

**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 Livingston County, starting promptly at 10:00 AM, on May 22, 2024. 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 Richard J. Armstrong and Janet A. Armstrong to One Reverse Mortgage, LLC dated August 15, 2013 and recorded August 30, 2013 as Instrument No. 2013R-034540, Livingston County, Michigan. Said Mortgage is now held by Traditional Mortgage Acceptance Corporation by assignment and/or merger. There is claimed to be due at the date hereof the sum of \$160,849.77. Said premises are located in Livingston County, Michigan and are described as: Tax Id Number(s): 4716-23-102-050 Land Situated in the Township of Green Oak in the County of Livingston in the State of MI Lot 50, Shady Oaks Estates No. 2, as recorded in Liber 18, page 39 through 41 of Plats, Livingston County Records. Commonly known as: 9337 Forest Edge Dr, South Lyon, MI 48178-9302 Said property is commonly known as 9337 Forest Edge Dr, South Lyon, MI 48178.

The redemption period shall be 12 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.

TO ALL PURCHASERS: The foreclosing mortgagee can rescind the sale. In that event, your damages, if any, are limited solely to the return of the bid amount tendered at sale, plus interest. Please be advised that any third party purchaser is responsible for preparing and recording the Sheriff's Deed. If this is a residential Mortgage, the following shall apply:

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 COMMUNICATION IS FROM A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU: ARE A DEBTOR IN AN ACTIVE BANKRUPTCY CASE; ARE UNDER THE PROTECTION OF A BANKRUPTCY STAY; OR, HAVE RECEIVED A DISCHARGE IN BANKRUPTCY AND YOU HAVE NOT REAFFIRMED THE DEBT, THIS NOTICE IS FOR INFORMATIONAL PURPOSES ONLY AND SHOULD NOT BE CONSTRUED AS AN ATTEMPT TO COLLECT A DEBT FROM YOU PERSONALLY.

Dated: March 13, 2024

Attorney for the party foreclosing the Mortgage:

Thomas E. McDonald (P39312)

Brock & Scott, PLLC

5431 Oleander Drive

Wilmington, NC 28403

PHONE: (844) 856-6646

File No. 24-05538

(03-17)(04-07)

(3-17, 3-24, 3-31 & 4-7-24 FNV)

**NOTICE TO CREDITORS,  
TRUST ESTATE**

**TO ALL CREDITORS:**

The Settlor, Michael D. Forster, date of birth 05-31-1939, who lived at 1640 Shoreline Dr., Hartland, MI 48353, died November 11, 2023.

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

Creditors of the decedent are notified that all claims against the Micheal D. Forster Revocable Living Trust dated April 7, 2005, as amended, will be forever barred unless presented to Kelly Ann Forster Successor Trustee, within four months after the date of publication.

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

March 6, 2024

Successor Trustee Name:

Kelly Ann Forster

179 North Berkshire

Bloomfield Hills, MI 48302

(248) 672-4472

(3-17-24 FNV)

**FORECLOSURE NOTICE  
NOTICE OF SALE TO ALL PURCHASERS -**

A lien has been recorded on behalf of Pineview Village Condominium Association. The lien was executed on October 3, 2023 and recorded on October 10, 2023, as Instrument 2023R-018774, Livingston County Register of Deeds. The lien secures assessments and other sums as of the date hereof in the amount of Five Thousand Seven Hundred and Eighty Dollars and Fifty-Eight Cents (\$5,780.58).

Notice of Foreclosure by Advertisement. Under the power of sale contained in the recorded Condominium Documents and the statute in such case made and provided, notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212 that the lien will be foreclosed by a sale of the property described below, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check, at the main entrance of the Judicial Center located in Howell, Michigan (that being the place of holding the Circuit Court for said County), on Wednesday, April 10, 2024, at 10:00 am, Eastern Standard Time. The amount due on the lien may increase between the date of this notice and 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.

The name of the record property owner is Andrew L. Roman and Heather R. Roman, and is situated in the Township of Howell, County of Livingston, State of Michigan, and is legally described as follows: Unit 24, of Pineview Village, a Condominium according to the Master Deed recorded in Liber 4599, Page 269 et seq., Livingston County Records, as amended, and designated as Livingston County Condominium Subdivision Plan No. 318. Sidwell No. 4706-27-201-024

Commonly known as: 1618 Red Hickory Ct., Howell, Michigan 48855

The redemption period shall be six (6) months from the date of such sale unless the property is determined abandoned in accordance with MCL 600.3241a, in which event the redemption date shall be thirty (30) days after the foreclosure sale or fifteen (15) days after the Association's compliance with the notice requirements of MCL 600.3241a(c), whichever is later. If the property is sold at a foreclosure sale, under MCL 600.3278 the co-owner(s) will be held responsible to the person who buys the property at the foreclosure sale or to the Association 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 lien at the telephone number stated in this notice. This sale may be rescinded by the foreclosing lienholder. In that event, your damages, if any, are limited solely to the return of the bid amount tendered at sale, plus interest.

Dated: February 27, 2024

Pineview Village Condominium Association

c/o Makower Abbate Guerra Wegner Vollmer PLLC

Stephen M. Guerra

30140 Orchard Lake Road

Farmington Hills, MI 48334

248 671 0140

(03-03)(03-31)

(3-3, 3-10, 3-17, 3-24 & 3-31-24 FNV)

**STATE OF MICHIGAN  
COUNTY OF LIVINGSTON**

**NOTICE TO CREDITORS  
Decedent's Trust Estate**

Joyce J. Shipp Revocable Living Trust

Date of Birth: 07/03/1935

**TO ALL CREDITORS:**

**NOTICE TO CREDITORS:** The decedent, Joyce J. Shipp, died 02/18/2024.

Creditors of the decedent are notified that all claims against the Trust will be forever barred unless presented to Connie J. Spring, named Successor Trustee within 4 months after the date of publication of this notice.

