

LEGAL NOTICES

(Continued from Page 6)

Larcom, Jr. Municipal Building, 301 E. Huron Street, Ann Arbor, to hear all those interested in the following:

1. Resolution to Approve the Robertson Homes Annexation, 6.3 Acres, 255, 315, 371 Scio Church Road, 2180 Ann Arbor-Saline Road

2. Resolution to Vacate Cornwell Place; Release Utility Easements; Release Duct Bank Agreements, and Approve a Utilities Transfer Agreement with the University of Michigan

3. An Ordinance to Amend Section 1:195 (Public Market Advisory Commission) to Chapter 8 (Organization of Boards and Commissions) of Title I (Administration) of the Ann Arbor City Code Public comment will also be available via telephone if you do not wish to attend in person. Please note it is possible that telephone public comment may encounter technical difficulties that prevent your participation.

To guarantee your comments are received, you must submit them in writing ahead of the meeting or attend in person.

Telephone comments may be made during the public comment portion of the meeting by calling the following number 877-856-5247 and entering the meeting ID: 942 1273 2148.

Copies of the proposals that are the subject of these hearings will be linked in the agenda for this meeting when it is published at https://a2gov.legistar.com/Calendar.aspx.

Questions concerning the public hearing may be directed to the City Clerk's Office by emailing the City Clerk at cityclerk@a2gov.org or calling (734) 794-6140. Questions concerning the planning proposals may be directed to the Planning and Development Services Unit at (734) 794-6265.

Written comments may be submitted until 4pm on the day of the meeting using the City's eComment system, which will be available alongside the agenda when it is published at http://a2gov.legistar.com/Calendar.aspx.

Jacqueline Beaudry, Ann Arbor City Clerk

Published: 2/6/2025 in the Washtenaw County Legal News

(02-06)

ANN ARBOR CHARTER TOWNSHIP
WASHTENAW COUNTY, MICHIGAN

On January 22, 2025 the Ann Arbor Charter Township Board of Trustees approved the 1st reading of ordinance amendments to Chapter 1, General Provisions, Sec. 1-7 General Penalty; Continuing Violations.

The amendments update the fees for code violations. The Township Board will hold a second reading of this ordinance amendment at their regularly scheduled meeting on **February 17 at 7:30 pm**.

The full text of the first reading draft ordinance is available for review or purchase at the Township Hall, 3792 Pontiac Trail, Ann Arbor, MI during regular business hours, 8am-12pm and 1-4:30 pm, Mon-Fri.

The proposed ordinance amendments are also posted on the Township website: www.aatwp.org.

Rena Basch, Ann Arbor Charter Township Clerk

(02-06)

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
2023-000919-DE

Darlene A. O'Brien

STATE OF MICHIGAN, Probate Court, Washtenaw County, 101 E. Huron St., Room 1104, Ann Arbor, MI 48107; (734) 222-3072

Estate of **BAHMAN ASHRAFI, Deceased**
Date of Birth: February 5, 1943

TO ALL CREDITORS:

NOTICE TO CREDITORS: The decedent, Bahman Ashrafi, died March 3, 2023.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Darren Findling, personal representative or to both the probate court at 101 E. Huron St., Room 1104, Ann Arbor, Michigan 48107 and the personal representative within 4 months after the date of publication of this notice.

DARREN FINDLING

Personal Representative

The Probate Pro
Darren Findling (P-51350)

Attorney at Law

414 W. Fifth St.

Royal Oak, MI 48067

(248) 399-3300

(02-06)

PUBLICATION OF HEARING
Case No. 100027080

STATE OF MICHIGAN, 16th Judicial Circuit - Family Division, Macomb County TO: Terrence Hall

IN THE MATTER OF:

JUELLE MARQUISE METCALF
MAKIH BRION MILLER
SYAIRE JARRON HENTON

A hearing regarding child neglect will be conducted by the court on **February 24, 2025** at 9:00 A.M. in Macomb County Circuit Court, 10 North Main St., Mount Clemens, MI 48043 before Referee Anthony Scotta.

