

Classified Ads

Legals, cont.

CLEVELAND COUNTY BEFORE THE CLERK 11 SP 535 IN THE MATTER OF THE FORECLOSURE OF THE DEED OF TRUST OF CRESTVIEW VENTURE, INC., Mortgagee to ANDREW NEISLER, JR., Trustee; NOTICE OF FORECLOSURE SALE WESLEY L. DEATON, Substitute Trustee, BOOK 1622, PAGE 902 FIRST NATIONAL BANK, Mortgagee. Dated May 19, 2009, recorded in Book 1576, at Page 1978 Securing the original amount of \$179,400.00 Under and by virtue of the power of sale contained in that certain Deed of Trust executed by Crestview Venture, Inc., described above, in the Cleveland County Public Registry; default having been made in the payment of the indebtedness thereby secured and the said Deed of Trust being by the terms thereof subject to foreclosure; and the holder of the indebtedness thereby secured having demanded a foreclosure thereof for the purpose of satisfying said indebtedness; and under and by virtue of an order entered in the within entitled and numbered action by the Clerk of Superior Court of Cleveland County, North Carolina on the 8th day of November, 2011, the undersigned Trustee will offer for sale at public auction to the highest bidder for cash at the Court-house door in Shelby, North Carolina at 12:00 p.m. on Thursday the 8th day of December, 2011, the land conveyed in said Deed of Trust, the same lying and being in Cleveland County, North Carolina, and being more particularly described as follows: SEE EXHIBIT "A"

THIS PROPERTY HAS THE ADDRESS OF: Parcel No.: 59471, 42.44 Acres on Webb Road, Shelby NC 28152 This sale is made subject to all outstanding and unpaid Cleveland County and any city or town ad valorem property taxes as well as any and all other prior liens, defects and encumbrances involving said property, as well as a Clerk's fee of \$45 per \$100 on the purchase price. Notice is further hereby given that the successful bidder will be required to make a cash deposit not to exceed the greater of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00). Notice is further hereby given that the sale will be conducted pursuant to and subject to all of the provisions of Chapter 45, as amended, of the General Statutes of North Carolina. Notice is given that an order for possession of the property may be issued pursuant to N.C.G.S. §45-21.29 in favor of the purchaser and against the party or parties in possession by the Clerk of Superior Court of the County in which the property is sold. Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may, after receiving notice of sale, terminate the rental agreement upon 10 days' written notice to the landlord. Upon termination of any such rental agreement, the tenant is liable for rent due under the rental agreement to the effective date of the termination. This the 8th day of November, 2011. By: /s/ Wesley L. Deaton Wesley L. Deaton, Substitute Trustee P.O. Box 2459 Denver, NC 28037 (704) 489-2491 EXHIBIT "A"

BEGINNING at an iron pin, with said pin being the Northwest corner of the Bobby White property (DB 1124/2139 & 16-D/39); thence running with the Selma Hamrick property the following four (4) calls: (1) North 28-53-43 East 735.20 feet, (2) North 01-23-43 East 232.20 feet, (3) North 36-53-43 East 347.20 feet, (4) North 19-53-43 East 256.59 feet to an unmarked point in the right of way for Webb Road; thence running a new line through the Turner property and with said right of way the following thirty seven (37) calls: (1) South 54-17-24 East 48.62 feet, (2) South 55-03-21 East 48.80 feet, (3) South 54-51-12 East 48.38 feet, (4) South 53-41-36 East 48.72 feet, (5) South 54-10-17 East 48.33 feet, (6) South 53-19-56 East 46.83 feet, (7) South 50-09-48 East 48.99 feet, (8) South 48-32-56 East 49.83 feet, (9) South 46-52-43 East 48.65 feet, (10) South 45-27-12 East 49.98 feet, (11) South 44-29-55 East 96.83 feet, (12) South 44-16-16 East 95.47 feet, (13) South 44-19-25 East 96.76 feet, (14) South 44-53-28 East 95.88 feet, (15) South 44-43-22 East 96.04 feet, (16) South 43-57-31 East 95.97 feet, (17) South 44-05-36 East 52.14 feet, (18) South 46-43-12 East 61.68 feet, (19) South 47-55-49 East 44.51 feet, (20) South 49-20-30 East 49.63 feet, (21) South 53-50-22 East 51.62 feet, (22) South 55-56-06 East 51.21 feet, (23) South 56-08-26 East 49.05 feet, (24) South 58-12-11 East 52.22 feet, (25) South 59-27-58 East 75.74 feet, (26) South 62-32-16 East 96.81 feet, (27) South 61-33-14 East 105.74 feet, (28) South 61-08-19 East 101.26 feet, (29) South 61-26-44 East 101.35 feet, (30) South 60-56-08 East 101.43 feet, (31) South 57-42-55 East 76.74 feet, (32) South 50-21-59 East 100.57

