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 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 June 10, 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 Jason R. Paulsen to DAS Acquisition Company, LLC dated August 30, 2022 and recorded September 6, 2022 as Instrument No. 2022R-023918, Livingston County, Michigan. Said Mortgage is now held by Planet Home Lending LLC by assignment and/or merger. There is claimed to be due at the date hereof the sum of $255,440.68.
Said premises are located in Livingston County, Michigan and are described as: The following described premises situated in the more particularly described as follows: A part of the West 70.00 acres of the Northwest North, Range Howell Township, Livingston County, Michigan, described as: Beginning at a point due North along the centerline of Fleming 300.00 feet from the West 1/4 corner of said Section thence continuing due North along the centerline of Fleming 150.00 feet; thence South 88 degrees 47 minutes 45 seconds 350.00 feet to the point of beginning. More commonly known as : 4572 N. Fleming Road, Fowlerville, MI 48836
Tax Parcel No.: 4706-08-100-006
Said property is commonly known as 4572 Fleming Rd, Fowlerville, MI 48836.
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.
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: April 21, 2026
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. 26-09838

(04-26)(05-17)

(4-26, 5-3, 5-10 & 5-17-26 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 May 27, 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): Joseph E. Mesh and Aline A. Mesh, husband and wife by Daniel Markey, Attorney In Fact.
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: October 1, 2002
Date of Mortgage Recording: December 9, 2002
Amount claimed due on date of notice: $537,684.20
Description of the mortgaged premises: Situated in Township of Putnam, Livingston County, Michigan, and described as: Parcel 6-a Part of the North half of Section 34, Town 1 North, Range 4 East, Putnam Township, Livingston County, Michigan, described as: beginning at the North quarter corner of said Section 34, thence South 88 degrees 51 minutes East, along the North line of said Section 34, which is also the centerline of Patterson Lake Road, 24.53 feet; thence South 00 degrees 43 minutes 4 seconds West, 808.05 feet; thence South 42 degrees 58 minutes 15 seconds East, 114.18 feet; thence South 73 degrees 26 minutes 35 seconds East, 111.66 feet, thence South 49 degrees 20 minutes 55 seconds East 113.27 feet; thence South 1 degrees 19 minutes 35 seconds East, 744.18 feet; thence South 89 degrees 38 minutes 33 seconds West, 441.25 feet; thence North 1 degrees 37 minutes 55 seconds East, 1452.20 feet; thence North 00 degrees 23 minutes 30 seconds East, 295.30 feet; thence South 88 degrees 29 minutes East, along the North line of said Section 34 which is also the centerline of Patterson Lake Road 95.47 feet to the point of beginning.
Common street address (if any): 2551 PATTERSON LAKE RD, Pinckney, MI 48169
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: April 26, 2026
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1591310
(04-26)(05-17)

(4-26, 5-3, 5-10 & 5-17-26 FNV)

CONWAY TOWNSHIP SPRING CLEAN-UP

The date has been changed due to a scheduling conflict and Spring Clean-Up is now scheduled is **MAY 30th, 2026**.

The collection center will be located at the **Conway Township Hall**, between **9:00am to 3:00pm**.

Watch for the signs!!

Only **CONWAY TOWNSHIP** residents may use this collection site.

Bring your ID!

Residents pay the stated fee. Please see our website: www.ConwayMI.gov for more details.

(5-10, 5-17 & 5-24-26 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 June 17, 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): Robert P Fields, a single man
Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for lender and lender`s successors and assigns
Date of mortgage: March 17, 2020
Recorded on March 27, 2020, in Document No. 2020R-009252, Foreclosing Assignee (if any): NewRez LLC
Amount claimed to be due at the date hereof: Three Hundred Seventy Thousand Seven Hundred Seventy-Eight and 50/100 Dollars ($370,778.50)
Mortgaged premises: Situated in Livingston County, and described as: Lot(s) 45 of The Oaks at Beach Lake No. 2 according to the plat thereof recorded in Liber 35 of Plats, Page 42 of Livingston County Records. Commonly known as 3279 Beach Lake Dr E, Milford, MI 48380
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.
NewRez LLC Mortgagee/Assignee
Schneiderman & Sherman P.C.
23938 Research Dr, Suite 300
Farmington Hills, MI 48335
248.539.7400

