

517-223-8760
206 E. Grand River
P.O. Box 937
Fowlerville, MI 48836



"Serving the Local Communities"

www.fowlervillenewsandviews.com

fowlervillenews@gmail.com

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 Livingston County, starting promptly at 10:00 AM, on February 11, 2026. The amount due on the mortgage may be greater on the day of 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:

Name(s) of the mortgagor(s): Russell William Jinkens, a married man

Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for lender and lender's successors and/or assigns

Foreclosing Assignee (if any): NewRez LLC d/b/a Shellpoint Mortgage Servicing

Date of Mortgage: August 20, 2021

Date of Mortgage Recording: September 20, 2021

Amount claimed due on date of notice: \$523,071.56

Description of the mortgaged premises: Situated in Township of Tyrone, Livingston County, Michigan, and described as: Parcel B: A part of the Southwest fractional 1/4 of Section 31 Town 4 North, Range 6 East, Michigan, described as follows: Commencing at the West 1/4 corner of said Section; thence South 01 degrees 09 minutes 21 seconds West along the West line of said Section and the centerline of McGuire Road, 736.32 feet to the point of beginning of the parcel to be described; thence South 89 degrees 38 minutes 16 seconds East 500.00 feet thence South 01 degrees 09 minutes 21 seconds West 200.00 feet, thence North 89 degrees 38 minutes 16 seconds West 500.00 feet thence North 01 degrees 09 minutes 21 seconds East along the West line of said Section and the centerline of McGuire Road, 200.00 feet to the point of beginning. Subject to easements, right of ways and restrictions of record.

Common street address (if any): 6140 McGuire Rd, Fenton, MI 48430-8963

The redemption period shall be 6 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: January 11, 2026

Trott Law, P.C.

31440 Northwestern Hwy, Suite 145

Farmington Hills, MI 48334

(248) 642-2515

1581608

(01-11)(02-01)

(1-11, 1-18, 1-25 & 2-1-26 FNV)

**SHORT FORECLOSURE NOTICE -
LIVINGSTON 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 Livingston County, starting promptly at 10:00 AM, on February 18, 2026. 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): Cassady M. Pitt, 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 30, 2021

Recorded on September 7, 2021, in Document No. 2021R-036783, Foreclosing Assignee (if any): Rocket Mortgage, LLC f/k/a Quicken Loans, LLC

Amount claimed to be due at the date hereof: One Hundred Ninety-Eight Thousand One Hundred Fifteen and 21/100 Dollars (\$198,115.21)

Mortgaged premises: Situated in Livingston County, and described as: UNIT 11, BUILDING NO. 3, CRYSTAL WOOD, A CONDOMINIUM, ACCORDING TO THE MASTER DEED RECORDED IN LIBER 2869, PAGE 865, LIVINGSTON COUNTY RECORDS, AND DESIGNATED AS LIVINGSTON COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 211, TOGETHER WITH RIGHTS IN GENERAL COMMON ELEMENTS AND LIMITED COMMON ELEMENTS AS SET FORTH IN THE ABOVE DESCRIBED MASTER DEED AND AMENDMENTS THERETO AND AS DISCLOSED BY ACT 59 OF THE PUBLIC ACTS OF 1978, AS AMENDED. Commonly known as 2255 Crystal Crossing Dr, Howell, MI 48843

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.

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

1582469

(01-18)(02-08)

(1-18, 1-25, 2-1 & 2-8-26 FNV)

**STATE OF MICHIGAN
PROBATE COURT
COUNTY OF LIVINGSTON**

PUBLICATION OF NOTICE OF HEARING

FILE NO.

25-23935-DE

In the matter of Estate of LAWRENCE WAYNE RIESS,
Deceased

TO ALL INTERESTED PERSONS including:

Adam Riess (Son) and Travis Riess (Son) whose whereabouts are unknown, whose addresses are unknown and whose interest in the matter may be barred or affected by the following:

TAKE NOTICE: A hearing will be held on 02/25/2026 at 1:30 PM at Livingston County Probate Court before Judge Miriam A. Cavanaugh P61875 for the following purpose:

Hearing on Petition of CC CEDAR RIVER PROPERTY LLC to determine heirs and testacy, and to appoint Personal Representative.