feet, (33) South 36-47-03 East 51.45 feet, (34) South 22-22-51 East 53.35 feet, (35) South 12-00-34 East 53.24 feet, (36) South 01-12-02 East 50.43 feet & (37) South 18-49-24 West 33.08 feet to an unmarked point in said right of way; thence running South 58-15-00 West 198.93 feet to an unmarked point in a creek, passing an iron pin at 173.22 feet; thence running with said creek the following six (6) calls: (1) North 71-00-23 West 65.63 feet, (2) South 74-01-59 West 97.79 feet, (3) South 41-03-09 West 254.35 feet, (4) South 32-01-05 West 115.63 feet, (5) South 44-07-00 West 90.22 feet, (6) South 32-45-20 West 161.87 feet to an unmarked point; thence running with the Bobby White property the following six (6) calls: (1) North 57-49-41 West 324.17 feet, (2) North 41-49-41 West 361.00 feet, (3) North 30-49-41 West 204.60 feet to a large persimmon tree, (4) South 56-40-19 West 209.50 feet, (5) North 77-42-24 West 559.90 feet at the head of a gully & (6) North 69-01-18 West 443.50 feet to the place of BEGINNING, containing 55.39 acres, more or less according to a survey by F.R. Ledford & Associates, P.A. dated May 10, 1995. LESS AND EXCEPTING Lot Numbers 15-32 of the Crestview Subdivision as shown on plat of said subdivision recorded in Plat Book 29 at Page 182 of the Cleveland County Registry, KMH3394 (11/30/2011 & 12/07/2011)

NOTICE OF TERMINATION OF PARENTAL RIGHTS NORTH CAROLINA, BURKE COUNTY IN THE GENERAL COURT OF JUSTICE DISTRICT COURT DIVISION FILE NUMBER: 11 JT 182 TO: MARYGAIL HOUSTON NEWTON AND THE UNKNOWN FATHER OF CONNER HOUSTON NEWTON, DOB:

3/21/2005 TAKE NOTICE, a Petition to Terminate the Parental Rights of MaryGail Houston Newton, mother, and the unknown father to Conner Houston Newton, DOB: 3/21/2005, has been filed in the Juvenile Court of Burke County, North Carolina. You are summoned and notified to answer the petition. Any written answer to the petition must be filed within forty (40) days after the first date of publication. A copy of the answer must also be served on the petitioner or his/her lawyer. The Court will conduct a hearing to determine whether one or more grounds alleged in the petition for terminating parents rights exist. If the Court finds that one or more grounds exist, the Court will proceed at the following location: Burke County Court, PO Box 796, Morganton, North Carolina 28680. Any additional Notices of date, time and place of the hearing will be mailed by the clerk upon filing of the answer and upon your provision of mailing address to the Clerk of Court at the Burke County. Additional Notice to MaryGail Houston Newton and/or unknown father of Conner Houston Newton: If you do not file a written answer to the petition with the Clerk of Superior Court with forty (40) days, the Court may terminate your parental rights. You have a right to be represented by a lawyer in this case and preliminary counsel is appointed pending determination of eligibility. If you want a lawyer and cannot afford one, the Court will appoint a lawyer for you. You may contact the Clerk of Superior Court immediately to ask for a court-appointed lawyer. This is a new case, and any lawyer appointed to represent you in another case will not

represent you in this case unless the Court appoints that person again. Note: If a lawyer is appointed for you and if the Court terminates your parental rights, you may become liable for repayment of the lawyers fees, and a judgment for the amount of the fees may be entered against you. Carolyn Crouch, Attorney for Petitioner PO. Box 1007 Newton, North Carolina 28658 828 466-2706 KMH3395 (12/07-14-21/11)