1592365
(05-03)(05-24)

(5-3, 5-10, 5-17 & 5-24-26 FNV)

NOTICE TO RESIDENTS OF HANDY TOWNSHIP TOWNSHIP BOARD REGULAR MEETING CHANGE OF MEETING DATE

The Handy Township Board of Trustees has rescheduled their regular board meetings for the remaining portion of the 2025-2026 fiscal year ending June 30, 2026. The dates for the regular meetings of the Board will be as follows:

- Wednesday, September 17, 2025
- Monday, October 20, 2025
- Monday, November 24, 2025
- Wednesday, December 17, 2025
- Monday, January 19, 2026
- Monday, February 16, 2026
- Wednesday, March 18, 2026
- Wednesday, April 22, 2026
- Wednesday, May 20, 2026
- Monday, June 15, 2026

The meetings will be held at the same time of 7 p.m. in the Handy Township Board Room, 135 N. Grand Avenue, Fowlerville, (please use rear entrance of the building to the boardroom). The Public is always welcome to attend.

Laura A. Eisele
Handy Township Clerk
(8-31, 9-7, 9-14, 11-16, 11-23, 12-7, 12-14-25, 3-8-26, 3-15-26, 4-12-26, 4-19-26, 5-10-26, 5-17-26 FNV)

517-223-8760
206 E. Grand River
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Fowlerville, MI 48836

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fowlervillenews@gmail.com

Foreclosure Notice (Livingston County)

MORTGAGE SALE - Default has been made in the conditions of a certain mortgage made by Jean R. Simpson, survivor of herself and her deceased husband Colin D. Simpson to Comerica Bank, Mortgagee, dated January 26, 2007, and recorded on February 14, 2007, in Instrument Number 2007R-005888, Livingston County Records, Michigan. Said mortgage executed in the original amount of $100,000.00. The mortgagee's interest is now held by CIRAS, LLC, recorded in instrument number 2025R-020081, Livingston County records, Michigan on which mortgage there is claimed to be due at the date hereof the sum of one hundred twenty seven thousand, nine hundred sixty three dollars and ten cents ($127,963.10), including interest through April 10, 2026 at 14% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public venue, at the main entrance to the Livingston County Circuit Court, 204 S. Highlander Way, in the city of Howell, Livingston County, Michigan, at 10:00 o'clock a.m., on Wednesday, June 3, 2026.

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

Part of the Northwest 1/4 of Section 11, Town 4 North, Range 4 East, Cohoctah Township, Livingston County, Michigan, more particularly described as follows: Commencing at the Northwest corner of said Section 11, thence along the centerline of Cohoctah Road (66 foot wide Right of Way) and the North line of said Section 11, South 89 degrees 39 minutes 55 seconds East (previously described as East), 360.00 feet to the point of beginning of the Parcel to be described; thence continuing along the centerline of Cohoctah Road (66 foot wide Right of Way) and the North line of said Section 11, South 89 degrees 39 minutes 55 seconds (previously described as East), 578.02 feet; thence South 00 degrees 23 minutes 40 seconds East (previously described as South 00 degrees 43 minutes 45 seconds East), 1,508.24 feet; thence North 89 degrees 42 minutes 45 seconds West, 578.02 feet; thence North 00 degrees 23 minutes 39 seconds West (previously described as North 00 degrees 48 minutes 44 seconds West), 1,508.72 feet to the point of beginning, and subject to the rights of the public over the existing said Cohoctah Road. Also subject to and including use of a 66 foot wide Easement for Ingress, Egress, And Public Utilities, as described below.