Attorney:

Jarrett Levine (P71902)

30833 Northwestern Hwy., Ste. 120

Farmington Hills, MI 48334

248-851-8000

Petitioner name:

CC Cedar River Property LLC

400 Cedar River Dr.

Fowlerville, MI 48836

517-252-9885

**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 Livingston County, starting promptly at 10:00 AM, on February 18, 2026. 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.

Name(s) of the mortgagor(s): Michael R Fluhart and Kristina Fluhart, Husband and Wife

Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Freedom Mortgage Corporation, its successors and assigns

Foreclosing Assignee: Lakeview Loan Servicing, LLC

Date of Mortgage: July 30, 2016

Date of Mortgage Recording: August 12, 2016

Amount claimed due on mortgage on the date of notice:

\$348,605.78

Description of the mortgaged premises: Situated in the Township of Hartland, Livingston County, Michigan, and are described as: A part of the Southwest 1/4 of Section 19, Town 3 North, Range 6 East, described as: Commencing at the West 1/4 corner of Section 19, Town 3 North, Range 6 East, thence South 01 degrees 00 minutes 20 seconds East 165.05 feet along the West line of Section 19 and the centerline of Hacker Road to the East 1/4 corner of Section 24, Town 3 North, Range 5 East, Oceloa Township, Livingston County, Michigan, thence continuing South 01 degrees 00 minutes 20 seconds East 451.08 feet along said Section line and Centerline for a Place of Beginning; thence North 88 degrees 59 minutes 40 seconds East 468.60 feet; thence South 01 degrees 00 minutes 20 seconds East 200.00 feet; thence South 88 degrees 59 minutes 40 seconds West 468.60 feet; thence North 01 degrees 00 minutes 20 seconds West 200.00 feet along said Section line and Centerline to the Place of Beginning. Commonly Known as: 2362 N Hacker Rd., Howell, MI 48855

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a, in which case the redemption period shall be 30 days from the date of such sale, or upon the expiration of the notice required by MCL 600.3241a(c), whichever is later; or unless MCL 600.3240(16) applies. If the property is sold at foreclosure sale under Chapter 32 of the Revised Judicature Act 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 Purchaser: This sale may be rescinded by the foreclosing mortgagee for any reason. In that event, your damages, if any, shall be limited solely to the return of the bid amount tendered at sale, plus interest, and 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 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: 01/18/2026

Potestivo & Associates, P.C.

251 Diversion Street, Rochester, MI 48307

248-853-4400

320468

(01-18)(02-08)

(1-18, 1-25, 2-1 & 2-8-26 FNV)

(2-1-26 FNV)

517-223-8760
206 E. Grand River
P.O. Box 937
Fowlerville, MI 48836

Fowlerville NEWS & VIEWS

"Serving the Local Communities"

www.fowlervillenewsandviews.com

fowlervillenews@gmail.com

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 Livingston County, starting promptly at 10:00 AM, on February 25, 2026. The amount due on the mortgage may be greater on the day of 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:

Name(s) of the mortgagor(s): Robert Thomas Pignanello and Rashell Lynn Pignanello, husband and wife
Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for lender and lender's successors and/or assigns

Foreclosing Assignee (if any): Selene Finance LP

Date of Mortgage: October 25, 2017

Date of Mortgage Recording: November 8, 2017

Amount claimed due on date of notice: \$152,821.12

Description of the mortgaged premises: Situated in Township of Unadilla, Livingston County, Michigan, and described as: Part of the Southwest 1/4 of Section 28, Town 1 North, Range 3 East, Commencing at the West 1/4 corner South 2 degrees 33 minutes 53 seconds East 1325 feet; thence South 87 degrees 52 minutes 06 seconds East 986.51 feet; thence South 50 degrees 46 minutes 50 seconds East 97.00 feet; thence North 39 degrees 13 minutes 10 seconds East 198.33 feet; thence South 50 degrees 46 minutes 50 seconds East 379.86 feet; thence South 39 degrees 13 minutes 10 seconds West 33.00 feet; thence an arc right, radius 481.85 feet, chord bearing South 26 degrees 29 minutes 27 seconds East 396.41 feet; thence South 2 degrees 12 minutes 05 seconds East 59.68 feet for the point of beginning; thence South 2 degrees 12 minutes 05 seconds East 125.27 feet; thence North 87 degrees 52 minutes 18 seconds West 363.00 feet; thence North 125.00 feet; thence South 87 degrees 52 minutes 18 seconds East 358.18 feet to the point of beginning.

