

Legal Advertising

ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
DE5,12,19,26c

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STATE OF GEORGIA
COUNTY OF BURKE

Default having been made under the terms of a Security Deed between LARRY J. JENKINS to O.F.A. INVESTMENTS, INC., a Georgia Corporation, recorded in the Office of the Clerk of Superior Court of Burke County, Georgia, in Deed Book 543, at Pages 139-144, the said O.F.A. INVESTMENTS, INC. has declared the balance due and payable and, in exercise of the powers contained in said security deed, will sell at public outcry to the highest bidder for cash on the first Wednesday in January 2008, to-wit: January 2, 2008, between the legal hours of sale before the courthouse door of Burke County, Georgia, the following described property to-wit:

All that lot or parcel of land with improvements thereon, situate, lying and being in the State of Georgia, County of Burke, being in the 67th G.M.D., containing Five (5.0) acres, more or less, and being shown and designated upon a plat thereof recorded in the Office of the Clerk of Superior Court of Burke County, Georgia in File for Plats No. A-6989. Reference is hereby made to said plat for a more complete and accurate description as to the metes, bounds and location of said property.

Said property is conveyed subject to a 60 foot ingress and egress easement as shown on said plat.

Said property is conveyed subject to any and all easements and restrictions of record.

Said property is conveyed subject to the following restrictions and covenants:

1. No livestock, except for horses, and no fowl or birds shall be kept or raised upon the property.

2. No inoperative or junk automobiles, trucks, machinery or equipment shall be stored on the property.

3. All mobile or modular homes which may be located upon said property shall be underpinned.

4. No business shall be operated or conducted upon the premises which allow in whole or in part on premises consumption of alcoholic beverages of any kind or description.

Map and Parcel No. 062 029B

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but are not yet due and payable), and matters which might be disclosed by an accurate survey and inspection of property and assessments, lien encumbrances, zoning ordinances, restrictive covenants, and matters of record superior to the Security Deed first set out above.

To the best knowledge and belief of the undersigned, the party in possession of the property is LARRY J. JENKINS, and to the best knowledge and belief of the undersigned, the property address is not known.

Terms of the sale are to be cash, purchaser paying for papers, revenue stamps, as well as state and county taxes, and any assessments.

This 13th day of November, 2007.

LARRY J. JENKINS by and through his attorney in fact,
O.F.A. INVESTMENTS, INC.
O. Franklin Askin, Jr.P.C.
Attorney at Law
2913 Professional Parkway
Augusta, Georgia 30907
706 860 9266

THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

DE5,12,19,26c

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IN THE SUPERIOR COURT OF
BURKE COUNTY
STATE OF GEORGIA

FRANK ALEXIS BOISSON,
PLAINTIFF,
VS.

JUDY ANN BOISSON,
DEFENDANT.

CIVIL ACTION FILE NO. 2007-D-0138

NOTICE OF PUBLICATION

By Order for service by publication dated the 19th day of November 2007 you are hereby notified that on the 19th day of November 2007 Frank Alexis Boisson filed suit against you for DIVORCE.

You are required to file with the Clerk of the Superior Court and to serve upon plaintiff's attorney, PAUL V. BALDUCCI, 1450 Greene Street, Suite 130, Augusta, GA 30901 an Answer in writing within sixty (60) days of the date of the order for publication.

WITNESS, the Present Honorable: J. David Roper Judge, of this Superior Court.

This the 19th day of November, 2007.

/s/Sherri J. Cochran
Clerk, Superior Court
For Burke County

DE5,12,19,26p

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NOTICE OF FORECLOSURE
STATE OF GEORGIA
COUNTY OF BURKE

Under and by virtue of the Power of Sale contained in a Security Deed given by LARRY MYERS and BARBARA

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MYERS to FRANK MINGLEDORFF, JR. and CAROLYN M. MINGLEDORFF dated July 8, 1999 and recorded on November 3, 1999 in Deed Book 287, pages 63-66, Burke County, Georgia records, conveying the hereinbelow property to secure a Note in the original principal amount of Fourteen Thousand Five Hundred Dollars (\$14,500.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Burke County, Georgia, within the legal hours of sale on the first Wednesday in January, 2008, to-wit: January 2, 2008, the following described property:

All that tract or parcel of land, with all improvements thereon, situate, lying and being in the 65th District G.M. of Burke County, Georgia, being known and designated as Lots 10 and 11, Section II, Block D of Green's Cut Plantation Subdivision, as shown on a plat of said subdivision made by Steve Barger and Associates, R.L.S., dated January 31, 1990, and recorded in the Office of the Clerk of Superior Court of Burke County, Georgia, in File #A-6067, reference being made to said plat for a more complete and accurate description as to the exact metes, bounds, distances and location of said property.

The debt secured by said Note and Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in the Security Deed and by law, including attorney's fees (notice of intent to collect attorney's fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants and matters of record superior to the Security Deed first set out above.

To the best knowledge and belief of the undersigned, the parties in possession of the property are LARRY MYERS and BARBARA MYERS and said property is more commonly known as LOTS 10 AND 11, SECTION II, BLOCK D OF GREEN'S CUT PLANTATION SUBDIVISION.