66 FOOT WIDE EASEMENT FOR INGRESS, EGRESS, AND PUBLIC UTILITIES:

Part of the Northwest 1/4 of Section 11, Town 4 North, Range 4 East, Cohoctah Township, Livingston County, Michigan, more particularly described as follows: Commencing at the Northwest corner of said Section 11, thence along the centerline of Cohoctah Road (66 foot wide Right of Way) and the North line of said Section 11, South 89 degrees 39 minutes 55 seconds East (previously described as East) 538.91 feet to the point of beginning of the Easement to be described; thence continuing along the centerline of Cohoctah Road (66 toot wide Right of Way) and the North line of said Section 11, South 89 degrees 39 minutes 55 seconds East, (previously described as East) 66.00 feet; thence South 00 degrees 20 minutes 05 seconds West, 416.30 feet; thence South 85 degrees 58 minutes 44 seconds East, 111.36 feet; thence South 02 degrees 27 minutes 13 seconds West 272.64 feet; thence due South, 812.07 feet; thence North 89 degrees 42 minutes 45 seconds West, 66.00 feet; thence due North, 813.49 feet; thence North 02 degrees 27 minutes 13 seconds East, 210.03 feet; thence North 85 degrees 58 minutes 44 seconds West, 109.02 feet; thence North 00 degrees 20 minutes 05 seconds East, 478.19 feet to the point of beginning.

Commonly Known As: 1827 W Cohoctah Rd., Cohoctah, MI 48816

The redemption period shall be __6__ months from the date of such sale, unless determined abandoned in accordance with 1948CL 600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

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 June 3, 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.

If the property is sold at a foreclosure sale under this chapter, under section 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.

Dated: 4/28/2026
CIRAS, LLC, Mortgagee
c/o Kenneth A. Tardie, Attorney for Mortgagee
Kenneth A. Tardie (P-25044), Attorney
18 First Street
Mt. Clemens, MI 48043

(5-3, 5-10, 5-17 & 5-24-26 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 May 27, 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): Justin J Reaume, married man aka Justin Reaume

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

Foreclosing Assignee (if any): Freedom Mortgage Corporation

Date of Mortgage: October 28, 2016

Date of Mortgage Recording: November 2, 2016

Amount claimed due on date of notice: $179,189.96

Description of the mortgaged premises: Situated in Township of Hamburg, Livingston County, Michigan, and described as: Lot(s) 131, 132 and the North 1/2 of Lot 130 of HURON COUNTRY CLUB SUBDIVISION according to the plat thereof recorded in Liber 2 of Plats, Page 81 of Livingston County Records.

Common street address (if any): 8841 Hamburg Rd, Brighton, MI 48116-5116

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: April 26, 2026
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1591263
(04-26)(05-17)

(4-26, 5-3, 5-10 & 5-17 FNV)

VILLAGE OF FOWLERVILLE

VEHICLE FOR SALE

SEALED BID SALE

2014 FORD TAURUS INTERCEPTOR

MILEAGE: 118,000 MILES

MINIMUM BID: $3,500.00

BID OPENING: TUESDAY, MAY 26, 2026 10:00 A.M.

SEALED BIDS MUST BE SUBMITTED TO:
VILLAGE OF FOWLERVILLE OFFICE
213 SOUTH GRAND AVENUE
FOWLERVILLE, MI 48836

TO SCHEDULE AN APPOINTMENT TO VIEW THE VEHICLE, PLEASE CONTACT THE
FOWLERVILLE POLICE DEPARTMENT
517-223-8711

THE VILLAGE OF FOWLERVILLE RESERVES THE RIGHT TO REJECT ANY AND ALL BIDS.

ELGA Credit Union- Legal Department
6065 Grand Pointe Blvd. Grand Blanc, Michigan 48439
THIS OFFICE IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE.

Notice of foreclosure by advertisement- A default has been made in the conditions of a certain mortgage made by Gary & Jennifer McFarland, Husband and Wife (hereafter "Mortgagors"), to ELGA Credit Union, a Michigan financial institution and Mortgagee, dated October 7, 2022, and thereafter recorded on October 17, 2022, in instrument no. 2022R-027368 of the Livingston County Register of Deeds.

There is claimed to be due at the date hereof the sum of Twenty Thousand, Nine-Hundred and Thirty-Four and 42/100 ($20,934.42) Dollars including interest at the rate of 5.250% per annum. Under the power of sale contained in said mortgage 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 aforementioned 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 June 10, 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.

