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

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 (at the main entrance of the Judicial Center, 204 S. Highlander Way in the City of Howell, Livingston County, Michigan), starting promptly at 10:00 o'clock A.M. on Wednesday, August 26, 2026.

Default has been made in the terms and conditions of the mortgage made by Alan D. Pettit, an unmarried man and Janet M. Pettit, an unmarried woman, as original mortgagors, to 1st National Bank in Howell, as original mortgagee, dated December 15, 2004, and recorded on March 30, 2005, at the Livingston County, Michigan Register of Deeds, in Liber 4752, commencing on Page 337, which mortgage is now held by Bank of Ann Arbor, successor in interest by merger to 1st National Bank in Howell.

The amount claimed to be due on this mortgage, on the date of this notice, was $39,530.30.

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.

The description of the mortgaged premises is all that certain piece or parcel of land situated in the Township of Genoa, in the County of Livingston and State of Michigan further described as follows: Lot(s) 113, Red Oaks of Chemung No. 4, according to the recorded Plat thereof, as recorded in Liber 14 of Plats, Page(s) 41 and 42, Livingston County Records.

Commonly known as: 5662 Chippewa Dr., Howell, MI

The redemption period shall be Twelve (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 thirty (30) days from the date of such sale or when the time to provide the notice required by MCLA 600.3241a(c) expires, whichever is later or unless the redemption period is shortened in accordance with MCLA 600.3238. If the property is sold at a foreclosure sale, under MCLA 600.3278, the borrower and 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.

Attention Purchasers: This sale may be rescinded by the foreclosing mortgagee. In that event, your damages, if any, shall be limited solely to the return of the bid amount tendered at sale, plus interest.

Shaheen, Jacobs & Ross, P.C. is a debt collector attempting to collect this debt and any information obtained will be used for that purpose.

Dated: July 17, 2026
Bank of Ann Arbor Mortgagee
SHAHEEN, JACOBS & ROSS, P.C.
By: Eric J. Carmichael, Esq. Attorneys for Mortgagee
615 Griswold St., Suite 1425
Detroit, Michigan 48226-3993
(313) 963-1301

(07-26)(08-16)

(7-26, 8-2, 8-9 & 8-16-26 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 August 19, 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): Brian D. Powell, an unmarried man
Original Mortgagee: Fifth Third Mortgage – MI, LLC
Foreclosing Assignee (if any): Selene Finance, LP
Date of Mortgage: October 30, 2009
Date of Mortgage Recording: November 13, 2009
Amount claimed due on date of notice: $187,577.85

Description of the mortgaged premises: Situated in Township of Hartland, Livingston County, Michigan, and described as: Parcel 17-A: Part of the Southwest 1/4 of Section 34, Town 3 North, Range 6 East, described as follows: Commencing at the Southwest corner of said Section 34; thence due North along the West line of said Section, 820.00 feet; thence South 89 degrees 29 minutes 55 seconds East, 334.61 feet to the point of beginning of the parcel to be described; thence North 00 degrees 03 minutes 51 seconds West 1317.72 feet to the centerline of Blaine Road; thence South 86 degrees 13 minutes 11 seconds East, along said centerline 424.96 feet; thence South 03 degrees 46 minutes 49 seconds West 446.79 feet; thence North 89 degrees 29 minutes 55 seconds West 36.94 feet; thence due South 847.32 feet; thence North 89 degrees 29 minutes 55 seconds West, 356.18 feet to the point of beginning.

Including an undivided 1/20 interest as tenant-in-common in and to the following described parcel, known as the Commons Area: Part of the Southwest 1/4 of Section 34, Town 3 North, Range 6 East, described as follows: Commencing at the Southwest corner of said Section 34, thence due North, along the West line of said Section, 2,156.80 feet to the point of beginning of the parcel to be described; thence continuing due North, along said line, 375.43 feet to a point referred to as Traverse Point A; thence continued due North 17 feet, more or less, to the shoreline of Long Lake; thence Northeasterly along said shoreline, 150 feet, more or less; thence South 89 degrees 35 minutes 58 seconds East 11 feet, more or less, to Traverse Point B, said point bearing North 43 degrees 01 minutes 31 seconds East 172.95 feet from Traverse Point A; thence continuing South 89 degrees 35 minutes 58 seconds East 325.16 feet; thence South 00 degrees 13 minutes 14 seconds West 203.23 feet; thence North 89 degrees 36 minutes 42 seconds West 50.00 feet; thence South 00 degrees 02 minutes 14 seconds West 130.24 feet; thence North 89 degrees 36 minutes 42 seconds West 245.01 feet; thence South 00 degrees 03 minutes 14 seconds West 177.88 feet to the centerline of Blaine Road; thence North 86 degrees 13 minutes 11 seconds West along said centerline, 148.01 feet to the point of beginning.