Date: 3-13-2024

Attorney:

Caroline Bielas P68779

2850 S. Milford Road

Highland, MI 48357

(248) 685-8743

Successor Trustee:

Connie J. Spring

18355 Donohue Rd.

Pinckney, MI 48169

(517) 937-0322

(3-17-24 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 April 3, 2024. 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 Mary Ann Patricia Kelly, a single woman, whose address is 140 Darwin Road, Pinckney, MI 48169, as original Mortgagors, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR UNITED WHOLESALE MORTGAGE, A DIVISION OF UNITED SHORE FINANCIAL SERVICES, LLC, being a mortgage dated June 5, 2017, and recorded on June 7, 2017 with Document Number 2017R-016672, Livingston County Records, State of Michigan and then assigned to NewRez LLC d/b/a Shellpoint Mortgage Servicing, as assignee as documented by an assignment dated September 21, 2023 and recorded on September 21, 2023 and given Document Number 2023R-017686 in Livingston County Records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of TWO HUNDRED TWENTY-TWO THOUSAND NINE HUNDRED AND 12/100 DOLLARS (\$222,900.12).

Said premises are situated in the Township of Putnam, County of Livingston, State of Michigan, and are described as: A PART OF THE NORTHWEST 1/4 OF SECTION 35, TOWN 1 NORTH, RANGE 4 EAST, PUTNAM TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION; THENCE SOUTH 89 DEGREES 38 MINUTES 00 SECONDS EAST ALONG THE CENTERLINE OF DARWIN ROAD, SAID LINE ALSO BEING THE NORTH LINE OF SAID SECTION, 981.63 FEET TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE CONTINUING SOUTH 89 DEGREES 38 MINUTES 00 SECONDS EAST ALONG SAID CENTERLINE AND SAID SECTION LINE, 327.21 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 30 SECONDS EAST 316.62 FEET; THENCE SOUTH 89 DEGREES 39 MINUTES 50 SECONDS WEST 328.08 FEET; THENCE DUE NORTH 320.64 FEET TO THE POINT OF BEGINNING. SUBJECT TO AND INCLUDING THE USE OF A 40 FEET WIDE PRIVATE ROAD EASEMENT FOR INGRESS AND EGRESS, THE EAST LINE OF WHICH IS DESCRIBED AS BEGINNING AT A POINT SOUTH 89 DEGREES 39 MINUTES 50 SECONDS WEST 20.00 FEET FROM THE SOUTHEAST CORNER OF SAID ABOVE DESCRIBED PARCEL; THENCE NORTH 00 DEGREES 09 MINUTES 30 SECONDS WEST 316.87 FEET TO THE CENTERLINE OF DARWIN ROAD. Street Address: 140 Darwin Road, Pinckney, MI 48169

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: March 3, 2024

For more information, please contact the attorney for the party foreclosing: Kenneth J. Johnson, Johnson, Blumberg, & Associates, LLC, 5955 West Main Street, Suite 18, Kalamazoo, MI 49009. Telephone: (312) 541-9710. File No.: MI 24 5619

(03-03)(03-24)

(3-3, 3-10, 3-17 & 3-24-24 FNV)

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



www.fowlervillenewsandviews.com  
fowlervillenews@gmail.com

“Serving the Local Communities”

**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 April 17, 2024. 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): Tylar Piotraczk, a single man, as his sole and separate property

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

Date of mortgage: August 2, 2021 Recorded on August 11, 2021, in Document No. 2021R-033570, Foreclosing Assignee (if any): Rocket Mortgage, LLC f/k/a Quicken Loans, LLC

Amount claimed to be due at the date hereof: Three Hundred Twenty-Five Thousand Seven Hundred Eighty-One and 73/100 Dollars (\$325,781.73) Mortgaged premises: Situated in Livingston County, and described as: PARCEL A: Part of the Northwest 1/4 of Section 13, Town 4 North, Range 6 East, Tyrone Township, Livingston County, Michigan, being more particularly described as follows: Commencing at the Northwest corner of said Section 13; thence South 01 degrees 57 minutes 02 seconds East 1338.40 feet along the West line of said Section 13; thence North 88 degrees 05 minutes 50 seconds East 559.86 feet along the South line of "JAYNEHILL FARMS NO. 3", as recorded in Liber 9 of Plats, page 11, Livingston County Records; thence North 01 degrees 57 minutes 02 seconds West 150.30 feet along the East line of said "JAYNEHILL FARMS NO. 3", to the point of beginning; thence North 01 degrees 57 minutes 02 seconds West 476.19 feet along the East line of said "JAYNEHILL FARMS NO. 3"; thence North 88 degrees 05 minutes 50 seconds East 206.45 feet; thence South 02 degrees 57 minutes 44 seconds East 257.11 feet; thence South 46 degrees 19 minutes 05 seconds East 125.00 feet; thence South 59 degrees 07 minutes 39 seconds West 204.10 feet; thence Westerly 125.00 feet along the arc of a curve lying Southerly of its radius point (radius 247.63 feet, central angle 28 degrees 55 minutes 19 seconds, chord South 73 degrees 35 minutes 19 seconds West 123.68 feet) to the point of beginning.

