play for homeowner behavior beyond the toolbox. In

France, 2 out of 5 homeowners enforce a no-phones rule at the dinner table, the highest rate in the study, while Canadians and Japanese are nearly twice as likely as Americans to require shoes off at the door (69% vs. 37%).

Opinions vary from country to country, even for keeping a tidy home. A majority of Germans and Americans prefer to keep a "lived-in and comfortable" appearance. Forty percent of Brazilians believe a home should always be clean and tidy, more than any other country. Of all the countries surveyed, the Dutch were the most likely to respond with "home is for living, not impressing others."

In North America, homeownership tends to be tied to investment. Americans and Canadians are the most likely of any country to renovate specifically to increase property value, while many European homeowners prioritize comfort and quality of life over resale potential. When a home no longer fits, the instinct varies just as sharply: More than three-quarters of German homeowners would renovate rather than move, the highest rate across all countries surveyed, while 41% of British homeowners would rather relocate. Americans take a more pragmatic middle path-37% say they would stay and make do.

Unexpected and emergency repairs remain a universal source of stress regardless of the country. The most maintenance-minded Americans are also the youngest: Gen Z and Millennial homeowners lead on proactive upkeep, with 51% preferring to check home systems before problems start and 55% using smart security technology compared with 19% of Baby Boomers and the Silent Generation.

A home is never just the structure itself. It reflects the routines, priorities and tradeoffs people make, from the repairs they tackle to the rituals that shape daily life. Around the world, home care is less about one right way to do it and more about what people believe a home is supposed to be.

Methodology

Angi, along with its international family of home service marketplaces, commissioned an online survey of 4,492 homeowners across 10 countries, including the United States, Canada, the United Kingdom, France, Germany, the Netherlands, Australia, South Korea, Japan and Brazil. The U.S. sample included 1,237 homeowners. The margin of error for U.S. findings is plus or minus 2.8 percentage points at a 95% confidence level. Fieldwork was conducted between May 1 and May 19, 2026.

Photo courtesy of Shutterstock

Design your home workout space around the way you actually exercise

FEATURE IMPACT

It's a tale as old as treadmills: You buy a new exercise machine with

the best of intentions, only for it to become an expensive laundry rack that makes you feel guilty every time you glance over at it. When it comes to making lifestyle changes, the key is not to overhaul your whole routine at once, but to figure out what habits match your lifestyle, personality and passions.

Use these tips to create a home workout space you'll keep using after the novelty wears off.

Figure Out What Exercises You Enjoy

Before you commit to a big equipment purchase, think about what kinds of exercise feel natural and enjoyable (and which ones make you groan).

If you love running, a treadmill may be worth the space it takes up. However, a rack of dumbbells might just wind up collecting dust if you hate lifting weights. Yoga or dance enthusiasts may prefer to design a more studio-like home gym, while bodyweight strength trainers could be happy with a pull-up bar in the doorway and a mat to do planks on. Consider joining a workout class



Photo courtesy of Unsplash

or gym for a month or two to try different kinds of exercises and machines so you'll have a better idea of what's worth investing in permanently.

Evaluate the Space You Have

A good home workout area needs to work around the physical realities of your house or apartment. If you have a whole room or finished basement to dedicate to the cause, this won't constrain you too much. If you're working with a corner of your home office, bedroom or garage, saving space becomes a more critical factor.

In these cases, it all comes down to priorities. If you only have room for one piece of bigger equipment, get the one you know you'll actually use, whether that's an elliptical, strength machine, standing bicycle or rowing

machine. Then build out your collection with other items that can be easily moved and stored, like resistance bands and small weights or dumbbells.

Start Small and Expand as Needed

Don't fall into the trap of thinking you need to have everything before you can get started. It's often better to build out your workout space slowly - get a few things at a time, see what you use regularly and figure out what you might be missing along the way. Maybe you realize you enjoy lifting weights and keep wishing you had heavier ones, signaling a need to upgrade.

Add Some Atmosphere

Dark, dismal home gyms are more likely to make your workout feel like a punishment instead of a part of your day worth looking forward to.

Creating a space you enjoy being in is just as important as choosing a workout you enjoy doing.

For you, that might look like choosing an area of the home with plenty of natural lighting to make you feel more awake - or adding string lights and color-changing wall sconces for a relaxing yoga session. Maybe it means adding art on the walls or a floor-to-ceiling mirror so you can check your form. A large rubber floor mat with a cheerful design, a sound system to play your favorite hype songs or a daily calendar of motivational quotes could be the magic ingredient to get you into the right mindset so you can crush your workout. As long as it works for you, anything goes.

For more tips on home design that fits your life, visit eLivingtoday.com.

ON - LINE AUCTION

ESTATE OF CHARLES WILLIAM PETTIFORD

COURT ORDERED # 2024-ES-4516

201 S. CHURCH ST. TYTY, GA. 31795

2 AUCTIONS

1. PERSONAL PROPERTY:
2014 FORD TRUCK, 1994 FORD EXPLORER,
6' X 14' TRAILER, KUBOTA TRACTOR L4701 WITH
LOADER ,54" KUBOTA ZERO TURN LAWN MOWER
BIDDING OPENS: AUG.18TH @ 11:00 AM
BIDDING CLOSES:AUG. 25TH @ 2:00 PM
15 % BUYERS PREMIUM

#2.REAL ESTATE: 7.31 ACRES WITH POND
ACCESS & A 24' X 52' 1999, 3 BDR /2 BTH,
REDMAN - RIVERVIEW MOBILE HOME
& 2 STORAGE BUILDINGS.
BIDDING OPENS :AUG. 26TH @ 11:00 AM
BIDDING CLOSES: SEPT. 9TH @ 2:00 PM
10 % BUYERS PREMIUM

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Each Office is Independently Owned and Operated

2017 Award
2020 Award
2010 Award

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Alligator: NOW (Sunset) – October 5 (Sunrise)
Squirrel: NOW– February 28
Squirrel (Falconry): NOW – March 15
Raccoon & Opossum: NOW – February 28
Dove: September 5 – October 11
Canada Goose: September 5 - 27
Ducks & Coot: (Falconry) September 5 - 27



Invasive plants continue to impact Lake Seminole

By Tom Seegmueller
news@albanyherald.com

ALBANY – More than 60 years ago, aquatic vegetation and flooded timber made Lake Seminole a bucket-list destination for anglers seeking heavy stringers and lunker largemouth bass.

Today, efforts to manage the aquatic vegetation on the lake have resulted in impassioned debates between anglers and biologists. When construction of the Jim Woodruff Lock and Dam was completed in 1952, there was no question that the impoundment it created was going to be something special. The dam built in the southwestern corner of Georgia was designed to retain the waters of the Chattahoochee and Flint River basins at the point where they merged into the Apalachicola River.

It would take five years for Lake Seminole to reach full pool, creating a body of water containing more than 37,500 surface acres with a 376-mile shoreline touching three states. When the lake was only 4 years old, local newspapers reported anglers catching bass weighing up to 8 pounds regularly, and a Thomasville woman was reported to have caught a 10-pounder.

One of the lake's most famous anglers and ardent promoters, Jack Wingate, is reported to have had his biggest haul in October 1959, boating 240 pounds. "It seemed every bush was loaded with fish," he said.

Wingate's Lunker Lodge would become one of the lake's most famous fish camps, earning Wingate the "Sage of Seminole" title.

Although Seminole is a sprawling body of water, the average depth measures a shallow 10 feet with numerous tributaries and backwater sloughs being much shallower. Historically warm summer months encouraged the growth of aquatic vegetation and fish activity. Winters are routinely marked by a die-off of vegetation and clearer water.

A series of factors has disrupted this cycle, including upstream demand for water, leading to a tri-state water war among Georgia, Florida and Alabama. As Seminole's popularity grew, so did lakeside development and boat traffic. The hydrilla that created a fisherman's paradise was at the same time becoming a recreational boater's nightmare. Herbicidal spraying operations were initiated in an effort to prevent the plant from spreading.

Brad Hambric and David Johnson are a pair of long-time Seminole anglers who say they feel that, like many other anglers, the current spraying programs are a possible cause for habitat change leading to a decline in the fishery. Both posted videos on Facebook highlighting the current conditions of areas they have fished for decades.

"Historically Lake Seminole, since the beginning to middle of the 1990s, was one of the top lakes in the country,"

Hambric said. "Bassmaster magazine actually listed it in the Top 10 for a bass fisheries in the late '90s and again in early 2000s.

"After the (500-year) floods of '94 and '98, things got a little tough. But the lake turned around real quick because of the large amount of shad, crawfish and freshwater shrimp. There's a lot of bait fish in Seminole that bass and other fish like crappie thrive on."

Hambric went on to say that when the Army Corps of Engineers did a chemical drip on the Spring Creek arm of Seminole in 2004, it wiped out targeted vegetation, but it was also detrimental to the fish.

"I actually witnessed fish floating dead during and after the treatment," he said.

Hambric added that around 2009, the average bass tournament would have between 40 and 70 boats competing, and winning weights of at least 29 pounds were required to win. In 2013, teams weighed in with 29 pounds to 35 pounds with a five-bass limit.

He recalls him and his partner weighing in with a 24.65-pound three-fish limit during a tournament in 2014. At that time, fishermen were catching their personal best fish in the 8- to 10-pound range.

"Now fast-forward to this year, 2026," Hambric said. "They have had heavy herbicide applications with spray from boats, planes and helicopters. They also have the drip systems in the lake; This year, a bass tournament averages 21 or 22 pounds, with a five-fish limit. Some were won with 17 (pounds) this year.

"You can see year after year it's steadily going in the wrong direction."

"I spend 50 or more days a year on the water and know you put your time and observation on the water and those are your facts," Georgia DNR Regional Fisheries Manager Rob Weller said. "You go and talk to the biologists, and they say, 'Well you don't have any facts or documentation.'

"It is an ACE reservoir, and so when it comes to vegetation control, we are in an advisory capacity. Our concern is for the fishery and the fish. The state owns the fish, so we want to make sure the fishery is healthy and provide recreational opportunities for everybody.

"Seminole has a history of being a very shallow and weedy reservoir. It's south Georgia, it's hot and if the sun hits the water, something's going to grow there. Hydrilla first showed up back in the 1970s; since that time there's been a love-hate relationship with the plant. Duck hunters love it; fishermen love it. Boat operators hate it; homeowners hate it. It's always been something that had to be managed."

Hydrilla is an invasive aquatic plant species from Asia, Africa and Australia. It is like an aquatic kudzu capable of growing over an inch a day. Growing from the bottom to the surface of a body of water, it can create mats measuring several feet thick.



Special Photo

Plant life has many outdoors enthusiasts worried about the future of Lake Seminole.

Following its release into the wild from an aquarium supplier in Florida, hydrilla has naturalized across the Southeastern United States.

In the 1990s, a plan put together by the ACE and a large stakeholders group from state and federal agencies, universities and homeowner groups was developed. It addressed methods to control hydrilla from spraying, to introducing flies that prey on the grasses in Africa to mechanical harvest. Federal funding by is dependent on budgetary constraints and has ranged between thousands to millions of dollars over the decades.

"We recently started to see an encroachment of cut grass, the tall reeds that grow along the shorelines, along with Cuban bullrush," Weller explained. "It is even more offensive than hydrilla. It's a dense mat on the surface and you can fish around them, but you can't fish through them. They cut off all that habitat for fishing. As a result, a group formed about two years ago called the Stewards of Lake Seminole."

According to Weller, the herbicidal attack is like a game of whack-a-mole. The success-

ful removal of one species in a cove, slough or tributary offers an opportunity for another species to almost immediately fill the void.

"We saw that when they kill the Cuban bullrush, the lyngbya underneath it springs up in its place, so you have to go back and get rid of that," he said. "So with the ACE and the Stewards working together, other people were seeing the changes and decided that the spraying was causing all and every possible ill that could be wrong on Lake Seminole.

"So if they saw a bass with a sore on it, it was the spraying. If they saw a dead fish, it was the spraying. If they went out fishing and didn't catch anything, it was the spraying. So there is a group that is against this program. ...They aren't trying to eradicate hydrilla; In fact there are many areas where they are not spraying where they have been blamed for having problems with habitat. There have been a lot of conspiracy theories and downright misinformation about what's going on."

Steve Dickman, the president and founder of the Stewards of Lake Seminole, said,

"Aquatic vegetation is essential for our dynamic ecosystem and sustaining our fantastic fishery. Management, not eradication, is what we are seeking. Balance is the key to delivering the maximum value to the stakeholders.

"As a chemical engineer and bass fisherman, I'm not out to harm the lake. Here's the truth, and there's a little bit of truth in what everybody says. They had a petition to stop all chemical spraying, and the petition said that killing grass with chemicals causes it to drop to the bottom and decompose and form sludge. That is absolutely true."

Dickman continued: "What they don't realize is the grass is on a life and death cycle anyway. The purpose is to spray it when it's small and it doesn't grow and generate all that biomass. What happened to Lake Seminole that really put it on the downhill was Hurricane Michael. One acre of hydrilla is between 20,000 and 30,000 pounds of wet weight. So that's over 10 tons per acre of biomass. When Hurricane Michael came, it ripped up all the grass on the Flint River flats. Those 6,000 acres were 60,000 tons

of vegetation that got ripped up. And had to decompose.

"When that vegetation decomposes, it releases all the nutrients that it has filtered out of the water over time. That caused the growth of lyngbya. It's like a black algae that covers the bottom. In summer it comes to the surface and can create mud mats. That's what really started things on the decline from an aquatic perspective."

Brent Mortimer, the environmental compliance coordinator for the US Army Corps of Engineers Rivers Project, said that the corps is currently targeting more than 20 species of "floating, emergent and submersed non-native and native invasive aquatic plants at Lake Seminole."

Objectives of these efforts are focused in eliminating intrusion of mats of aquatic plants in the navigation channels as well as controlling these mats at the intakes of the hydroelectric plant. They also focus on controlling the growth of these plants which limit access to public use areas including commercial concessions, boat ramps, camping and picnicking areas and the adjacent shorelines.

Maintaining the more than 28 miles of designated small-boat channels is also a priority. Stopping the spread of undesirable aquatic plant growth, especially giant cutgrass, to prevent further reduction of open water acreage is an overall focus. However, he indicated the scope of this challenge by highlighting the spread of hydrilla, which first appeared on the lake as a 1-acre patch in 1967 and has spread to a point that it now covers 28,000 acres, or 75% of the usable lake. This spread has occurred even though spraying efforts were initiated in 1987.

"We went from having clear beautiful backwaters with sandbars where fish spawned in the spring, (to where) over a third to a half of these waters are no longer accessible or fishable and have no current flow," David Johnson, a bass fisherman who has witnessed the major changes in the backwaters of the lake over the last decade, said. "It's pretty much muck and nastiness."

"They seem to be getting overlooked. We're losing a lot of our habitat. It's just not working. It breaks my heart that my kids will not get to fish and be raised where me and my dad used to absolutely slay 'em."

The Stewards of Lake Seminole have scheduled a meeting Sept. 2, at the Cloud Livestock Center at 5: p.m. to address these issues. Anyone concerned about Lake Seminole is invited to attend. DNR Biologists, environmental representatives from the Corps of Engineers and others will be on hand.

"We will listen to the concerns of those who attend and address them with science," Dickman said. "People willing to help will solve this problem together."

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Auctions

ON-LINE AUCTION

ESTATE OF CHARLES WILLIAM PETTIFORD

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2024-ES-4516

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2 AUCTIONS

#1. PERSONAL PROPERTY:

2014 Ford Truck,

1994 Ford Explorer,

6' x 14' Trailer,

Kubota Tractor L4701 with Loader,

54" Kubota Zero Turn Lawn Mower

Bidding Opens:

Aug. 18th @ 11:00 am

Bidding Closes:

Aug. 25th @ 2:00 pm

15 % Buyers Premium

#2. REAL ESTATE:

7.31 Acres with pond access & a 24'x52' 1999, 3 BR / 2 bath Redman - Riverview mobile home & 2 storage buildings.

Bidding Opens:

Aug. 26th @ 11:00 am

Bidding Closes:

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Resume to:

Kiaris Kennon, kkennon@phoebehealth.com

Employer:

Phoebe Putney Memorial Hospital, Inc.

Position:

Medical Technologist

Location:

Albany, Dougherty County, Georgia

Duties:

Provide laboratory information based on the performance of analytical tests on human body substances; correlate and interpret test data to detect evidence of or prevent disease or impairment and to promote and monitor good health; monitor quality assurance and maintain laboratory instrumentation including all documentation; follow established guidelines and protocols to provide requested clinical information to physicians, nurses, and other relevant health care personnel; and perform phlebotomy duties as needed.

Minimum Requirements:

Bachelor's degree in Medical Technology; 1 year experience in a clinical laboratory in the same or similar discipline; Clinical laboratory scientist certification through CGFNS and medical laboratory scientist certification by one of the following: ASCP, AMT, NCA, or AAB.

Resume to:

Savannah Hughes, srhughes@phoebehealth.com

Part-Time

What you'll do as a caregiver for my MOTHER Foster relationships with HER through companionship and compassionate caregiving. Assist with light meal preparation & perform light housekeeping duties. Provide personal care services, including assistance with grooming, Transportation to appointments, Medication reminders and managing incontinence. The Job is 5 hours/day, 5 days a week & the pay is \$35 per hour. You can email me via lawrencecjob@gmail.com for more info.

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Albany Legals

Construction/Service Bids

A-852

ALBANY HOUSING AUTHORITY REQUEST FOR PROPOSALS 1713 GADSDEN INTERIOR BUILDOUT

The Albany Housing Authority (AHA) is soliciting proposals from qualified and properly licensed contractors for the interior buildout and renovation of 1713 Gadsden, Albany, Georgia. The project generally consists of the interior renovation of an approximately 1,050-square foot residential structure. Work includes, but is not limited to: ☐ Selective interior demolition ☐ Metal stud framing ☐ Plumbing modifications ☐ Electrical modifications ☐ HVAC modifications ☐ Drywall installation and repair ☐ Kitchen buildout ☐ Bathroom renovations ☐ Laundry area construction ☐ Interior doors, trim, and hardware ☐ Flooring ☐ Interior painting ☐ Fixtures, accessories, and final cleaning The successful contractor shall provide all labor, materials, equipment, supervision, permits, inspections, disposal, and coordination necessary to complete the project. Interested contractors may obtain the complete RFP package, plans, specifications, proposal requirements, and bid forms from: The Albany Housing Authority reserves the right to reject any or all proposals, waive informalities where permitted, and award a contract in the best interest of the Authority. The Albany Housing Authority is an Equal Opportunity Employer and encourages participation by qualified minority-owned, women-owned, Section 3, and small business enterprises.

ALBANY HOUSING AUTHORITY

August 29, September 5, 12, 19, 26, 2026

Construction/Service Bids

A-843

REQUEST FOR PROPOSALS Police Chief Assessment Consultant

PROPOSAL REF. #27-015

Sealed proposals will be received by the City of Albany, Procurement Division, 222 Pine Avenue, Suite 260, Albany, Georgia, 31701, until 5:00 PM, on September 21, 2026. A Pre-Proposal Conference will be held in the Procurement division office and through Zoom, on August 24, at 10:00 AM. Zoom credentials are contained in the proposal documents. Proposal documents can be obtained from Procurement, the Georgia Procurement Registry, and www.albanyga.gov. For additional information contact Joshua Williams, Procurement Manager, at jswilliams@albanyga.gov. b\y Michael Eaton, Chief Financial Officer

August 29, 2026

Corporations

A-831

CERTIFICATE OF INCORPORATION

I, Brad Raffensperger, the Secretary of State and the Corporation Commissioner of the State of Georgia, hereby certify under the seal of my office that Sowega Aquifer Alliance Inc., a Domestic Nonprofit Corporation has been duly incorporated under the laws of the State of Georgia on 07/14/2026 by the filing of articles of incorporation in the Office of the Secretary of State and by the paying of fees as provided by Title 14 of the Official Code of Georgia Annotated. WITNESS my hand and official seal in the City of Atlanta and the State of Georgia on 08/14/2026.