IN THE GENERAL COURT OF JUSTICE SUPERIOR COURT DIVISION CLEVELAND COUNTY BEFORE THE CLERK 11 SP 514 IN THE MATTER OF THE FORECLOSURE OF THE DEED OF TRUST OF DAVID A. HOWELL and TERESA A. HOWELL, Mortgagees, to JOHN V. SCHWEPPE, Trustee; WESLEY L. DEATON, Substitute Trustee, BOOK 1622, PAGE 86 FIRST NATIONAL BANK, Mortgagee. Dated March 5, 2003, recorded in Book 1363, at Page 2227 Securing the original amount of \$176,000.00 NOTICE OF FORECLOSURE SALE Under and by virtue of the power of sale contained in that certain Deed of Trust executed by DAVID A. HOWELL and TERESA A. HOWELL, described above, in the Cleveland County Public Registry; default having been made in the payment of the indebtedness thereby secured and the said Deed of Trust being by the terms thereof subject to foreclosure; and the holder of the indebtedness thereby secured having demanded a foreclosure thereof for the purpose of satisfying said indebtedness; and under and by virtue of an order entered in the within entitled and numbered action by the

Clerk of Superior Court of Cleveland County, North Carolina on the 8th day of November, 2011, the undersigned Trustee will offer for sale at public auction to the highest bidder for cash at the Court-house door in Shelby, North Carolina at 12:00 p.m. on Thursday the 8th day of December, 2011, the land conveyed in said Deed of Trust, the same lying and being in Cleveland County, North Carolina, and being more particularly described as follows: Lying on the South side of West Marion Street in the Town of Shelby, NC and joining the property of Mrs. R.E. Ware of the South, J.F. Harris on the West and J.T. Gardner on the East. BEGINNING at a stake on the South edge of Marion Street in the Northeast corner of J.F. Harris' property; and runs thence South 2 West with Harris' line 178 feet to a stake, Harris' Southeast corner and Mrs. R.E. Ware's Northwest corner; thence East with Ware's North line 5 1/2 feet to a stake, a new corner; thence a new line, North 2 East 178 feet, more or less to a stake, a new corner on the South edge of Marion Street; thence with the South edge of said street, West 55 1/2 feet to a stake, the point of BEGINNING. It is understood and agreed on the West side of the above described lot 4 feet has been reserved for purpose of an alley way, J.F. Harris having agreed to give the same amount from his property adjoining, thereby making an 8 foot alley on the West side of said lot. Title Reference: See Deed Recorded in Book 1135 Page 803 and re-recorded Book 1137 Page 1711, Cleveland County Registry. THIS PROPERTY HAS THE ADDRESS OF: 607 W. MARION STREET SHELBY, NC 28150 This sale is made sub-

ject to all outstanding and unpaid Cleveland County and any city or town ad valorem property taxes as well as any and all other prior liens, defects and encumbrances involving said property, as well as a Clerk's fee of \$45 per \$100 on the purchase price. Notice is further hereby given that the successful bidder will be required to make a cash deposit not to exceed the greater of five percent (5%) of the amount of the bid or seven hundred fifty dollars (\$750.00). Notice is further hereby given that the sale will be conducted pursuant to and subject to all of the provisions of Chapter 45, as amended, of the General Statutes of North Carolina. Notice is given that an order for possession of the property may be issued pursuant to N.C.G.S. §45-21.29 in favor of the purchaser and against the party or parties in possession by the Clerk of Superior Court of the County in which the property is sold. Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may, after receiving notice of sale, terminate the rental agreement upon 10 days' written notice to the landlord. Upon termination of any such rental agreement, the tenant is liable for rent due under the rental agreement to the effective date of the termination. This the 8th day of November, 2011. By: /s/ Wesley L. Deaton Wesley L. Deaton, Substitute Trustee P.O. Box 2459 Denver, NC 28037 (704) 489-2491 KMH3392 (11/30/2011 & 12/07/2011)

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