FRANK MINGLEDORFF, JR. and
CAROLYN M. MINGLEDORFF
As Attorney-In-Fact for
LARRY MYERS and
BARBARA MYERS

Fred M. Kennedy,
Attorney at Law
Georgia State Bar No. 414550
Fred M. Kennedy, P.C.
404 Fifth Street
Post Office Box 1273
Augusta, Georgia 30903-1273
(706) 724-6107

DE5,12,19,26c

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NOTICE OF SALE UNDER POWER
GEORGIA, BURKE COUNTY
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Under and by virtue of the Power of Sale contained in a Security Deed given by Stephanie Brown to Mortgage Electronic Registration Systems, Inc as nominee for Home America Mortgage, dated August 28, 2002, recorded in Deed Book 398, Page 143, Burke County, Georgia Records, as last transferred to Washington Mutual Bank by assignment to be recorded in the Office of the Clerk of Superior Court of Burke County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of EIGHTY-TWO THOUSAND FIVE HUNDRED AND 0/100 DOLLARS (\$82,500.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Burke County, Georgia, within the legal hours of sale on the first Wednesday in January, 2008, the following described property:

All that tract, lot or parcel of land, situate, lying and being in Burke County, Georgia, consisting of 1.00 acre and being shown and designated as Lot 8 on a plat prepared by Steve Barger, dated September 13, 2000 and recorded in the Office of the Clerk of the Superior Court of Burke County, Georgia in File for Plats No. A-8794, reference is hereby made to said plat for a more particular description as to metes, bounds and location of said property. Said property is conveyed subject to all easements, reservations and restrictions recorded in the aforesaid Clerk's Office.

Manufactured/Mobile Home Description: Make: Fleetwood Model: Entertainer No. GAFL234AB75595CY12 Borrower, Stephanie Brown, being the true and lawful owner of record of the Manufactured/Mobile Home being mortgaged with the property, declares that it is the Borrower's intent that the Manufactured/Mobile Home lose its nature as personal property and become real property. Borrower further declares that the Manufactured/Mobile Home shall remain attached permanently affixed to the real property and will be treated as a fixture. Borrower also declares that the wheels, axles, tongue/towbar and hitches have been removed and the Manufactured/Mobile Home has been connected to all utilities.

The debt secured by said Security

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Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

To the best knowledge and belief of the undersigned, the party in possession of the property is Stephanie Brown or a tenant or tenants and said property is more commonly known as **3911 Farmers Bridge Road, Hephzibah, Georgia 30815.**

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

Washington Mutual Bank
as Attorney in Fact for
Stephanie Brown

Morris, Schneider, Prior,
Johnson & Freedman, LLC
1587 Northeast Expressway
Atlanta, Georgia 30329
(770) 234-9181
www.m.s.p.l.a.w.c.o.m /
foreclosure_sales.asp
MSP/ew1 1/2/08
Our file no. 1794207-FT14

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NOTICE OF SALE UNDER POWER
GEORGIA, BURKE COUNTY
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Under and by virtue of the Power of Sale contained in a Security Deed given by Jeanne A. Goyette to Wells Fargo Home Mortgage, Inc., dated August 18, 2000, recorded in Deed Book 310, Page 70, Burke County, Georgia Records, conveying the after-described property to secure a Note in the original principal amount of EIGHTEEN THOUSAND AND 0/100 DOLLARS (\$18,000.00), with interest thereon as set forth therein, there will be sold at public outcry to the highest bidder for cash before the courthouse door of Burke County, Georgia, within the legal hours of sale on the first Wednesday in January, 2008, the following described property:

All that tract or parcel of land lying and being in the City of Waynesboro, Burke County, Georgia, fronting a distance of 50 feet on the south side of Thirteenth Street and running back from said street in a southerly direction between parallel lines for a distance of 150 feet to an alley. Said Lot is designated as Lot Number Ten (10) of Block four (4) of the Park Place Subdivision on a Plat of said subdivision recorded in the Office of the Clerk of the Superior Court of Burke County, Georgia, in Deed Book 10, Page 293. Said Plat of Survey is by reference incorporated herein and made a part hereof.

The debt secured by said Security Deed has been and is hereby declared due because of, among other possible events of default, failure to pay the indebtedness as and when due and in the manner provided in the Note and Security Deed. The debt remaining in default, this sale will be made for the purpose of paying the same and all expenses of this sale, as provided in Security Deed and by law, including attorneys fees (notice of intent to collect attorneys fees having been given).

Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, but not yet due and payable), any matters which might be disclosed by an accurate survey and inspection of the property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above.