Common street address (if any): 18551 Williamsville Rd, Gregory, MI 48137-9426

The redemption period shall be 6 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: January 25, 2026

Trott Law, P.C.

31440 Northwestern Hwy, Suite 145

Farmington Hills, MI 48334

(248) 642-2515

1582443

(01-25)(02-15)

(1-25, 2-1, 2-8 & 2-15-26 FNV)

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 LIVINGSTON County, starting promptly at 10:00 AM, on March 4, 2026. 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 INFORMATION: Default has been made in the conditions of a certain mortgage made by Tina Socha, unmarried woman, whose address is 4127 Peach Tree Lane, #19, Howell, Michigan 48843, as original Mortgagors, to Mortgage Electronic Registration Systems, Inc., as nominee for Union Home Mortgage Corp., being a mortgage dated August 25, 2021, and recorded on August 31, 2021 with Document Number 2021R036042, Livingston County Records, State of Michigan and then assigned to Carrington Mortgage Services, LLC, as assignee as documented by an assignment dated April 3, 2025 and recorded on April 9, 2025 and given document number 2025R006633 in Livingston County Records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of THREE HUNDRED TWENTY-ONE THOUSAND FOUR HUNDRED EIGHTY-TWO AND 60/100 DOLLARS (\$321,482.60).

Said premises are situated in the Township of Oceola, County of Livingston, State of Michigan, and are described as: UNIT NO. 19, ORCHARD PARK VILLAGE CONDOMINIUM, ACCORDING TO THE MASTER DEED RECORDED IN INSTRUMENT NO. 2006R-021045, AS AMENDED, AND DESIGNATED AS LIVINGSTON COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 364, TOGETHER WITH RIGHTS IN THE GENERAL COMMON ELEMENTS AND THE LIMITED COMMON ELEMENTS AS SHOWN ON THE MASTER DEED AND AS DESCRIBED IN ACT 59 OF THE PUBLIC ACTS OF 1978, AS AMENDED. Street Address: 4127 Peach Tree Lane, #19, Howell, Michigan 48843

The redemption period shall be 6 months from the date of such sale, unless the property is determined abandoned in accordance with MCLA § 600.3241a in which case the redemption period shall be 30 days from the date of the sale. If the property is sold at a foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, pursuant to MCLA § 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.

THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. 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.

Dated: February 1, 2026

For more information, please contact the attorney for the party foreclosing:

Robert A. Blumberg (P87490),
Johnson, Blumberg, & Associates, LLC,
30 North LaSalle St., Suite 3650
Chicago, Illinois, 60602.

Telephone: (312) 541-9710

File No.: MI 26 6945

(02-01)(02-22)

(2-1, 2-8, 2-15 & 2-22-26 FNV)

SHORT FORECLOSURE NOTICE - LIVINGSTON COUNTY

Notice of Foreclosure by Advertisement.

Notice is given under section 49c of the State Housing Development Authority Act of 1966, 1966 PA 346, MCL 125.1449c, 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 Livingston County, starting promptly at 10:00 AM, on February 18, 2026. 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): Jessica Arkwright, a single woman

Original Mortgagee: Flagstar Bank, FSB

Date of mortgage: February 26, 2019

Recorded on March 13, 2019, in Document No. 2019R-005654, and re-recorded via Loan Modification recorded on September 29, 2022 in Document No. 2022R-025947

Foreclosing Assignee (if any): Michigan State Housing Development Authority

Amount claimed to be due at the date hereof: One Hundred Eighty-One Thousand Eight Hundred Thirty-One and 31/100 Dollars (\$181,831.31)

Mortgaged premises: Situated in Livingston County, and described as: LOT 6 OF NEWMAN'S POST LANE FARMS, ACCORDING TO THE PLAT THEREOF, RECORDED IN LIBER 8 OF PLATS, PAGE(S) 42, LIVINGSTON COUNTY RECORDS. Commonly known as 11915 Post Ln, South Lyon, MI 48178

The redemption period will be 6 month from the date of such sale, unless abandoned under MCL 125.1449v, in which case the redemption period shall be 30 days from the date of such sale, or 15 days from the MCL 125.1449v(b) notice, whichever is later; or unless extinguished pursuant to MCL 600.3238.