August 22, 29, 2026

Debtors & Creditors

A-848

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA COUNTY OF DOUGHERTY IN RE: ESTATE OF Marilyn Gredell Nobles, DECEASED All creditors of the Estate of Marilyn Gredell Nobles, DECEASED late of Dougherty County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to me. Gregory Nobles 307 W Holston Avenue Johnson City, TN 37604 Executor of Marilyn Gredell Nobles, deceased O.C.G.A. § 53-7-41 states: "...Every personal representative shall, within 60 days from the date of qualification, publish a notice directed generally to all of the creditors of the estate to render an account of their demands. The notice shall be published once a week for four weeks in the official newspaper of the county in which the personal representative qualified..."

August 29, September 5, 12, 19, 2026

Debtors & Creditors

A-803

NOTICE TO DEBTORS & CREDITORS

All creditors of the Estate of William Ernest Nordstrom, late of Dougherty County, deceased, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said Estate are required to make immediate payment. This 11th day of August 2026. MARY N. SHAPARD Executor of the Estate of William Ernest Nordstrom % DIVINE FINNEY DAVIS, PC 600 N. Jackson Street Albany, GA 31701

August 15, 22, 29, September 5, 2026

Debtors & Creditors

A-844

NOTICE TO DEBTORS & CREDITORS

All creditors of the Estate of Johnny Strawder, late of Dougherty County, deceased, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said Estate are required to make immediate payment. This 24th day of August 2026. KRISTY LEIGH STRAWDER TYUS Executor of the Estate of Johnny Strawder

DIVINE FINNEY DAVIS, PC 600 N. Jackson Street Albany, GA 31701

August 29, Sept 5, 12, 19, 2026

Debtors & Creditors

A-813

NOTICE TO DEBTORS AND CREDITORS

All creditors of the Estate of Joyce Ann Sherry, late of Dougherty County, Georgia, deceased, are hereby notified to render in their demands to the undersigned according to law; and all persons indebted to said estate are required to make immediate payment. This 12th day of August 2026. Sherman Willis, Attorney for Cynthia Collins, Executor of the Estate of Joyce Ann Sherry GARDNER WILLIS PLAIRE & WILSON, LLP P.O. Drawer 71788 Albany, Georgia 31708-1788 229-883-2441

August 15, 22, 29, September 5, 2026

Debtors & Creditors

A-839

NOTICE TO DEBTORS AND CREDITORS

GEORGIA, DOUGHERTY COUNTY: All creditors of the Estate of SYDNEY NELSON CONNER, III, deceased, late of Dougherty County, Georgia, are hereby notified to render their demands to VICKI HARPER, at 1210 Baker Avenue, Albany, Georgia 31707, Personal Representative of said estate, in accordance with Georgia law, and all persons indebted to said estate are required to make immediate payment to said Personal Representative of said estate. This the 4th day of August, 2026. ATTORNEYS FOR THE ESTATE OF SYDNEY NELSON CONNER, III, DECEASED

August 29, September 5, 12, 19, 2026

Debtors & Creditors

A-841

NOTICE

GEORGIA DOUGHERTY COUNTY Notice is hereby given to all creditors of the Estate of Constance Houseman, deceased, to present an account of their demands to the undersigned within the time prescribed by law, and all persons indebted to the said estate are hereby requested to make immediate payment to the undersigned. Thomas Hardison, Jr., Execucor of the Estate of Constance Houseman c/o Larry B. Owens, LLC P.O. Box 352 Albany, GA 31702 (229) 430-9989

August 29, September 5, 12, 19, 2026

Debtors & Creditors

A-755

NOTICE

GEORGIA DOUGHERTY COUNTY Notice is hereby given to all creditors of the Estate of Randle Lloye Burns, deceased, to present an account of their demands to the undersigned within the time prescribed by law, and all persons indebted to the said estate are hereby requested to make immediate payment to the undersigned. Magdalene Collins Burns Executrix of the Estate of Randle Lloye Burns c/o Larry B. Owens, LLC P.O. Box 352 Albany, GA 31702 (229) 430-9989

August 8, 15, 22, 29, 2026

Debtors & Creditors

A-749

NOTICE

GEORGIA DOUGHERTY COUNTY Notice is hereby given to all creditors of the Estate of Bernice F. Jones, deceased, to present an account of their demands to the undersigned within the time prescribed by law, and all persons indebted to the said estate are hereby requested to make immediate payment to the undersigned. John A. Lee, Jr., Executor of the Estate of Bernice F. Jones c/o Larry B. Owens, LLC P.O. Box 352 Albany, GA 31702 (229) 430-9989

August 8, 15, 22, 29, 2026

Debtors & Creditors

A-743

NOTICE TO DEBTORS AND CREDITORS

All creditors of the Estate of GENEVA S. HILL late of Dougherty County, deceased, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said Estate are required to make immediate payment. This 20 day of July, 2026. Doris Gothard Execucor, Administrator, Attorney of the Estate of GENEVA S. HILL, Deceased Name: CRAIG LERMAN Address: 5755 NORTH POINT PKWY, SUITE 51 City/State/Zip: ALPHARETTA, GA 30022 Phone No. 770-274-4898 Email KJOHNSON@LERMANLAWPC.CO M

August 8, 15, 22, 29, 2026

Debtors & Creditors

A-788

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA COUNTY OF DOUGHERTY IN RE: ESTATE OF FRED WOODROW KEGLER, DECEASED All creditors of the estate of Fred Woodrow Kegler, deceased, late of Dougherty County, Georgia, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned Executors of the Estate of Fred Woodrow Kegler. This ____ day of August, 2026. Jason Jerome Kegler, Executor of the Estate of Fred Woodrow Kegler 2254 Dultman Road Albany, Georgia 31705 or MOORE, CLARKE, DuVALL & RODGERS, P.C.

Debtors & Creditors

A-805

NOTICE TO DEBTORS AND CREDITORS

STATE OF GEORGIA COUNTY OF DOUGHERTY NOTICE is hereby given to all debtors and creditors of the Estate of Gewanna Cambell Hicks, of said county, deceased, to render an account of their demands to the undersigned within the time prescribed by law. All persons indebted to the estate are hereby requested to make immediate payment to the undersigned. This 11th day of August 2026. Adrian B. Hicks, Executor of the Estate of Gewanna Cambell Hicks c/o S. Tanner Lowe, Esq. MOORHEAD LAW FIRM LLC 314 W. Residence Avenue Albany, Georgia 31701

August 15, 22, 29, September 5, 2026

Debtors & Creditors

A-849

NOTICE TO DEBTORS AND CREDITORS

GEORGIA, DOUGHERTY COUNTY All creditors of the estate of BETTY TAYLOR, deceased, late of said State and County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned Executor. This 25th day of August, 2026. Donna Kaye Barwick, as Administrator of the Estate of Betty Taylor, deceased c/o Perry & Walters, LLP Post Office Box 71209 Albany, Georgia 31708

August 29, September 5, 12, 19, 2026

Debtors & Creditors

A-804

NOTICE TO DEBTORS AND CREDITORS

GEORGIA, DOUGHERTY COUNTY All creditors of the estate of James Bruce Folmar, deceased, late of said State and County, are hereby notified to render their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned Executor. This 11th day of August, 2026. To be published: Four consecutive Saturdays Ellen Schramm Folmar, as Executor of the Estate of James Bruce Folmar, deceased c/o Perry & Walters, LLP Post Office Box 71209 Albany, Georgia 31708

August 15, 22, 29, September 5, 2026

Divorces

A-750

DOUGHERTY COUNTY SUPERIOR COURT

STATE OF GEORGIA

Petitioner: Shauna-Kay Levy V. Respondent: Adrain Lumpkin Civil Action Case Number: 2026-SU-CV-000395-V

NOTICE OF SUMMONS

To: Adrain Lumpkin, Respondent Named Above: This notice has been published to let you know that a Divorce case was filed against you in Superior Court on 4/27, 2026. The court issued an order for service of summons by publication on 07/9, 2026. You must file an Answer to the Petition with the clerk of Superior Court and serve the Petitioner with a copy of the Answer. The Petitioner's address is 900 Crossings Dr Apt. 622, PCB Florida 32413. You must file your Answer within sixty (60) days of the date of the order for service by publication. If you fail to file an Answer, then a judgment by default will be taken against you, and the Petitioner will get everything he asked for in the Petition for Divorce. This the 9th day of July, 2026. Samantha Sebastian, Dep Clerk

August 8, 15, 22, 29, 2026

Divorces

A-784

DOUGHERTY COUNTY SUPERIOR COURT

STATE OF GEORGIA

Petitioner: Sharolyn Miller V. Respondent: Marqita Miller Civil Action Case Number: 26CV6478-1

NOTICE OF SUMMONS

To: Marqita Miller, Respondent Named Above: This notice has been published to let you know that a Divorce case was filed against you in Superior Court on 7/20, 2026. The court issued an order for service of summons by publication on 8/5, 2026. You must file an Answer to the Petition with the clerk of Superior Court and serve the Petitioner with a copy of the Answer. The Petitioner's address is 2806 Capers Lane Albany, GA 31721. You must file your Answer within sixty (60) days of the date of the order for service by publication. If you fail to file an Answer, then a judgment by default will be taken against you, and the Petitioner will get everything he asked for in the Petition for Divorce. This the 6th day of August, 2026. Samantha Sebastian, Dep Clerk

August 15, 22, 29, September 5, 2026

Juvenile Court

A-795

IN THE SUPERIOR COURT OF DOUGHERTY COUNTY

STATE OF GEORGIA

In Re: Adoption of Petition of LALIA ALEXANDRIA BONNER and LANDON ALEXANDER BONNER, by and NOTICE OF PETITION TO TERMINATE PARENTAL RIGHTS To: JAMAL BONNER the Presumed Legal Father, of a CARSON ALEXANDER BONNER, born in 2014, LALIA ALEXANDRIA BONNER, born in 2017 and LANDON ALEXANDER BONNER, born in 2017, JAYCE ALEXANDER BONNER, born in 2012. You are hereby notified that an Adoption Petition for CARSON ALEXANDER BONNER, born in 2014, LALIA ALEXANDRIA BONNER, born in 2017, JAYCE ALEXANDER BONNER, born in 2017, and LANDON ALEXANDER BONNER, born in 2012, was filed in the Superior Court of Dougherty County, Georgia, on the 27th day of July, 2026, to change my name from Atrial Lopez Dunson to Alayia Denise Dunson. Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed. Signed this 27th day of July, 2026. Atrial Lopez Dunson, Petitioner 500 Pine Ave Albany Ga 31701

August 8, 15, 22, 29, 2026

Probate Court Administration

A-814

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: CHARLES EMANUEL BLACK

ESTATE FILE NO: 2026-ES-260

Esther Black has petitioned to be appointed administrator of the estate of CHARLES EMANUEL BLACK, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 15, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with

Juvenile Court

A-853

IN THE SUPERIOR COURT OF DOUGHERTY COUNTY

STATE OF GEORGIA

In re the name change of: Karen Holt Ransom Civil Action File No. 26-SUCV-724-3

NOTICE OF PETITION TO CHANGE NAME

filed a petition in the Superior Court I, Karen Holt Ransom, filed a petition in the Superior Court of Dougherty County, Georgia on the 26th day of August, 2026, to change my name from Karen Holt Ransom to Karen Holt. Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed. Signed this 26th day of August, 2026. Karen Holt Ransom, Petitioner 407 Williams St Albany Ga 31705

August 29, September 5, 12, 19, 2026

Juvenile Court

A-797

IN THE SUPERIOR COURT OF DOUGHERTY COUNTY

STATE OF GEORGIA

In re the Name Change of the Child(ren) Ryshambria Corbin, Minor child(ren) Civil Action File No. 25SUCV-920

NOTICE OF PETITION TO CHANGE NAME

I, Stephanie Carter, filed this petition to the Superior Court of Dougherty County, Georgia on the 19th day of May, 2025, to change the name(s) of the minor child(ren) as follows: Current Name of Child: Ryshambria Corbin Date of Birth: 08/18/2007 Proposed New Name: Ryshambria R. Carter Any interested or affected party has the right to appear in this case and file objections within thirty days as set forth in O.C.G.A. § 19-12-1(f)(2) and (3). This 19th day of May, 2025. Stephanie Carter Petitioner pro se 433 Wadkins Ave Apt B Albany, GA 31701 229-462-4672

August 8, 15, 22, 29, 2026

Probate Court Administration

A-672

IN THE SUPERIOR COURT OF DOUGHERTY COUNTY

STATE OF GEORGIA

In re the name change of: Alayia Lopez Dunson Civil Action File No. 26-SUCV-724-3

NOTICE OF PETITION TO CHANGE NAME

filed a petition in the Superior Court I, Atrial Lopez Dunson, filed a petition in the Superior Court of Dougherty County, Georgia on the 27th day of July, 2026, to change my name from Atrial Lopez Dunson to Alayia Denise Dunson. Any interested party has the right to appear in this case and file objections within 30 days after the Petition was filed. Signed this 27th day of July, 2026. Atrial Lopez Dunson, Petitioner 500 Pine Ave Albany Ga 31701

August 8, 15, 22, 29, 2026

Probate Court Administration

A-854

NOTICE OF PETITION TO CHANGE NAME

GEORGIA DOUGHERTY COUNTY Notice is hereby given that Henritta Williams filed her petition in the Superior Court of Dougherty County, Georgia on the 27th day of August, 2026 praying for a change in the name of Petitioner from HENRITTA WOODEN WILLIAMS to HENRIETTA WOODEN WILLIAMS. Notice is hereby given pursuant to law to any interested or affected party to appear in said court and to file objections to such name change. Objections must be filed with said court within 30 days of the filing of said petition. August 29, September 5, 12, 19, 2026

Probate Court Administration

A-814

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: CHARLES EMANUEL BLACK

ESTATE FILE NO: 2026-ES-260

Esther Black has petitioned to be appointed administrator of the estate of CHARLES EMANUEL BLACK, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 15, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with

Probate Court Administration

A-792

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: GARY LEE SMITH

ESTATE FILE NO: 2026-ES-253

Lisa Merritt Smith has petitioned to be appointed administrator of the estate of GARY LEE SMITH, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 15, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with

Probate Court Administration

A-790

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: DEBRA D. RONEY

ESTATE FILE NO: 2025-ES-333

Dwain Roney has petitioned to be appointed administrator of the estate of DEBRA D. RONEY, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Leisa G. Blount Judge, Probate Court Dougherty County, GA P.O. Box 1827 Albany, GA 31702 (229) 431-2102

August 15, 22, 29, September 5, 12, 2026

Probate Court Administration

A-793

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: CARLOS R. PEREZ A/K/A CARLOS PEREZ

ESTATE FILE NO: 2026-ES-245

Luz Marina Alonzo has petitioned to be appointed administrator of the estate of CARLOS R. PEREZ A/K/A CARLOS PEREZ, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Leisa G. Blount Judge, Probate Court Dougherty County, GA P.O. Box 1827 Albany, GA 31702 (229) 431-2102

August 15, 22, 29, September 5, 12, 2026

Probate Court Administration

A-794

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: DOMEKA D. HICKS

ESTATE FILE NO: 2026-ES-252

Terrika Brantley has petitioned to be appointed administrator of the estate of DOMEKA D. HICKS, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Leisa G. Blount Judge, Probate Court Dougherty County, GA P.O. Box 1827 Albany, GA 31702 (229) 431-2102

August 15, 22, 29, September 5, 12, 2026

Probate Court Administration

A-794

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: DOMEKA D. HICKS

ESTATE FILE NO: 2026-ES-252

Terrika Brantley has petitioned to be appointed administrator of the estate of DOMEKA D. HICKS, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Leisa G. Blount Judge, Probate Court Dougherty County, GA P.O. Box 1827 Albany, GA 31702 (229) 431-2102

August 15, 22, 29, September 5, 12, 2026

Probate Court Administration

A-794

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: DOMEKA D. HICKS

ESTATE FILE NO: 2026-ES-252

Terrika Brantley has petitioned to be appointed administrator of the estate of DOMEKA D. HICKS, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Leisa G. Blount Judge, Probate Court Dougherty County, GA P.O. Box 1827 Albany, GA 31702 (229) 431-2102

August 15, 22, 29, September 5, 12, 2026

Probate Court Administration

A-794

GEORGIA, DOUGHERTY COUNTY PROBATE COURT

IN RE: ESTATE OF: DOMEKA D. HICKS

ESTATE FILE NO: 2026-ES-252

Terrika Brantley has petitioned to be appointed administrator of the estate of DOMEKA D. HICKS, Deceased, of said County. (The Petitioner has also applied for certain powers contained in O.C.G.A. 53-12-261, and waiver of bond/reports/statements.) All interested parties are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed with the court on or before September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Leisa G. Blount Judge, Probate Court Dougherty County, GA P.O. Box 1827 Albany, GA 31702 (229) 431-2102

August 15, 22, 29, September 5, 12, 2026

Probate Court Administration

September 8, 2026.

All pleadings/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

Leisa G. Blount
Judge, Probate Court
Dougherty County, GA
P.O. Box 1827
Albany, GA 31702
(229) 431-2102
August 15, 22, and 29, September 5, 2026

Probate Court 12 mth Support

A-826
GEORGIA, DOUGHERTY COUNTY PROBATE COURT
IN RE: ESTATE OF: LARRY LEE LANE
ESTATE FILE NO: 2026-ES-128
NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT

TO: Je'Nita Lane and All Other Interested Parties
The Petition of **Jacqueline Myrick** for a year's support from the estate of **LARRY LEE LANE**, Deceased, for Decedent's surviving spouse having been duly filed, all interested persons are hereby notified to show cause, if any, on or before **September 21, 2026**, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed on or before the time stated in the preceding sentence. All pleading/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

Leisa G. Blount
Judge, Probate Court
Dougherty County, GA
P.O. Box 1827
Albany, GA 31702
(229) 431-2102
August 29, September 5, 12, 19, 2026

A-737
GEORGIA, DOUGHERTY COUNTY PROBATE COURT
IN RE: ESTATE OF: BROADUS ANDREW BAILEY
ESTATE FILE NO: 2026-ES-456
NOTICE OF PETITION TO FILE FOR YEAR'S SUPPORT

The Petition of **Judy Weldon Bailey** for a year's support from the estate of **BROADUS ANDREW BAILEY**, Deceased, for Decedent's surviving spouse having been duly filed, all interested persons are hereby notified to show cause, if any, on or before **August 31, 2026**, why said petition should not be granted.

All objections to the petition must be in writing, setting forth the grounds for any such objections, and must be filed on or before the time stated in the preceding sentence. All pleading/objections must be signed before a notary public or before a probate court clerk, and filing fees must be tendered with your pleadings/objections, unless you qualify to file as an indigent party. Contact probate court personnel at the following address/telephone number for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

Leisa G. Blount
Judge, Probate Court
Dougherty County, GA
P.O. Box 1827
Albany, GA 31702
(229) 431-2102
August 8, 15, 22, 29, 2026

Probate Court Wills

A-806
GEORGIA, DOUGHERTY COUNTY PROBATE COURT
CASE NAME: MAMIE CARTER NELSON
CASE NO: 2018-ES-629
IN RE: The Amended and Restated Petition to Probate Will in Solemn Form in the above-referenced estate having been duly filed,
TO: PAUL SMITH, EDDIE B. CARTER, TROY CARTER, ALONZO CARTER, DARRELL STUBBS, NAT THOMAS, SONYA THOMAS, JANE DOE (UNKNOWN DAUGHTER OF HOWARD THOMAS, JR., & GRAND DAUGHTER OF INEZ THOMAS) and ALL OTHER INTERESTED PARTIES

This is to notify you to file objection, if there is any, to the Petition in this Court on or before **September 8, 2026**.