IT IS THEREFORE ORDERED that Terrence Hall personally appear before the court at the time and place stated above.

This hearing may result in the termination of your parental rights.

(02-06)

Notice Safe Delivery
of Newborns (MCL 712.1)

22nd Judicial Circuit Court, Family Division, Washtenaw County Publication

To: Birth Father and Birth Mother of Said Minor Child in the Matter of: Baby Girl Doe, born on 01/23/25 and surrendered on 01/25/25 at University of Michigan Hospital in Ann Arbor, MI.

Take Notice: by surrendering your newborn, you are releasing your newborn to a child placing agency to be placed for adoption.

The surrendering parent has 28 days from the date of surrender and the non-surrendering parent has 28 days from this notice to petition the court to regain custody of your child. After the 28 days there will be a hearing to terminate your parental rights. You will not receive personal notice of this hearing.

YOU AS THE PARENTS CAN CALL CATHOLIC CHARITIES WASHTENAW COUNTY, (734) 971-9781 x412 OR WASHTENAW COUNTY PROBATE COURT (734) 222-6938 FOR FURTHER INFORMATION.

(02-06)

TRUSTEE'S
NOTICE TO CREDITORS

TO ALL CREDITORS:

The deceased Settlor, Burton E. Voss, born on November 22, 1927, who lived at 4001 Glacier Hills Drive, Unit 249, Ann Arbor, Michigan 48105, died January 13, 2025. There is no personal representative of the Settlor's estate to whom Letters of Authority have been issued.

Creditors of the decedent are notified that all claims against the Settlor or against the Burton E. Voss Trust dated April 26, 1995, as amended, will be forever banned unless presented to Robert G. Voss, Trustee, at the offices of Howard & Howard Attorneys, PLLC, 1601 Briarwood Circle, Suite 200, Ann Arbor, Michigan 48108, within four months after the date of publication of this notice.

Notice is further given that the Trust will thereafter be assigned and distributed to the persons entitled to it.

Date: January 29, 2025

Robert G. Voss

c/o Ronald D. Gardner (P-34312)

1601 Briarwood Circle, Suite 200

Ann Arbor, MI 48108

734-669-0424

(02-06)

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
25-000019-DE

Washtenaw County Trial Court

STATE OF MICHIGAN, Probate Court, Washtenaw County, 101 E. Huron St., Room 1104, Ann Arbor, MI 48107; (734) 222-3072

Estate of

DONNA MARIE JOHNSON, Deceased
Date of Birth: July 17, 1957

TO ALL CREDITORS:

NOTICE TO CREDITORS: The decedent, Donna Marie Johnson, died April 11, 2024.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Gerald Jones, Jr., personal representative or to both the probate court at 101 E. Huron St., Ann Arbor, Michigan 48107 and the personal representative within 4 months after the date of publication of this notice.

Dated: January 30, 2025

GERALD JONES, JR.

Personal Representative

2 Stadium Drive, Apt. 1310

Sugar Land, TX 77498

(346) 490-6370

Laurie D. Brewis (P-58878)

Attorney at Law

2144 S. State St., Ste. F

Ann Arbor, MI 48104

(734) 707-3232

(02-06)

PUBLICATION OF NOTICE OF
HEARING REGARDING

PETITION FOR NAME CHANGE
CASE NO. and JUDGE

24-001339-NC

Judge Julia Owdziej

STATE OF MICHIGAN, 22nd Judicial Circuit - Family Division, Washtenaw County, 101 E. Huron St., Ann Arbor, MI 48107-8645; (734) 222-3270

In the Matter of

JOHN ARCHIE MOOSE

TO ALL INTERESTED PERSONS including: whose address(es) is/are unknown, and whose interest in the matter may be barred or affected by the following:

TAKE NOTICE: John Archie Moose has filed a petition for name change.