EASEMENT PARCEL: A non-exclusive 66 foot wide easement for ingress and egress being a part of the Northwest 1/4 of Section 13, Town 4 North, Range 6 East, Tyrone Township, Livingston County, Michigan, and being more particularly described as follows: Commencing at the Northwest corner of said Section 13; thence South 01 degrees 57 minutes 02 seconds East 1338.40 feet, along the West line of said Section 13; thence North 88 degrees 05 minutes 50 seconds East (recorded as North 89 degrees 51 minutes 17 seconds West) 559.86 feet, along the South line of JAYNEHILL FARMS NO. 3, according to the plat thereof recorded in Liber 9 of Plats, page 11, Livingston County Plats; thence North 01 degrees 57 minutes 02 seconds West (recorded as North 00 degrees 00 minutes 19 seconds East) 117.30 feet, along the East line of said JAYNEHILL FARMS NO. 3, to the point of beginning; thence North 01 degrees 57 minutes 02 seconds West 66.00 feet, along the East line of said JAYNEHILL FARMS NO. 3; thence Easterly 108.34 feet, along the arc of a curve lying Southerly of its radius point (radius 214.63 feet, central angle 28 degrees 55 minutes 19 seconds, chord North 73 degrees 35 minutes 19 seconds East 107.20 feet); thence North 59 degrees 07 minutes 39 seconds East 100.00 feet; thence Northeasterly 57.52 feet, along the arc of a curve lying Southeasterly of its radius point (radius 75.00 feet, central angle 43 degrees 56 minutes 44 seconds chord North 37 degrees 09 minutes 17 seconds East 56.12 feet); thence Easterly, Southerly and Westerly 350.67 feet, along the arc of a curve lying Northerly, Easterly and Southerly of its radius point (radius 75.00 feet, central angle 267 degrees 53 minutes 28 seconds, chord South 30 degrees 52 minutes 21 seconds East 108.00 feet); thence Westerly 57.52 feet, along the arc of a curve lying Northerly of its radius point (radius 75.00 feet, central angle 43 degrees 56 minutes 44 seconds, chord South 81 degrees 06 minutes 01 seconds West 56.12 feet); thence South 59 degrees 07 minutes 39 seconds West 100.00 feet; thence Westerly 141.66 feet, along the arc of a curve lying Southerly of its radius point (radius 280.63 feet, central angle 28 degrees 55 minutes 19 seconds, chord South 73 degrees 35 minutes 19 seconds West 140.16 feet), to the point of beginning. Commonly known as 9406 Jean St, Fenton, MI 48430

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

1525317

(03-17)(04-07)

(3-17, 3-24, 3-31 & 4-7-24 FNV)

**STATE OF MICHIGAN  
PROBATE COURT  
LIVINGSTON COUNTY**

**NOTICE TO CREDITORS  
Decedent's Estate**

CASE NO. and JUDGE

24-22380-DE

Court address and telephone no.

204 S Highlander Way #2, Howell, Michigan 48843

(517) 546-3750

Estate of Susan E. Mason

Date of Birth: January 5, 1954

**TO ALL CREDITORS:**

**NOTICE TO CREDITORS:** The decedent, Susan E. Mason, died December 26, 2023.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Catherine J. Phillips, personal representative, or to both the probate court at 204 S Highlander Way #2, Howell, Michigan 48843 and the personal representative within 4 months after the date of publication of this notice.

Date: March 13, 2024

Attorney:

Russell R. Wise P44493

One Towne Square, Ste. 1835

Southfield, MI 48076

248-663-5588

Personal Representative:

Catherine J. Phillips

354 W. Lewiston

Ferndale, MI 48220

248-259-1803

(3-17-24 FNV)

**2024 Fowlerville Area  
Fire Department Lawn Care  
Request for Bids  
Sealed estimates due  
by Noon on 3-29-2024**

Mail, drop-off or email estimate to the following:

F.A.F.D

9110 W. Grand River Ave.

PO Box 126

Fowlerville, MI 48836

[rfeig@fowlervillefd.com](mailto:rfeig@fowlervillefd.com)

517-223-8561

Please provide an estimate on lawn care for both stations separately and as a bundle together:

9110 W. Grand River Ave (Station 41) and

810 Fowlerville Rd. (Station 42)

The estimates should include lawn mowing, weed whacking around buildings, sidewalks, driveways, ditches, signage, light poles, generators, and fencing. Driveways and walkways are to be blown clean of lawn debris.

Please include company name, contact information and any deviations from the requested services.

Successful bidder will need to submit an insurance certificate.

**\*\*F.A.F.D. reserves the right to accept or reject any or all bids.**

Robert Feig  
Fowlerville Fire Chief  
(3-10 & 3-17-24 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 27, 2024. 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 Leanne E. Sugar, wife and Alexander J. Sugar, husband, to PNC National Association, Mortgagee, dated July 5, 2022 and recorded August 18, 2022 in Instrument Number 2022R-022505 Livingston County Records, Michigan. There is claimed to be due at the date hereof the sum of One Hundred Eighty-Two Thousand Eighty-Six and 83/100 Dollars (\$182,086.83).

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 vendue at the place of holding the circuit court within Livingston County, Michigan at 10:00 AM on MARCH 27, 2024.

Said premises are located in the Township of Green Oak, Livingston County Michigan, and are described as:

LOT 15, SILVER PINES, AS RECORDED IN LIBER 26, PAGES 36 THROUGH 38 OF PLATS, LIVINGSTON COUNTY RECORDS.

9109 Ravinewood Ln, South Lyon, Michigan 48178

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 25, 2024

File No. 24-001266

Firm Name: Orleans PC

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

Firm Phone Number: (248) 502.1400

(02-25)(03-17)

(2-25, 3-3, 3-10 & 3-17-24 FNV)

**Greenwood Cemetery  
Spring Clean-Up Notice:**

The Annual Spring Clean-Up begins **March 25, 2024.**

Families are responsible and encouraged to remove all items, including items they wish to keep, before the scheduled clean-up. All seasonal items will be removed and thrown away beginning at 7:00 a.m., on Monday, March 25, 2024.

Items, including decorations/lawn ornaments, may be placed on the graves starting Tuesday, March 26, 2024.

Thank you for your continued efforts for the maintenance and beautification of Greenwood Cemetery.

Jamie Hartman  
Village Deputy Clerk  
(3-3, 3-10 & 3-17-24 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 April 24, 2024. 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): Brian E. Westrate, unmarried 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): Wells Fargo Bank, N.A.