Be notified further: All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a Probate Court Clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing.

Leisa G. Blount
Probate Judge
P.O. Box 1827
Albany, GA 31702
(229) 431-2102
August 15, 22, 29, September 5, 2026

Public Hearings

A-838
GEORGIA DEPARTMENT OF NATURAL RESOURCES ENVIRONMENTAL PROTECTION DIVISION PUBLIC NOTICE
Notice of Application for National Pollutant Discharge Elimination System Permit to Discharge Treated Wastewater Into Waters of the State of Georgia.

The Georgia Environmental Protection Division has received a new NPDES permit application for the reissuance of an existing NPDES permit. Having reviewed such application, the Environmental Protection Division proposes to issue

Public Hearings

for a maximum term of five years the following permit subject to specific pollutant limitations and special conditions:

Molson Coors Beverage Company USA, LLC, 405 Cordele Road, Albany, Georgia 31705, NPDES Permit No. GA0049093, for its brewery located at 405 Cordele Road, Albany, Georgia 31705 In Dougherty County. An average of 1.08 MGD of wastewater from packaging, utilities, brewing, cold services, supply chain (old coal yard), and commingled stormwater is discharged to the Flint River in the Flint River Basin.

Persons wishing to comment upon or object to the proposed determinations are invited to submit same in writing to the EPD address below, or via e-mail at EPDcomments@dnr.ga.gov, no later than thirty (30) days after this notification. If you choose to e-mail your comments, please be sure to include the words "NPDES permit reissuance - Molson Coors Beverage Company USA, LLC (Dougherty County)" in the subject line to ensure that your comments will be forwarded to the correct staff. All comments received prior to or on that date will be considered in the formulation of final determinations regarding the application. A public hearing may be held where the EPD Director finds a significant degree of public interest in a proposed permit or group of permits. Additional information regarding public hearing procedures is available by writing the Environmental Protection Division. Individual draft permits, applications, supporting documents, and fact sheets are available on EPD's website accessible through the publicly available Georgia EPD Online System (GEOS) at: <https://geos.epd.georgia.gov/GA/GEOS/Public/GovEnt/Shared/Pages/Main/Login.aspx> by searching for Submittal No: **824538**. A fact sheet or copy of the draft permit is also available by writing the Environmental Protection Division. A copying charge of 10 cents per page will be assessed. The permit application, draft permit, comments received, and other information are available for review at 2 MLK, Jr. Dr., Suite 1470A East, Atlanta, GA 30334, between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday.

For additional information contact: Kelli-Ann Schrage, Wastewater Regulatory Program, phone (470) 607-3078 or e-mail kelli-ann.schrage@dnr.ga.gov.
August 29, 2026

Public Sales/ Auctions

A-847
For the public sale to the highest bidder of the contents of the following storage units at Air Safe Self Storage, 2711 Gillionville Rd Albany, GA 31721

Unit 384 Alvin Tyson Jr Miscellaneous

Unit 144Taryll Oliver Miscellaneous

Unit 524 Tomey Fred Miscellaneous

Unit 112 Rashaunda Muldrow Miscellaneous

Units 517 & 510 Marlo Newbill Miscellaneous

Unit 413 David Milner Miscellaneous

Unit 345 Steven Anderson Miscellaneous

Unit 291 DaShawnia Smith Miscellaneous

Unit 426 Fredrick Davis- Miscellaneous

Unit 299 Abner Stephens Miscellaneous

Auction is 10:00am Friday, September 11, 2026 at Air Safe Storage at 2711 Gillionville Albany, GA
August 29, September 5, 2026

A-815
ABANDONED MOTOR VEHICLE ADVERTISEMENT NOTICE:

You are hereby notified, in accordance with OCGA 40-11-19 (A) (2), that petitions were filed in the Magistrate Court of Dougherty County to foreclose liens for all amounts owed. If the lien is foreclosed, a court shall order the sale of the vehicle to satisfy the debt. The vehicles are currently located at: Harris 1 Trucking & Wrecker Service, 1542 E. Broad Ave, Albany, GA 31705. Anyone with an ownership interest in this vehicle should contact the business above

Vehicle Make: Nissan
Model: Sentra
Year: 2026
Color: Black
Vehicle Vin ID: 3N1AB9BV9T7283751
Vehicle License: P79363399 /GA
August 22, 29, 2026

A-846
Notice of Public Sale Ledo Self Storage 1661 Ledo Rd. Albany, GA 31707 (229) 490-4960. Property of the following tenant(s) will be sold to satisfy rental liens in accordance with the Georgia Code 10-4 -213 et seq for Georgia Lien Statutes. All items will be sold or otherwise disposed of. Sales will be conducted online at storageauctions.com, September 17, 2026 at 10AM EST. All goods will be sold AS IS condition. All items or spaces may not be available at time of sale. All sales are final, and a \$100 refundable cleaning deposit is required for all sales. The following units will be auctioned.

Unit A40 Shalissa Brown-Furniture.

Unit A72 Shakiem White-Furniture.

Unit A89 Diane Mcmanus-HH Goods.

Unit B20-Natalya Williams-HH Goods.

Unit E40 Lawanda Harper-Furniture.

Unit F16 Emmanuel Williams-HH Goods.

Unit F93 Cory Mitchell-IH Goods
August 29, September 5, 2026

A-729
Public Auction Location:
Royal Storage
2801 Palmyra Road
Albany, GA 31707
229-446-2038
Date & Time:

Public Sales/ Auctions

Tuesday, September 15, 2026
Bids due by 12:00 PM Sharp
Auction by Sealed Bid Only Viewing:
Monday, September 14, 2026
9:00 am – 5:00 pm

Unit 214 Kameron Mitchell: Furniture

Unit 434 Kieren Jackson: Furniture, totes & decor

Unit 724 Andrew Steen: Miscellaneous items

Unit 736 Kiesha Crawford: Furniture
August 29, September 5, 12, 2026

A-850
Paint Pro Towing, LLC
2804 Wilmar Lane
Albany, Ga. 31707
September 16, 2026
10:00 A.M.-2:00 P.M.

1.) 2000 Dodge Dakota
(Vin # 1B7FL26X5S559450)
Case # 2026-163AV

2.) 2016 Ford Fusion
(Vin # 3FA6P0H470GR228362)
Case # 2026-141AV

3.) 2003 Chevy S-10
(Vin # 1GCCS19X638173024)
Case # 2026-142AV

4.) 1999 Ford Crown Victoria
Vin # 2FAFP71W0XX147826)
Case # 2026-143AV

5.) 1995 Buick Roadmaster
(Vin # 1G4BT52P4SR412763)
Case # 2026-164AV

6.) 2008 Chevy Equinox
(Vin # 2CNDL32F986066498)
Case # 2026-162AV

7.) 2009 Ford Crown Victoria
(Vin # 2FAHP71V29X139651)
Case # 2026-139AV

8.) 2016 Chevy Malibu
(Vin # 1G11C5SA6GF119203)
Case # 2026-140AV

9.) 1996 Ford Mustang
(Vin # 1FALP45X1TF218431)
Case # 2026-141AV

10.) 2022 Nissan Sentra
(Vin # 3N1AB8CV7NY271707)
Case # 2026-161AV

11.) 2004 Chevy Suburban
(Vin # 3GNEC16Z14G289707)
Case # 2026-196AV

12.) 2005 Chevrolet Impala
(Vin # 2G1WF52E259292612)
Case # 2026-195AV
August 29, September 5, 2026

Service by Publication

A-840
IN THE STATE COURT OF DOUGHERTY COUNTY
STATE OF GEORGIA
AALIYAH SHARIF, Plaintiff,

v. MEGAN LEWIS-MOORE, Defendant.

CIVIL ACTION FILE NO. STSV2026000363

NOTICE OF SUMMONS – SERVICE BY PUBLICATION

TO: Megan Lewis-Moore
109 Constitution Court
Albany, Georgia 31721

You are hereby notified that the above-styled action seeking Complaint for Damages and Demand for Jury Trial was filed against you in said court on May 13, 2026, and that by reason of an order for service of summons by publication entered by the court on August 19 2026, you are hereby commanded and required to file with the clerk of said court and serve upon Valerie J. Pallos, Esq., Counsel for Plaintiff, whose address is 10745 Westside Way, Suite 165, Alpharetta, Georgia 30009 an answer to the complaint within sixty (60) days of the date of the order for service by publication. If you fail to do so, judgment by default will be taken against you for the relief demanded in the complaint.

Witness the Honorable John M. Stephenson, Judge of said Court.
This the 19th day of August, 2026.

John M. Stephenson
Clerk of State Court, Dougherty County

August 29, September 5, 12, 19, 2026

Trade Names

A-818
TRADE NAME REGISTRATION STATEMENT AND AFFIDAVIT
Trade Name: Creek Boys Co
1905 Whispering Pines Rd. Albany, GA 31707

(1) (Description of Registrant; if natural person, give name and full address; if firm or partnership, give name and address of each member of firm or partnership; if corporation, give name of corporation and its legal domicile. If limited partnership the firm name shall have added the word "limited" in parentheses). Pressley Adjusting LLC, a Georgia limited liability company
1905 Whispering Pines Rd, Albany, GA 31707
Legal domicile: Georgia

(2) (Describe the business owned or being or to be carried on and the county in which said business is chiefly carried on, and, if a corporation, it's legal domicile; and the trade name used). Retail sale of clothing, apparel, hats, and related merchandise, including online sales and wholesale/retail distribution through local stores and other retailers.

Business chiefly carried on in Dougherty County, Georgia.
Trade name used: "Creek Boys Co." (3) This registration made and filed to comply with requirements of Act of General Assembly of Georgia, approved March 29, 1937, and amendment approved March 20, 1943.

Matthew Pressley
GEORGIA, DOUGHERTY COUNTY Personally appeared before me Matthew Pressley, an officer authorized to administer oaths, the undersigned, who being duly sworn deposes and says that the facts stated in the foregoing registration are true. Sworn to and subscribed before me the 14th day of August, 2026.

Dawn Tippins
MY COMMISSION EXPIRES: January 27, 2028
August 22, 29, 2026

A-824
TRADE NAME REGISTRATION STATEMENT AND AFFIDAVIT
Trade Name: J & B Auto Sales
1208 N Slappey Blvd, Albany, GA 31701

(1) (Description of Registrant; if natural person, give name and full address; if firm or partnership, give name and address of each member

Trade Names

of firm or partnership; if corporation, give name of corporation and its legal domicile. If limited partnership the firm name shall have added the word "limited" in parentheses).

JGBM LLC, A Georgia Limited Liability company, whose principal office is located at: 1208 N Slappey Blvd, Albany, GA 31701.

(2) (Describe the business owned or being or to be carried on and the county in which said business is chiefly carried on, and, if a corporation, it's legal domicile; and the trade name used).

JGBM LLC is engaged in the business of buying, selling, and dealing in used motor vehicles in Dougherty County, GA.

(3) This registration made and filed to comply with requirements of Act of General Assembly of Georgia, approved March 29, 1937, and amendment approved March 20, 1943.

John Brian Myler Jr.
GEORGIA, DOUGHERTY COUNTY Personally appeared before me Nekesha Davis, an officer authorized to administer oaths, the undersigned, who being duly sworn deposes and says that the facts stated in the foregoing registration are true. Sworn to and subscribed before me the 4th day of August, 2026.

Nekesha Davis
MY COMMISSION EXPIRES: January 11, 2030
August 22, 29, 2026

Foreclosures

A-797
NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION TO:

HARRISON AND WALKER PROPERTIES LLC, KNOWN AND UNKNOWN 509 MERCER AVEAVE Albany, Georgia 31701 and all persons who can claim any interest in and to said property: Take Notice that:

The right to redeem the following described property, to wit: All that tract or parcel of land lying and being in THE CITY OF ALBANY, DOUGHERTY, GEORGIA, BEING ALL OF BLK 46 PT LT AS THE SAME IS RECORDED IN PLAT BOOK 5339, PAGE 133-134 IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA, AND IS LOCATED AT 1408 EAST LINCOLN AVENUE of record, as set forth in the aforementioned deed Parcel No.0000E-00006-010 will expire and be forever foreclosed and barred on and after the 25TH day of SEPTEMBER 2026. The Tax Deed to which this notice relates is dated the 5TH day of August 2025, and is recorded in the Office of the Clerk of Superior Court of Dougherty County, Georgia, in Deed Book 5339, Page 300-300. The property may be redeemed at any time before the 25TH day of SEPTEMBER 2026, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: ANTONIO M. KENDRICK, 512 W. MERCER AVE Albany, GA 31701 PLEASE GOVERN YOURSELF ACCORDINGLY. By: 229/288-7979 mahkey75@aol.com.
August 15, 22, 29, September 5, 2026

A-798
NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION TO:

JENNIFER ARLENE FOUNTAIN AND ALL HEIRS KNOWN AND UNKNOWN 321 SOUTHWOOD DR, Albany, Georgia 31701 and all persons who can claim any interest in and to said property: Take Notice that: The right to redeem the following described property, to wit: All that tract or parcel of land lying and being in THE CITY OF ALBANY, DOUGHERTY, GEORGIA, BEING ALL OF LOT 24 OF FLINTLAND SUBDIVISION AS PER MAP OR PLAT OF SAME RECORDED IN PLAT BOOK 3, PAGE 181, IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA. Subject to visible easements and easements and restrictions of record, as set forth in the aforementioned deed Parcel No.000BB-00023-002 will expire and be forever foreclosed and barred on and after the 25TH day of SEPTEMBER 2026. The Tax Deed to which this notice relates is dated the 5TH day of August 2025, and is recorded in the Office of the Clerk of Superior Court of Dougherty County, Georgia, in Deed Book 5339, Page 260-260. The property may be redeemed at any time before the 25TH day of SEPTEMBER 2026, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: ANTONIO M. KENDRICK, 512 W. MERCER AVE Albany, GA 31701 PLEASE GOVERN YOURSELF ACCORDINGLY. By: 229/288-7979 mahkey75@aol.com.
August 15, 22, 29, September 5, 2026

A-799
NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION TO:
GREENLEO RESIDENTIAL RENTAL LLC AND THOMAS MARSHAL, KNOWN AND UNKNOWN 1409 EAST LINCOLN AVE Albany, Georgia 31705 and all persons who can claim any interest in and to said property: Take Notice that: The right to redeem the following described property, to wit: All that tract or parcel of land lying and being in THE CITY OF ALBANY, DOUGHERTY, GEORGIA, BEING ALL OF LOT 3 OF ISABELLA HEIGHTS ADDITION ACCORDING TO A MAP OR PLAT OF SAID SUBDIVISION AS THE SAME IS RECORDED IN PLAT BOOK 2, PAGE 84 IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA, AND IS LOCATED AT 1408 EAST LINCOLN AVENUE of record, as set forth in the aforementioned deed Parcel No.000QQ-00010-009 will expire and be forever foreclosed and barred on and after the 25TH day of SEPTEMBER 2026. The Tax Deed to which this notice relates is dated the 5TH day of August 2025, and is recorded in the Office of the Clerk of Superior Court of Dougherty County, Georgia, in Deed Book 5339, Page 300-300. The property may be redeemed at any time before the 25TH day of SEPTEMBER 2026, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: ANTONIO M. KENDRICK, 512 W. MERCER AVE Albany, GA 31701 PLEASE GOVERN YOURSELF ACCORDINGLY. By: 229/288-7979 mahkey75@aol.com.
August 15, 22, 29, September 5, 2026

A-799
NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION TO:

GREENLEO RESIDENTIAL RENTAL LLC AND THOMAS MARSHAL, KNOWN AND UNKNOWN 1409 EAST LINCOLN AVE Albany, Georgia 31705 and all persons who can claim any interest in and to said property: Take Notice that: The right to redeem the following described property, to wit: All that tract or parcel of land lying and being in THE CITY OF ALBANY, DOUGHERTY, GEORGIA, BEING ALL OF LOT 3 OF ISABELLA HEIGHTS ADDITION ACCORDING TO A MAP OR PLAT OF SAID SUBDIVISION AS THE SAME IS RECORDED IN PLAT BOOK 2, PAGE 84 IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA, AND IS LOCATED AT 1408 EAST LINCOLN AVENUE of record, as set forth in the aforementioned deed Parcel No.000QQ-00010-009 will expire and be forever foreclosed and barred on and after the 25TH day of SEPTEMBER 2026. The Tax Deed to which this notice relates is dated the 5TH day of August 2025, and is recorded in the Office of the Clerk of Superior Court of Dougherty County, Georgia, in Deed Book 5339, Page 300-300. The property may be redeemed at any time before the 25TH day of SEPTEMBER 2026, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: ANTONIO M. KENDRICK, 512 W. MERCER AVE Albany, GA 31701 PLEASE GOVERN YOURSELF ACCORDINGLY. By: 229/288-7979 mahkey75@aol.com.
August 15, 22, 29, September 5, 2026

A-799
NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION TO:

LOGS LEGAL GROUP LLP* Attorneys and Counselors at Law 1050 Crown Pointe Parkway, Suite 500 Atlanta, GA 30338 (770) 220-2535 https://www.logs.com/ *THE LAW FIRM IS ACTING AS A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
August 29, September 5, 12, 19, 26, October 3, 2026

A-754
NOTICE OF FORECLOSURE SALE UNDER POWER

DOUGHERTY COUNTY, GEORGIA THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Under and by virtue of the Power of Sale contained in a Security Deed given by Kathryn D. Bishop to Mortgage Electronic Registration Systems, Inc. ("MERS"), as grantee, as nominee for LoanDepot.com, LLC dated June 9, 2023 and recorded on June 14, 2023 in Deed Book 5097, Page 91, Dougherty County, Georgia Records, and later assigned to loanDepot.com, LLC by Assignment of Security Deed recorded on May

Foreclosures

A-800

NOTICE OF FORECLOSURE OF RIGHT TO REDEEM STATE OF GEORGIA COUNTY OF DOUGHERTY

TO: HARRISON AND WALKER PROPERTIES LLC [3000 CORPORATE CENTER STE 375, MORROW GA 30260] **AND ALL PERSONS HAVING OF RECORD IN THE COUNTY OF DOUGHERTY ANY RIGHT, TITLE, OR INTEREST IN, OR LIEN UPON, THE PROPERTY DESCRIBED BELOW:**

TAKE NOTICE THAT: The right to redeem the following described property, to wit: ADDRESS: **511 WEST MERCER AVE**

PARCEL ID: 0000E/00006/009 REAL

DESCRIPTION: BLK 46 PT LT 47 DISTRICT: 001 CITY OF ALBANY will expire and be forever foreclosed and barred on and after the 25TH day of SEPTEMBER, 2026.

THE REPAYMENT: \$2312.27 for tax Auction, previous tax year tax, interest and service fees. Cash or cashier's check will only be accepted.

The tax deed to which this notice relates is dated the 5TH day of AUGUST 2025, and is recorded in the Office of the Clerk of the Superior Court of Dougherty County, Georgia, in Deed Book: 5339 at Page: 131-132. Filed: September 30, 2025 at 8:31am.