Common street address (if any): 11082 Blaine Rd, Brighton, MI 48114-9648

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: July 19, 2026
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1598636
(07-19)(08-09)

(7-19, 7-26, 8-2 & 8-9-26 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, August 26, 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 certain mortgage made by Justin Hyatt-O`Shea and Tia Hyatt-O`Shea husband and wife to Mortgage Electronic Registration Systems, Inc., as Mortgagee, as Nominee for MB Financial Bank, N.A., its successors, and assigns, Mortgagee, dated November 2, 2017, and recorded on November 9, 2017, as Document Number: 2017R-033070, Livingston County Records, said mortgage was assigned to Fifth Third Bank, National Association, Successor by Merger to MB Financial, N.A. by an Assignment of Mortgage dated March 12, 2018 and recorded March 12, 2018 by Document Number: 2018R-006137, on which mortgage there is claimed to be due at the date hereof the sum of One Hundred Eleven Thousand Sixty-One and 15/100 ($111,061.15) including interest at the rate of 6.37500% per annum. *

Said premises are situated in the Township of HAMBURG, Livingston County, Michigan, and are described as: Lots 340, 341, & 342 of Hiawatha Beach, according to the recorded plat thereof, as recorded in Liber 2 of Plats, page 82, Livingston county Records

Commonly known as: 6505 Woodland Rd, Whitmore Lake, MI 48189

If the property is eventually sold at foreclosure sale, the redemption period will be 6.00 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.

* Modified by a loan modification dated May 22, 2023 and recorded June 01, 2023 in Document No: 2023R-009958, Livingston County Records.

Dated: July 19, 2026

Randall S. Miller & Associates, P.C.
Attorneys for Fifth Third Bank, National Association, Successor by Merger to MB Financial, N.A.
43252 Woodward Avenue, Suite 180,
Bloomfield Hills, MI 48302,
(248) 335-9200
Hours: 9:00 a.m. - 5:00 p.m.
Case No. 26MI00203-2

(07-19)(08-09)

(7-19, 7-26, 8-2 & 8-9-26 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 September 2, 2026. The amount due on the mortgage may be greater on the day of sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information:
Name(s) of the mortgagor(s): Robert F. Cox, a single man
Original Mortgagee: Bank of America, N.A.
Foreclosing Assignee (if any): None
Date of Mortgage: June 20, 2003
Date of Mortgage Recording: July 15, 2003
Amount claimed due on date of notice: $55,174.33
Description of the mortgaged premises: Situated in Township of Tyrone, Livingston County, Michigan, and described as: Lot 48 of Forest Hills No. 4, according to the plat thereof recorded in Liber 16 of Plats, Pages 21, 22 and 23, Livingston County Records.
Common street address (if any): 9475 Longmeadow St, Fenton, MI 48430-8721
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: August 2, 2026
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1599770
(08-02)(08-23)

(8-2, 8-9, 8-16 & 8-23-26 FNV)

Iosco Township Notice of Zoning Board of Appeals Meeting August 26th, 2026, 7:00 P.M. Iosco Township Hall 2050 Bradley Rd., Webberville, MI 48892

The Iosco Township Zoning Board of Appeals will be holding a meeting at 7:00 P.M. on Wednesday August 26th, 2026, to review a petition for a zoning variance for the following:

A petition has been filed by Lowell Rose, 6115 Deacon Hill, Howell, MI 48843, Property ID # 4709-13-200-020, for a variance of the Iosco Township Zoning Ordinance at the property referenced above that would allow for a reduction in the side yard setback from the required 20 feet to 16 feet for the construction of an accessory structure.

The Public has the right to appear before the Zoning Board to express their views and opinions on the request. Written comments should be sent to the Township at the mailing address above, Attention: Harold Browning, ZBA Chair.

Julie Dailey
Iosco Township Clerk
(8-9-26 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 August 19, 2026. The amount due on the mortgage may be greater on the day of the sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information.
Name(s) of the mortgagor(s): Dana Hansen, A Single Woman
Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Highlands Residential Mortgage, LTD., its successors and assigns
Foreclosing Assignee: Onity Mortgage Corporation F/K/A PHH Mortgage Corporation
Date of Mortgage: September 8, 2020
Date of Mortgage Recording: September 9, 2020
Amount claimed due on mortgage on the date of notice: $177,781.32
Description of the mortgaged premises: Situated in the Village of Fowlerville, Livingston County, Michigan, and are described as: Lot 11 and 12, Addison Heights Subdivision, as recorded in Liber 7 of Plats, page(s) 36, Livingston County Records. Commonly Known as: 130 Addison Dr., Fowlerville, MI 48836
The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a, in which case the redemption period shall be 30 days from the date of such sale, or upon the expiration of the notice required by MCL 600.3241a(c), whichever is later; or unless MCL 600.3240(16) applies.
If the property is sold at foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, under MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.
Attention Purchaser: This sale may be rescinded by the foreclosing mortgagee for any reason. In that event, your damages, if any, shall be limited solely to the return of the bid amount tendered at sale, plus interest, and the purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's attorney.
Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice. This notice is from a debt collector.
Date of notice: 07/19/2026
Potestivo & Associates, P.C.
251 Diversion Street,
Rochester, MI 48307
248-853-4400
322639
(07-19)(08-09)