A name change hearing will be held on **Friday, May 30, 2025** at 10:00 A.M. at 101 E. Huron St., Ann Arbor, Michigan 48108 before Judge Julia Owdziej to change the name of John Archie Moose to John Archie Kopsolias.

(02-06)

NOTICE TO CREDITORS
Decedent's Estate

Trust Administration

STATE OF MICHIGAN, Washtenaw County

JOHN JAMES WOODCOCK, Deceased
Date of Birth: August 5, 1947

TO ALL CREDITORS:

NOTICE TO CREDITORS: The decedent, John James Woodcock, died August 25, 2024.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Thomas Fairchild, Trustee of the John J. Woodcock Trust, c/o at 6725 Medinah Dr., Fort Worth, Texas 76132 within 4 months after the date of publication of this notice.

Dated: October 2, 2024

THOMAS FAIRCHILD

Trustee

6725 Medinah Dr.
Fort Worth, TX 76132

(817) 832-9001

John M. Barr (P-10475)

Attorney at Law

105 Pearl Street

Ypsilanti, MI 48197

(734) 481-1234

(02-06)

PUBLICATION OF NOTICE OF
HEARING REGARDING

PETITION FOR NAME CHANGE
CASE NO. and JUDGE

24-002377-NC

Judge Julia B. Owdziej

STATE OF MICHIGAN, 22nd Judicial Circuit - Family Division, Washtenaw County, 101 E. Huron St., Ann Arbor, MI 48107-8645; (734) 222-3270

In the Matter of

JUSTIN DANIEL TROOST

TO ALL INTERESTED PERSONS including: whose address(es) is/are unknown, and whose interest in the matter may be barred or affected by the following:

TAKE NOTICE: Justin Daniel Troost has filed a petition for name change.

A name change hearing will be held on **March 21, 2025** at 10:00 A.M. at Washtenaw County Courthouse, 101 E. Huron St., Ann Arbor, Michigan 48104 before Judge Julia B. Owdziej to change the name of Justin Daniel Troost to Abigail Danielle Troost.

(02-06)

IN THE MATTER OF:

Linda Grasselli Sprankle, deceased

Date of birth: 07/20/1942

Residence: Washtenaw County,
Michigan

TO ALL CREDITORS:

The decedent, Linda Grasselli Sprankle, whose address was 1411 Avondale Ave., Ann Arbor, MI 48103, died on 12/07/2024. No probate estate is being opened.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Nancy E. Lohr, Trustee of the Linda Grasselli Sprankle Trust in care of Attorney Julie L. Dunbar, Julie L. Dunbar, PLLC, 4420 Jackson Rd., Ste. 102, Ann Arbor, MI 48103 within 4 months after the date of publication of this notice.

Julie L. Dunbar (P 48162)

Julie L. Dunbar, PLLC

The Legacy Financial Building

4420 Jackson Rd., Ste. 102

Ann Arbor, MI 48103

(734) 669-0603

(02-06)

NOTICE TO CREDITORS
BAIBAK TRUST Trust

Estate of

Sherry A. Baibak, deceased
Date of birth: October 22, 1949

NOTICE TO CREDITORS: The Grantor, Sherry A. Baibak, died December 15, 2024. There is no Personal Representative of the Settlor's Estate to whom Letters of Authority have been issued.

Creditors of the decedent are notified that all claims against the Trust will be forever barred unless presented to Donald J. Baibak, Trustee of the Baibak Trust dated June 14, 2018, within 4 months after the date of publication of this notice.

Notice is also given the Trust will thereafter be assigned and distributed to the persons entitled to it.

This notice is given pursuant to MCL 700.3801 and MCL 700.7608.