The property may be redeemed at any time before the 25TH Day of September 2026, by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

Tax-Sale Purchaser: ANTONIO M. KENDRICK Address for Redemption: 512 W. MERCER AVE ALBANY GA 31701

Please be governed accordingly. Tax-Sale Purchaser

Date: AUGUST 10, 2026
August 15, 22, 29, September 5, 2026

A-785
STATE OF GEORGIA
COUNTY OF DOUGHERTY

NOTICE OF SALE UNDER POWER
Because of a default under the terms of the Security Deed executed by James H. Coston and Anita S. Coston to Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for BBMC Mortgage A Division of Bridgeview Bank Group, its successors and assigns dated January 26, 2018, and recorded in Deed Book 4481, Page 189, Dougherty County Records, said Security Deed having been last sold, assigned, transferred and conveyed to U.S. Bank National Association, securing a Note in the original principal amount of \$226,743.00, the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale contained in said Deed, will on the first Tuesday, October 6, 2026, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:

ALL THAT TRACT OR PARCEL OF LAND LYING IN LAND LOT 37 OF THE SECOND LAND DISTRICT OF DOUGHERTY COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS ALL OF LOT 263 OF ST. ANDREWS SUBDIVISION, SECTION 2, ACCORDING TO PLAT OF SAME AS RECORDED IN PLAT BOOK 5, PAGE 30, IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA. SUBJECT TO RESTRICTIONS, EASEMENTS AND RIGHTS-OF-WAY, VISIBLE AND OF RECORD, IF ANY. DEED TYPE: WARRANTY DEED BETWEEN CHARLES A. CLARK, AND HAZEL F. CLARK AND JAMES H. COSTON AND ANITA S. COSTON DATED: 1/20/2000, RECORDED DATE: 1/20/2000, IN BOOK: 2051, PAGE 176. Said property is known as **2405 East Albersom**

Foreclosures

INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1017-8167A

August 8, 15, 22, 29, 2026

A-732
STATE OF GEORGIA
COUNTY OF DOUGHERTY
NOTICE OF SALE UNDER POWER
Pursuant to the power of sale contained in the Security Deed executed by SYLVIA WRIGHT to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS GRANTEE, AS NOMINEE FOR FIRST FRANKLIN in the original principal amount of \$115,000.00 dated October 19, 2006, and recorded in Deed Book 3238, Page 1, Dougherty County records, said Security Deed being last transferred to U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 the undersigned will sell at public outcry to the highest bidder for cash, before the Courthouse door in said County, or at such other place as lawfully designated, within the legal hours of sale, on 9/1/2026, the property in said Security Deed and described as follows:
ALL THAT TRACT OR PARCEL OF LAND LYING IN DOUGHERTY COUNTY, GEORGIA AND BEING ALL OF LOT 43 OF LORETTA HEIGHTS SUBDIVISION, ACCORDING TO PLAT OF SAME AS RECORDED IN PLAT BOOK 4 PAGE 123 IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA. Said property being known as: **3206 RADIUM SPRINGS RD, ALBANY, GA 31705**
To the best of the undersigned's knowledge, the party or parties in possession of said property is/are SYLVIA WRIGHT or tenant(s). The debt secured by said Security Deed has been and is hereby declared due and payable because of, among other possible events of default, failure to pay the indebtedness as provided for in the Note and said Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of sale, including attorney's fees (notice of intent to collect attorney's fees having been given).
Said property will be sold subject to the following: (1) any outstanding ad valorem taxes (including taxes which are a lien, whether or not yet due and payable); (2) the right of redemption of any taxing authority; (3) any matters which might be disclosed by an accurate survey and inspection of the property; and (4) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.
Said sale will be conducted subject to the following: (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed.
The name, address, and telephone number of the individual or entity who has full authority to negotiate, amend, and modify all terms of the mortgage is as follows:
Select Portfolio Servicing, Inc.
3217 S. Decker Lake Drive
Salt Lake City, UT 84119
800-635-9698
Note that pursuant to O.C.G.A. § 44-14-162.2, the above individual or entity is not required by law to negotiate, amend, or modify the terms of the mortgage.
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.
U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18, as Attorney-in-Fact for SYLVIA WRIGHT
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
13010 Morris Rd., Suite 450
Alpharetta, GA 30004
Phone: 470-321-7112
Firm File No. 26-386544
August 8, 15, 22, 29, 2026

A-734
NOTICE OF SALE UNDER POWER, DOUGHERTY COUNTY Pursuant to the Power of Sale contained in a Security Deed given by Bennie Harris Russell to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Flagship Financial Group, LLC, its successors and assigns dated 11/25/2016 and recorded in Deed Book 4374 Page 252 Dougherty County, Georgia records; as last transferred to or acquired by Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC conveying the after-described property to secure a Note in the original principal amount of \$184,664.00, with interest at the rate specified therein, there will be sold by the undersigned at public outcry to the highest bidder for cash before the Courthouse door of Dougherty County, Georgia (or such other area as designated by Order of the Superior Court of said county), within the legal hours of sale on September 1, 2026 (being the first Tuesday of said month unless said date falls on a Federal Holiday, in which case being the first Wednesday of said month), the following described property: The land referred to herein below is situated in the county of Dougherty, State of Georgia, and is described as follows: All that tract or parcel of land lying and being in Land Lot 74 in the Second Land District of Dougherty County, Georgia, and being all of Lot 32 of Gillionville Forest Subdivision, according to a map or plat of said subdivision as the same is recorded in Plat Book 4, Page 125, (in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Parcel ID: 074-200000/121 Commonly known as 706 White Oak Dr, Albany, GA 31721-9013 However, by showing this address no additional coverage is provided The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the

Foreclosures

indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given). Said property is commonly known as **706 White Oak Dr, Albany, GA 31721-9013** together with all fixtures and personal property attached to and constituting a part of said property, if any. To the best knowledge and belief of the undersigned, the party (or parties) in possession of the subject property is (are): Estate/Heirs of Bennie Harris Russell or tenant or tenants. Nationstar Mortgage LLC d/b/a Mr. Cooper is the entity or individual designated, who shall have full authority to negotiate, amend and modify all terms of the mortgage. Nationstar Mortgage LLC d/b/a Mr. Cooper 8950 Cypress Waters Blvd. Coppell, TX 75019 1-888-480-2432 Note, however, that such entity or individual is not required by law to negotiate, amend or modify the terms of the loan. Said property will be sold subject to: (a) any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), (b) unpaid water or sewage bills that constitute a lien against the property whether due and payable or not yet due and payable and which may not be of record, (c) the right of redemption of any taxing authority, (d) any matters which might be disclosed by an accurate survey and inspection of the property, and (e) any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject to (1) confirmation that the sale is not prohibited under the U.S. Bankruptcy Code; and (2) final confirmation and audit of the status of the loan with the holder of the Security Deed. Pursuant to O.C.G.A. Section 9-13-172.1, this allows for certain procedures regarding the rescission of judicial and non-judicial sales in the State of Georgia, the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above. Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC as agent and Attorney in Fact for Bennie Harris Russell Aldridge Pite, LLP, Six Piedmont Center, 3525 Piedmont Road, N.E., Suite 700, Atlanta, Georgia 30305, (404) 994-7400, 1006-2823A THIS LAW FIRM MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 1006-2823A

August 8, 15, 22, 29, 2026

A-733
NOTICE OF SALE UNDER POWER
GEORGIA, DOUGHERTY COUNTY
Under and by virtue of the Power of Sale contained in a Security Deed given by Samantha B Mayberry to Mortgage Electronic Registration Systems, Inc., as grantee, as nominee for Society Mortgage, its successors and assigns dated December 15, 2021, recorded in Deed Book 4918, Page 33, Dougherty County, Georgia Records, as last transferred to Nationstar Mortgage LLC by assignment recorded in Deed Book 5112, Page 47, Dougherty County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of TWO HUNDRED FORTY-NINE THOUSAND ONE HUNDRED FIFTY-THREE AND 00/100 DOLLARS (\$249,153.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Dougherty County, Georgia, or at such place as may be lawfully designated as an alternative, within the legal hours of sale on the first Tuesday in September, 2026, the following described property:
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF
The debt secured by said Security Deed has been and is hereby declared due and payable because of default having been made of the terms of the Note and Security Deed. The terms remaining in default, this sale will be made for the purpose of paying the total debt, including all expenses of this sale, as provided in the Security Deed and by law which includes, but is not limited to, attorney's fees (notice pursuant to O.C.G.A. § 13-1-11 having been given).
Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and any matters of record including, but not limited to, those superior to the Security Deed first set out above. Said property will be sold on an "as-is" basis without any representation, warranty or recourse against the above-named or the undersigned. Prospective bidders must perform their own due diligence.
Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC is the holder of the Security Deed to the property in accordance with OCGA § 44-14-162.2.
The entity that has full authority to negotiate, amend, and modify all terms of the mortgage with the debtor is: Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC, 8950 Cypress Waters Blvd, Coppell, TX 75019, (888) 480-2432
Note, however, that such entity is not required by law to negotiate, amend or modify the terms of the loan.
Upon information and belief, said property is more commonly known as **1824 Green Valley Ln, Albany, GA 31707**. Should a conflict arise between the property address and the legal description, the legal description shall control.
ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, went into effect. The Rule applies to certain residential real estate sale transactions (including some that go beyond the typical one-to-four family residence)

Foreclosures

where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicion Activity Report requirement. If applicable, as part of this Rule, buyers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements, if applicable.* This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable.
*The Rule is the subject of ongoing litigation in several jurisdictions. We suggest that you seek your own legal counsel if you have questions about the status of the Rule and its applicability to your sale, if any.
The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code, (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) to confirmation that the successful bidder has timely provided all information required for reporting under the Rule, 89 FR 70258, if applicable.
Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC as Attorney in Fact for Samantha B Mayberry McCalla Raymer Leibert Pierce, LLC 1544 Old Alabama Rd Roswell, GA 30076 www.foreclosurerehonline.net EXHIBIT "A"
All that tract or parcel of land situate, lying and being in Dougherty County, Georgia, and being all of Lot 506 of Lake Park Subdivision "C", Section 6, as shown on a map or plat of said subdivision recorded in Plat Book 3, Page 263, (Plat Cabinet 1, Slide B-7) in the Office of the Clerk of Superior Court, Dougherty County, Georgia. This conveyance is made subject to the public utility easements and other easements, visible and/or of record, affecting the conveyed property; to any valid and enforceable protective covenants and restrictions applicable to the property and to the valid and enforceable laws, ordinances and regulations governing and regulating the use of the conveyed property. KR September 1, 2026 Our file no. 23-12180GA 23-12180GA

August 8, 15, 22, 29, 2026

A-830
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. §48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1008 SECOND AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. §48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4p.m.) on and after October 1, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land lying and being in the County of Dougherty, State of Georgia and being more particularly described as all of Lot 16, Block 2 of Cleveland Heights, according to a map or plat of same as recorded in Plat Book 1, Page 204 in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 1008 Second Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000D-00006-013 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.
The tax deed to which this notice relates is dated August 5, 2026, and is recorded at Deed Book 5339, Page 123 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
Alphonso Johnson
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 22, 29, September 5, 12, 2026

A-828
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 422 (WEST) SOCIETY AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after October 1, 2026,

Foreclosures

or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later;
All that tract or parcel of land lying and being in the City Of Albany, Dougherty County, Georgia, consisting of 0.47 Acres, more or less and being lot one as a resubdivision of Lot 44 & Part of Lot 42, Block 67, And Located At 422 Society Avenue, Albany, Georgia. Being bounded as follows: On the North by the southern right of way for West Society Avenue; On the West by Dougherty County Tax Parcel ID 000CC/00021/021 (now or formerly owned by Greenleo Residential Rental, LLC) ; On the South by an unnamed alley way; and bounded on the East by Dougherty County Tax Parcel ID 000CC/00021/018 (now or formerly owned by Booker T. Edmonds Jr). This is a portion of that property identified as "Tract 42" in that deed from Thomas James Marshall Jr to Greenleo Residential Rental LLC of record in Deed Book 4441, Page 44, Dougherty County, Georgia Public Records. Being commonly known as 422 Society Avenue (a/k/a West Society Avenue) according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 000CC/00021/019 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.
The tax deed to which this notice relates is dated August 5, 2026, and is recorded at Deed Book 5339, Page 267 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
Alphonso Johnson
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 22, 29, September 5, 12, 2026

A-781
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 2019 WHISPERING PINES ROAD, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia and more particularly described as follows: All of Lot 2 of Groveland Subdivision which Lot 2 is a redivision of parts of Lots 50 and 49 of Groveland Subdivision according to a plat of same as recorded in Plat Book 2, Page 116 in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 2019 Whispering Pines Road according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000O 003 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.
The tax deed to which this notice relates is dated August 5, 2026, and is recorded at Deed Book 5339, Page 123 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-820
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:CANUGA PROPERTIES, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 520 W BROAD AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed

Foreclosures

and barred as of four o'clock (4 p.m.) on and after October 1, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, and being the easterly portion of City Lot 86, Block 10, on Broad Avenue, more particularly described as follows: From a point formed by the intersection of the west right of way line of Monroe Street and the South right of way line of Broad Avenue, go thence west along the south right of way line of Broad Avenue a distance of 410.0 feet to the northeast corner of the said Lot 86 and the point of beginning; go thence west along the south right of way line of Broad Avenue a distance of 111.7 feet to a point; go thence south along a chain link fence, a distance of 210.0 feet to a point located on the northerly right of way line of a 20 foot public alley; go thence east along the north right of way line of said alley, a distance of 118.2 feet to a point which is the southeast corner of said Lot 86; go thence north along the east line of the said Lot 86 a distance of 210 feet to the point of beginning. The property herein conveyed is all that portion of the said Lot 86 which lies east of a line denominated as "New Chain Link Fence" on that certain plat made pursuant to Boundary Line Agreement and recorded in Deed Book 331, Page 147 in the Office of the Clerk of Superior Court, Dougherty County, Georgia, reference to which is hereby made. Being commonly known as 520 W Broad Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000B 00002 018 Avenue per the maps and records of the Dougherty County tax assessor and tax commissioner.
The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 118 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
Assertive Acquisitions, Inc
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 22, 29, September 5, 12, 2026

A-766
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:THERESA S. COOK A/K/A THERESA S. WATSON;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 2501 IMPERIAL STREET, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after October 1, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land lying and being in the County of Dougherty, State of Georgia and being more particularly described as all of Lot 1, Paradise Estates Subdivision, according to a map or plat of said subdivision as shown and recorded in Plat Book 4, Page 27 in the office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 2501 Imperial Street according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 225-1 00000 001 per the maps and records of the Dougherty County tax assessor and tax commissioner. Also including any and all claims in and to that certain mobile home situated on the above-described property being described as a 1987 Piedmont Champion 14 x 60 mobile home assigned serial number 537320-P4183, which mobile home appears permanently affixed to the land.
The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 95 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
Jeff Dube
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 8, 15, 22, 29, 2026

A-772
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 837 VAN DEMAN STREET, ALBANY, GEORGIA

Foreclosures

INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land situate, lying and being in the City of Albany, Dougherty County, Georgia, and being described as follows: All of the north one-half of Lot Number 5 of Block "K" of Rood Pecan Park Subdivision, as per map or plat recorded in Plat Book 1, Pages 102-103 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Said one-half lot fronting one hundred one (101) feet on the west side of Van Demon Avenue and extending west same width a distance of one hundred eighty two (182) feet, more or less, on which is located a frame dwelling now or formerly known as the H.E. Dean House and lot located at 837 Van Deman Avenue. Being commonly known as 837 Van Deman Street according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 00001 00004 009 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.
The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 100 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-823
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:BERNICE P. BATTEN;
ROBERT JAMES PRATHA, JR.;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 3406 ARISTEDES ROAD, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after October 1, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land lying and being in Albany, Dougherty County, Georgia and being all of Lot 20 of Carver Subdivision, according to a map or plat of said subdivision as same is recorded in Plat Book 4, Page 129, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 3406 Aristedes Road according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 247-2-00000-037 per the maps and records of the Dougherty County tax assessor and tax commissioner.
The tax deed to which this notice relates is dated August 5, 2026, and is recorded at Deed Book 5339, Page 97 in the Office of the Clerk of the Superior Court of County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
Jeff Dube
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 22, 29, September 5, 12, 2026

A-783
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 2107 BEACHVIEW DRIVE, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4

Foreclosures

p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land situate, lying and being in the County of Dougherty, State of Georgia, and being more particularly described as follows: All of Lot 95 of Catalina Beach Estates, Section 2(B) according to a map or plat of said subdivision as the same is recorded in Plat Book 4, Page 70 in the Office of the Clerk of Superior Court, Dougherty County, Georgia. Being commonly known as 2107 Beachview Drive according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000W-00007-055 per the maps and records of the Dougherty County tax assessor and tax commissioner.
The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 213 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
Aaron Development, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-782
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. §48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 800 N SLAPPEY BOULEVARD, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF.O.C.G.A. §48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later;
All that tract or parcel of land situate, lying and being in the City of Albany, Dougherty County, Georgia and being all of Lot 4 in Block 3 of Cleveland Heights, according to a map or plat of said subdivision as same is recorded in Plat Book 1, Page 204 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Being commonly known as 800 N. Slappey Boulevard according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000D 00007 002 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.
The tax deed to which this notice relates is dated August 5, 2025, and is recorded at DeedBook 5339, Page 144 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.
The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:
OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-773
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.; 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1114 THIRTEENTH AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later;
All that tract or parcel of land situate, lying and being in the County of Dougherty, State of Georgia and in the City of Albany, and being more particularly described as follows: All of Lot Nine (9) in Brookwood Subdivision, according to map or plat of same recorded in Plat Book 2, Page 100, in the Office of the Clerk of Superior Court of Dougherty County, Georgia, being improved property with dwelling at 1114 13th Avenue. Being commonly known as 1114 Thirteenth Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel

Foreclosures

number 0000N 00027 018 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 183 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

**A-776
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., Section 48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY:ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1108 THIRTEENTH AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A.#48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after , or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later:

All that tract or parcel of land situate, lying and being in the City of Albany, Dougherty County of Georgia and being all of Lot No. 3 and the east three(3) feet of Lot No. 5, Brookwood Subdivision, according to plat of same as recorded in Plat Book 2, Page 100, in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Being commonly known as 1108 Thirteenth Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000N 00027 021 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at DeedBook 5339, Page 185 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed.

That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

**A-829
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., Section 48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO FARM, LLC;
SOUTHWEST GEORGIA FARM CREDIT ACA;
FLINT DIVERSIFIED FARMS INC.;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 2800 MOULTRIE ROAD, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after October 1, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in Land Lot 94, First Land District, Dougherty County, Georgia, consisting of 158.43 acres, more or less, and being that same tract or parcel of land described in Deed Book 4441, page 63-66, Dougherty County records, incorporated herein by reference; and being bounded as follows: On the North by Dougherty County Tax parcel 00146/00001/17C and by the Right of Way of Moultrie Road and by Dougherty County Tax Parcel ID Nos. 00146/00001/17A (now or formerly owned by Laqunta Walker) and by Dougherty County Tax Parcel ID 00146/00001/17B (now or formerly owned by Yolanda L. Watson); on the West by Dougherty County Tax Parcel ID 00146/00001/020 (now or formerly owned by Willson Land Holdings, LLC); On the South by the northern Right of Way of Gibson Road; and bounded on the East by Dougherty County Tax Parcel ID 00118/00002/022 (now or formerly owned by Eugene T. Janes); said tract also being bisected by a railroad right of way as depicted on the maps and records of the Dougherty County Tax Assessor. The above-described property being

Foreclosures

known as 2800 Moultrie Road according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 00146/00001/017 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2026, and is recorded at Deed Book 5339, Page 64 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

Assertive Acquisitions, Inc
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 22, 29, September 5, 12, 2026

**A-780
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., §48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY:ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1803 N SLAPPEY BOULEVARD, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A.#48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, consisting of 0.46 acres, more or less, and being located at 1803 N Slappey Blvd, and is a portion of that property identified as "Tract 1" in that quit claim deed between Thomas James Marshall Jr and Greenleo Commercial Rental LLC in Deed Book 4441, Page 72, Dougherty County, Georgia public records, being bounded as follows: On the North by Dougherty County Tax Parcel ID 0000N 00027 081 (now or formerly owned by Greenleo Commercial Rental LLC); on the West by Dougherty County Tax Parcel ID 0000N 00027 008 (now or formerly owned by Greenleo Commercial Rental LLC); on the South by an alley, the south side of which is the northern property line of Dougherty County Tax Parcel ID 0000G 00001 007 (now or formerly owned by Greenleo Commercial Rental LLC) and Dougherty County Tax Parcel ID 0000G 00001 006 (now or formerly owned by Newaze LLC); and bounded on the East by the western right-of-way of N Slappey Blvd. The above-described property being known as tax parcel number 0000N 00027 08J per the maps and records of the Dougherty County Tax Assessor and Tax Commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 198 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.