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.

Michigan State Housing Development Authority

Mortgagee/Assignee

Schneiderman & Sherman P.C.
23938 Research Dr, Suite 300
Farmington Hills, MI 48335
248.539.7400

1582468

(01-18)(02-08)

(1-18, 1-25, 2-1 & 2-8-26 FNV)

THE CIRCUIT COURT SALE BELOW WILL BE
ADJOURNED FROM 02/04/2026 TO 02/11/2026

Case No. 25-32668-CH Circuit Court Sale

In pursuance and by virtue of an Order Granting Motion for Default Judgment and for Judicial Foreclosure as to All Defendants in the Circuit Court for the County of Livingston, State of Michigan, made and entered on the 27th of June, A.D., 2025 in a certain cause therein pending, wherein Michigan State Housing Development Authority was the Plaintiff and Travis A. Hernandez and The Secretary of Housing and Urban Development were the Defendants.

NOTICE IS HEREBY GIVEN that I shall sell at public auction to the highest bidder, at public vendue, at the Livingston County Courthouse (that being the place of holding the Circuit Court for said County), on the 19th of November, A.D., 2025 at 10:00 o'clock in the forenoon, Eastern Standard Time, the following described property, viz: A certain piece or parcel of land situated in the Township of Oceola, County of Livingston, State of Michigan: Lots 4 and 5 and the South 50 feet of Lots 1, 2, and 3, Block 1, of OAKWOODS COUNTRY CLUB SUBDIVISION, according to the plat thereof, recorded in Liber 2 of Plats, page(s) 77, Livingston County Records. 4707-30-301-367 c/k/a: 1487 Butler Blvd, Howell, MI 48843

The redemption period shall be 6 months from the date of such sale. Except 1 year redemption ONLY for the United States of America.

John Whitehurst, Deputy Sheriff /s/ Gregory MacKay
Gregory MacKay of Schneiderman & Sherman P.C.
Attorney for Michigan State Housing Development Authority

Schneiderman & Sherman P.C.
23938 Research Dr, Suite 300
Farmington Hills, MI 48335

(02-01)

(2-1-26 FNV)

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 Livingston County, starting promptly at 10:00 AM, on March 4, 2026. The amount due on the mortgage may be greater on the day of 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:

Name(s) of the mortgagor(s): Susan M. Gallup, a single woman
Original Mortgagee: Homestead USA, Inc., a Michigan Corporation
Foreclosing Assignee (if any): U.S. Bank Trust Company, National Association as successor Trustee to U.S. Bank National Association as successor to Wachovia Bank, National Association as Trustee for GSMPS Mortgage Loan Trust 2005-RP3
Date of Mortgage: November 19, 1998
Date of Mortgage Recording: November 30, 1998
Amount claimed due on date of notice: \$10,465.44

Description of the mortgaged premises: Situated in Township of Handy, Livingston County, Michigan, and described as: Part of the Southeast 1/4 of Section 9, Town 3 North, Range 3 East, Handy Township, Livingston County Michigan, being described as follows: commencing at the South 1/4 corner of said Section 9; thence along the North-South 1/4 line of said Section 9 and Centerline of Potts Road, due North, a distance of 198.00 feet to the point of beginning of the parcel to be described: thence continuing along the North-South 1/4 line of said Section 9 and Centerline of Potts Road, due North, a distance of 66.00 feet; thence South 88 degrees 02 minutes 10 seconds East, a distance of 165.00 feet; thence due South, a distance of 66.00 feet; thence North 88 degrees 02 minutes 10 seconds West, a distance of 165.00 feet to the point of beginning.