(7-19, 7-26, 8-2 & 8-9-26 FNV)

**STATE OF MICHIGAN
PROBATE COURT
LIVINGSTON COUNTY**

**NOTICE TO CREDITORS
Decedent's Estate**

CASE NO. and JUDGE
26-24253-DE
Court address and telephone no.
204 S Highlander Way #2, Howell, MI 48843
(517) 546-3750

Estate of Vaughn P. Bennett
Date of Birth: 9/27/1950

TO ALL CREDITORS:
NOTICE TO CREDITORS: The decedent, Vaughn P. Bennett, died 11/11/2025.
Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Teresa Jones, personal representative, or to both the probate court at 204 S Highlander Way #2, Howell, MI 48843 and the personal representative within 4 months after the date of publication of this notice.

Date: August 4, 2026

Attorney:
David M. Radner P38509
31313 Northwestern Hwy., #224
Farmington Hills, MI 48334
248-932-9300

Personal Representative:
Teresa Jones
166 Fellspoint Rd.
Mooresville, NC 28115
810-287-9019

(8-9-26 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 SEPTEMBER 2, 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 Ferras Twal, to Mortgage Electronic Registration Systems, Inc., as nominee for Caliber Home Loans, Inc., its successors and assigns, Mortgagee, dated June 29, 2021 and recorded July 16, 2021 in Instrument Number 2021R-030391 and Loan Modification Agreement recorded on July 24, 2025, in Instrument Number 2025R-014337, Livingston County Records, Michigan, and Affidavit Affecting Realty recorded July 20, 2026 in Instrument Number 2026R-015714 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 Three Hundred Forty Thousand One Hundred Forty-Three and 90/100 Dollars ($340,143.90).
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 SEPTEMBER 2, 2026.
Said premises are located in the Township of Hartland, Livingston County Michigan, and are described as:
Unit 70, HERITAGE MEADOWS OF HARTLAND CONDOMINIUM, according to the Master Deed recorded in Liber 2430, pages 409 through 476, inclusive, and any amendments thereto, Livingston County Records and designated as Livingston County Condominium Subdivision Plan No. 150, together with rights in general common elements and limited common elements as set forth in the above described Master Deed and as described in Act 59 of the Public Acts of 1978, as amended.
11263 Matthew Ln, Hartland, Michigan 48353
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: August 2, 2026
File No. 26-004986
Firm Name: Orlans Law Group PLLC
Firm Address: 1650 West Big Beaver Road, Troy MI 48084
Firm Phone Number: (248) 502.1400

(08-02)(08-23)

(8-2, 8-9, 8-16 & 8-23-26 FNV)