Date of Mortgage: January 4, 2005

Date of Mortgage Recording: March 25, 2005

Amount claimed due on date of notice: \$253,496.53

Description of the mortgaged premises: Situated in Township of Green Oak, Livingston County, Michigan, and described as: Lots 4, 5, and that Part of Lot 35 lying within the Easterly extension of the Northerly line of Lot 4 and the Southerly line of Lot 5 to the water's edge of Whitmore Lake, in North Shore Plat of Whitmore Lake, according to the plat thereof, recorded in Liber 1 of Plats, Page 32, Livingston County Records.

Common street address (if any): 11321 N Shore Dr, Whitmore Lake, MI 48189-9123

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: March 17, 2024

Trott Law, P.C.

31440 Northwestern Hwy, Suite 145

Farmington Hills, MI 48334

(248) 642-2515

1525135

(03-17)(04-07)

(3-17, 3-24, 3-31 & 4-7-24 FNV)

**STATE OF MICHIGAN  
PROBATE COURT  
LIVINGSTON COUNTY**

**NOTICE TO CREDITORS  
Decedent's Estate**

CASE NO. and JUDGE

24-22322-DE

Court address and telephone no.

204 S Highlander Way #2, Howell, Michigan 48843

(517) 546-3750

Estate of Robert Arthur Bauer, also known as Robert A. Bauer, Deceased

Date of Birth: REDACTED

**TO ALL CREDITORS:**

**NOTICE TO CREDITORS:** The decedent, Robert A. Bauer, died November 26, 2023.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Robert L. Bauer, personal representative, or to both the probate court at 204 S Highlander Way #2, Howell, Michigan 48843 and the personal representative within 4 months after the date of publication of this notice.

Date: March 7, 2024

Attorney:

Hannah R. Muller P82817

2723 South State Street, Suite 400

Ann Arbor, Michigan 48104

(734) 214-7619

Personal Representative:

Robert L. Bauer

c/o 2723 South State Street, Suite 400

Ann Arbor, Michigan 48104

(734) 214-7619

(3-17-24 FNV)

**IOSCO TOWNSHIP  
PLANNING COMMISSION  
PUBLIC HEARING NOTICE  
for ZONING ORDINANCE  
AMENDMENTS**

The Iosco Township Planning Commission will hold a public hearing on April 9th, 2024, at 7:00 p.m., for the purpose of receiving public comment on proposed amendments to the 2019 Iosco Township Zoning Ordinance, as amended, pursuant to the Zoning Enabling Act, Public Act 110 of 2006. The Planning Commission may also consider a recommendation to the Iosco Township Board regarding such amendments as part of a separate meeting agenda item. The public hearing will be held at the Iosco Township Hall at 2050 Bradley Road in Iosco Township. A copy of the proposed amendments and the 2019 Iosco Township Zoning Ordinance, as amended, can be viewed at the Iosco Township Hall during the hours of 1:00 p.m. to 5:00 p.m., Wednesdays and Thursdays. Written comments should be received by 12:00 p.m. (noon) on the hearing date, and addressed to the Iosco Township Planning Commission, 2050 Bradley Road, Webberville, MI 48892. The amendments provide for: a) revisions to the Article 21 definition of "kennel" to address animals kept for personal use; and b) the insertion of a Footnote 5 to Table 3-2 (Article 3) that clarifies under what circumstances a kennel comprised of animals for personal use is permitted "by right", subject to plot plan approval, or otherwise subject to "special land use" approval. Individuals needing to make an appointment outside of the above referenced business hours, or to request special services to fully participate at the public hearing, should contact township clerk Julie Dailey at least five (5) days prior to the hearing date, at (517) 223-9545.

Julie Dailey,  
Iosco Township Clerk  
(3-17-24 FNV)

**The Village of Fowlerville  
is currently seeking a  
Seasonal Lawn  
Maintenance Worker.**

**Position Summary:**

Under the direct supervision of the DPW Crew Leader, performs grounds maintenance, lawn mowing, and weed whipping from Spring 2024 to Fall 2024.

**Requirements:**

Thorough knowledge of safety procedures and precautions involved in equipment operation. Ability to establish effective working relationships and use good sound judgment, initiative, and resourcefulness when dealing with other employees and the public. Ability to effectively communicate, understand instructions, and follow directions. The ideal candidate must possess a positive and caring attitude.

Must be able to pass a background check and have a good driving record.

Hours are typically 7:00 a.m. to 3:30 p.m., Weather Permitting up to 30 hours per week, no weekends. Starting Rate of Pay: \$17.50 per hour.

Applications may be picked up between 8:00 a.m. and 5:00 p.m., Monday through Thursday at the Village of Fowlerville, 213 South Grand Avenue, Fowlerville, MI 48836 or visit the website: [www.fowlerville.org](http://www.fowlerville.org)

Please submit your application and resume (optional) by April 8, 2024 to:

Kathryn Rajala-Gutzki, CMMC, MiPMC

Village of Fowlerville Clerk/Manager

213 South Grand Avenue

Fowlerville, Michigan 48836

The Village of Fowlerville is a government unit located in Livingston County, Michigan, and is an Equal Employment Opportunity Employer.

(3-17, 3-24-24 FNV)

**FORECLOSURE NOTICE**

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, March 27, 2024. 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 certain mortgage made by Pamela Kril a/k/a Pamela M. Kril, A Single Woman to Countrywide Home Loans, Inc., Mortgagee, dated August 26, 2000, and recorded on September 11, 2000, in Liber 2826, Page 0096, Livingston County Records, said mortgage was assigned to The Bank of New York Mellon f/k/a The Bank of New York as successor Indenture trustee to JPMorgan Chase Bank, National Association for CWHEQ Revolving Home Equity Loan Trust, Series 2005-C by an Assignment of Mortgage dated December 20, 2023 and recorded December 28, 2023 by Document Number: 2023R-023432, on which mortgage there is claimed to be due at the date hereof the sum of Sixteen Thousand Three Hundred Fifty-Nine and 97/100 (\$16,359.97) including interest at the rate of 9.50000% per annum.