DONALD J. BAIBAK

Trustee

c/o 2550 S. Telegraph, Suite 110

Bloomfield Hills, MI 48302

(248) 481-4000

Marc H. Wander (P-47596)

Attorney

2550 S. Telegraph, Suite 110

Bloomfield Hills, MI 48302

(248) 481-4000

(02-06)

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
23-000105-DE

STATE OF MICHIGAN, Probate Court, Washtenaw County, 101 E. Huron St., Room 1104, Ann Arbor, MI 48107; (734) 222-3072

Estate of

STEWART FRANCIS SONEN, Deceased
Date of Birth: April 5, 1932

TO ALL CREDITORS:

NOTICE TO CREDITORS: The decedent, Stewart Francis Sonen, died December 9, 2022.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Kurt Sonen, personal representative or to both the probate court at 101 E. Huron St., Ann Arbor, Michigan 48107 and the personal representative within 4 months after the date of publication of this notice.

Dated: January 27, 2025

KURT SONEN

Personal Representative

314 Huntington Dr.

Ann Arbor, MI 48104

(02-06)

PUBLICATION OF NOTICE
File No. 24-1519-DO

STATE OF MICHIGAN, Probate Court, County of Washtenaw

In the Matter of

TAMARA BROWN vs TERRELL JUNIOR BROWN

TO ALL INTERESTED PERSONS including: whose address(es) are unknown, and whose interest in the matter may be barred or affected by the following:

TAKE NOTICE: On January 17, 2025, a default was entered against Terrell Junior Brown by the Washtenaw County Clerk of Courts located at 101 E. Huron St., Ann Arbor, Michigan 48107 in the matter of Tamara Brown vs. Terrell Junior Brown.

If you are or know Terrell Junior Brown, please contact Musser Love, P.C. at (734) 677-0776, 4844 Jackson Rd., Ste. 204, Ann Arbor, MI 48103.

(02-06)

NOTICE TO CREDITORS: The decedent, Mary Jane Williams, died January 12, 2025.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Mark M. Williams, personal representative or to both the probate court at 101 E. Huron St., Room 1104, Ann Arbor, Michigan 48107 and the personal representative within 4 months after the date of publication of this notice.

Dated: January 30, 2025

MARK M. WILLIAMS

Personal Representative

150 Logan Ave. #604

Toronto, Ontario M4MOE4 Canada

(734) 355-7042

Deborah J.H. Weber (P-26512)

Attorney at Law

203 S. Zeeb Rd., Ste. 205

Ann Arbor, MI 48103

(734) 769-5700

(02-06)

NOTICE TO CREDITORS
MEREDITH PROSTAK, Deceased

Date of Birth: May 22, 1943

TO ALL CREDITORS:

Your interest in the Meredith Prostak Trust Agreement dated September 21, 1994, as completely amended and re-stated on December 1, 2017 and further amended on May 9, 2023 (the "Trust"), may be barred or affected by the following:

The decedent, Meredith Prostak, who lived at 203 South Huron Street, Ypsilanti, Michigan 48197, died on January 14, 2025.

There is no personal representative of the decedent's estate to whom Letters of Authority have been issued.

Creditors of the decedent are notified that all claims against the Trust, will be forever barred unless presented to Daniel J. Prostak, c/o Robert M. O'Reilly, Esq., 350 S. Main Street, Suite 400, Ann Arbor, Michigan 48104, within four (4) months after the date of publication of this Notice.

Notice is further given that the Trust will thereafter be assigned and distributed to the persons entitled to it.

Robert M. O'Reilly (P-76507)

Conlin, McKenney & Philbrick, P.C.

350 South Main Street, Suite 400

Ann Arbor, Michigan 48104-2131

(734) 761-9000

(02-06)

Failure to contact may result in the entry of a default judgment of divorce.

Dated: January 30, 2025

TAMARA BROWN

Petitioner

Sandy Musser (P-78577)

Attorney at Law

4844 Jackson Rd., Ste. 204

Ann Arbor, MI 48103

(734) 677-0776

(02-06)

SHORT FORECLOSURE
NOTICE - WASHTENAW COUNTY

Notice of Foreclosure
by Advertisement

Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM, on March 12, 2025.