Said Premises is located in the Township of Hamburg, County of Livingston, and legally described as follows: Lot 318, of Huron Country Club Subdivision, according to the recorded plat thereof, as recorded in Liber 2, of Plats on Page 81, Livingston County Records. Commonly known as 8639 Legrand Dr., Brighton, MI 48116.

The redemption period shall be six (6) months from the date of sale unless determined abandoned in accordance with MCL § 600.3214(a), in which case the redemption period shall be 30 days from the date of sale.

To all purchasers: the foreclosing Mortgagee can rescind the sale. In that event, your damages, if any, are solely limited to the return of the bid amount tendered at sale, plus interest. If the property is sold at sheriff's sale, in accordance with 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 you are a tenant in the property, please contact our office as you may have certain rights.

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: May 4, 2026
ELGA Credit Union-
Legal Department Attorneys for the Mortgagee
6065 Grand Pointe Blvd.
Grand Blanc, Michigan 48439
(810) 715-3452

(05-10)(05-31)

(5-10, 5-17, 5-24 & 5-31-26 FNV)

FOWLERVILLE AREA FIRE AUTHORITY

NOTICE OF PUBLIC HEARING PROPOSED 2026/2027 BUDGET

PLEASE TAKE NOTICE that on Tuesday, May 26, 2026, the Fowlerville Area Fire Authority will hold a public hearing to consider the Authority's proposed 2026/2027 budget. This hearing will begin at 5:30 p.m. at The Fowlerville Fire Department at 9110 W. Grand River Ave., Fowlerville, Michigan 48836.

The Authority may not adopt its proposed 2026/2027 budget until after the public hearing. A copy of the proposed 2026/2027 budget including the proposed property tax millage rates is available for public inspection upon request.

The property tax millage rate proposed to be levied to support the proposed budgets will be a subject of this hearing.

This notice is given in order of the Fowlerville Area Fire Authority.

Anna Fraser
Fire Authority Secretary
(5-17-26 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 June 10, 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): Matthew Gelardi and Chelsey Gelardi, husband and wife as joint tenants with full rights of survivorship
Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for lender and lender's successors and/or assigns
Foreclosing Assignee (if any): CITIZENS BANK NA
Date of Mortgage: January 30, 2017
Date of Mortgage Recording: February 9, 2017
Amount claimed due on date of notice: $267,526.60
Description of the mortgaged premises: Situated in Township of Deerfield, Livingston County, Michigan, and described as: Parcel No. 2: Being a part of the North 1/2 of the Southeast 1/4 of Section 34, Town 4 North, Range 5 East, Deerfield Township, Livingston County, Michigan; commencing at the East 1/4 corner of Section 34, Town 4 North, Range 5 East, Deerfield Township, Livingston County, Michigan; thence North 89 degrees 46 minutes 54 seconds West 24.81 feet along the East-West 1/4 line of said Section to its intersection with the Westerly right of way line of Argentine road (66 feet wide); thence South 32 degrees 27 minutes 57 seconds West 444.70 feet; thence South 00 degrees 05 minutes 24 seconds East 773.69 feet; thence North 89 degrees 50 minutes 20 seconds West 200.00 feet; thence North 00 degrees 05 minutes 24 seconds West 1150.00 feet to said East-West 1/4 line of Section 34; thence South 89 degrees 46 minutes 54 seconds East 439.31 feet along said East-West 1/4 line to the point of beginning. Easement Parcel: A non-exclusive variable width private easement for ingress, egress and utilities over a part of the North 1/2 of the Southeast 1/4 of Section 34 and a part of the West 1/2 of the Southwest 1/4 of Section 35, Town 4 North, Range 5 East, Deerfield Township, Livingston County, Michigan being more particularly described as follows: commencing at the East 1/4 corner of Section 34, same being the West 1/4 corner of Section 35, Town 4 North, Range 5 East, Deerfield Township, Livingston County, Michigan; thence North 89 degrees 46 minutes 54 seconds West 24.81 feet along the East-West 1/4 line of said Section 34 to its intersection with the Westerly right of way line of Argentine road (66 feet wide) for a point of beginning; thence along said Westerly right of way line in the following 3 courses; South 06 degrees 52 minutes 45 seconds East 30.68 feet, Southerly 322.03 feet along the arc of an 843.15 foot radius circular curve to the left through a central angle of 21 degrees 53 minutes 00 seconds having a chord which bears South 17 degrees 49 minutes 15 seconds East 320.08 feet and South 28 degrees 45 minutes 43 seconds East 82.00 feet; thence South 61 degrees 14 minutes 15 seconds West 176.38 feet; thence North 05 degrees 58 minutes 23 seconds West 428.47 feet; thence North 89 degrees 46 minutes 54 seconds West 713.59 feet along a line lying 66.00 feet Southerly of and parallel with the East-West 1/4 line of said Section 34; thence North 00 degrees 05 minutes 24 seconds West 66.00 feet to said East-West 1/4 line, thence South 89 degrees 46 minutes 54 seconds East 771.81 feet along said East-West 1/4 line to the point of beginning of said private easement.
Common street address (if any): 6333 Argentine Rd, Howell, MI 48855-9237
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: May 10, 2026
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1592311
(05-10)(05-31)