NOTICE OF FORECLOSURE SALE

Default having been made in the terms and conditions of a certain mortgage made by ZAMZAM HAMBURG LLC, a Michigan limited liability company ("Mortgagor"), 7560 River Road, Flushing, Michigan 48433, to BANK HAPOALIM B.M., 1120 Avenue of the Americas, New York, NY 10036, dated May 19, 2025, and recorded in the office of the Register of Deeds, for the County of Livingston, and State of Michigan, on June 16, 2025, as Instrument No. 2025R-011445 (the "Mortgage"), on which there is claimed to be due, at the date of this notice, the amount of $51,773,217.92.
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 Livingston County Courthouse (place of holding the circuit court) in Livingston County, starting promptly at 10:00 a.m. on Wednesday, August 12, 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.
The premises are described as follows (collectively, the "Premises"): Land in the Township of Hamburg, Livingston County, State of Michigan, described as follows (the "Real Estate"): Parcel I: Part of the Northwest 1/4 of Section 25, Town 1 North, Range 5 East, being described as follows: Commencing at the North 1/4 corner of said Section 25; thence along the North line of Section 25 and centerline of M-36 Highway, South 86 degrees 58 minutes 00 seconds West, 1223.99 feet; thence South 03 degrees 55 minutes 00 seconds East, 333.44 feet for point of beginning; thence North 86 degrees 58 minutes 00 seconds East, 244.00 feet; thence South 03 degrees 55 minutes 00 seconds East, 142.30 feet; thence North 86 degrees 58 minutes 00 seconds East, 202.81 feet; thence South 03 degrees 55 minutes 00 seconds East, 397.43 feet; thence South 86 degrees 58 minutes 00 seconds West, 457.81 feet; thence North 03 degrees 55 minutes 00 seconds West, 211.00 feet; thence South 86 degrees 58 minutes 00 seconds West, 200.00 feet; thence North 03 degrees 55 minutes 00 seconds West along the East line of a 33 foot wide private easement for ingress and egress as recorded in Liber 773, Pages 496 and 497, Livingston County, Michigan, 328.73 feet; thence North 86 degrees 58 minutes 00 seconds East, 211.00 feet to the point of beginning.
Parcel II: Also, together with the use of a 33 foot wide private easement for ingress and egress as recorded in Liber 773, Page 496 and 497, Livingston County Records.
Parcel III: Also including the use of a 20 foot wide private driveway easement being described as follows: Part of the Northwest 1/4 of Section 25, Town 1 North, Range 5 East, described as follows: Commencing at the North 1/4 corner of said Section 25; thence along the North line of Section 25 and centerline of M-36 highway, North 89 degrees 52 minutes 00 seconds West, a distance of 980.10 feet to the point of beginning of the 20 foot wide private driveway easement to be described; thence South 00 degrees 45 minutes 00 seconds East, a distance of 333.44 feet; thence North 89 degrees 52 minutes 00 seconds West a distance of 20.00 feet; thence North 00 degrees 45 minutes 00 seconds West, a distance of 333.44 feet; thence along the North line of Section 25 and centerline of M-36 highway, South 89 degrees 52 minutes 00 seconds East, a distance of 20.00 feet to the point of beginning.
Parcel IV: Also including the use of the 66 foot strip for purposes of ingress and egress as described in Liber 418, Pages 73 and 74, Livingston County Records.
Parcel V: Nonexclusive ingress/egress easement in the Private Road Maintenance Agreement, as recorded in Instrument No. 2022R-008309, Livingston County Records.
Commonly known as: 7300 Village Center Drive, Whitmore Lake, Michigan 48189.
TOGETHER WITH all improvements of every nature whatsoever situated on or affixed to the Real Estate, and all fixtures and personal property of every nature whatsoever owned by Mortgagee and on, or used in connection with the Real Estate or the improvements thereon, or in connection with any construction thereon, including all extensions, additions, improvements, betterments, renewals, substitutions and replacements to any of the forgoing and all of the right title and interest of Mortgagee in and to any such personal property or fixtures together with the benefit of any deposits or payments made on such personal property or fixtures by Mortgagee or on its behalf (collectively, "Improvements"); TOGETHER WITH all easements, rights of way, gores of real estate, streets, ways, alleys, passages, sewer rights, waters, water courses, water rights and powers, and all estates, rights, titles, interests, privileges, liberties, tenements, hereditaments and appurtenances whatsoever in any way belonging, relating or appertaining the Real Estate and the reversions, remainders, rents, issues and profits thereof, and all the estate, right, title, interest, property, possession, claim and demand whatsoever, at law as well as in equity, of Mortgagee of, in and to the same; TOGETHER WITH all rents, revenues, issues, profits, proceeds, income, royalties, "accounts," including "health-care-insurance receivables," escrows, letter-of-credit rights (each as defined in the Code hereinafter defined), security deposits, impounds, reserves, tax refunds and other rights to monies from the Premises and/or the businesses and operations conducted by Mortgagee thereon (collectively "Rents"), to be applied against the Indebtedness (as defined in the Mortgage); TOGETHER WITH all interest of Mortgagee in all leases, subleases, licenses, tenancies and other use agreements on all or any portion of the Premises whether written or oral and as further defined in Section 9 of the Mortgage ("Leases"), together with all security therefor and all monies payable thereunder; TOGETHER WITH all fixtures and articles of personal property owned by Mortgagee and forming a part of or used in connection with the Real Estate or the Improvements, including, but without limitation, any and all air conditioners, antennae, appliances, apparatus, awnings, basins, bathtubs, bidets, boilers, bookcases, cabinets, carpets, coolers, curtains dehumidifiers, disposals, doors, drapes, dryers, ducts, dynamos, elevators, engines, equipment, escalators, exercise equipment, fans, fittings, floor coverings, furnaces, furnishings, furniture, hardware, heaters, humidifiers, incinerators, lighting, machinery, motors, ovens, pipes, plumbing, pumps, radiators, ranges, recreational facilities, refrigerators, screens, security systems, shades, shelving, sinks, sprinklers, stokers, stoves, toilets, ventilators, wall coverings, washers, windows, window coverings, wiring, and all renewals or replacements thereof or articles in substitution therefor, whether or not the same are or shall be attached to the Real Estate or the Improvements in any manner; and TOGETHER WITH all of Mortgagee's interests in "general intangibles" including "payment intangibles" and "software" (each as defined in the Code) related to the Premises, including, without limitation, all of Mortgagee's right, title and interest in and to: (i) all agreements, licenses, permits and contracts to which Mortgagee is or may become a party and which relate to the Premises; (ii) all obligations and indebtedness owed to Mortgagee thereunder; (iii) all intellectual property related to the Premises; and (iv) all choses in action and causes of action relating to the Premises; TOGETHER WITH all of Mortgagee's accounts as relate to the Premises, including, without limitation, all of the following: (i) accounts, contract rights, health-care-insurance receivables, book debts, note, drafts, and other obligations or indebtedness owing to the Mortgagee arising from the sale, lease or exchange of goods or other premises and/or the performance of services; (ii) the Mortgagee's rights in, to and under all purchase orders for goods, services or other premises; (iii) the Mortgagee's rights to any goods, services or other premises represented by any of the foregoing; (iv) monies due and to become due to the Mortgagee under all contracts for the sale, lease or exchange of goods or other premises and/or the performance of services including the right to payment of any interest or finance charges in respect thereto (whether or not yet earned by performance on the part of the Mortgagee); (v) "securities," "investment property," "financial assets," and "securities entitlements" (each as defined in the Code), and (vi) proceeds of any of the foregoing and all collateral security and guaranties of any kind given by any person or entity with respect to any of the foregoing; and all warranties, guarantees, permits and licenses in favor of Mortgagee with respect to the Premises; TOGETHER WITH all proceeds of the foregoing, including, without limitation, all judgments, awards of damages and settlements made resulting from condemnation proceeds or the taking of the Premises or any portion thereof under the power of eminent domain, any proceeds of any policies of insurance, maintained with respect to the Premises or proceeds of any sale, option or contract to sell the Premises or any portion thereof. To the extent any of the foregoing Premises constitutes personal property or fixtures, such personal property and fixtures shall be sold together with the real estate in one foreclosure sale described above in accordance with MCL 440.9604(1)(b) and 440.9604(2)(b) respectively.
Attention Property 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 mortgage at the telephone number stated in this notice. If the property described in this Notice is sold at the foreclosure sale referred to above, 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 as provided by MCL 600.3278 or otherwise by law. The redemption period shall be six (6) months from the date of the sale unless the property is determined to be abandoned in accordance with MCL 600.3241a.
BODMAN PLC
Dated: July 12, 2026
By: Matthew R. Smith (P79278)
Attorney for Bank Hapoalim B.M.
99 Monroe Avenue, Suite 300
Grand Rapids, Michigan 49503-2639
(616) 205-1874
msmith@bodmanlaw.com