Said premises are situated in the Township of Green Oak, Livingston County, Michigan, and are described as: Beginning at the Northwest corner of the West 1/2 of the Southwest 1/4 of Section 33, Town 1 North, Range 6 East, Green Oak Township, Livingston County, Michigan, described as follows: Running East along the East and West 1/4 line of said Section to a point 113 feet East of said Boundary Line, as it now is of highway running North and South through said half 1/4 Section and which highway at this point runs immediately along the East Shores of Whitmore Lake in said Township; Running thence South parallel to the West line of said Section 100 feet; Thence West parallel to 1/4 line to the West line to the West line of said Section, thence North along the West line of said Section 100 feet to the place of beginning. Also commencing at the Northeast corner of the West half of the Southwest 1/4 of Section 33, Town 1 North, Range 6 East, Green Oak Township, Livingston County, Michigan, and running thence North 89 degrees 17 minutes West along the North line of said 1/2 quarter Section 946 feet for a point of beginning, thence South 00 degrees 25 minutes East for 100 feet; Thence North 89 degrees 56 minutes East for 50 feet; Thence North 00 degrees 25 minutes West 100 feet to the North line of said 1/2 quarter Section; Thence North 89 degrees 17 minutes West along said North line to the point of beginning. Commonly known as: 11509 E SHORE DR, WHITMORE LAKE, MI 48189

If the property is eventually sold at foreclosure sale, the redemption period will be 12.00 months from the date of sale unless the property is abandoned or used for agricultural purposes. If the property is determined abandoned in accordance with MCL 600.3241 and/or 600.3241a, the redemption period will be 30 days from the date of sale, or 15 days after statutory notice, whichever is later. If the property is presumed to be used for agricultural purposes prior to the date of the foreclosure sale pursuant to MCL 600.3240, the redemption period is 1 year. Pursuant to MCL 600.3278, if the property is sold at a foreclosure sale, the borrower(s) 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.

TO ALL PURCHASERS: The foreclosing mortgagee can rescind the sale. In that event, your damages are, if any, limited solely to the return of the bid amount tendered at sale, plus interest.

Dated: February 25, 2024

Randall S. Miller & Associates, P.C. Attorneys for The Bank of New York Mellon f/k/a The Bank of New York as successor Indenture trustee to JPMorgan Chase Bank, National Association for CWHEQ Revolving Home Equity Loan Trust, Series 2005-C

43252 Woodward Avenue, Suite 180,

Bloomfield Hills, MI 48302,

(248) 335-9200

Hours: 9:00 a.m. - 5:00 p.m.

Case No. 23MI00674-1

(02-25)(03-17)

(2-25, 3-3, 3-10 & 3-17-24 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 judiciary 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 APRIL 10, 2024. 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 W. Douglas Fosler and Nancy Fosler, husband and wife, to ABN AMRO Mortgage Group, Inc., Mortgagee, dated March 24, 2003 and recorded May 8, 2003 in Liber 3906, Page 0069 Livingston County Records, Michigan. Said mortgage is now held by NewRez LLC d/b/a Shellpoint Mortgage Servicing, by assignment. There is claimed to be due at the date hereof the sum of Thirty-Six Thousand Nine Hundred Sixty-Seven and 92/100 Dollars (\$36,967.92).

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 vendue at the place of holding the circuit court within Livingston County, Michigan at 10:00 AM on APRIL 10, 2024.

Said premises are located in the Village of Fowlerville, Livingston County Michigan, and are described as:

UNIT 11 OF PINEGATE VILLAGE, ACCORDING TO THE MASTER DEED RECORDED IN LIBER 1939, PAGES 947 THROUGH 997, INCLUSIVE, LIVINGSTON COUNTY RECORDS, AND DESIGNATED AS LIVINGSTON COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 77, 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.

714 Pinegate Dr, Fowlerville, Michigan 48836

The redemption period shall be 12 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: March 10, 2024

File No. 24-001276

Firm Name: Orland PC

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

Firm Phone Number: (248) 502.1400

(03-10)(03-31)

(3-10, 3-17, 3-24 and 3-31-24 FNV)

STATE OF MICHIGAN  
44TH JUDICIAL CIRCUIT COURT,  
JUVENILE DIVISION,

204 S HIGHLANDER WAY, SUITE 3,  
HOWELL, MI 48443

SAFE DELIVERY OF NEWBORN  
CASE # 2024-016733-NB:

Birth parents of Baby Doe born on 01/27/2024, and surrendered on 01/29/2024, to Henry Ford Health Main Hospital, Detroit, Wayne County, Michigan.

**TAKE NOTICE:** On 04/11/2024 at 9:00am in Courtroom 3, Judicial Center, 204 S. Highlander Way, Howell, MI 48843, before the Honorable Judge Miriam A. Cavanaugh, an in-person hearing will be held on the petition to accept the release of parental rights made under the safe delivery of newborns act and will **TERMINATE YOUR PARENTAL RIGHTS**. The law provides that you should be notified of this hearing by publication only. You will not receive personal service. Failure to attend the hearing will constitute a denial of interest in the minor and a waiver of notice of all subsequent hearings. You may contact Bethany Christian Services at (248) 414-4080 or Livingston County Court at (517) 546-1500 for further information.