Common street address (if any): 4080 Potts Rd, Fowlerville, MI 48836-9215
The redemption period shall be 1 year from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a.

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 damage to the property during the redemption period.

Dated: January 11, 2026

File No. 25-015482

Firm Name: Orlans Law Group PLLC

Firm Address: 1650 West Big Beaver Road, Troy MI 48084

Firm Phone Number: (248) 502.1400

(01-11)(02-01)

(1-11, 1-18, 1-25 & 2-1-26 FNV)

**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 LIVINGSTON County, starting promptly at 10:00 AM, on March 4, 2026. 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:

Name(s) of the mortgagor(s): Susan M. Gallup, a single woman

Original Mortgagee: Homestead USA, Inc., a Michigan Corporation

Foreclosing Assignee (if any): U.S. Bank Trust Company, National Association as successor Trustee to U.S. Bank National Association as successor to Wachovia Bank, National Association as Trustee for GSMPS Mortgage Loan Trust 2005-RP3

Date of Mortgage: November 19, 1998

Date of Mortgage Recording: November 30, 1998

Amount claimed due on date of notice: \$10,465.44

Description of the mortgaged premises: Situated in Township of Handy, Livingston County, Michigan, and described as: Part of the Southeast 1/4 of Section 9, Town 3 North, Range 3 East, Handy Township, Livingston County Michigan, being described as follows: commencing at the South 1/4 corner of said Section 9; thence along the North-South 1/4 line of said Section 9 and Centerline of Potts Road, due North, a distance of 198.00 feet to the point of beginning of the parcel to be described: thence continuing along the North-South 1/4 line of said Section 9 and Centerline of Potts Road, due North, a distance of 66.00 feet; thence South 88 degrees 02 minutes 10 seconds East, a distance of 165.00 feet; thence due South, a distance of 66.00 feet; thence North 88 degrees 02 minutes 10 seconds West, a distance of 165.00 feet to the point of beginning.

Common street address (if any): 4080 Potts Rd, Fowlerville, MI 48836-9215

The redemption period shall be 1 year from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a.

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 1, 2026

Trott Law, P.C.

31440 Northwestern Hwy, Suite 145

Farmington Hills, MI 48334

(248) 642-2515

1582943

(02-01)(02-22)

(2-1, 2-8, 2-15 & 2-22-26 FNV)

**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 LIVINGSTON County, starting promptly at 10:00 AM, on March 4, 2026. 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 INFORMATION: Default has been made in the conditions of a certain mortgage made by Marsha Reid aka Marsha B. Reid, a married person, and Steven C. Reid, her husband, whose address is 2561 Chilson Meadows, Howell, Michigan 48843, as original Mortgagors, to Bank of America, N.A., being a mortgage dated June 11, 2007, and recorded on June 18, 2007 with Document Number 2007R-021701, Livingston County Records, State of Michigan and assigned through mesne assignments by said mortgagee to Federal Home Loan Mortgage Corporation, as Trustee for Freddie Mac Seasoned Credit Risk Transfer Trust, Series 2024-1, as assignee as documented by an assignment dated June 27, 2024 and recorded on June 27, 2024 and given document number 2024R-011199 in Livingston County Records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of TWO HUNDRED FORTY-NINE THOUSAND ONE HUNDRED SEVENTY-THREE AND 62/100 DOLLARS (\$249,173.62).