(07-12)(08-09)

(7-12, 7-19, 7-26, 8-2 & 8-9-26 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 AUGUST 26, 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 Michael Kiker, to Mortgage Electronic Registration Systems, Inc., as nominee for Fairway Independent Mortgage Corporation, Mortgagee, dated November 21, 2023 and recorded November 27, 2023 in Instrument Number 2023R-021602 Livingston County Records, Michigan, and Affidavit Affecting Realty recorded July 20, 2026 in Instrument Number 2026R-015712 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 Two Hundred Ninety-Eight Thousand Six Hundred Seventy-Four and 71/100 Dollars ($298,674.71).
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 AUGUST 26, 2026.
Said premises are located in the Township of Fowlerville, Livingston County Michigan, and are described as:
PARCEL 1: Part of the Southwest 1/4 of Section 3, Town 4 North, Range 3 East, Conway Township, Livingston County, Michigan, described as: Commencing at the South 1/4 corner of Section 3, Town 4 North, Range 3 East, thence North 89 degrees 40' 38" West 480.26 feet along the South line of said Section and the centerline of Horn Road for a place of beginning; thence continuing North 89 degrees 40' 38" West 179.18 feet; thence North 01 degrees 45' 41" West 668.32 feet along the West line of the East 1/2 of the East 1/2 of the Southwest 1/4 of said Section; thence South 89 degrees 42' 57" East 181.42 feet; thence South 01 degrees 34' 09" East 666.37 feet (previously recorded as 668.37 feet) to the place of beginning.
8523 Horn Road, Fowlerville, Michigan 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. FinCEN reporting will be required of all successful purchasers, absent a lawful exemption.
Dated: July 26, 2026
File No. 26-006597
Firm Name: Orlans Law Group PLLC
Firm Address: 1650 West Big Beaver Road, Troy MI 48084
Firm Phone Number: (248) 502.1400

(07-26)(08-16)