(03-17)

(3-17-24 FNV)

#### Notice of Foreclosure by Advertisement

Notice is given under section 3212 of the revised judiciary 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 April 10, 2024. 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): Paul Cheladyn, an unmarried 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): Carrington Mortgage Services LLC

Date of Mortgage: August 22, 2015

Date of Mortgage Recording: August 31, 2015

Amount claimed due on date of notice: \$289,975.86

Description of the mortgaged premises: Situated in Township of Brighton, Livingston County, Michigan, and described as: Parcel B-1: Part of the Northwest Fractional 1/4 of Section 7, Town 2 North, Range 6 East, Michigan, described as: Commencing at the Northwest corner of said Section 7; thence North 89 degrees 52 minutes 51 seconds East, along the North line of said section, 1815.49 feet to the point of beginning, thence continuing North 89 degrees 53 minutes 51 seconds East, along said North line, 165 feet; thence South 00 degrees 06 minutes 10 seconds East, 660.00 feet thence South 89 degrees 53 minutes 51 seconds West, 165 feet; thence North 00 degrees 06 minutes 10 seconds West, 660.00 feet to the point of beginning. Parcel B-2: Part of the Northwest fractional 1/4 of Section 7, T2N, R6E, Brighton Township, Livingston County, Michigan, described as follows: Commencing at the Northwest corner of said Section 7, thence North 89 degrees 53 minutes 51 seconds East along the North line of said Section, 1980.49 feet to the point of beginning; thence continuing North 89 degrees 53 minutes 51 seconds East along said North line 165.00 feet; thence South 00 degrees 06 minutes 10 seconds East 660.00 feet; thence South 89 degrees 53 minutes 51 seconds West 165.00 feet; thence North 00 degrees 06 minutes 10 seconds West 660.00 feet to the point of beginning.

Common street address (if any): 8270 McClements Rd, Brighton, MI 48114-8723

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 Judiciary 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: March 10, 2024

Trott Law, P.C.

31440 Northwestern Hwy, Suite 145

Farmington Hills, MI 48334

(248) 642-2515

1524674

(03-10)(03-31)

(3-10, 3-17, 3-24 and 3-31-24 FNV)

#### FORECLOSURE NOTICE NOTICE OF SALE TO ALL PURCHASERS -

A lien has been recorded on behalf of Hay Creek Meadows Association. The lien was executed on September 11, 2023 and recorded on September 12, 2023, as Instrument 2023R-017077, Livingston County Register of Deeds. The lien secures assessments and other sums as of the date hereof in the amount of Twelve Thousand and Eighty Five Dollars and Twenty-Eight Cents (\$12,085.28) Notice of Foreclosure by Advertisement. Under the power of sale contained in the recorded Condominium Documents and the statute in such case made and provided, notice is given under section 3212 of the revised judiciary act of 1961, 1961 PA 236, MCL 600.3212 that the lien will be foreclosed by a sale of the property described below, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check, at the main entrance of the Judicial Center located in Howell, Michigan (that being the place of holding the Circuit Court for said County), on Wednesday, April 17, 2024, at 10:00 am, Eastern Standard Time. The amount due on the lien may increase between the date of this notice and 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.

The name of the record property owner is William R. Butler, and is situated in the Township of Hamburg, County of Livingston, State of Michigan, and is legally described as follows: Unit 10, of Hay Creek Meadows, a Condominium according to the Master Deed recorded in Liber 4055, Page 904 et seq., Livingston County Records, as amended, and designated as Livingston County Condominium Subdivision Plan No. 281. Sidwell No. 15-19-105-010 Commonly known as: 8835 Redstone Dr., Pinckney, Michigan 48169

The redemption period shall be six (6) months from the date of such sale unless the property is determined abandoned in accordance with MCL 600.3241a, in which event the redemption date shall be thirty (30) days after the foreclosure sale or fifteen (15) days after the Association's compliance with the notice requirements of MCL 600.3241a(c), whichever is later. If the property is sold at a foreclosure sale, under MCL 600.3278 the co-owner(s) will be held responsible to the person who buys the property at the foreclosure sale or to the Association 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 lien at the telephone number stated in this notice. This sale may be rescinded by the foreclosing lienholder. In that event, your damages, if any, are limited solely to the return of the bid amount tendered at sale, plus interest.

Dated: March 1, 2024

Hay Creek Meadows Association

c/o Makower Abbate Guerra Wegner Vollmer PLLC

Jeffrey L. Vollmer

23201 Jefferson Avenue

St. Clair Shores, MI 48080

586 218 6805

(03-10)(04-07)

(3-10, 3-17, 3-24, 3-31 & 4-7-24 FNV)

### IOSCO TOWNSHIP SYNOPSIS OF PROPOSED MINUTES March 13th, 2024

A Special meeting of the Iosco Township Board was held on Wednesday, March 13, 2024, at 1:00 P.M. Members Present: Bonnville, Dailey, Hardies, & Parker. Alderson was absent. The following action was taken: 1) Motion to approve the agenda. 2) 1st. Call to the Public: There were no requests to be heard. 3) Motion to adopt Resolution 2024-02 a Resolution of Support for Michigan Township Participating Plan Grant Application. Where Iosco Township is seeking a grant contribution of \$5,000.00 for an emergency backup generator. 4) 2nd Call to the Public: There were no requests to be heard. 5) Motion to adjourn at 1:09 P.M.

Respectfully submitted,  
Julie Dailey  
Iosco Township Clerk  
(3-17-24 FNV)

(03-17)

(3-17-24 FNV)

**NOTICE  
CONWAY TOWNSHIP  
PUBLIC HEARING  
MARCH 19, 2024  
7:00PM**

The Conway Township Board will hold a public hearing on the proposed road budget for fiscal year 2024/2025 at the Conway Township Hall, 8015 N Fowlerville Road, Fowlerville, Michigan 48836, (517) 223-0358, on Tuesday March 19, 2024 at 7:00 p.m. **The property tax millage rate proposed to be levied to support the proposed budget will be a subject of this hearing.** A copy of the proposed budget will be available for public inspection at the Conway Township Hall on March 13th, 2024 during regular business hours.

This notice is posted in compliance with PA 267 of 1976 as amended (Open Meeting Act), MCLA 41.72a (2) (3).

Conway Township will provide necessary, reasonable auxiliary aids and services at the hearing/meeting to individuals with disabilities such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting. To individuals with disabilities at the meeting or public hearing upon ten days' notice to the Conway Township Clerk. Individuals with disabilities requiring auxiliary aids or services should contact the Clerk by writing or calling the following: Conway Township Clerk, 8015 N Fowlerville, Fowlerville, MI 48836 or call 517 223-0358, between the hours of 9-3 Tuesday and 9-3 Wednesday.