(5-10, 5-17, 5-24 & 5-31-26 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 JUNE 10, 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 Thomas E. Zielinski, a single man, to Mortgage Electronic Registration Systems, Inc., as nominee for Capital Mortgage Funding, a division of United Shore Financial Services, LLC, its successors and assigns, Mortgagee, dated August 30, 2012 and recorded September 7, 2012 in Instrument Number 2012R-030784 Livingston County Records, Michigan. Said mortgage is now held by Lakeview Loan Servicing, LLC, by assignment. There is claimed to be due at the date hereof the sum of One Hundred Ten Thousand Six Hundred Seven and 18/100 Dollars ($110,607.18).
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 JUNE 10, 2026.
Said premises are located in the Township of Cohoetah, Livingston County Michigan, and are described as:
Part of the East 1/2 of the Southwest 1/4 of Section 32;, Town 4 North, Range 4 East, Cohoctah Township, Livingston County, Michigan, described as follows: Commencing at the South 1/4 corner of said Section 32; thence North 88 degrees 49 minutes 47 seconds West along the centerline of Allen Road, said centerline also being the South line of said Section 32, 362.60 feet to the Southwest corner of Indian Springs lake, a subdivision as recorded in Liber 3 of Plats, page 19, Livingston County Records; thence North 88 degrees 40 minutes 05 seconds West along said centerline of Allen Road and South Section line 701.22 feet to the point of beginning of the parcel to be described; thence continuing North 88 degrees 40 minutes 05 seconds West along said centerline and South Section line, 233 feet; thence North 00 degrees 34 minutes 28 seconds East 373 feet; thence South 88 degrees 40 minutes 05 seconds East 233 feet; thence South 00 degrees 34 minutes 28 seconds West 373 feet to the point of beginning.
4772 W Allen Rd, Howell, Michigan 48855
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. FinCEN reporting will be required of all successful purchasers, absent a lawful exemption.
Dated: May 10, 2026
File No. 26-004153
Firm Name: Orlans Law Group PLLC
Firm Address: 1650 West Big Beaver Road, Troy MI 48084
Firm Phone Number: (248) 502.1400

(05-10)(05-31)

(5-10, 5-17, 5-24 & 5-31-26 FNV)

Friendly Reminder

Leroy Township Board meetings
now start at **6:00 pm instead of 7:00 pm**.
If you would like to add an item to the meeting agenda, please contact Gina L. Whitehead, Township Clerk.
517-521-3729 x 103
clerk@leroytownship-mi.gov

(5-17, 5-24 & 5-31-26 FNV)