(7-26, 8-2, 8-9 & 8-16-26 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

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 September 02, 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): Jason Gjura, a single man, and Perparim Gjura, a married man
Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for lender and lender`s successors and assigns
Date of mortgage: December 16, 2022
Recorded on December 19, 2022, in Document No. 2022R-031723,
Foreclosing Assignee (if any): Lakeview Loan Servicing, LLC
Amount claimed to be due at the date hereof: Seven Hundred Three Thousand Six Hundred Fifty-Four and 57/100 Dollars ($703,654.57)
Mortgaged premises: Situated in Livingston County, and described as: Part of the Southwest 1/4 of Section 33, Town 3 North, Range 5 East, Township of Oceola, Livingston County, Michigan, described as follows: Commencing at the Southwest corner of said Section 33; thence along the West line of said Section and centerline of Latson Road North 00 degrees 22 minutes 29 seconds West, 404.45 feet to the point of beginning of the Parcel to be described; thence continuing along said West line and centerline North 00 degrees 22 minutes 26 seconds West, 271.18 feet; thence North 89 degrees 46 minutes 43 seconds East, 393.21 feet; thence South 68 degrees 16 minutes 53 seconds East, 51.13 feet; thence South 89 degrees 27 minutes 03 seconds East, 341.09 feet; thence South 00 degrees 22 minutes 29 seconds East 384.57 feet; thence North 89 degrees 19 minutes 34 seconds West, 291.20 feet; thence North 03 degrees 12 minutes 21 seconds East, 66.00 feet; thence North 82 degrees 32 minutes 58 seconds West, 499.27 feet to the point of beginning.
Commonly known as 100 N Latson Rd, Howell, MI 48843
The redemption period will be 6 month from the date of such sale, unless abandoned under MCL 600.3241a, in which case the redemption period will be 30 days from the date of such sale, or 15 days from the MCL 600.3241a(b) notice, whichever is later; or unless extinguished pursuant to MCL 600.3238. If the above referenced property is sold at a foreclosure sale under Chapter 32 of Act 236 of 1961, under MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period. 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.

Lakeview Loan Servicing, LLC Mortgagee/Assignee
Schneiderman & Sherman P.C.
23938 Research Dr, Suite 300
Farmington Hills, MI 48335
248.539.7400

1600325
(08-02)(08-23)

(8-2, 8-9, 8-16 & 8-23-26 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 August 26, 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): Eugen A. Jude, a married man and Joan E. Stroud, a single woman, as joint tenants
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 23, 2018
Date of Mortgage Recording: October 25, 2018
Amount claimed due on date of notice: $245,645.51
Description of the mortgaged premises: Situated in Township of Hamburg, Livingston County, Michigan, and described as: Part of the Northeast 1/4 of Section 12, Town 1 North, Range 5 East, Hamburg Township, Livingston County, State of Michigan, more particularly described as: Commencing at the North 1/4 corner of Section 12; thence South 01 degrees 58 minutes 29 seconds East, 1323.36 feet, to the Northwest corner of the Southwest 1/4 of the Northeast 1/4 of Section 12; thence North 89 degrees 51 minutes 54 seconds East (previously recorded as East), 207.07 feet (recorded as 217.00 feet); thence South 06 degrees 45 minutes 00 seconds West 200.00 feet: thence South 17 degrees 36 minutes 00 seconds West, 100.00 feet; thence South 10 degrees 11 minutes 00 seconds West, 91.00 feet, to the point of beginning of the parcel to be described; thence South 89 degrees 02 minutes 54 seconds East 172.93 feet; thence South 01 degrees 26 minutes 20 seconds East, 235.03 feet: thence in Welle Road (66 foot wide Right of Way) on the following two (2) courses: 1) North 89 degrees 12 minutes 00 seconds West, 221.00 feet; thence North 10 degrees 11 minutes 00 seconds East, 238.50 feet, to the point of beginning.
Common street address (if any): 7353 Welle Rd, Brighton, MI 48116-8811
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: July 26, 2026
Trott Law, P.C.
31440 Northwestern Hwy, Suite 145
Farmington Hills, MI 48334
(248) 642-2515

1599329
(07-26)(08-16)

(7-26, 8-2, 8-9 & 8-16-26 FNV)

NOTICE OF MORTGAGE FORECLOSURE 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, Michigan starting promptly at 10:00 a.m. on September 2, 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 (the "Mortgage") made by Matthew Allen Crawford aka Matthew Crawford and Rachel Crawford, husband and wife, joint tenants of 3546 Habitat Trl., Pinckney, MI 48169 (Borrower), Destruction Depot, LLC, a Michigan limited liability company (Borrower) as Mortgagor, to Metro Community Development, Inc., a Michigan Nonprofit Corporation, dated April 6, 2023, and recorded on April 26, 2023, in Instrument No. 2023R-007586, Livingston County Records, Livingston County, Michigan.
The balance owing on the Mortgage is $635,517.54 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. The Mortgagee will apply the sale proceeds to the debt secured by the Mortgage as stated above, plus interest on the amount due at the rate of 9.00% per annum; all legal costs and expenses, including attorney's fees allowed by law; and also any amount paid by the Mortgagee to protect its interest in the property.
The property to be sold at foreclosure is all of that real estate situated in the Township of Hamburg, County of Livingston, State of Michigan described more fully as: Unit 23, Hidden Valley Estates, a condominium, (formerly known as Robin Egg Estates) according to the Master Deed recorded in Liber 2055, Pages 355 through 413, Livingston County Records, and amended in Liber 2464, Page 262, and amended by First Amendment to Master Deed recorded in Liber 2483, Pages 311, 312, and 313, Livingston County Records, designated as Livingston County Condominium Subdivision Plan No. 89, together with rights in general common elements and limited common elements as set forth in the Master Deed and as described in Act 59 of the Public Acts of 1978, as amended.
Tax ID Number: 4715-29-205-023
Commonly known as: 3546 Habitat Trl., Pinckney, MI 48169
The redemption period shall be six (6) months from the date of sale pursuant to MCLA 600.3240(8). 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.
Dated: July 8, 2026
METRO COMMUNITY DEVELOPMENT, INC.
Mortgagee
Plunkett Cooney
Lisa A. Hall
Attorney for Mortgagee
333 Bridge Street NW, Suite 530
Grand Rapids, Michigan 49504
(616) 752-4615