Said premises are situated in the Township of Genoa, County of Livingston, State of Michigan, and are described as: PARCEL 1-B-2: PART OF THE NORTHEAST 1/4 OF SECTION 7, T2N-R5E, GENOA TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 7; THENCE ALONG THE NORTH-SOUTH 1/4 LINE OF SAID SECTION 7, SOUTH 00'07"27" WEST, 1344.92 FEET; THENCE NORTH 89 DEGREES 49'06" EAST, 348.01 FEET TO POINT OF BEGINNING; THENCE NORTH 00 DEGREES 10'53" WEST 436.00 FEET; THENCE NORTH 89 DEGREES 49'06" EAST 200.00 FEET; THENCE SOUTH 00 DEGREES 10'54" EAST, 436.00 FEET; THENCE SOUTH 89 DEGREES 49'06" WEST, 200.00 FEET TO THE POINT OF BEGINNING, SUBJECT TO AND INCLUDING THE USE OF A PRIVATE EASEMENT FOR INGRESS AND EGRESS AND PUBLIC UTILITIES AS DESCRIBED BELOW AND INCLUDING THE USE OF A 66 FOOT WIDE PRIVATE EASEMENT AS RECORDED IN LIBER 1654, PAGES 0655-0656 AND LIBER 2131, PAGES 482-485, LIVINGSTON COUNTY RECORDS. PRIVATE 66 FEET INGRESS AND EGRESS EASEMENT; PART OF THE NORTHEAST 1/4 OF SECTION 7, T2N-R5E, GENOA TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 7; THENCE ALONG THE NORTH-SOUTH 1/4 LINE OF SAID SECTION 7, SOUTH 00 DEGREES 07'27" WEST 1344.92 FEET; THENCE NORTH 89 DEGREES 49'06" EAST, 460.01 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 10'53" WEST 66.00 FEET; THENCE NORTH 89 DEGREES 49'06" EAST 88.00 FEET; THENCE SOUTH 00 DEGREES 10'54" EAST, 66.00 FEET; THENCE SOUTH 89 DEGREES 49'06" WEST, 88.00 FEET TO THE POINT OF BEGINNING. Street Address: 2561 Chilson Meadows, Howell, Michigan 48843

The redemption period shall be 6 months from the date of such sale, unless the property is determined abandoned in accordance with MCLA § 600.3241a in which case the redemption period shall be 30 days from the date of the sale. If the property is sold at a foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, pursuant to MCLA § 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.

THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. 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.

Dated: February 1, 2026

For more information, please contact the attorney for the party foreclosing: Robert A. Blumberg (P87490), Johnson, Blumberg, & Associates, LLC, 30 North LaSalle St., Suite 3650, Chicago, Illinois, 60602.

Telephone: (312) 541-9710

File No.: MI 26 6961

(02-01)(02-22)

(2-1, 2-8, 2-15 & 2-22-26 FNV)

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 Livingston County, starting promptly at 10:00 AM on FEBRUARY 25, 2026. 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 Matthew Allen Crawford aka Matthew Crawford and Rachel Crawford, husband and wife, joint tenants, to Mortgage Electronic Registration Systems, Inc., as nominee for Highland Residential Mortgage, LTD, Mortgagee, dated July 22, 2020 and recorded August 4, 2020 in Instrument Number 2020R-025792 Livingston County Records, Michigan, and Affidavit Affecting Realty recorded January 9, 2026 in Instrument Number 2026R-000675 Livingston County Records, Michigan. Said mortgage is now held by PHH Mortgage Corporation, by assignment. There is claimed to be due at the date hereof the sum of Two Hundred Sixty-Three Thousand Four Hundred Fifty-Seven and 31/100 Dollars (\$263,457.31).

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 Livingston County, Michigan at 10:00 AM on FEBRUARY 25, 2026.

Said premises are located in the Township of Hamburg, Livingston County Michigan, and are described as: Unit No. 23, HIDDEN VALLEY ESTATES FKA ROBIN EGG ESTATES, according to the Master Deed recorded in Liber 2055, Page 355, as amended, and designated as Livingston County Condominium Subdivision Plan No. 89, together with rights in the general common elements and the limited common elements as shown on the Master Deed and as described in Act 59 of the Public Acts of 1978, as amended.

3546 Habitat Trail, Pinckney, Michigan 48169

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 25, 2026

File No. 25-015499

Firm Name: Orlans Law Group PLLC

Firm Address: 1650 West Big Beaver Road, Troy MI 48084

Firm Phone Number: (248) 502.1400

(01-25)(02-15)

(1-25, 2-1, 2-8 & 2-15-26 FNV)

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 Livingston County, starting promptly at 10:00 AM, on February 25, 2026. The amount due on the mortgage may be greater on the day of 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:

Name(s) of the mortgagor(s): Michelle Rhyne and Alexander Brown, wife and husband

Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for lender and lender's successors and/or assigns

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

Date of Mortgage: October 12, 2021

Date of Mortgage Recording: October 20, 2021

Amount claimed due on date of notice: \$160,408.31

Description of the mortgaged premises: Situated in Township of Genoa, Livingston County, Michigan, and described as: Lot 75, Grand Beach No. 3, according to the recorded plat thereof, as recorded in Liber 16 of Plats, Page 9, Livingston County Records

Common street address (if any): 6915 Rink Dr, Brighton, MI 48114-9440

The redemption period shall be 6 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: January 25, 2026

Trott Law, P.C.