August 15, 22, 29, September 5, 2026

**A-778
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., §48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY:ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1110 THIRTEENTH AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later:

All that tract or parcel of land situate, lying and being in the County of Dougherty, State of Georgia, and more particularly described as the west 70.3 feet of Lot 5, Brookwood Subdivision, according to a map or plat of same recorded in Plat Book 2, page 100 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Being commonly

Foreclosures

known as 1110 Thirteenth Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000N 00027 020 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property;and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at DeedBook 5339, Page 184 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

**A-816
NOTICE OF FORECLOSURE OF RIGHT OF REDEMPTION**
STATE OF GEORGIA/COUNTY OF DOUGHERTY

TO: 1) Greenleo Residential Rental, LLC, 2) Unknown Successors, Managers and Assigns of Greenleo Residential Rental, LLC, 3) City of Albany, Georgia, 4) Dougherty County Tax Director or Commissioner, 5) all Tenants/Residents/Occupants, 6) All Persons Known or Unknown who may claim an interest in property known as **1113 Thirteenth Ave., Albany, Georgia 31707**

TAKE NOTICE THAT:
The right to redeem 1113 Thirteenth Ave., Albany, Georgia 31707 (Tax Parcel 0000N-00027-028), as follows, to wit:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF ALBANY, DOUGHERTY COUNTY, GEORGIA, BEING ALL OF LOT 8 IN BROOKWOOD SUBDIVISION, ACCORDING TO MAP OR PLAT OF SAME RECORDED IN PLAT BOOK 2, PAGE 100, IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA. Will expire and be forever foreclosed and barred on and after the 23rd day of October, 2026, or 30 days from service of notice.

The tax deed to which this notice relates is dated the 5th day of August, 2025 and is recorded in the office of the Clerk of the Superior Court of Dougherty County, Georgia, in Deed Book 5339, Page 186. The property may be redeemed at any time before the 23rd day of October, 2026, or 30 days from service of notice, by payment of the redemption price as fixed and provided by law to the undersigned at the following address: Basil Law Group, LLC, 301 Bradley Street, Suite B-7, Carrollton, Georgia, 30117.

Please be governed accordingly.
August 22, 29, September 5, 12, 2026

**A-764
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., §48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO RESIDENTIAL RENTAL, LLC;

THOMAS JAMES MARSHALL, JR.;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1005 FIRST AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A.#48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, being Lot 9, in Block 2, of Cleveland Heights Subdivision according to map or plat of said subdivision as recorded in Plat Book 1, Page 204 of the records of the Clerk of Superior Court of Dougherty County, Georgia. This property is known as 1005 First Avenue according to the present system of numbering streets in the City of Albany. Being commonly known as 1005 First Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000D 00006 007 per the maps and records of the Dougherty County tax assessor and tax commissioner.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 122 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

Aaron Development, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 8, 15, 22, 29, 2026

Foreclosures

**A-762
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., §48-4-5 et seq.; 48-4-45 & 48-4-46]

TO: GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY:ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 825 SHADOWLAWN DRIVE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE: FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A.#48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the County of Dougherty, State of Georgia and being all of Lot No. 78 in West Town Subdivision, Section 1, according to a map or plat of said subdivision recorded in Plat Book 3, Page 36, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 825 Shadowlawn Drive according to the present system of numbering properties in the City of Albany, Dougherty County, and also being known as tax parcel number 00230 00005 007 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 319 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

ARXY, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 8, 15, 22, 29, 2026

**A-761
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., Section 48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO COMMERCIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1300 WHISPERING PINES ROAD, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land situate, lying and being in the City of Albany, Dougherty County, Georgia and being more particularly described in that certain deed from Mark Cohen filed May 22, 1973 and recorded in Dougherty County Superior Court Deed Book 508, Page 89, as well as that certain deed from Thomas James Marshall Jr. filed 8/24/2017 and recorded in Dougherty County Superior Court Deed Book 4441, Page 72, being Tract 2 therein, which descriptions are incorporated herein by reference. The above tract is part of LL 371, 1st Land District of Albany, Dougherty County, Georgia and contains 15.94 acres. Being commonly known as 1300 Whispering Pines Road according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000N 00027 08B per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 195 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 8, 15, 22, 29, 2026

**A-779
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., §48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY:ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE,

Foreclosures

INTEREST IN, OR LIEN UPON 1700 N SLAPPEY BOULEVARD, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A.#48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia and being the south portion of Lots 7 and 8 in Block 37 of Rawson Circle Subdivision, according to a map or plat of same recorded in Plat Book 2, Page 17 in the Office of the Clerk of Superior Court of Dougherty County, Georgia, and being more particularly described as follows: Begin at the northeast intersection of North Slappey Drive and Tenth Avenue, thence run east along the north right-of-way line of Tenth Avenue 155.2 feet; thence run north at an angle of 90 degrees along the east line of Lot No. 7 a distance of 70 feet; thence west parallel to Tenth Avenue 154.1 feet to the east right-of-way line of Slappey Drive; thence south along the east right-of-way line of Slappey Drive 70 feet to the point of beginning. Being commonly known as 1700 N. Slappey Boulevard according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000N 00032 003 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 201 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 15, 22, 29, September 5, 2026

**A-765
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., Section 48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:MARY KATHLEEN GARNTO;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 4821 PINTO DRIVE, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in Dougherty County, Georgia, and being all of Lot 86 in Section "C" of Holland's Folly Subdivision according to a map or plat of said subdivision as same is recorded in Plat Book 4, Page 64, in the office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 4821 Pinto Drive according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 00167 00005 024 per the maps and records of the Dougherty County tax assessor and tax commissioner

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 71 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

WUPA, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 8, 15, 22, 29, 2026

**A-767
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., Section 48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:ELIZABETH IRENE HENRY MITCHELL;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1204 ANTIOCH DRIVE, INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed

Foreclosures

and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract of land lying and being in Land Lot 219 of the 1st Land District of Dougherty County, Georgia, being part of Lot No. 1 of the Subdivision of property in Putney, Georgia, owned by H. B. P. P. and E.E. Wetherbee, and Mrs. K. B. Hodges as shown by plat of said Subdivision recorded in Plat Book 3, Page 231, Office of the Clerk of Superior Court, Dougherty County, Georgia, being more particularly described as follows: Commence at the intersection of the South right of way of Antioch Road and the East right of way of Stagecoach Road and from this point go in an Easterly direction along the South right of way of Antioch Road for a distance of 323.20 feet to the point of beginning. From this point of beginning go North 81 degrees, 14 minutes, 08 seconds East along the South right of way of Antioch Road for a distance of 257.13 feet to a point, go thence South 07 degrees 47 minutes 52 seconds East for a distance of 374.85 feet to a point; go thence North 87 degrees 45 minutes 22 seconds West for a distance of 244.05 feet to a point, go thence North 00 degrees 11 minutes 30 seconds West for a distance of 206.98 feet to a point; go thence South 89 degrees 48 minutes 30 seconds West for a distance of 49 feet to a point; go thence North 05 degrees 33 minutes 25 seconds West for a distance of 116.08 feet to the point of beginning, said tract containing 1.924 acres. Being the same property conveyed to Shelton Mitchell, from First Union National Bank of Georgia, successor by merger to Georgia Federal Bank, FSB, former Georgia Federal Savings and Loan Association, successor to Home Federal Savings and Loan Association of Albany, Georgia, by Quit Claim Deed dated January 31, 1982, recorded in Book 1359 at pages 295-296 in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Being commonly known as 1204 Antioch Drive according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 00176 00001 11S per the maps and records of the Dougherty County tax assessor and tax commissioner.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 72 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537
Please be governed accordingly.
August 8, 15, 22, 29, 2026

**A-763
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM**
[REF. O.C.G.A., §48-4-5 et seq.; 48-4-45 & 48-4-46]

TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY:ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 3320 NEWTON ROAD REAR, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;

RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A.#48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of

Foreclosures

Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-774
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.: 48-4-45 & 48-4-46]
TO:GREENLEO COMMERCIAL RENTAL, LLC;
CITY OF ALBANY;
ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1809 N SLAPPEY BOULEVARD, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the City Of Albany, Dougherty County, Georgia, Consisting of 9.6 Acres, more or less, and being located at 1809 N Slappey Blvd., and is a portion of that property identified as "Tract 1" in that quit claim deed between Thomas James Marshall Jr and Greenleo Commercial Rental LLC In Deed Book 4441, Page 72, Dougherty County, Georgia Public Records; being bounded as follows: On the North by an alley, the north side of which alley forms the southern property line for lots 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23 and 25 of Brookwood Subdivision; On the East by Dougherty County Tax Parcel ID 0000N 00027 08I and Dougherty County Tax Parcel ID 0000N 00027 08J (both now or formerly owned by Greenleo Commercial Rental, LLC); On the South by an alley, the south side of which alley forms the northern property line of Lots 100 through 104 (inclusive) of Block G & Lots 105 through 112 (inclusive) of Block H of the North Slappey Heights Subdivision; on the West by the western right-of-way of Hoover Street; said tract also being bisected by Taft Street. The above-described property being known as tax parcel number 0000N 00027 08 per the maps and records of the Dougherty County Tax Assessor and Tax Commissioner TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 182 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537

Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-775
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. §48-4-5 et seq.: 48-4-45 & 48-4-46]
TO:GREENLEO COMMERCIAL RENTAL, LLC;
CITY OF ALBANY;ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1807 N SLAPPEY BOULEVARD, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;

RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. §48-4-45, 46)
Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA§48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, consisting of 0.76 acres, more or less, and being located at 1807 N Slappey Blvd., and is a portion of that property identified as "Tract 1" in that quit claim deed between Thomas James Marshall Jr and Greenleo Commercial Rental LLC in DeedBook 4441, Page 72, Dougherty County, Georgia public records, being bounded as follows:On the North by Dougherty County Tax Parcel ID 0000N 00027 023 (now or formerly owned by Lagrange 4584, LLC) as well as an alley to the west of said parcel; on the West by Dougherty County Tax Parcel ID 0000N 00027 008 (now or formerly owned by Greenleo Commercial Rental LLC); on the South by Dougherty County Tax Parcel ID 0000N 00027 008J (now or formerly owned by Greenleo Commercial Rental LLC); and bounded on the East by the western right-of-way of N Slappey Blvd. The above-described property being known as 1807 N. Slappey Boulevard according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000N 00027 08I per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 197 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession

Foreclosures

of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537

Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-777
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.: 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;

ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1805 W OGLETHORPE AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia and being all of Lot No. 34 of Avondale "B" Subdivision according to map or plat of said subdivision as the same is recorded in Plat Book 2, Page 123, in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Being commonly known as 1805 W Oglethorpe Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000Q 00017 009 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 207 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

OCMC Investments, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537

Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-768
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. §48-4-5 et seq.: 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;

ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 1401 W THIRD AVENUE, ALBANY, GEORGIA INCLUDING ANY TENANT/OWNER/OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. §48-4-45, 46)
Take notice that:

The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock(4 p.m.) on and after September 21, 2026, or within 30 days after legal service of the Notice pursuant to OCGA§48-4-45 et seq., whichever date is later:

All that tract or parcel of land situate, lying and being in Dougherty County, Georgia and being more particularly described as all of Lot no. Seven (7) of Relswood Terrace, according to a map or plat of said subdivision as the same is recorded in Plat Book 1, Page 99 of the Land Records of Dougherty County, Georgia. Being commonly known as 1401 W Third Avenue according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 0000G 00039 014 per the maps and records of the Dougherty County tax assessor and tax commissioner. TOGETHER WITH all right, title, and interest running with the above-described property; and TOGETHER with all rights, members, privileges and appurtenant easements.

The tax deed to which this notice relates is dated August 5, 2025, and is recorded at Deed Book 5339, Page 154 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the

Foreclosures

undersigned at the following address:
WUPA, LLC
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537

Please be governed accordingly.
August 15, 22, 29, September 5, 2026

A-821
NOTICE OF FORECLOSURE OF RIGHT TO REDEEM
[REF. O.C.G.A. Section 48-4-5 et seq.: 48-4-45 & 48-4-46]
TO:GREENLEO RESIDENTIAL RENTAL, LLC;
CITY OF ALBANY;

ALL PARTIES KNOWN AND UNKNOWN HAVING OF RECORD IN DOUGHERTY COUNTY ANY RIGHT, TITLE, INTEREST IN, OR LIEN UPON 2731 MOULTRIE ROAD, ALBANY, GEORGIA INCLUDING ANY TENANT / OWNER / OCCUPANT OF THE SUBJECT PROPERTY;
RE:FORECLOSURE OF EQUITY OF REDEMPTION FOR TAX SALE DEED (REF. O.C.G.A. § 48-4-45, 46)

Take notice that:
The right to redeem the following described property, to wit will expire and be forever foreclosed and barred as of four o'clock (4 p.m.) on and after October 1, 2026, or within 30 days after legal service of the Notice pursuant to OCGA 48-4-45 et seq., whichever date is later:

All that tract or parcel of land situate, lying and being in Land Lot 94 of the First Land District of Dougherty County, Georgia and being more particularly described as all of Lot 11 according to a map or plat of survey entitled "Plat Property of Mrs. Frances Wellman" dated January 26, 1959 and recorded in Plat Book 3, Page 28 in the Dougherty County, Georgia Superior Court Clerk's Office. Being commonly known as 2731 Moultrie Road according to the present system of numbering properties in Dougherty County, and also being known as tax parcel number 00146-00001-011 per the maps and records of the Dougherty County tax assessor and tax commissioner.

The tax deed to which this notice relates is dated August 5, 2026, and is recorded at Deed Book 5339, Page 61 in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. This notice also constitutes a demand for possession of the property described herein on and after the foreclosure date and time set out above in the event the property is not timely redeemed. That a party is named in this notice is not determinative that such party has a legal right to redeem.

The property may be redeemed on or before the time and date stated above by payment of the redemption price as fixed and provided by law to the undersigned at the following address:

Assertive Acquisitions, Inc
c/o John Coleman, Esq.
Coleman Law, LLC
Trinity Title Building
437 E. Ponce de Leon Ave
Decatur, GA 30030
404.974.4537

Please be governed accordingly.
August 22, 29, September 5, 12, 2026

A-705
NOTICE OF SALE UNDER POWER GEORGIA, Dougherty COUNTY
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Under and by virtue of the Power of Sale contained in that certain **Security Deed** given by **Latoya Katrice Lewis to Capital City Home Loans, LLC**, dated **10/03/2025** and filed **10/07/2025**, recorded in Deed Book **5342**, Page **175-190**, **Dougherty** County, Georgia Records, **later assigned to Capital City Bank**, conveying the after-described property to secure a **Note** in the original principal amount of **one hundred twenty nine thousand dollars and no cents (\$129,000.00)**, with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of **Dougherty** County, Georgia, within the legal hours of sale on **Tuesday September 1, 2026**, the following described property:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, and being more particularly described as follows: BEGIN in the northwest corner of Jackson Elementary School property, then go north and in the east margin of Central Street a distance of 474 feet to the north margin of East Fourth Avenue, then go west and across Central Street a distance of 78 feet, then continue west 175 feet, and from this as the Point of Beginning, go north 135.6 feet to an alley, then go west 85 feet, then go south 137.6 feet, then go east and along the north margin of East Fourth Avenue 85 feet, to the Point of Beginning, and this is to be known as Lot No. 5, in Block NN, of proposed subdivision to be known as Jackson Heights Section C, and contains 11,611 square feet, said property being generally known as 1211 East Fourth Avenue according to the present system of numbering in use in the City of Albany, Dougherty County, Georgia. Parcel ID No. 000T7/00041/020

The debt secured by said **Security Deed** has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the **Note** and **Security Deed**. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the **Security Deed** and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any unpaid water or sewage bills that constitute a lien against the property whether due and payable or not due and payable and which may not be of record, any right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants,

Foreclosures

and matters of record superior to the Security Deed first set out above. To the best knowledge and belief of the undersigned, the party in possession of the property is **Latoya Katrice Lewis** or a tenant or tenants and said property is more commonly known as **1211 E 4th Ave, Albany GA 31705-1329**.

In compliance with Georgia law, please find below the contact information for the entity who has authority to negotiate, amend, and modify the terms of the loan documents which may include a note, mortgage, security deed or deed to secure debt.

Capital City Home Loans, LLC,
50 Chastain Center Blvd
Kennesaw GA 30144
(855)232-8519

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the **Security Deed**. To any rights of rescission of the party conducting this foreclosure sale pursuant to Georgia law including, but not limited to O.C.G.A. Section 9-13-172.1, which allows for certain procedures regarding the rescission of judicial and non-judicial sales in the state of Georgia.

Please note that the Deed Under Power and other foreclosure documents may not be provided until final confirmation and audit of the status of the loan as provided immediately above and final review by the party conducting this foreclosure sale for compliance with contractual and legal obligations pursuant to the terms of the loan documents and State and Federal law, including but not limited to any and all rights of rescission.

Capital City Bank, as Attorney in Fact for **Latoya Katrice Lewis**
By: **Andrew D. Gleason**
Attorney for **Capital City Bank**
Lefkoff, Rubin, Gleason, Russo & Smith, P.C.
5555 Glenridge Connector
Suite 900
Atlanta, Georgia 30342
(404)869-6900
(404)869-6900 (fax)

August 8, 15, 22, 29, 2026

A-722
NOTICE OF IN REM FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 62, Whispering Pines Subdivision, et al, Case No. SUCV2026000479, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land situate, lying and being in Dougherty County, Georgia and being more particularly described as a part of Land Lot 371 of the First District of said County, and more particularly described as all of Lot 62 of Whispering Pines Subdivision, according to a map or plat of said subdivision recorded in Plat Book 2, Page 262 in the Office of the Clerk of Superior Court of Dougherty County, Georgia.

Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed.

The improvements thereon being known as: **1400 Whispering Pines Road, Albany, Georgia**
Tax Parcel ID # 0000N/00027/066.
Current Owner: Greenleo Development, LLC., Horace W. Musgrove and Mark Cohen

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY, Dougherty County Tax Director, Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251

Attorneys for Shonna Colley Josey, Dougherty County Tax Director and Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-713
NOTICE OF IN REM FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 10, Resubdivision of Lot 33, Block C, Emily G. Henderson Subdivision, et al, Case No. SUCV2026000433, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All of Lot 10, of a re-subdivision of Lot 33, Block C, Emily G. Henderson Subdivision, as per map or plat of same recorded in Plat Book 2, Page 161, in the Office of the Clerk of the Superior Court of Dougherty County, Georgia.

Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference

Foreclosures

number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **619 Parkwood Avenue, Albany, Georgia**
Tax Parcel ID # 000BB/00008/032.
Current Owner: Janice Teemer

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY, Dougherty County Tax Director, Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251

Attorneys for Shonna Colley Josey, Dougherty County Tax Director and Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-727
NOTICE OF IN REM FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 10, Coachman Park Addition et al, Case No. SUCV2026000483, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit:

All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, and being all of Lot 10 of Coachman Park Addition, according to plat recorded in Plat Book 2, Page 52, in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed.