(07-26)(08-23)

(7-26, 8-2, 8-9, 8-16 & 8-23-26 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 September 02, 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): Charles Cole, 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: October 18, 2021
Recorded on October 22, 2021, in Document No. 2021R-042981,
Foreclosing Assignee (if any): Rocket Mortgage, LLC
Amount claimed to be due at the date hereof: One Hundred Fifty-Four Thousand Five Hundred Forty-Five and 57/100 Dollars ($154,545.57)
Mortgaged premises: Situated in Livingston County, and described as: LOT 24 DUNHAM LAKE ESTATES, ACCORDING TO THE RECORDED PLAT THEREOF AS RECORDED IN LIBER 11, PAGES 22 AND 23 OF PLATS, LIVINGSTON COUNTY RECORDS.
Commonly known as 3072 N Tipsico Lake Rd, Hartland, MI 48353
The redemption period will be 6 month from the date of such sale, unless abandoned under MCL 600.3241a, in which case the redemption period will be 30 days from the date of such sale, or 15 days from the MCL 600.3241a(b) notice, whichever is later; or unless extinguished pursuant to MCL 600.3238. If the above referenced property is sold at a foreclosure sale under Chapter 32 of Act 236 of 1961, under MCL 600.3278, the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.
Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

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

1600232
(08-02)(08-23)

(8-2, 8-9, 8-16 & 8-23-26 FNV)

STATE OF MICHIGAN PROBATE COURT LIVINGSTON COUNTY

NOTICE TO CREDITORS
Decedent's Estate

CASE NO. and JUDGE
2026-024168-DE
Judge Miriam A. Cavanaugh
Court address and telephone no.
204 S Highlander Way # 2, Howell, MI 48843
(517) 546-3750

Estate of Stanley R. Steinke, Sr., a/k/a/ Stanley Russell Steinke
Date of Birth: January 12, 1933

TO ALL CREDITORS:
NOTICE TO CREDITORS: The decedent, Stanley R. Steinke, Sr., a/k/a/ Stanley Russell Steinke, died November 10, 2025.
Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Donald S. Steinke, personal representative, or to both the probate court at 204 S Highlander Way #2, Howell, MI 48843 and the personal representative within 4 months after the date of publication of this notice.

Date: August 4, 2026

Attorney:
Jennifer K. Johnson P55560
Couzens, Lansky, Fealk, Ellis, Roeder, & Lazar, P.C.
39395 West Twelve Mile Road, Suite 200
Farmington Hills, MI 48331
(248) 489-8600

Personal Representative:
Donald S. Steinke
c/o Jennifer K. Johnson
39395 West Twelve Mile Road, Suite 200
Farmington Hills, MI 48331
(248) 489-8600

(8-9-26 FNV)