Elizabeth Whitt, Clerk  
Conway Township  
517-223-0358  
(3-10 & 3-17-24 FNV)

**NOTICE  
CONWAY TOWNSHIP  
PUBLIC HEARING  
MARCH 19, 2024  
7:00PM**

The Conway Township Board will hold a public hearing on the proposed township budget for fiscal year 2024/2025 at the Conway Township Hall, 8015 N Fowlerville Road, Fowlerville, Michigan 48836, (517) 223-0358, on Tuesday March 21, 2024 at 7:00 p.m. **The property tax millage rate proposed to be levied to support the proposed budget will be a subject of this hearing.** A copy of the proposed budget will be available for public inspection at the Conway Township Hall on March 13th, 2024 during regular business hours.

This notice is posted in compliance with PA 267 of 1976 as amended (Open Meeting Act), MCLA 41.72a (2) (3) and the Americans with Disabilities Act (ADA).

Conway Township will provide necessary, reasonable auxiliary aids and services at the hearing/meeting to individuals with disabilities such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting. To individuals with disabilities at the meeting or public hearing upon ten days' notice to the Conway Township Clerk. Individuals with disabilities requiring auxiliary aids or services should contact the Clerk by writing or calling the following: Conway Township Clerk, 8015 N Fowlerville, Fowlerville, MI 48836 or call 517 223-0358, between the hours of 9-3 Tuesday and 9-3 Wednesday.

Elizabeth Whitt, Clerk  
Conway Township  
517-223-0358  
(3-10 & 3-17-24 FNV)

**NOTICE OF PUBLIC HEARING  
SPECIAL ASSESSMENT FOR  
SECLUDED ACRES  
TOWNSHIP OF CONWAY,  
LIVINGSTON COUNTY, MICHIGAN**

TO THE RECORD OWNERS OF THE FOLLOWING PROPERTY CONSTITUTING THE **SECLUDED ACRES SPECIAL ASSESSMENT DISTRICT**, which properties in proposed district consist of all units in the Secluded Acres Site Condominium, Livingston County Condominium Plan No. 223, abutting the private roads located in the condominium commonly known as Secluded Ridge Drive, Hidden Circle Drive, and Hidden Knoll Court ("Secluded Acres Roads") and are comprised of:

Units 1-52 of the Secluded Acres Site Condominium, Livingston County Condominium Plan No. 223, associated with Parcel Identification Numbers 4701-02-101-001 through 4701-02-101-055, 4701-02-101-057 and 4701-02-101-058.

PLEASE TAKE NOTICE that the Township Supervisor has prepared and filed in the office of the Township Clerk for public examination a special assessment roll covering all properties within the Secluded Acres Special Assessment District benefited by the proposed road repair and improvement project. The roll has been prepared for the purpose of assessing the costs as shown on the estimate of costs on file with the Township Clerk. The roll is in the total amount of \$181,600.00, with a proposed special assessment of \$3,492.31 for 10 years per parcel abutting the road, at 5% interest, anticipated to be assessed in the amount of \$349.23 per year per parcel.

The Township Board will meet at the Conway Township Hall located at 8015 N. Fowlerville Road, Fowlerville, Michigan on March 19, 2024, at 7:00 p.m. to review the special assessment roll, to consider any objections thereto, and to confirm the roll as submitted or revised or amended. The roll may be examined at the office of the Township Clerk at the Township Hall during the Township's regular business days and hours, which are Tuesdays and Wednesdays from 9:00 a.m. until 3:00 p.m. until the time of the hearing and may be examined at the hearing.

An owner or party in interest, or his or her agent, may appear in person at the hearing to protest the special assessment in writing, or may file his or her appearance and protest by letter before the hearing, and in that event, personal appearance shall not be required. All protests must be made in writing. The owner or any person having an interest in the real property who protests in writing at or before the hearing may file a written appeal of the special assessment with the Michigan Tax Tribunal within 30 days after the special assessment roll is confirmed.

After the public hearing, the Township Board may confirm the roll as submitted or as revised or amended; may provide for payment of special assessments with interest; and may provide by resolution for such other matters as are permitted by law.

All interested persons are invited to be present at the hearing to submit comments. Conway Township will provide necessary reasonable auxiliary aids and services, such as signers for the hearing impaired and audio tapes of printed material being considered at the hearing, to individuals with disabilities at the hearing upon four days' notice to the Township Clerk. Individuals with disabilities requiring auxiliary aids or services should contact the Township at the address or telephone number listed below.

Dated: March 6, 2024

Elizabeth Whitt, Clerk  
Conway Township  
517-223-0358  
(3-10 & 3-17-24 FNV)

#### NOTICE OF MORTGAGE FORECLOSURE SALE

The Mortgage described below is in default: Mortgage made by Patricia A. Alstott, a married woman, as Mortgagor, to Bank of Ann Arbor, a Michigan corporation, successor in interest by merger to First National Bank In Howell, as Mortgagee, dated April 12, 2019, and recorded April 18, 2019, in Instrument No. 2019R-009354, Livingston County Register of Deeds (the “Mortgage”). The balance owing on the Mortgage is \$34,915.84 at the time of this Notice. The Mortgage contains a power of sale and no suit or proceeding at law or in equity has been instituted to recover the debt secured by the Mortgage, or any part of the Mortgage.

Take notice that on Wednesday, April 17, 2024 at 10:00 a.m., local time, or any adjourned date thereafter, the Mortgage will be foreclosed by sale at public auction to the highest bidder at public venue at the place of holding the Circuit Court within Livingston County. The Mortgagee will apply the sale proceeds to the debt secured by the Mortgage as stated above (which includes all costs and expenses paid by the Mortgagee to collect the debt and to protect its interest in the property, all as provided in the Mortgage), plus interest on the amount due at a variable rate per annum and any amount subsequently paid by the Mortgagee to protect its interest in the property.