The improvements thereon being known as: **5111 Louis Avenue, Albany, Georgia**
Tax Parcel ID # 00001/00033/010.
Current Owner: Jesse E. Gadsdon.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 1992 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY, Dougherty County Tax Director, Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251

Attorneys for Shonna Colley Josey, Dougherty County Tax Director and Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-710
NOTICE OF IN REM FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Part of Land Lot 343, First Land District, et al, Case No. SUCV2026000430, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN Land Lot 343 of the First Land District of Dougherty County, Georgia, and being more particularly described as follows, to wit:
Beginning at the intersection of the northern right-of-way line of Fifth Avenue and the eastern right-of-way line of Avenue K and run thence South 20° 08' West 93.33 feet to a point on the southern line of Fifth Avenue and run thence North 88° 00' West 1500 feet along the right-of-way to a point on the southern line of Fifth Avenue which is the point of beginning of the hereindescribed tract; FROM THE POINT OF BEGINNING, run thence South 2° 00' West 290.40 feet to a point; run thence North 2° 00' East 290.40 feet to a point on the southern right-of-way of Fifth Avenue; and run thence South 88° 00' East along the right-of-way line 150 feet to the point; of beginning. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed.

The improvements thereon being

Foreclosures

known as: **1020 Butternut Avenue, Albany, Georgia**
Tax Parcel ID # 00200/00001/017.
Current Owner: John Lee Favors and Mary Ann Favors.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY, Dougherty County Tax Director, Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251

Attorneys for Shonna Colley Josey, Dougherty County Tax Director and Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-721
NOTICE OF IN REM FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 9, Rolling Acres Subdivision, et al, Case No. SUCV2026000478, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit:

All that tract or parcel of land lying and being in Dougherty County, Georgia and more particularly described as all of Lot 9 of Rolling Acres Subdivision, according to a Plat of said Subdivision as recorded in Plat Book 2, Page 132. And being a part of Land Lot 278 in the 2nd Land District of Dougherty County, Georgia.

Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed.

The improvements thereon being known as: **2916 Leary Road, Albany, Georgia**
Tax Parcel ID # 00311/00001/005.
Current Owner: Edward Eugene Davis and Annelle Strawder Davis.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2021 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY, Dougherty County Tax Director, Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251

Attorneys for Shonna Colley Josey, Dougherty County Tax Director and Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-709
NOTICE OF IN REM FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Foreclosures

706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-715
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 9, Resubdivision of Lot 33, Block C, Emily G. Henderson Subdivision, et al, Case No. SUCV2026000435, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All of Lot 9, of a re-subdivision of Lot 33, Block C, Emily G. Henderson Subdivision, as per map or plat of same recorded in Plat Book 2, Page 161, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **619 Parkwood Avenue, Albany, Georgia** Tax Parcel ID # 000BB/00008/033. Current Owner: Janice Teemer

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-725
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on July 17, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Part of Land Lot 362, 2nd Land District, et al, Case No. SUCV2026000564, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land situate lying and being in Part of Land Lot No. 362, Second Land District, Dougherty County, Georgia designated on the Tax Maps of Dougherty County, Georgia as Parcel ID 00316/00001/10B. As of 2026, said parcel is bounded on the north and west by property currently owned by Industry Service and Development Company and David L. Keenan and on the east and south by property currently owned by Rajahm Hassan. An accurate description of the subject property is not available but includes all land contained within the above-identified parcel number and not taxed under a separate parcel number by the Dougherty County Tax Department. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **Calvary Road, Albany, Georgia** Tax Parcel ID # 00316/00001/10B. Current Owner: Patsy Wilson Paulk

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2014 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-717
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the

Foreclosures

Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 11, Resubdivision of Lots 33 and 34, Block C, Emily G. Henderson Subdivision, et al, Case No. SUCV2026000436, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land lying and being in the County of Dougherty, State of Georgia and more particularly describes as follows: Lot 11, of the resubdivision of Lots Thirty-Three (33) and Thirty-Four (34) of Block C of the Emily G. Henderson Subdivision according to a map or plat of said resubdivision recorded in Plat Book 2, Page 161, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **621 Parkwood Avenue, Albany, Georgia** Tax Parcel ID # 000BB/00008/031. Current Owner: Delores McGahee.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-724
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 10, Block 10, Ragsdale-Odom Addition, et al, Case No. SUCV2026000481, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All of Lot 10, Block 10, Ragsdale-Odom Addition to the City of Albany, as per map or plat of said subdivision recorded in Deed Book 15, Page 344 and 345 in the Office of the Superior Court of Dougherty County, Georgia. This property is known as 418 Holloway Avenue according to the present system of numbering in the City of Albany, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **418 Holloway Avenue, Albany, Georgia** Tax Parcel ID # 00001/00017/029. Current Owner: Samuel Thornton.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2022 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-723
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 11, Block 11, Ragsdale Addition, et al, Case No. SUCV2026000480, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest

Foreclosures

bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, and being all of Lot 11 of Block 11 of Ragsdale Addition, according to the plat of the subdivision as recorded in Deed Book 15, Pages 344-345, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. This tract is known as 422 Dorsett Avenue according to the present system of numbering of streets in the City of Albany, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **422 Dorsett Avenue, Albany, Georgia** Tax Parcel ID # 00001/00018/025. Current Owner: Charlie Brown, Sr.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2021 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-718
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Part of City Lot 93, Block 23, City of Albany, et al, Case No. SUCV2026000475, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land lying and being IN THE CITY OF ALBANY, DOUGHERTY COUNTY, GEORGIA. And being a part of City Lot 93, in Block 23, more particularly described as follows: COMMENCING at the northeast corner of Davis Street and Pine Avenue and go thence east a distance of 321.4 feet to the point of beginning, from this point of beginning continue east along the north right of way line of Pine Avenue a distance of 49.3 feet; from this point go north with an interior angle of 89° 42' a distance of 134 feet; go thence in a westerly direction parallel to Pine Avenue a distance of 46.5 feet to a point; go thence in a southerly direction, parallel to the east line a distance of 30 feet to a point; go thence in a westerly direction, parallel to Pine Avenue a distance of 2.8 feet; go thence in a southerly direction, parallel to the east line a distance of 104 feet to the side of Pine Avenue and point of beginning.

Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **619 Pine Avenue, Albany, Georgia** Tax Parcel ID # 0000D/00039/010. Current Owner: Thomas James Marshall, Jr.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-719
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 7, Rolling Acres Subdivision, et al, Case No. SUCV2026000476, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. §

48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All of Lot Seven (7) of Rolling Acres Subdivision as shown by a map or plat recorded in Plat Book Two (2), Page One Hundred Thirty-two (132) in the Office of the Clerk of the Superior Court of Dougherty County, Georgia. Said subdivision being a part of Land Lot Two Hundred Seventy-eight (278) of the Second Land District of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **2912 Leary Road, Albany, Georgia** Tax Parcel ID # 00311/00001/003. Current Owner: Edward Eugene Davis and Annelle Strawder Davis.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2021 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
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Columbus, Georgia 31902
706-324-0251
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Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-708
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 91, Coachman Park Subdivision, et al, Case No. SUCV2026000428, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land situate, lying and being in Dougherty County, Georgia and being more particularly described as follows: All of Lot 5 in Block "A" of Pineview Subdivision according to a map or plat of said subdivision as recorded in Plat Book 1, page 259, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **106 N. West Road, Albany, Georgia** Tax Parcel ID # 0000I/00011/006. Current Owner: Greenleo Residential Rental, LLC

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
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Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-720
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 30, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 8, Rolling Acres Subdivision, et al, Case No. SUCV2026000477, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land lying and being in the County of Dougherty, State of Georgia, and being all of Lot #8 of ROLLING ACRES SUBDIVISION, according to

Foreclosures

a plat of same recorded in Plat Book (2), Page (132) in the Office of the Clerk of the Superior Court of Dougherty County, Georgia and being part of Land Lot (278) in the Second Land District of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **2914 Leary Road, Albany, Georgia** Tax Parcel ID # 00311/00001/004. Current Owner: Edward Eugene Davis and Annelle Strawder Davis.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2021 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-707
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Lot 5, Block A, Pineview Subdivision, et al, Case No. SUCV2026000427, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land situate, lying and being in Dougherty County, Georgia and being more particularly described as follows: All of Lot 5 in Block "A" of Pineview Subdivision according to a map or plat of said subdivision as recorded in Plat Book 1, page 259, in the Office of the Clerk of Superior Court of Dougherty County, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **106 N. West Road, Albany, Georgia** Tax Parcel ID # 0000I/00011/006. Current Owner: Greenleo Residential Rental, LLC

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2023 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
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Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-712
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Part of Lot 44, Block 68, City of Albany, et al, Case No. SUCV2026000432, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land lying and being in the County of Dougherty, State of Georgia and more particularly described as follows: Begin at a point on the East side of Monroe Street one hundred seventy (170) feet South from where the South side of Lincoln Avenue intersects with the East side of Monroe Street; thence proceed in an easterly direction one hundred (100) feet; thence due South for a distance of sixty-nine (69) feet to Gordon Avenue; thence due West for a distance of one hundred (100) feet to Monroe Street; thence due North for a distance of Sixty-nine (69) feet to point of beginning.

Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **312 Alice Avenue, Albany, Georgia** Tax Parcel ID # 0000I/00035/031. Current Owner: Betty Jackson.

Foreclosures

interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **606 S. Monroe Street, Albany, Georgia.** Tax Parcel ID # 0000E/00025/001. Current Owner: George Brunson and Russell Tankley.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2024 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
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Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-711
NOTICE OF IN REM
FORECLOSURE SALE
DOUGHERTY COUNTY, GEORGIA

Pursuant to Order entered by the Dougherty County Superior Court on June 9, 2026, in the case of Shonna Colley Josey, Tax Director, Dougherty County, Georgia, Plaintiff, versus Part of Lot 1, Block B, Riverside Park Subdivision, et al, Case No. SUCV2026000431, Shonna Colley Josey, Tax Director, Dougherty County, Georgia and Ex Office Sheriff, pursuant to O.C.G.A. § 48-4-81 and applicable law, will sell the real property described herein, its improvements, buildings, fixtures and appurtenances, to the highest bidder, for cash, at the Dougherty County Courthouse, 225 Pine Ave, Albany, Georgia, at the usual hour and location for Sheriff's Sales, on the first Tuesday of September, 2026, at approximately 10:00 a.m. (September 1, 2026), to wit: All that tract or parcel of land lying and being in the City of Albany, Dougherty County, Georgia, and being a portion of Lot 1, Block B, of Riverside Park Subdivision according to a plat of same as recorded in Plat Book 2, page 221, in the Office of the Clerk of the Superior Court of Dougherty County, Georgia described as commencing at the southeast corner of the intersection of River Road, also known as Martin Luther King, Jr. Drive, and Alice Avenue and go thence in an easterly direction along the south right of way of Alice Avenue for a distance of 103.6 feet to a point; go thence in a southerly direction for a distance of 98.1 feet to a point on the south lot line of Lot 1, Block B, of Riverside Park Subdivision; go thence in a westerly direction along the said south lot line of Lot 1, Block B, or Riverside Park Subdivision for a distance of 105.3 feet to the east right of way of River Road, also known as Martin Luther King, Jr. Drive; go thence in a northerly direction along the east right of way of River Road, also known as Martin Luther King, Jr. Drive, for a distance of 98.1 feet to the point of beginning.

Said property being known as 312 Alice Avenue and also as 312 and 314 Alice Avenue, according to the present system of numbering in the City of Albany, Georgia. Together with all rights, title, and interest running with the above-described property but not taxed under a separate tax reference number as delineated on the tax maps of the petitioner for the year(s) for the taxes being foreclosed. The improvements thereon being known as: **312 Alice Avenue, Albany, Georgia** Tax Parcel ID # 0000I/00035/031. Current Owner: Betty Jackson.

The above-described property is subject to a lien in favor of Petitioner for unpaid ad valorem property taxes for the years 2024 through 2025. The taxes remaining unpaid, the sale will be made for the purpose of applying the proceeds thereof to the payment of the taxes, accrued interest and penalties and expenses of the sale and all other payments provided by applicable law. The above-described property will also be sold subject to rights of redemption as described in O.C.G.A. § 48-4-81. Any excess proceeds resulting from the sale will be deposited into the Registry of the Superior Court of Dougherty County, Georgia to be distributed by the Court to the interested parties, including the owner, as their interests appear and in the order of priority in which their interests exist.

SHONNA COLLEY JOSEY,
Dougherty County Tax Director,
Petitioner
Stephen G. Gunby
Page, Scrantom, Sprouse,
Tucker & Ford, P.C.
P. O. Box 1199
Columbus, Georgia 31902
706-324-0251
Attorneys for Shonna Colley Josey,
Dougherty County Tax Director and
Ex Office Sheriff
August 8, 15, 22, 29, 2026

A-739
STATE OF GEORGIA
COUNTY OF DOUGHERTY
NOTICE OF SALE UNDER POWER

Under and by virtue of the power of sale contained with that certain Security Deed dated July 28, 2000, from Judge Gilbert and Mary Gilbert to First Family Financial Services of GA Inc., recorded on August 1, 2000 in Deed Book 2117 at Page 129 Dougherty County, Georgia records, having been last sold, assigned, transferred and conveyed to Wilmington Savings Fund Society, FSB as trustee of WV 2017-1 Grantor Trust by Assignment and said Security Deed having been given to secure a note dated , in the amount of \$31,920.77, and said Note being in default, the undersigned will sell at public outcry during the legal hours of sale before the door of the courthouse of Dougherty County, Georgia, on September 1, 2026 the following described real property (hereinafter referred to as the "Property"):

LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN ALBANY IN THE COUNTY OF DOUGHERTY, AND STATE OF GEORGIA AND BEING DESCRIBED IN A DEED DATED 12/08/72 AND RECORDED 12/15/72, AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS: BOOK 495 PAGE 165

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF ALBANY, DOUGHERTY COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS ALL OF LOT 1 OF MONTGOMERY SUBDIVISION, SECTION II, RESUBDIVISION OF LOTS 8 AND 9, BLOCK "C" OF EMILY G. HENDERSON SUBDIVISION, ACCORDING TO A MAP OR PLAT OF SAME RECORDED IN PLAT BOOK 3, PAGE 357, IN THE OFFICE OF CLERK OF SUPERIOR COURT OF DOUGHERTY COUNTY, GEORGIA. The debt secured by the Security Deed and evidenced by the Note has been, and is hereby, declared due and payable because of, among other possible events of default, failure to make the payments as required by the terms of the Note. The debt remaining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees has been given as provided by law. To the best of the undersigned's knowledge, the person(s) in possession of the property is/are Judge Gilbert and Mary Gilbert, Estate and/or Heirs at Law of Judge Gilbert, Earl Fleming, and/or Heirs at

Foreclosures

RECORDED 12/17/1976 IN DEED BOOK 574, AT PAGE 88 OF THE DOUGHERTY COUNTY, GA PUBLIC REGISTRY. BEING THAT PARCEL OF LAND CONVEYED TO CAROLYN COOPER FROM ANDREW COOPER BY THAT DEED DATED 12/03/1987 AND RECORDED 12/11/1987 IN DEED BOOK 886, AT PAGE 77 OF THE DOUGHERTY COUNTY, GA PUBLIC REGISTRY. The debt secured by the Security Deed and evidenced by the Note has been, and is hereby, declared due and payable because of, among other possible events of default, failure to make the payments as required by the terms of the Note. The debt remaining is in default and this sale will be made for the purposes of paying the Security Deed, accrued interest, and all expenses of the sale, including attorneys' fees. Notice of intention to collect attorneys' fees has been given as provided by law. To the best of the undersigned's knowledge, the person(s) in possession of the property is/are Carolyn Cooper. The property, being commonly known as 1521 Cora Jinks Lane, Albany, GA, 31705 in Dougherty County, will be sold as the property of Carolyn Cooper, subject to any outstanding ad valorem taxes (including taxes which are a lien and not yet due and payable), any matters affecting title to the property which would be disclosed by accurate survey and inspection thereof, and all assessments, liens, encumbrances, restrictions, covenants, and matters of record to the Security Deed. Pursuant to O.C.G.A. § 44-14-162.2, the name, address and telephone number of the individual or entity who shall have the full authority to negotiate, amend or modify all terms of the above-described mortgage is as follows: Carrington Mortgage Services, 500 N. State College Blvd., Suite 1300, Orange, CA 92868, 800-561-4567 The foregoing notwithstanding, nothing in O.C.G.A. § 44-14-162.2 shall require the secured creditor to negotiate, amend or modify the terms of the mortgage instrument. ATTENTION ALL PROSPECTIVE BIDDERS: On March 1, 2026, the data collection and reporting requirements under the U.S. Financial Crimes Enforcement Network (FinCEN) new Anti-Money Laundering Rule (the "Rule"), found at 89 FR 70258, will go into effect. The Rule applies to certain residential real estate sale transactions (including nonjudicial foreclosures) where the transfer is to a legal entity or trust, and which includes cash purchases, private financing or financing provided by an institution not subject to a federal Anti-Money Laundering or Suspicious Activity Report requirement. As part of this Rule, purchasers and sellers are required to provide additional information and documentation about themselves, their legal entities, and/or the source of funds used in the reportable transaction. The collection of this information and documentation is required to comply with the Rule's federal reporting requirements. This notice is provided for informational purposes only and does not constitute legal advice. You are encouraged to consult with your own independent legal counsel if you have questions about how the FinCEN Anti-Money Laundering Rule affects your transaction and whether your transaction is reportable. <https://www.fincen.gov/rre> and <https://www.fincen.gov/rre-faqs> The sale will be conducted subject (1) to confirmation that the sale is not prohibited under U.S. Bankruptcy code and (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed. Albertelli Law Attorney for U.S. Bank Trust, N.A. as Trustee of CFMT 2024-NR1 Trust as Attorney in Fact for Carolyn Cooper 100 Galleria Parkway, Suite 1000 Atlanta, GA 30339 Phone: (770) 373-4242 THIS FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. 25-016302 August 8, 15, 22, 29, 2026

Calhoun Co. Legals

A-752
IN THE PROBATE COURT OF CALHOUN COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF FREDDIE LENZIE DALE JR., DECEASED
ESTATE NO. 2025P10
PETITION FOR LETTERS OF ADMINISTRATION NOTICE

TO: whom it may concern: has petitioned for Quanah George to be appointed administrator(s) of the estate of **FREDDIE LENZIE DALE JR.** deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before August 21, 2026. **BE NOTIFIED FURTHER:** All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Annie Doris Holder Judge of the Probate Court By: Clerk of the Probate Court P.O. Box 87 Morgan, GA 39866 (229)849-2115 August 8, 15, 22, 29, 2026

A-836
IN THE PROBATE COURT OF CALHOUN COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF JOHN ANDREW CONLEY DECEASED
ESTATE NO. 2026P28
PETITION FOR LETTERS OF ADMINISTRATION NOTICE

TO: All interested parties, creditors and unknown heirs and to whom it may concern: JOHN KEVIN CONLEYand SHEILA DAVIS has petitioned for John Kevin Conley & Sheila Davis to be

Calhoun Co. Legals

appointed administrator(s) of the estate of JOHN ANDREW CONLEY deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before Sept. 28, 2026. **BE NOTIFIED FURTHER:** All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Annie Doris Holder Judge of the Probate Court By: Clerk of the Probate Court P.O. Box 87 Morgan, GA 39866 229-849-2115 August 22, 29, September 5, 12, 2026

A-837
IN THE PROBATE COURT OF CALHOUN COUNTY
STATE OF GEORGIA
IN RE: ESTATE OF SADIE HOLT CONLEY DECEASED
ESTATE NO. 2026P29
PETITION FOR LETTERS OF ADMINISTRATION NOTICE