MORTGAGE FORECLOSURE NOTICE

DEFAULT having been made in the terms and conditions of a certain mortgage made by Carlyle S. Cafini, II, a single man, whose mailing address is 6481 Marcy Street, Brighton, MI 48116 to Orsa Credit Union f/k/a Community Financial Credit Union, whose address is 500 S. Harvey, P.O. Box 5050, Plymouth, MI 48170, on April 4, 2019 and recorded on April 17, 2019, at Document No. 2019R-009212, Livingston County Records, on which mortgage there is claimed to be due at the date of this notice the sum of FIVE THOUSAND FOUR HUNDRED EIGHTY-FIVE AND 39/100 DOLLARS ($5,485.39), plus interest, at a rate of 5.740% per annum, together with any additional sum or sums which may be paid by the undersigned as provided for in said mortgage, and no suit or proceedings at law or in equity having been instituted to recover the debt secured by said mortgage, or any part thereof.
NOW, THEREFORE, by virtue of the power of sale contained in said mortgage, and pursuant to the statute of the State of Michigan in such case made and provided, notice is hereby given that the undersigned will sell at public auction to the highest bidder, the premises described in said mortgage or so much thereof as may be necessary to pay the amount due on said mortgage, including all legal costs, charges and expenses, including the attorney fees allowed by law, and also any sum or sums which may be paid by the undersigned, necessary to protect its interest in the premises.
Which said premises are described as follows: Property situated in the Township of Brighton, County of Livingston, State of Michigan, more particularly described as follows: Lot 80, WILLMOR SUBDIVISION NO. 1, as recorded in Liber 8, Page 46 of Plats, Livingston County Records. Commonly known as: 6481 Marcy Street, Brighton, MI 48116 Tax ID No. 16-05-103-081
The redemption period shall be six (6) months from the date of such sale unless the property is determined abandoned in accordance with 1948 CL 600.3241a, in which case the redemption period shall be thirty (30) days from the date of such sale. 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.
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, September 16, 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.
Dated: August 9, 2026
Mortgagee Orsa Credit Union f/k/a Community Financial Credit Union
500 S. Harvey, P.O. Box 5050
Plymouth, MI 48170
Pamela S. Ritter (P47886)
Attorney for Mortgagee Orsa Credit Union
Strobl Stark PLLC
33 Bloomfield Hills Pkwy., Ste. 125
Bloomfield Hills, MI 48304
(248) 540-2300

(08-09)(08-30)

(8-9, 8-16, 8-23 & 8-30-26 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, September 9, 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 certain mortgage made by Danae Ann Moore, a single woman to Mortgage Electronic Registration Systems, Inc. as Mortgagee, as Nominee for Rocket Mortgage, LLC , its successors, and assigns, Mortgagee, dated June 6, 2023, and recorded on June 23, 2023, as Document Number: 2023R-011575, Livingston County Records, said mortgage was assigned to Carrington Mortgage Services, LLC by an Assignment of Mortgage dated November 13, 2025 and recorded November 19, 2025 by Document Number: 2025R-023451, on which mortgage there is claimed to be due at the date hereof the sum of Three Hundred Twenty-Seven Thousand Six Hundred Eighty-Eight and 70/100 ($327,688.70) including interest at the rate of 6.62500% per annum.
Said premises are situated in the Township of Handy, Livingston County, Michigan, and are described as: Unit No. 38, Red Cedar Crossing West according to the Master Deed recorded in Instrument No. 2019R-004371, as amended, and designated as Livingston County Condominium Subdivision Plan No. 427, together with rights in the general common elements and the limited common elements as shown on the Master Deed and as described in Act 59 of the Public Acts of 1978, as amended.
Commonly known as: 2817 JORDAN RIVER DR, FOWLERVILLE, MI 48836
If the property is eventually sold at foreclosure sale, the redemption period will be 6.00 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: August 9, 2026
Randall S. Miller & Associates, P.C.
Attorneys for Carrington Mortgage Services, LLC
43252 Woodward Avenue, Suite 180,
Bloomfield Hills, MI 48302,
(248) 335-9200
Hours: 9:00 a.m. - 5:00 p.m.
Case No. 25MI00820-4

(08-09)(08-30)

(8-9, 8-16, 8-23 & 8-30-26 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

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 SEPTEMBER 16, 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 Norbert Kaczor and Janet L. Kaczor and Tracey L. Parchman, to Mortgage Electronic Registration Systems, Inc., as nominee for Summit Funding, Inc, its successors and assigns, Mortgagee, dated November 25, 2020 and recorded December 1, 2020 in Instrument Number 2020R-044013 Livingston County Records, Michigan. Said mortgage is now held by PNC Bank, National Association, by assignment. There is claimed to be due at the date hereof the sum of One Hundred Ten Thousand Six Hundred Fifty-Six and 67/100 Dollars ($110,656.67).

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 SEPTEMBER 16, 2026.

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

A PART OF THE SOUTHEAST 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 3 EAST, IOSCO TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 34, THENCE SOUTH 0°29'16" EAST, ALONG THE EAST SECTION LINE OF SAID SECTION 34, 972.49 FEET TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE CONTINUING SOUTH 0°29'16" EAST ALONG SAID SECTION LINE 313.61 FEET: THENCE NORTH 89°50'25" WEST 1399.93 FEET TO THE CENTERLINE OF BULL RUN ROAD, THENCE NORTH 3°06'05" EAST, ALONG SAID CENTERLINE, 314.00 FEET; THENCE SOUTH 89°50'25" EAST 1380.27 FEET TO THE POINT OF BEGINNING.

5705 Bull Run Road, Gregory, Michigan 48137

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. FinCEN reporting will be required of all successful purchasers, absent a lawful exemption.

Dated: August 9, 2026
File No. 26-007407
Firm Name: Orlans Law Group PLLC
Firm Address: 1650 West Big Beaver Road, Troy MI 48084
Firm Phone Number: (248) 502.1400

(08-09)(08-30)

(8-9, 8-16, 8-23 & 8-30-26 FNV)