The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property.

A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

MORTGAGE: Mortgagor(s): Dianna Tussey, a single woman
Original Mortgagee: Bank of America, N.A.

Date of mortgage: December 12, 2008

Recorded on January 21, 2009, Liber

4714, on Page 63,

Foreclosing Assignee (if any):

LEGAL NOTICES

(Continued from Page 7)

months from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a; or, if the subject real property is used for agricultural purposes as defined by MCL 600.3240(16).

If the property is sold at foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, pursuant to MCL 600.3278 the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

This notice is from a debt collector.
Date of notice: February 6, 2025
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1552385 (02-06)(02-27)

SHORT FORECLOSURE NOTICE - WASHTENAW COUNTY
Notice of Foreclosure by Advertisement

Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM, on March 12, 2025.

The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property.

A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

MORTGAGE: Mortgagor(s): Greg C. Wallace, a single man and Sandra K. Heinz, a single woman

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for lender and lender's successors and assigns

Date of mortgage: August 8, 2020
Recorded on August 13, 2020, Liber 5369, on Page 772,

Foreclosing Assignee (if any): Rocket Mortgage, LLC f/k/a Quicken Loans, LLC

Amount claimed to be due at the date hereof: One Hundred Sixty-Five Thousand Eight Hundred Forty-Eight and 26/100 Dollars (\$165,848.26)

Mortgaged premises: Situated in Washtenaw County, and described as: PART OF THE NORTHWEST 1/4 OF SECTION 6, TOWN 1 SOUTH, RANGE 6 EAST, NORTHFIELD TOWNSHIP, WASHTENAW COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION; THENCE DUE EAST ALONG THE NORTH LINE OF SAID SECTION (CENTERLINE OF EIGHT MILE ROAD, 66 FEET WIDE) 1,055.56 (FOOTAGE IN QUIT CLAIM DEEDS RECORDED IN LIBER 4451, PAGE 356; LIBER 4598, PAGE 343 AND LIBER 4645, PAGE 621, WASHTENAW COUNTY RECORDS STATED 1,055.58 INCORRECTLY) FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID NORTH LINE DUE EAST 270.75 FEET; THENCE SOUTH 00 DEGREES 04 MINUTES 04 SECONDS WEST 838.00 FEET; THENCE DUE WEST 270.75 FEET; THENCE NORTH 00 DEGREES 04 MINUTES 04 SECONDS EAST 838.00 FEET TO THE POINT OF BEGINNING.

Commonly known as 1145 8 Mile Rd, Whitmore Lake, MI 48189

The redemption period will be 6 month from the date of such sale, unless abandoned under MCL 600.3241a, in which case the redemption period will be 30 days from the date of such sale, or 15 days from the MCL 600.3241a(b) notice, whichever is later; or unless extinguished pursuant to MCL 600.3238. If the above referenced property is sold at a foreclosure sale under Chapter 32 of Act 236 of 1961, under MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.

If the sale is set aside for any reason, the Purchaser at the sale will be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's attorney.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC
Mortgagee/Assignee
Schneiderman & Sherman P.C.
23938 Research Dr, Suite 300
Farmington Hills, MI 48335
248.539.7400

1552519 (02-06)(02-27)

MORTGAGE FORECLOSURE NOTICE
Notice of foreclosure by advertisement

Notice is given under Section 3212 of the Revised Judicature Act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 A.M., on March 19, 2025.

The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

2502 Michigan Real Estate Company, LLC., a Michigan limited liability company, ("Mortgagor"), gave a mortgage to Community Choice Credit Union, ("Mortgagee"), dated January 31, 2023, and recorded on February 7, 2023, in Liber 5510, on Page 825, Washtenaw County Records, together with Assignment of Rents recorded in Liber 5510, Page 826, Washtenaw County Records, Michigan. On the date of this notice, there is claimed to be due the principal of One Hundred Eighty-One Thousand Seven Hundred Six Dollars and 04/100 Dollars (\$181,706.04) plus accrued interest at 6.300% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at the place of holding in the circuit court within Washtenaw County, Michigan @ 10:00 A.M. on Wednesday, March 19, 2025.