31440 Northwestern Hwy, Suite 145

Farmington Hills, MI 48334

(248) 642-2515

1582461
(01-25)(02-15)

(1-25, 2-1, 2-8 & 2-15-26 FNV)

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC, MAY BE DEEMED A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. PLEASE CONTACT OUR OFFICE AT 13010 Morris Road, Suite 450, Alpharetta, GA 30004 ph:470-321-7112

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 LIVINGSTON County, starting promptly at 10:00 am on March 04, 2026. The amount due on the mortgage may be greater on the day of 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: Name(s) of the mortgagor(s): EARL HALL AND RENNEE JOY HALL.

Default has been made in the conditions of a Mortgage made by EARL HALL AND RENNEE JOY HALL to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR QUICKEN LOANS INC., original Mortgagee, for a mortgage dated January 30, 2008, and recorded on February 22, 2008, as document number 2008R-005088 in the Livingston County Register of Deeds. Said mortgage was assigned through mesne assignments to SELECT PORTFOLIO SERVICING, INC., as documented by an assignment of mortgage dated March 23, 2018, and recorded on March 26, 2018, as document number 2018R-007380 in the Livingston County Register of Deeds, on which Mortgage there is claimed to be due at the date hereof the sum of \$46,857.12.

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 LIVINGSTON County, Michigan on March 04, 2026 at 10:00 am.

Said premises are located in the city of SOUTH LYON in LIVINGSTON County, Michigan and are described as: LAND SITUATED IN THE TOWNSHIP OF GREEN OAK IN THE COUNTY OF LIVINGSTON IN THE STATE OF MI PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWN 1 NORTH, RANGE 6 EAST, GREEN OAK TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 24; THENCE ALONG THE EAST LINE OF SAID SECTION 24 AND THE CENTERLINE OF DIXBORO ROAD NORTH 02 DEGREES 54 MINUTES 20 SECONDS WEST (RECORDED AS NORTH 02 DEGREES 55 MINUTES WEST), 106.41 FEET TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE ALONG THE CENTERLINE OF TEN MILE ROAD, SOUTHWESTERLY ON AN ARC RIGHT, HAVING A LENGTH OF 110.01 FEET, A RADIUS OF 1823.30 FEET, A CENTRAL ANGLE OF 03 DEGREES 27 MINUTES 25 SECONDS AND A LONG CHORD WHICH BEARS SOUTH 77 DEGREES 10 MINUTES 23 SECONDS WEST, 109.99 FEET; THENCE NORTH 02 DEGREES 54 MINUTES 20 SECONDS WEST, 303.18 FEET; THENCE NORTH 86 DEGREES 08 MINUTES 34 SECONDS EAST, 108.36 FEET; THENCE ALONG SAID EAST LINE OF SECTION 24, SOUTH 02 DEGREES 54 MINUTES 20 SECONDS EAST, 286.02 FEET TO THE POINT OF BEGINNING. Property Address: 13931 10 MILE RD., SOUTH LYON, MI 48178 Tax ID No. 4716-24-400-011

The redemption period shall be Six (6) months from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a, in which case the redemption period shall be 30 days from the date of such sale. If this 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 sale or to the Mortgage holder for damaging the property during the redemption period.