NOTICE OF FORECLOSURE BY ADVERTISEMENT

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 7/8/2026. 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.
Names of Mortgagor(s): Clara B Malczewski and Ronald J Malczewski. Original mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Nations Lending Corporation. Date of mortgage: 8/26/2020. Mortgage recorded on 9/3/2020 as Document No. 2020R-030250. Foreclosing Assignee (if any): Lakeview Loan Servicing, LLC. Amount claimed to be due at the date hereof: $263,190.24
Mortgaged premises: Situated in Livingston County, and described as: THE FOLLOWING DESCRIBED PREMISES SITUATED IN THE TOWNSHIP OF HAMBURG, COUNTY OF LIVINGSTON AND STATE OF MICHIGAN, TO-WIT: LOT 9 OF HALF MOON LAKE ESTATES NO.1, A SUBDIVISION OF A PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST FRACTIONAL 1/4 AND THE WEST 1/2 OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 30, TOWN 1 NORTH, RANGE 5 EAST, MICHIGAN, AS RECORDED IN LIBER 12 OF PLATS, PAGES 12 AND 13, LIVINGSTON COUNTY RECORDS.
Commonly known as 10142 Mcgregor Rd, Pinckney, MI 48169.
The redemption period will be 6 months from the date of such sale, unless the property is abandoned or used for agricultural purposes. If the property is determined abandoned under MCL 600.3241a, the redemption period will be 30 days from the date of such sale, or 15 days after the statutory notice, whichever is later. If the property is determined abandoned under MCL 600.3241, the redemption period will be 1 month from the date of such sale. If the property is presumed to be used for agricultural purposes pursuant to MCL 600.3240(16), the redemption period is 1 year from the date of such sale. The redemption period may be 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.
Date of Notice: 05/17/2026.
Codilis & Moody, P.C.
15W030 North Frontage Road, Suite 100
Burr Ridge, IL 60527
(313) 536-2500.
This law firm is a debt collector. C&M File 23-26-00287

(05-17)(06-07)

(5-17, 5-24, 5-31 & 6-7-26 FNV)

TO ALL CREDITORS: The Settlor, Sally Ann Sellers, date of birth, May 14, 1928, of Sally Ann Sellers Revocable Living Trust died on April 27, 2026.
There is no personal representative of the settlor's estate to whom letters of administration have been issued. The Trustee(s) at the time of Settlor's death were Sally Ann Sellers. The successor Trustee is Harry D. Sellers.
Creditors of the decedent are notified that all claims against the Sally Ann Sellers and the Sally Ann Sellers Revocable Trust, will be forever barred unless presented to the Trustee, Harry D. Sellers or Trustee's attorney, Ivan E. Shaw at the addresses below, 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.

Ivan E. Shaw (P60731)
ARNSON VANTOL LAW, PLC
4328 3 Mile Road, N.W., Suite 200
Grand Rapids, MI 49534

Harry D. Sellers, Trustee
5291 Mulligan Dr SW
Wyoming, MI 49509

(05-17)

(5-17-26 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 CONDOMINIUM ASSOCIATION LIEN FORECLOSURE SALE

WHEREAS, default has been made in the terms and conditions of the Master Deed of Red Cedar Crossing West dated February 22, 2019, signed on February 22, 2019, and recorded on February 25, 2019, in Document 2019-R-004371, Livingston County, Michigan, Register of Deeds, and any amendments thereto, and designated as Livingston County Condominium Subdivision Plan No. 427 (the "Master Deed"). Said default under the Master Deed has resulted in the recordation of a "Notice of Lien for Nonpayment of Assessments" by Red Cedar Crossing West Condominium Association, said Notice of Lien for Nonpayment of Assessments being dated September 25, 2025, signed on September 25, 2025, and recorded on September 26, 2025, in Document No. 2025R-019259, Livingston County, Michigan, Register of Deeds (the "Lien") on which Lien there is claimed to be due, as of the date hereon, the sum of TWO THOUSAND SIX HUNDRED AND 85/100 DOLLARS ($2,600.85).

Under the power of sale contained in the Michigan Condominium Act of 1978, MCL 559.208(2), and Article V, Section 5.5 of the Condominium Bylaws, attached as Exhibit A to the said Master Deed, please take notice as follows: 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 Lien will be foreclosed by a sale of the liened 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 10:00AM, on June 17, 2026. The amount due on the Lien 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 premises. 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.

Said premises are located in the Township of Handy, County of Livingston, State of Michigan, and more particularly described as: Unit 109, Red Cedar Crossing West, According to the Master Deed recorded in Document No.2019R-004371, Livingston County Records, and any amendments thereto, and designated as Livingston County Condominium Subdivision Plan No. 427, together with rights in general common elements and limited common elements as set forth in the above described master deed and any amendments thereto, and as disclosed by Act 59 of the Public Acts of 1978, as amended.