Said premises are situated in the Township of Ypsilanti, County of Washtenaw, State of Michigan, and are described as:

Commencing at the Southwest corner of Section 1, Town 3 South, Range 7 East; thence Northerly 1418.39 feet along the West line of said Section 1; thence Easterly deflected 70 degrees 55 minutes to the right 640.30 feet along the centerline of Michigan Avenue for a place of beginning; thence continuing Easterly 179.83 feet along said centerline; thence Southerly deflecting 96 degrees 05 minutes to the right 260.0 feet; thence Westerly deflecting 83 degrees 55 minutes to the right 179.83 feet; thence Northerly deflecting 95 degrees 05 minutes to the right 260.0 feet to the point of beginning.

Commonly: 7478 Textile Road Ypsilanti, MI 48197—Tax Id #K-11-01-300-007

The redemption period shall be six months from the date of such sale unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale. If the property is sold at a foreclosure sale, under Section 600.3278 of the Michigan Compiled Laws, the Mortgagor will be held responsible to the person who buys the property at the mortgage foreclosure or to the mortgage holder for damaging the property during the redemption period.

Dated: February 6, 2025
Community Choice Credit Union,
Mortgagee
Holzman Law, PLLC
By: Charles J. Holzman
Attorney for Mortgagee
28366 Franklin Road
Southfield, Michigan 48034
(248)352-4340

(02-06)(03-06)

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

Notice of foreclosure by advertisement. Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM on MARCH 12, 2025. The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

Default has been made in the conditions of a mortgage made by Patricia Ann Ochoa, to Mortgage Electronic Registration Systems, Inc., as nominee for Gold Star Mortgage Financial Group, Mortgagee, dated August 5, 2011 and recorded August 18, 2011 in Liber 4861, Page 298 Washtenaw County Records, Michigan. Said mortgage is now held by Wells Fargo Bank, N.A., by assignment. There is claimed to be due at the date hereof the sum of Forty-One Thousand Two Hundred Eighty and 43/100 Dollars (\$41,280.43).

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a

sale of the mortgaged premises, or some part of them, at public venue at the place of holding the circuit court within Washtenaw County, Michigan at 10:00 AM on MARCH 12, 2025.

Said premises are located in the Village of Dexter, Washtenaw County Michigan, and are described as:

Unit 40, Garage 32, of HURON COMMONS, according to the Master Deed recorded in Liber 3352, pages 1 through 61, inclusive, and all Amendments thereto, Washtenaw County Records, and designated as Washtenaw County Condominium Subdivision Plan No. 252, with rights in general common elements and limited common elements, as set forth in said Master Deed and as described in Act 59, P.A. 1978, as amended.

4411 Inverness Street, Dexter, Michigan 48130

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCLA §600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

If the property is sold at foreclosure sale, pursuant to MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damage to the property during the redemption period.

Dated: February 6, 2025
File No. 25-000924
Firm Name: Orlans Law Group PLLC
Firm Address: 1650 West Big Beaver Road, Troy MI 48084
Firm Phone Number: (248) 502.1400

(02-06)(02-27)

SHORT FORECLOSURE NOTICE - WASHTENAW COUNTY
Notice of Foreclosure by Advertisement

Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM, on March 19, 2025.

The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property.