TO: All interested parties, creditors and unknown heirs and to whom it may concern: JOHN KEVIN CONLEYand SHEILA DAVIS as petitioned for John Kevin Conley & Sheila Davis to be appointed administrator(s) of the estate of **SADIE HOLT CONLEY** deceased, of said county. (The petitioner has also applied for waiver of bond, waiver of reports, waiver of statements, and/or grant of certain powers contained in O.C.G.A. § 53-12-261.) All interested persons are hereby notified to show cause why said petition should not be granted. All objections to the petition must be in writing, setting forth the grounds of any such objections, and must be filed with the Court on or before Sept. 28 2026. **BE NOTIFIED FURTHER:** All objections to the petition must be in writing, setting forth the grounds of any such objections. All objections should be sworn to before a notary public or before a probate court clerk, and filing fees must be tendered with your objections, unless you qualify to file as an indigent party. Contact probate court personnel for the required amount of filing fees. If any objections are filed, a hearing will be scheduled at a later date. If no objections are filed, the petition may be granted without a hearing. Annie Doris Holder Judge of the Probate Court By: Clerk of the Probate Court P.O. Box 87 Morgan, GA 39866 229-849-2115 August 22, 29, September 5, 12, 2026

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RELEASE DATE—Sunday, August 30, 2026

Los Angeles Times Sunday Crossword Puzzle

Edited by Patti Varol

“AS PER USUAL” BY ZHOQUIN BURNIKEL

ACROSS

1 Draw of a dim sum cart

6 Space balls?

10 “Sesame Street” basics

14 Zipper alternative

19 Mushroom with a pitted cap

20 Home of the Nazca Lines

21 Coachella aesthetic

22 Fit to eat, to Muslims

23 Bonus for never giving up?

26 ___ acid

27 Part of a play

28 Fusses over, with “on”

29 Some contract negotiators

30 Nursery arrival

33 Win the heart of

35 Flight board stats

37 Quick meeting?

38 Actor Simu

39 Big spender?

42 Recliner part

44 Ibiza, por ejemplo

45 Like draft beer

47 Totally stoked

48 UFO engineers

50 Blue-roofed breakfast chain

53 Symbol of resistance

56 Tick away

58 Device that might buzz during a night out?

61 Kitchen cover-ups

63 Just slightly

65 Disc golf obstacle

66 Blueprint deed

67 Spearheaded

68 Actor Sheridan

70 Cause for a blessing

72 Key below ~

74 Legal addendum?

75 Think piece?

77 “This Is Us” director Ken

79 Trade show

81 Spoiled

83 Elaborately embroidered falsehoods?

86 “Buck-a-shuck” delicacy

88 “Tropic Thunder” actor Nick

89 Gooley lump

90 Sock end

128 Great balls of fire

129 Fuse together

130 Give

131 Canary feed

DOWN

1 Electric violin hookup

2 Orange sushi topping

3 Hockey great Bobby

4 Like a bad breakup

5 Sir ___ Guinness

6 Anxiety-reducing feature of some tests

7 Double-check, in a way

8 Garment once called a corselet-gorge

9 Optical effects caused by ice crystals

10 Help in a burglary

11 Girl who lost her sheep

12 Morally pure

13 Vegan milk option

14 Deep carpet

15 Tells all

16 Dress shape

17 Trousers

18 Wade clumsily

24 Zigs or zags

25 Color similar to salmon

29 Org.

30 Yawn-inducing

31 Light as can be

32 Special offers at a body shop?

34 Nintendo virtual personae

36 Bit of moisture

39 Intellectual stickler

40 Secular

41 Great Plains people

43 Settle elsewhere, casually

46 Gathering for chile lovers?

49 Nokcha or senchā

51 ___ fade: haircut with shaved sides

52 Sculling tool

54 Noisy migratory birds

55 Curved

57 Mil. mind game

58 [Not my error]

59 None of the above

60 Smiles brightly

61 Square up

62 Pascal of “The Last of Us”

64 Folk instrument

69 Gracefully refined

71 Clearasil rival

73 Gotham City hero

76 Power source for a warp drive in “Star Trek”

78 Offline, online

80 “Away from work” letters

82 Casting need

84 Promotional sample

85 Lyft alternative

87 “You got that right!”

90 Take for a spin, perhaps

92 Come up short

93 Tater

95 Hog with tusks

97 Strike down, biblically

98 Corundum, for one

100 Hackathon participant

102 Pulpy refuse

103 Molar cover

104 Enter via cracks

106 Covers a lot of ground?

107 Special occasion

108 Bear in a bamboo forest

111 Lauder of cosmetics

113 Lends a hand

115 Pranked with Charmin

117 D.C. ballplayers

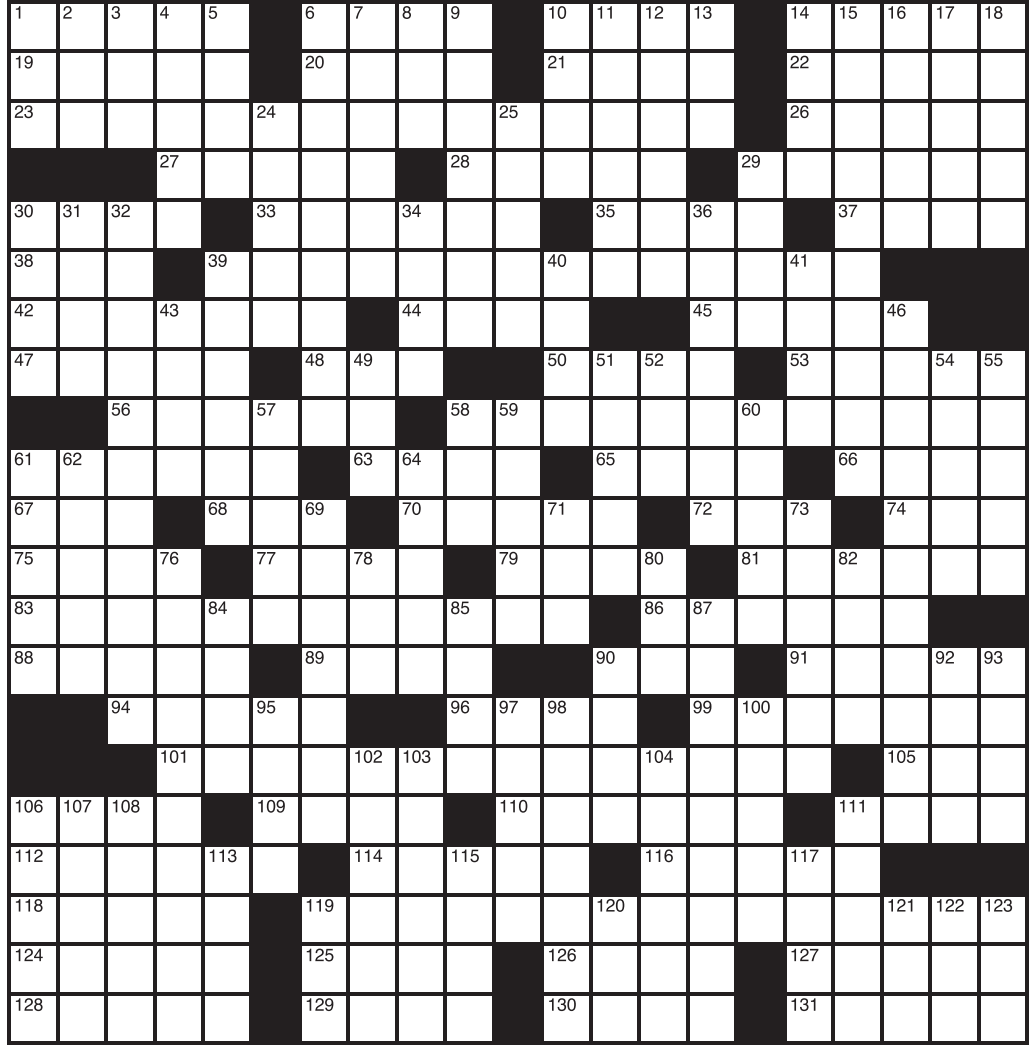
119 “That’s the guy!”

120 Minecraft block

121 Lowest sudoku number

122 Casting need

123 Soon-to-be alums



8/30/26

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CELEBRITY CIPHER
by Luis Campos

Celebrity Cipher cryptograms are created from quotations by famous people, past and present. Each letter in the cipher stands for another.

“SRD UZKW LRIW ZNJLLNW GWNE-RIGWGGWO LRIW JCLUW IDGJCWGG-JL’G LUW XRPGL ZCO KWPS IWGL LUJCV ZIRDL ZCS ZPL ERPB.”

— OZCJWN TPZJV

Previous Solution: “New York is the place where I feel most at home ... so that automatically makes it a wonderful place for me to work or write.” — Nora Ephron

TODAY’S CLUE: N sjenbe ◁

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CELEBRITY CIPHER
by Luis Campos

Celebrity Cipher cryptograms are created from quotations by famous people, past and present. Each letter in the cipher stands for another.

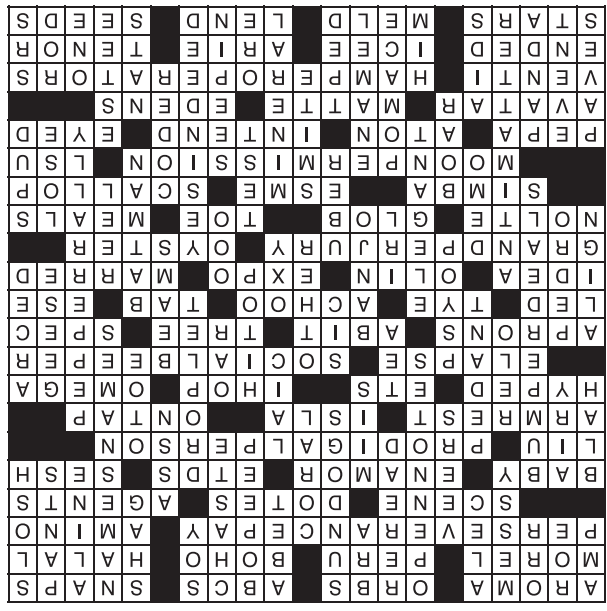
“RBRFJ ZTKR JAP ETQ, TZGTKQTWNRW ZNR URCF C DTZZDRITZ. JAP QBRF FRDDJ XCQXRDZNR URCF AU DAWTQY; JAP HRRVXNCDDRQYTQY TZ.” — CFZNPFCWNR

Previous Solution: “You have to be a little self-obsessed to be in the business. It’s the worst and very best thing about any art form.” — Daniel Craig

TODAY’S CLUE: H sjenbe N

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8/30/26



ANSWER TO TODAY’S PUZZLE

Release Date: Saturday, August 29, 2026

Los Angeles Times Daily Crossword Puzzle

Edited by Patti Varol

ACROSS

1 Chance to refuel after a run

9 Cruelty-free target of poaching

13 Contributes to

14 Ncuti who plays the Fifteenth Doctor

15 Mobile vendor?

16 Extravagant

17 Chiang Mai residents

18 Bath bomb component

19 Played out

20 Place that’s all abuzz

21 The Refined Feline purchase, perhaps

22 Did brunch, say

23 Like crosswords, hopefully

24 Vicuña kin

28 Folks who are so last yr.

29 Spanish for “the gilded one”

30 Pilots on the air

34 Conflict involving customs

35 Y as in Yucatan?

36 Japanese leader

37 On point

38 Deg. from Goizueta

41 Causes a scene?

43 Snippy

44 Physical procedure?

47 Husk-steamed fare

48 Freshens, in a way

49 New York university

51 Swears

52 Cutesy name for the squishy parts of a paw

53 Trash

54 High-minded one

5 Takes a load off

6 ___Cat

7 Like gochujang and jajimjang

8 Bumbling

9 With a crispy crust, say

10 Piedmont blues guitarist Baker

11 Unaccounted for, for short

12 Tirade

14 Important part of a set

16 Country homes?

19 Played out

21 Swears

23 Full scholarships, informally

25 Mercury or Saturn

26 Gator tail?

27 Short cry for help

28 Means of indirect access

29 Stray

30 Femme canonisée: Abbr.

31 Hesitant sound

32 Art form that originated in the Bronx

33 Knife block insert

37 “Oryx and Crake” novelist

38 Capital of the Indian state of Maharashtra

39 Processing centers?

40 “About dang time!”

42 Sustainable landscaping options

43 ___ Up: board game with a desert motif

44 Slender fastener

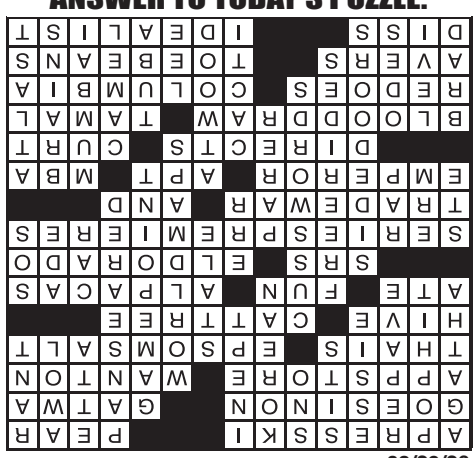
45 Stubbs of the Four Tops

46 Some Olds works

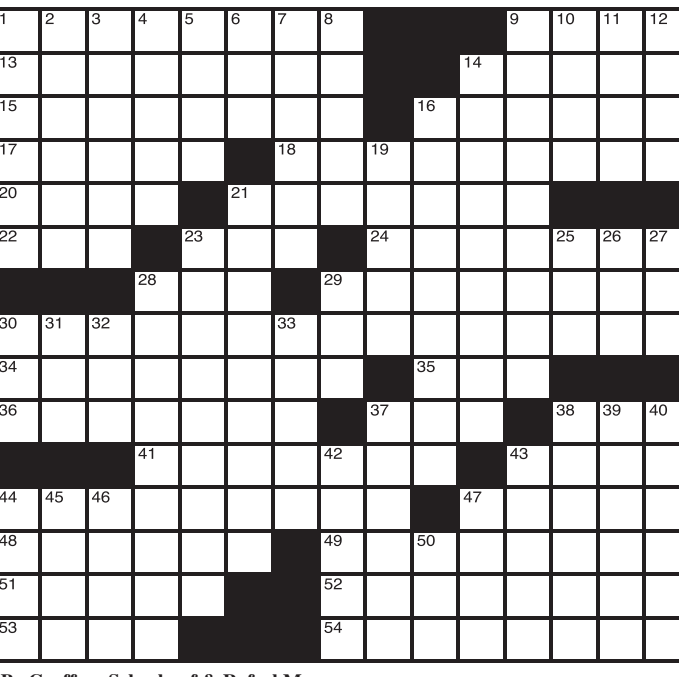
47 Polka horn

50 Suni honored with the Best Comeback Athlete ESPY Award in 2025

ANSWER TO TODAY’S PUZZLE:



08/29/26



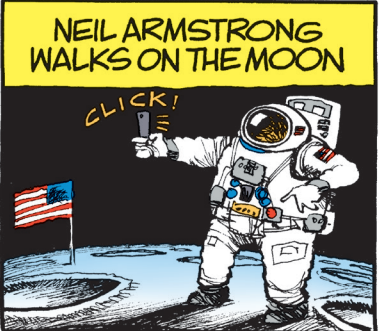
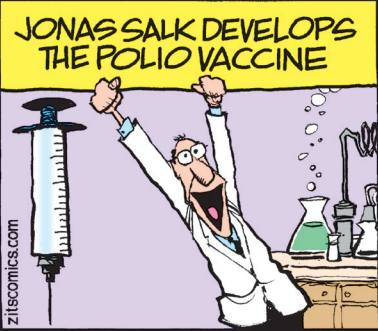
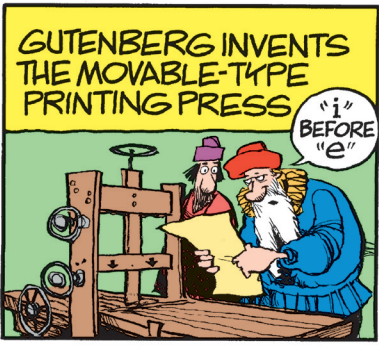
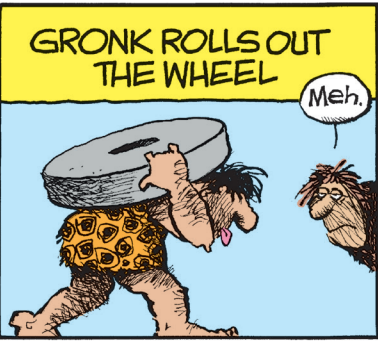
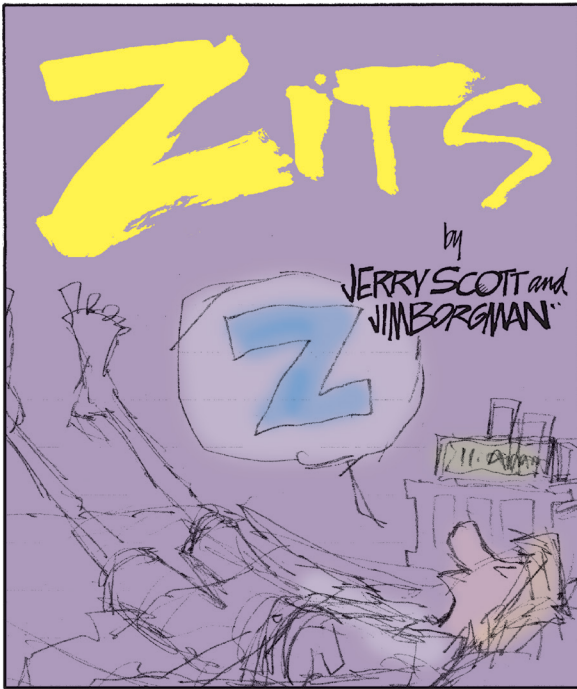
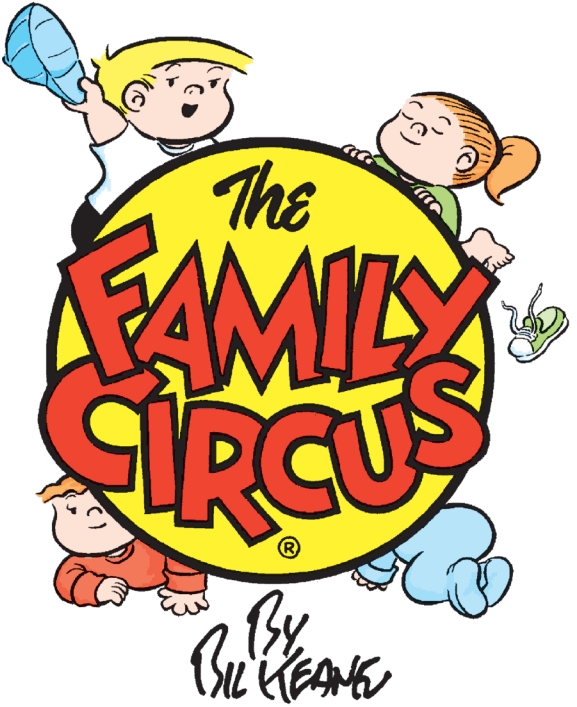
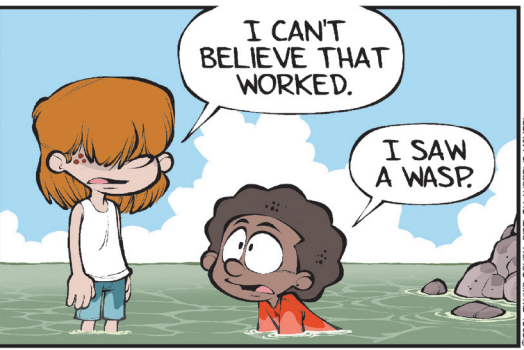
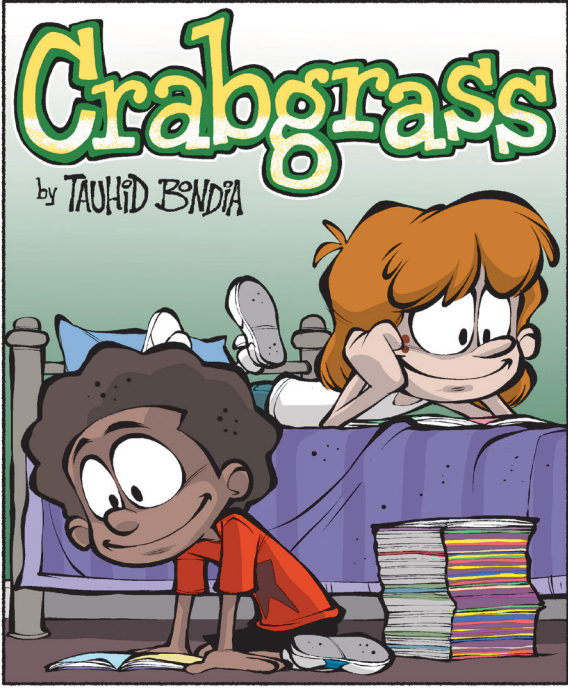
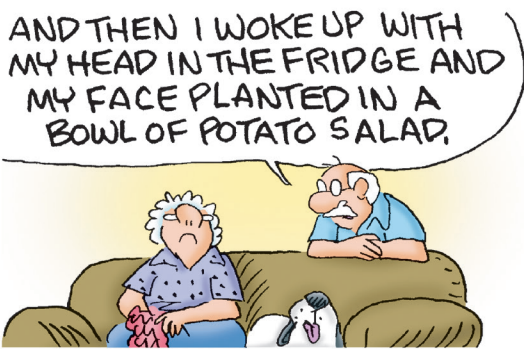
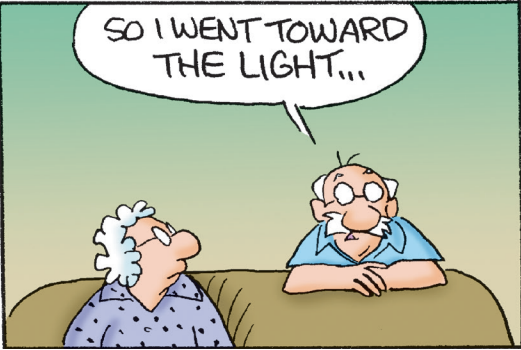
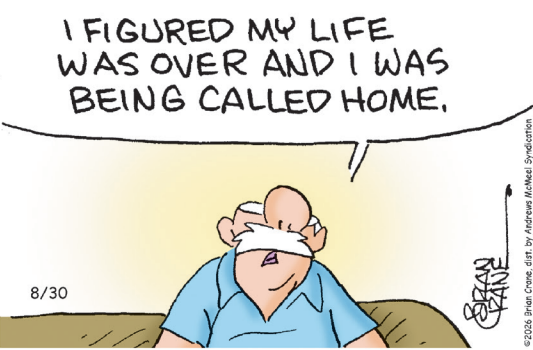
By Geoffrey Schorkopf & Rafael Musa
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08/29/26