SELECT PORTFOLIO SERVICING, INC.,

Mortgagee/Assignee

February 1st, 2026

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE &

PARTNERS, PLLC

Attorney for Mortgagee/Assignee

13010 Morris Road, Suite 450

Alpharetta, GA 30004

Telephone: 470-321-7112

Faximile: 404-393-1425

Service Email: MIFCLTeam@raslg.com

(02-01)(02-15)

(2-1, 2-8, 2-15 & 2-22-26 FNV)

**SYNOPSIS FROM THE DRAFT
MEETING MINUTES OF
THE CONWAY TOWNSHIP
REGULAR BOARD OF
TRUSTEES MEETING HELD
ON JANUARY 20th, 2026 AT
CONWAY TOWNSHIP HALL**

The meeting was called to order at 7pm by supervisor M. Brown with the Pledge of Allegiance. The board members present were Supervisor Mike Brown, Clerk Tara Foote, Treasurer Debbie Grubb, Trustee Sarah Porter and Trustee George Pushies.

The Following Motions were made:

- Motion to approve Consent Agenda. Motion failed 2-3 in roll call vote.
- Motion to approve consent agenda as amended to exclude Foster Swift and McKenna statements. Motion carried 3-2 in roll call vote.
- Motion to approve agenda as amended. Motion carried 5-0.
- Motion to write letter explaining circumstances and request payment from Headland Solar to recoup costs from delayed bills. Motion carried 4-1 in roll call vote.
- Motion to pay outstanding McKenna bill. Motion carried 5-0.
- Motion to pay Dec 5th Foster Swift bill 930809. Motion carried 5-0.
- Motion to accept Resolution 262001-1. Motion carried 5-0 in roll call vote.
- Motion that those who would like to attend MTA Conferences from the Board, PC and Assessor would be allowed to attend. Motion failed 2-3 in roll call vote.
- Motion that the Clerk, Supervisor, Treasurer and Assessor attend the MTA Conference in person or online. Motion carried 3-2 in roll call vote.
- Motion for anyone on the board to attend the Capital Conference. Motion carried 5-0 in roll call vote.
- Motion to pay assessor back for training in the amount of \$60. Motion carried 5-0.
- Motion to use option 3 to remove and replace hard drives at \$590. Motion carried 5-0.
- Motion to accept Master Plan from the Planning Commission. Discussion.
- Motion to accept Master Plan with revisions discussed. Motion carried 4-1 in roll call vote.
- Motion to send the renewable energy sections of Master Plan to Foster Swift to review after revisions during the 63 days. Motion carried 4-1.
- Motion for M. Brown to investigate TV & Projectors in the podium/hall area and to report back next month. Motion carried 5-0.
- Motion to approve ordinance 262001-2 with county recommendations. Motion carried 4-1 in roll call vote.
- Motion for the Deputy Treasurer to attend the Basic Institute for no more than \$1245. Motion carried 5-0 in roll call vote.
- Motion for any board or PC member to attend Data Center Webinar. Motion carried 5-0.
- Motion to adjourn made by G. Pushies. Second by T. Foote. Motion carried 5-0. Meeting adjourned at 9:35pm.

Tara Foote, Clerk
Conway Township
517-223-0358
(2-1-26 FNV)

**CONWAY TOWNSHIP
NOTICE OF ORDINANCE
ADOPTION**

TAKE NOTICE that on January 20, 2026, the Township Board of Conway Township, Livingston County, Michigan, adopted "An Ordinance to Amend the Zoning Ordinance to Add Aircraft Camping as an Accessory Use to Airports" (the "Ordinance").

The Ordinance is available for inspection at the Township Hall, 8015 N. Fowlerville Road, Fowlerville, MI 48836, during regular business hours. Copies may be obtained for a reasonable charge. The Ordinance takes effect seven (7) days after the date of this Notice. Below is a summary of the Ordinance.

SUMMARY OF THE ORDINANCE

Section 1. Amendment to Section 6.23. New subparagraph "E" is added to the existing Section 6.23 of the Zoning Ordinance. It allows for limited camping activities directly associated with aviation tourism at airports and provides regulations for that land use.

Section 2. Validity and Severability. The Ordinance's provisions are severable.

Section 3. Repealer. Any ordinance or parts thereof that conflict with the Ordinance are repealed to the extent necessary to give the Ordinance full force and effect.

Section 4. Effective Date. The Ordinance takes effect upon the expiration of 7 days after publication.

Tara Foote
Township Clerk
8015 N. Fowlerville Road
Fowlerville, MI 48836
(517) 223-0358
(2-1-26 FNV)