A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

MORTGAGE: Mortgagor(s): Richard M. Wilson and Kaila Wilson, husband and wife

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for lender and lender's successors and assigns

Date of mortgage: December 10, 2020
Recorded on December 11, 2020, Liber 5393, on Page 192,

Foreclosing Assignee (if any): The Huntington National Bank

Amount claimed to be due at the date hereof: Two Hundred Thousand Three Hundred Fourteen and 69/100 Dollars (\$200,314.69)

Mortgaged premises: Situated in Washtenaw County, and described as: Unit(s) 3, Emerald Glen of Manchester, according to the Master Deed recorded in Liber 4328, Page 887, Washtenaw County Records, and any amendments thereto, and designated as Washtenaw County Condominium Subdivision Plan No. 434, together with rights in general common elements and limited common elements as set forth in the above Master Deed and as described in Act 59 of the Public Acts of 1978, as amended.

Commonly known as 512 Emerald Glen Dr, Unit 3, Manchester, MI 48158

The redemption period will be 6 month from the date of such sale, unless abandoned under MCL 600.3241a, in which case the redemption period will be 30 days from the date of such sale, or 15 days from the MCL 600.3241a(b) notice, whichever is later; or unless extinguished pursuant to MCL 600.3238.

If the above referenced property is sold at a foreclosure sale under Chapter 32 of Act 236 of 1961, under MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

The Huntington National Bank
Mortgagee/Assignee
Schneiderman & Sherman P.C.
23938 Research Dr, Suite 300
Farmington Hills, MI 48335
248.539.7400

1552512 (02-06)(02-27)

Washtenaw County, starting promptly at 10:00 A.M., on March 19, 2025.

The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property.

A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

Stephanie Savarino, a single woman, ("Mortgagor"), gave a mortgage to Michigan First Credit Union, ("Mortgagee"), dated January 29, 2024, and recorded on February 2, 2024, in Liber 5544, on Page 41, Washtenaw County Records, Michigan. On the date of this notice, there is claimed to be due the principal of One Hundred Fifty Thousand Four Hundred Forty Dollars and 30/100 Dollars (\$150,440.30) plus accrued interest at 10.5% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at the place of holding in the circuit court within Washtenaw County, Michigan @ 10:00 A.M. on Wednesday, March 19, 2025.

Said premises are situated in the City of Ann Arbor, County of Washtenaw, State of Michigan, and are described as:

The West 116 feet of the East 567.66 feet of the following described parcel of land:

Beginning at the Southwest corner of Park Crest Subdivision, as recorded in Liber 3, Page 48 of Plats, Township of Pittsfield, County of Washtenaw, Michigan, and running thence North 3 degrees 59 minutes 00 seconds East, 83.17 feet; thence North 88 degrees 05 minutes 20 seconds West, 1471.90 feet to the center line of South Main Street; thence South 01 degrees 30 minutes 00 seconds East along said center line, 105.40 feet; thence South 03 degrees (recorded as South 01 degree) 21 minutes 20 seconds East along, along said center line 271.18 feet; thence South 88 degrees 05 minutes 20 seconds East, 1428.12 feet; thence North 03 degrees 41 minutes 40 seconds East, 292.22 feet to the Point of Beginning, being a part of the North fractional half of Section 5, Town 3 North, Range 5 East, Excepting and reserving a right of way over the South 33 feet of the parcel above and a right of way over the South 33 feet of the herein above described land which lies West of the parcel and runs to the center of South Main Street.

Commonly: 117 Golfview Lane, Ann Arbor, MI 48103—Tax Id #09-12-05-100-015

The redemption period shall be six months from the date of such sale unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale. If the property is sold at a foreclosure sale, under Section 600.3278 of the Michigan Compiled Laws, the Mortgagor will be held responsible to the person who buys the property at the mortgage foreclosure or to the mortgage holder for damaging the property during the redemption period.

Dated: February 6, 2025
Michigan First Credit Union,
Mortgagee
Holzman Law, PLLC
By: Charles J. Holzman
Attorney for Mortgagee
28366 Franklin Road
Southfield, Michigan 48034
(248)352-4340

(02-06)(03-06)

Second Insertion

Notice of Self Storage Sale

Please take notice SpareBox Storage - Saline located at 1145 Industrial Dr., Saline, MI 48176 intends to hold an auction of storage units in default of payment.