The Albany
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ALBANYHERALD.COM

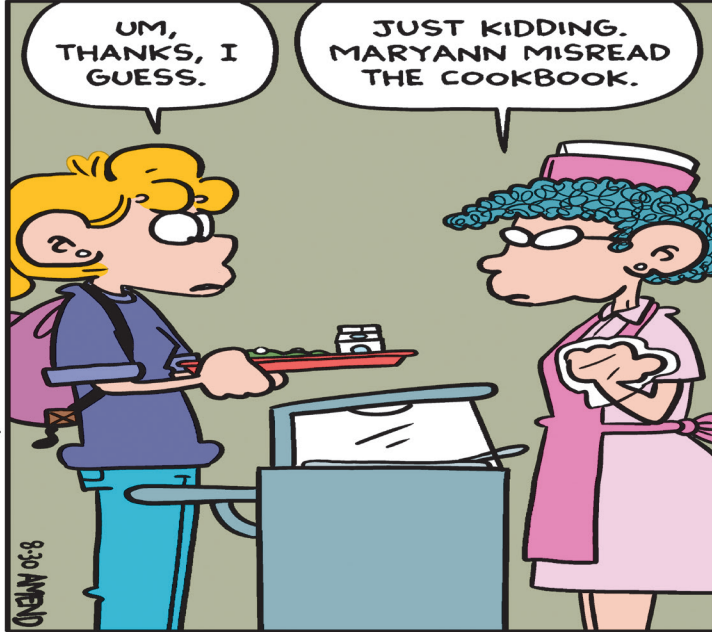
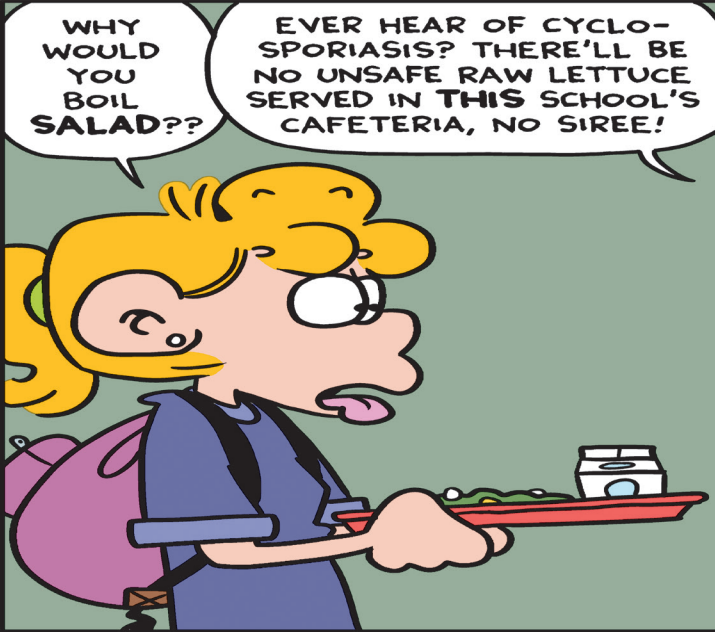
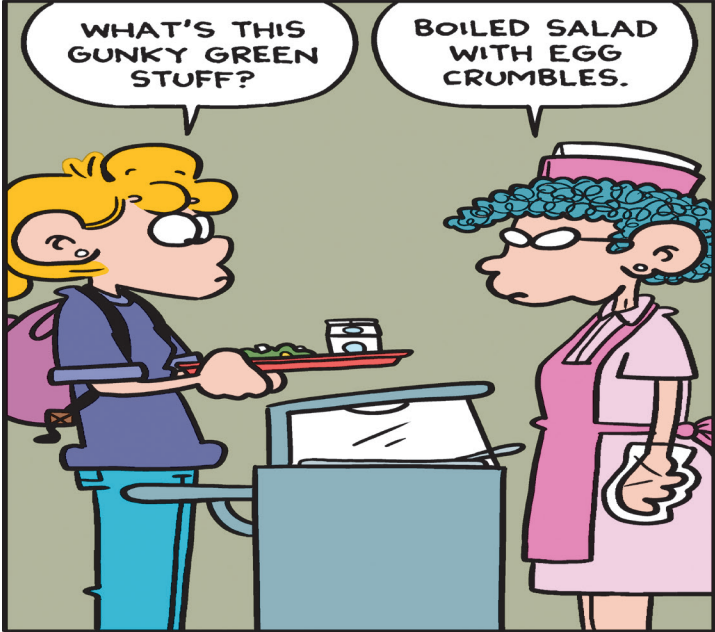
Weekend Comics

AUGUST 29-30, 2026

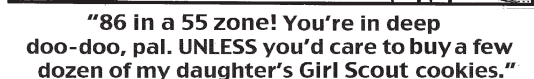


FoxTrot

by Bill Amend



THE FAMILY CIRCUS Bil Keane



DID YOU HEAR ABOUT THE DRUNK DEER?

THEY GET INTOXICATED BY EATING FERMENTED FRUIT

CAN'T HOLD THEIR LIQUOR

EREG + MOET WA LKER

8/29

I THOUGHT YOU WERE GOING TO CUT THE GRASS, HONEY

WELL, I WAS, BUT I GOT DISTRACTED BY THIS DOCUMENTARY

IT'S REALLY FASCINATING

THIS MOTIVATIONAL SPEAKER IS EXPLAINING HOW TO TAKE CHARGE OF YOUR LIFE AND GET THINGS DONE

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www.bobschrier.com

YOU KNOW WHAT, BRUTUS? YOU REMIND ME OF CLARK KENT!

GEE, DO YOU REALLY THINK SO?

YEAH,... EXCEPT YOU DON'T CHANGE INTO ANYTHING SUPER!

Art: chps8/29 www.gocomics.com/the-bom-laser

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I'M STRONGER THAN I LOOK

YOU WOULD HAVE TO BE

JIM DAVIS 8-29

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I CAN'T KEEP MUFFIN FROM MESSING UP THIS THROW RUG

I THINK YOU CAN BUY A CAT REPELLENT YOU CAN SPRAY ON IT TO MAKE HER STOP.

OOH! THAT'S A GREAT IDEA, I'LL HAVE TO TRY THAT.

BRIAN CRANE

8/29

DIFFICULTY RATING: ★★★★★

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Find the familiar phrase, saying or name in this arrangement of letters.

Whatzit ©2026 Paul Selers

Each row, column and set of 3-by-3 boxes must contain the numbers 1 through 9 without repetition.

Jack of all trades

DOWN

1 “Star Wars” knight
2 Shakespeare river
3 Beer ingredient

E	A	M		E	G	G	S		R	U	B	E	
D	O	L		D	R	U	M		E	N	O	S	
I	N	T		O	T	E	A	H	O	U	S	T	
V	A	T		L	A	T							
C	A	M		E	L	O	T		M	E			
I	C	E		E	N	S				B	E	A	
T	I	N				A	B		C	L	O	L	
E	D	I		E		R	A	I	M	E	N	T	
				S	O	S			R	A	Y		
M	E	G		A	S	T				A	P	S	
A	N	T		A		R	E	E	K		A	R	T
L	A	S		H		S	A	R	I		P	I	E

4 Pinna	11 Punta del —
5 Overeater	16 Peace
6 “— of	symbol
Thrones”	20 Deli meat
7 Rope fiber	22 Cakes and —
8 Distant	24 Mention
9 Two-toed	25 Battery
sloth	fluid
10 Supervisor	26 Get better

1	2	3			4	5	6	7		8	9	10	11
12					13					14			
15				16						17			
18						19				20			
				21	22			23					
24	25	26					27		28		29	30	31
32					33						34		
35							36	37	38		39		
40				41	42		43			44			
				45		46		47					
48	49	50					51			52	53	54	55
56						57				58			
59						60					61		
62						63					64		

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YOU CAN SAY MY VOICE IS AWFUL, OR MY SONGS ARE TOO RISQUÉ...

WOW! I'VE NEVER SEEN OR HEARD A SINGER LIKE HER!

BLUESPOT CLUB

OH, BUT DON'T TAKE MY BOOP-OOP-A-DOOP AWAY!

SHE'S AHEAD OF HER TIME!

OH, BUT DON'T TAKE MY BOOP-OOP-A-DOOP AWAY!

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8-29

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8/29

www.dailymail.com

HEY, PONCHO. HOW DID YOUR 'GSTART A NEW LIFE' EXCURSION GO?

FINE.

YOU SMELL LIKE GARBAGE. START THE BATH WATER. I'LL GET THE BRUSH.

YOU'RE ALWAYS SO ACCOMMODATING WHEN I COME BACK FROM THESE JOURNEYS.

YOU'RE MY PUP. I'LL ALWAYS BE HERE TO HELP YOU.

MAYBE I JUST NEEDED THESE LITTLE TRIPS TO REMIND MYSELF THAT THE LIFE OF MY DREAMS IS RIGHT HERE AT HOME.

Awww...

NO SNAPPY FINAL COMMENT?

LET'S JUST LET THIS ONE SIT.

© 2008 Paul Giegari. Drawn by Adam Carlin. Published by Andrews McMeel Syndication.

8-29 01111111

By DAVID
OUELLET

HOW TO PLAY: All the words listed below appear in the puzzle — horizontally, vertically, diagonally and even backward. Find them, circle each letter of the word and strike it off the list. The leftover letters spell the **WONDERWORD**.

Solution: 5 letters

S	P	E	A	C	H	W	O	O	D	Ⓢ	Ⓔ	Ⓤ	Ⓒ
S	L	L	U	B	C	O	O	S	L	E	E	P	S
Y	T	R	A	P	A	N	U	R	E	S	P	O	R
R	L	I	I	Y	E	D	S	S	L	M	U	N	C
Y	U	I	C	G	R	E	W	L	E	D	A	T	E
F	N	L	A	K	E	R	E	C	I	U	J	G	B
A	C	V	E	D	T	W	E	K	A	H	S	R	O
C	H	C	A	S	A	O	T	F	O	S	I	I	O
E	L	H	N	S	W	R	Q	T	E	N	L	L	K
S	S	E	H	R	F	D	E	U	G	G	I	L	S
N	S	A	A	R	A	L	T	T	E	E	D	O	I
A	R	T	U	N	L	E	E	U	T	E	N	U	N
E	A	I	C	I	A	I	L	S	Y	C	N	A	F
C	T	E	H	C	U	A	A	E	H	C	N	A	R
O	S	C	H	Q	V	T	H	Y	M	E	A	T	S

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8/29

Books, Bring, Bulls, Cheat, Chill Chips, Clean, Clues, Crane, Curly,
Daily, Dance, Dates, Faces, Fancy, Ferry, Fruit, Fudge, Games, Girls,
Grill, Hotel, House, Juice, Learn, Lunch, Meats, Munch, Ocean,
Onion, Party, Peach, Pills, Queen, Quiet, Ranch, Reach, Rules,
Shade, Shake, Shape, Share, Sleep, Sport, Stars, Stick, Sweet, Taste,
Teach, Thyme, Value, Water, Wells, Wonderwordle, Woods, World

TODAY'S ANSWER: Solve

ADAM@HOME

BY ROB HARRELL

GUMBO! GUMBO! GUMBO IS SO COOL!

GUMBO TAKES HER WALKIES, AND GUMBO HITS THE POOL!

GUMBO CHASES STICKS AND BALLS AND CATCHES 'EM IN HER MOUTH!

THEN GUMBO TAKES HER NAP AND... DREAMS... OF...

Z

WATCHING A PERFECT LATE SUMMER MOMENT UNFOLD?

PERFECT. IF THEY WEREN'T HOGGING MY FAVORITE NAP SPOT.

08/30

CLOSE TO HOME

BY JOHN McPHERSON

FIRST NIGHT IN OUR NEW HOUSE! AND THANKS TO OUR SHREWD NEGOTIATING, WE GOT IT FOR \$100,000 UNDER MARKET VALUE. HA!

8-30

THE BORN LOSER

by Art & Chip Sansom

YOU ARE GOING TO BE MY SPOTTER TODAY ON THE GOLF COURSE,

I WANT YOU TO WATCH ME HIT MY GOLF SHOTS, SO YOU CAN TRACK ANY ERRANT BALLS AND HELP ME FIND THEM IN THE TALL ROUGH OR THE WOODS,

I TEND TO HOOK MY DRIVES, THAT'S WHEN THE BALL CURVES TO THE LEFT OF THE FAIRWAY,

WHAT'S IT CALLED IF YOUR SHOT CURVES TO THE RIGHT OF THE FAIRWAY?

WHEN A SHOT GOES TO THE RIGHT OF THE FAIRWAY, IT'S CALLED A SLICE,

OKAY, AND WHAT'S IT CALLED WHEN YOUR SHOT GOES STRAIGHT DOWN THE FAIRWAY?

DON'T WORRY ABOUT THAT—IT'S NOT GOING TO HAPPEN!

www.gocomics.com/the-born-loser

Jeff MacNelly's Shoe

By Ben Lansing & Susie MacNelly

HELLO, THIS IS ROZ.

HELLO, I'D LIKE TO SPEAK TO WHOEVER IS IN CHARGE OF YOUR HOUSEHOLD.

IT'S FOR YOU.

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LAZY & FUNNY

ERNIE'S OPTIMISM IS BEING PUT TO THE TEST THIS BASEBALL SEASON.

HOW'S YOUR BASEBALL TEAM DOING, ERNIE? YOUR COACH SEEMS TO BE A JOKE.

LAUGHTER IS THE BEST MEDICINE!

YOUR PITCHING STAFF GIVES UP TEN RUNS A GAME.

CHARITY BEGINS AT HOME PLATE!

EVEN YOUR TEAM'S FIELD IS IN TERRIBLE SHAPE.

OF COURSE... IT'S A DIAMOND IN THE ROUGH!

I GUESS IT'S NOT A SURPRISE YOUR TEAM IS IN LAST PLACE.

THAT'S RIGHT... THINGS ARE LOOKING UP!

AFTER ALL, WHEN YOU'RE IN LAST PLACE, THINGS CAN ONLY GET BETTER!!

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BLONDIE

BY DEAN KUNZ & JOHN MARSHALL

WHAT'S SO FUNNY OVER THERE?

I WAS JUST THINKING ABOUT THAT CROSS-COUNTRY TRIP WE TOOK WHEN THE KIDS WERE YOUNG

DO YOU REMEMBER HOW CUTE THEY WERE WHEN THEY TOLD US THE SAME JOKE OVER AND OVER?

YEP!

I THINK AFTER THE FIRST FEW HOURS THEY DID GET A LITTLE BORED

THOSE LONG DAYS COOPED UP IN A BACKSEAT WOULD MAKE ANYBODY CRANKY

LUCKILY, THE REST STOPS HAD VENDING MACHINES STOCKED WITH CANDY AND COOKIES

WHO KNEW THAT A FEW VENDING MACHINES WOULD SAVE THE TRIP?

I GUESS WE WERE JUST LUCKY

Mort Walker's
beetle bailey

I'LL HAVE THE CHICKEN

I LIKE THE SPECIAL

I'LL HAVE THE SPECIAL

SORRY, WE JUST SERVED THE LAST ONE

I REALLY HAD MY HEART SET ON THAT

AM I YOUR BEST CUSTOMER?

UM... YES

THEN YOU HAVE TO DO SOMETHING

LET ME TAKE THAT FOR YOU

BUT I HAVEN'T EVEN STARTED IT YET

Hank Ketchum's **Dennis the Menace**

HOME PERMANENT

...BUT ALL I WANT IS TO BE ABLE TO EAT A SANDWICH IN PEACE...

...WITHOUT YOU STARING AT ME THE WHOLE TIME.

LOOK, DENNIS.

NOW DON'T TAKE THIS THE WRONG WAY...

IS THAT TOO MUCH TO ASK?

YES.

CLASSIC PEANUTS

BY CHARLES SCHULZ

Z

Z

Z

Z

YOU'LL NEVER GET GOOD GRADES, MARCIE, IF YOU CHANGE SEATS ALL THE TIME!

PEARLS BEFORE SWINE

BY STEPHAN PASTIS

TONIGHT'S CONDESCENDING LECTURER: BENNY THE BILLIONAIRE FROM HIS CASTLE-ON-HIGH

LITTLE PEOPLE OF THE WORLD! YOU DO NOTHING BUT WHINE ABOUT THE COST OF HOUSING AND COLLEGE AND HEALTH CARE!

IN MY DAY, PEOPLE WORKED FOR WHAT THEY GOT... STARTED WITH NOTHING AND FOUGHT THEIR WAY TO THE TOP!

AND YOU KNOW WHAT ELSE? WE FACED WHATEVER EVENT OR CIRCUMSTANCE LIFE HANDED US AND DEALT WITH IT!

WHAT EVENT OR CIRCUMSTANCE DID YOU FACE?

DAD DIED AND GAVE ME A BUNCH OF MONEY.

WHY IS IT ALWAYS THESE GUYS WHO LECTURE US?

AND DID I COMPLAIN ABOUT MANAGING A HUGE STOCK PORTFOLIO? I DID NOT!