Owner(s) of Record: Joshua Wright and Alexis Wright
Property Address: 8674 Honey River Drive, Fowlerville, Michigan 48836
Parcel ID No. 4705-22-102-109

Attention condominium co-owner: 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. The redemption period shall be six (6) months from the date of such sale pursuant to MCL 559.208(2) unless the property is determined abandoned, then, in that event, the redemption period shall be one (1) month from the date of such sale pursuant to MCL 559.208(2), after which Joshua Wright and Alexis Wright and all persons claiming through or under them shall be forever barred from all equity of redemption. Pursuant to MCL 600.3278, if the property is sold at foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, the owner, Joshua Wright and Alexis Wright, will be held responsible to the person who buys the property at the foreclosure sale or to Red Cedar Crossing West Condominium Association for damaging the property during the redemption period.

Dated: May 11, 2026
By: Red Cedar Crossing West Condominium Association, a Michigan Nonprofit Corporation
For any inquiries, please contact the attorney for the party foreclosing the Lien set forth below:
Sarina Saravi, Esq.
Hirzel Law, PLC
37085 Grand River Avenue, Suite 200
Farmington, Michigan 48335
Phone: (248) 478-1800
Hirzel Law, PLC
File No. 19611

(05-17)(06-07)

(5-17, 5-24, 5-31 & 6-7-26 FNV)

STATE OF MICHIGAN
PROBATE COURT
LIVINGSTON COUNTY

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
25-23286-DE
Miriam Cavanaugh
Court address and telephone no.
204 S Highlander Way, Howell, MI 48843
(517) 546-3750

Estate of Ronald James Cox
Date of Birth: August 25, 1955

TO ALL CREDITORS:
NOTICE TO CREDITORS: The decedent, Ronald James Cox, died December 15, 2024.
Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Shawn Cox, personal representative, or to both the probate court at 204 S Highlander Way, Howell, MI 48843 and the personal representative within 4 months after the date of publication of this notice.

Attorney:
Thav, Ryke & Langan
Daniel Relle P85557
24725 W. 12 Mile Rd STE 110
Southfield, MI 48034
(248) 945-1111

Personal Representative:
Shawn Cox
1314 Weatherstone Lane
Howell, MI 48843
(810) 923-9782

(5-17-26 FNV)

STATE OF MICHIGAN
PROBATE COURT
LIVINGSTON COUNTY

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
25-23667-DE
Hon. Miriam A. Cavanaugh
Court address and telephone no.
204 S. Highlander Way, Suite 2, Howell, MI 48843
(517) 546-3750

Estate of Thomas Eugene Bell, Jr.
Date of Birth: June 10, 1969

TO ALL CREDITORS:
NOTICE TO CREDITORS: The decedent, Thomas Eugene Bell, Jr., died April 20, 2025.
Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Christine Lenore Bell, personal representative, or to both the probate court at 204 S. Highlander Way, Suite 2, Howell, MI 48843 and the personal representative within 4 months after the date of publication of this notice.

Date: 3/25/2026

Attorney:
David Soble P49662
31800 Northwestern Hwy., Ste. 350
Farmington Hills, MI 48334
(888) 789-1715

Personal Representative:
Christine Lenore Bell
9823 Nature Valley Drive
Brighton, MI 48114

(5-17-26 FNV)

STATE OF MICHIGAN
PROBATE COURT
LIVINGSTON COUNTY

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
2023-21765-DE
Court address and telephone no.
204 S. Highlander Way #2, Howell, Michigan 48843
(517) 546-3750

Estate of Helen Anna Nowicki, Deceased
Date of Birth: December 16, 1925

TO ALL CREDITORS:
NOTICE TO CREDITORS: The decedent, Helen Anna Nowicki, died August 10, 2020.
Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Roseanna Clark, 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: May 8, 2026

Attorney:
Eric S. Glick P51243
30150 Telegraph Rd., Ste. 444
Bingham Farms, MI 48025
(248) 220-1423

Personal Representative:
Roseanna Clark
4200 Highcrest Dr.
Brighton, MI 48116
(517) 304-3970

(5-17-26 FNV)