The sale will occur as an Online Auction via www.storageauctions.com on **2/19/2025** at 12:00PM.

Unless otherwise stated in the below list of Unit #'s the contents are household goods, furnishings and garage essentials.

Unit #116;
Unit #199;
Unit #347;
Unit #61.

This sale may be withdrawn at any time without notice.

(01-30)(02-06)

ORDER FOR SERVICE BY PUBLICATION/POSTING AND NOTICE OF ACTION
Case No. 24-001403-CZ
Hon. Carol Kuhnke
STATE OF MICHIGAN, 22nd Judicial Circuit, 100 East Huron Street, Ann Arbor, Michigan 48104; (734) 222-3001
ORCHARD GROVE VILLAGE, LLC
c/o - Plaintiff's Attorney
Plaintiff
vs
SAMUEL JEFFERSON BARTON, JR.
2444 Ellsworth Rd.
Apt. 202
Ypsilanti, MI 48197
Defendant
TO: Samuel Jefferson Barton, Jr.
IT IS ORDERED:
You are being sued in this Court by the Plaintiff to terminate interest in 1997 Fleetwood Manufactured home, VIN

NFLV55AB03683LC13. You must file your answer or take other action permitted by law in this court at the court address on or before 28 days after date of last service. If you fail to do so, a default judgment may be entered against you for the relief demanded in the complaint filed in this case.

A copy of this order shall be published once each week in The Washtenaw County Legal News for three consecutive weeks, and proof of publication shall be filed in this court.

Gambino Legal Services shall post a copy of this order in the courthouse, and at 2835 S. Wagner Rd., #214, Ann Arbor, Michigan 48103 (site of manufactured home) and shall file proof of posting in this court.

A copy of this order shall be sent to Samuel Jefferson Barton, Jr. at the last-known address by registered mail, return receipt requested before the date of the last publication and the affidavit of mailing shall be filed with this court.

Date January 22, 2025
HON. CAROL KUHNKE
Judge
The Law Offices of Aaron D. Cox, PLLC
By Aaron D. Cox (P-69346)
Elizabeth E. Ellison (P-82098)
23820 Eureka Rd.
Taylor, MI 48180
(734) 287-3664

(01-30)(02-13)

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

Notice of foreclosure by advertisement. Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM on MARCH 5, 2025. The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

Default has been made in the conditions of a mortgage made by Roozbeh Entezari and Shermin Saadat Eskandari, husband and wife, to Fifth Third Bank, National Association, Mortgagee, dated December 17, 2020 and recorded January 26, 2021 in Liber 5400, Page 916 Washtenaw County Records, Michigan. There is claimed to be due at the date hereof the sum of Two Hundred Forty-Eight Thousand Eight Hundred Forty-Six and 72/100 Dollars (\$248,846.72).

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public venue at the place of holding the circuit court within Washtenaw County, Michigan at 10:00 AM on MARCH 5, 2025.

Said premises are located in the Township of Pittsfield, Washtenaw County Michigan, and are described as:

Lot 290 of Ashford Village No. 6, as recorded in Liber 34 of Plats, Page 16 through 19, inclusive, Washtenaw County Records.

5737 Sunrise Drive, Ypsilanti, Michigan 48197

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCLA §600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

If the property is sold at foreclosure sale, pursuant to MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damage to the property during the redemption period.

Dated: January 30, 2025
File No. 25-000562
Firm Name: Orlans Law Group PLLC
Firm Address: 1650 West Big Beaver Road, Troy MI 48084
Firm Phone Number: (248) 502.1400

(01-30)(02-20)

NOTICE OF MORTGAGE FORECLOSURE SALE
Notice of foreclosure by advertisement

Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in WASHTENAW COUNTY, starting promptly at 10:00 A.M. on MARCH 5, 2025.

The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property.

A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.

ATTENTION HOMEOWNER: IF YOU

(Continued on Page 9)