The property to be sold at foreclosure is all of the real estate located in the Township of Howell, County of Livingston, State of Michigan, more particularly described as follows: Lot(s) 22, of Crancroft, as recorded in Liber 7 of Plats, page(s) 42 and 43, Livingston County Records. Commonly known as: 1011 Willow Lane, Howell, MI 48843-8535

Tax Identification No.: 4706-27-302-002

The redemption period shall be six (6) months from the date of sale pursuant to MCL 600.3240(8), unless determined abandoned in accordance with MCL 600.3241(a), in which case the redemption period shall be 30 days from the date of sale. Pursuant to MCL 600.3278, the Mortgagor 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.

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 a.m. on Wednesday, April 17, 2024.

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.

Bank of Ann Arbor, Mortgagee

Plunkett Cooney

By: Marc P. Jerabek Attorneys for Mortgagee

38505 Woodward Avenue,

Suite 100

Bloomfield Hills, Michigan 48304

mjerabek@plunkettcooney.com

(248) 594-5747

(03/10/2024 to 04/06/2024)

Dated: March 10, 2024

(03-10)(03-31)

(3-10, 3-17, 3-24 and 3-31-24 FNV)

#### NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on August 28, 2009, a certain Fixed Rate Mortgage was executed by Geraldine M. Garofalo and Roland J. Garofalo, as mortgagors, in favor of MetLife Home Loans, a division of MetLife Bank, N.A., as mortgagee, which was recorded September 8, 2009 at Instrument No. 5148441, Clinton County Records; and,

WHEREAS the mortgage was insured by the United States Secretary of Housing and Urban Development (the “Secretary”) pursuant to the National Housing Act for the purpose of providing single family housing; and,

WHEREAS the mortgage is now owned by the Secretary, through mesne assignments as documented by a Corporate Assignment of Mortgage, dated March 30, 2015 and recorded May 26, 2015 at Instrument No. 5228370, Clinton County Records; and,

WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that both mortgagors are deceased and the property described below is not the principal residence of at least one surviving Borrower; and WHEREAS, the entire amount delinquent as of March 5, 2024 is \$293,810.58; and

WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the mortgage to be immediately due and payable;

NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. § 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on August 25, 2020 at Instrument No. 5297055, Clinton County Records, notice is hereby given that on Wednesday, April 17, 2024 at 10:00 a.m. local time, the real property located in the Township of Dewitt, County of Clinton, State of Michigan, the below described will be sold at public auction to the highest bidder:

Lot 45, Northway Hills No. 2, according to the recorded plat thereof, as recorded in Liber 7 of Plats, Page 29, Clinton County Records.

Commonly known as: 12813 Houghton Dr.

Tax Parcel No: 050-375-000-045-00

The sale will be held at the Clinton County Circuit Court-house, which is located at 100 E. State St., Saint Johns, Michigan.

The Secretary of Housing and Urban Development will bid \$297,640.97.

There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, their pro rata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.

When making their bids, all bidders, except the Secretary, must submit a deposit totaling \$29,764.10 [10% of the Secretary's bid] in the form of a certified check or cashier's check, made payable to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$29,764.10 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the high bidder, he/she/they need not pay the bid amount in cash. The successful bidder will pay all conveying fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.

The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of \$500.00, paid in advance. The extension fee shall be in the form of a certified or cashiers check made payable to the Secretary of HUD.

If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due.

If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the Foreclosure Commissioner after consultation with the HUD representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD Representative, offer the Property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser upon receipt of the entire purchase price in accordance with the terms of the sale, as provided herein. HUD does not guarantee that the property will be vacant.

The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the Secretary of HUD, before public auction of the property is completed.

The mortgage cannot be “reinstated” prior to sale, as the event triggering acceleration was not a default in payments. Payment of the entire outstanding balance of the mortgage debt is required to stop the foreclosure. The “outstanding balance” includes amounts that would be due under the mortgage agreement if the debt under the mortgage had not been accelerated, advertising costs, posting costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure and all other costs incurred in connection with the foreclosure prior to the sale.

Date: March 5, 2024

Heide M. Myszak

Foreclosure Commissioner for the United States  
Secretary of Housing and Urban Development  
31440 Northwestern Hwy., Ste. 145  
Farmington Hills, MI 48334

STATE OF MICHIGAN )  
COUNTY OF OAKLAND ) SS.

On this 5th day of March, 2024, before me, a Notary Public in and for Oakland County, appeared Heide M. Myszak, Foreclosure Commissioner for the United States Secretary of Housing and Urban Development, to me personally known and being duly sworn did say that said instrument was signed and did acknowledge the same to be her free act and deed.

Name: Karolyn A. Hanna  
Notary Public, Macomb County, Michigan  
Acting in Oakland County, Michigan  
My Commission Expires: February 5, 2025

Drafted by and when recorded return to:

Michelle K. Clark (P55841)

Trott Law, PC

31440 Northwestern Hwy., Ste. 145

Farmington Hills, MI 48334

Trott # 516582L01

(3-17, 3-24 & 3-31-24 FNV)

## NOTICE LEROY TOWNSHIP PUBLIC HEARING March 27, 2024

The Leroy Township Board will hold a public hearing on the proposed township budget for fiscal year 2024-2025 on Wednesday, March 27, 2024 at 10:00 a.m. in the Leroy Township Hall, 1685 N. M-52, Webberville, MI. **The property tax millage rate proposed to be levied to support the proposed budget will be a subject of this hearing.** A copy of the proposed budget will be available for review during regular office business hours: Tuesday, Wednesday and Friday from 10:00 a.m. to 4:00 p.m.

This notice is posted in compliance with PA 267 of 1976 as amended (Open Meeting Act), MCLA 41.72a (2) (3).

Wilma J. Whitehead  
Leroy Township Clerk  
(3-17 & 3-24-24 FNV)