To the best knowledge and belief of the undersigned, the party in possession of the property is Jeanne A. Goyette or a tenant or tenants and said property is more commonly known as **186 East 13th Street, Waynesboro, Georgia 30830.**

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

Wells Fargo Bank, N.A.
sbm Wells Fargo
Home Mortgage, Inc.
as Attorney in Fact for
Jeanne A. Goyette

McCalla Raymer, LLC
1544 Old Alabama Road
Roswell, Georgia 30076
www.foreclosurehotline.net
MR/jtm 1/2/08
Our file no. 52388407-FT7

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STATE OF GEORGIA
COUNTY OF BURKE
NOTICE OF SALE UNDER POWER

Because of a default in the payment of the indebtedness secured by a Security Deed executed by Jamie E. McCook and Amy N. Brown to Green-

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tree Land Co., dated May 23, 2007, and recorded in the Office of the Clerk of Superior Court for Burke County, Georgia in Deed Book 652, at Page 238, securing a Note in the original principal amount of Twenty Nine Thousand and No/100 Dollars (\$29,000.00), the holder thereof pursuant to said Deed and Note thereby secured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale in said Deed, will on the first Wednesday in January, 2007, to wit: January 2, 2007, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:

ALL THAT lot or parcel of land, with improvements thereon, situate, lying and being in the 65th G.M.D. of Burke County, Georgia, containing 1.00 acres, more or less, being shown and designated as Lot One (1) of Moxleyville Estates as shown on that certain plat prepared by Steve Barger & Associates, dated August 4, 2005 and recorded in the Office of the Clerk of Superior Court of Burke County, Georgia in Plat File No. A-9679. Reference is hereby made to said plat for a more complete and accurate description as to the metes, bounds and location of the property herein conveyed.

TOGETHER with a 30-foot easement for ingress/egress along Powerline Road, an unpaved road, that intersects with Moxleyville Road, an unpaved county maintained road, as shown on the above-referenced plat.

SUBJECT to a 125-foot easement granted to Georgia Power Company as shown on the above-referenced plat.

Said property is known as **172 Moxleyville Road, Blythe, Georgia 30805.**

Map and Parcel Number: 015 107

ALSO ALL THAT lot or parcel of land, with improvements thereon, situate, lying and being in the 65th G.M.D. of Burke County, Georgia, containing 1.04 acres, more or less, being shown and designated as Lot Two (2) of Moxleyville Estates as shown on that certain plat prepared by Steve Barger & Associates, dated August 4, 2005 and recorded in the Office of the Clerk of Superior Court of Burke County, Georgia in Plat File No. A-9679. Reference is hereby made to said plat for a more complete and accurate description as to the metes, bounds and location of the property herein conveyed.

TOGETHER with a 30-foot easement for ingress/egress along Powerline Road, an unpaved road, that intersects with Moxleyville Road, an unpaved county maintained road, as shown on the above-referenced plat.

SUBJECT to a 125-foot easement granted to Georgia Power Company as shown on the above-referenced plat.

Said property is known as **178 Moxleyville Road, Blythe, Georgia 30805.**

Map and Parcel Number: 015 108

Said property is known as 172 & 178 Moxleyville Road, Lots 1 & 2, Blythe, Georgia 30805 in Burke County, Georgia, together with all fixtures and personal property attached to and constituting a part of said property, if any. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the real property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

Notice has been given of intention to collect attorney fees in accordance with the terms of the Note secured by said Deed. Said property will be sold as the property of Jamie E. McCook and Amy N. Brown, the property, to the best information, knowledge and belief of the undersigned, being presently in the possession Antonio White and Annie Mae Mitchell, and the proceeds of said sale will be applied to the payment of said indebtedness and all the expenses of said sale, including attorneys fees, all as provided in said Deed, and the balance, if any, will be distributed as provided by law.

Green Tree Land Company
as attorney-in-fact for
Antonio White

Green Tree Land Company
as attorney-in-fact for
Annie Mae Mitchell

The Law Office of William O. Key,
Post Office Box 15057,
Augusta, Georgia 30919-1057
Telephone: (706) 793-9999 /
Fax: (706) 790-8552
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DE5,12,19,26c

Green Tree Land Company
as attorney-in-fact for
Jamie E. McCook

Green Tree Land Company
as attorney-in-fact for
Amy N. Brown

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Green Tree Land Company
as attorney-in-fact for
Antonio White

STATE OF GEORGIA
COUNTY OF BURKE
NOTICE OF SALE UNDER POWER
Because of a default in the payment of the indebtedness secured by a Security Deed executed by Antonio White and Annie Mae Mitchell to Greentree Land Co., dated March 30, 2007, and recorded in the Office of the Clerk of Superior Court for Burke County, Georgia in Deed Book 646, at Page 40, securing a Note in the original principal amount of Fourteen Thousand Five Hundred and No/100 Dollars (\$14,500.00), the holder thereof pursuant to said Deed and Note thereby se-

Legal Advertising

cured has declared the entire amount of said indebtedness due and payable and, pursuant to the power of sale in said Deed, will on the first Wednesday in January, 2007, to wit: January 2, 2007, during the legal hours of sale, before the Courthouse door in said County, sell at public outcry to the highest bidder for cash, the property described in said Deed, to-wit:

ALL THAT lot or parcel of land, with improvements thereon, situate, lying and being in the 65th G.M.D. of Burke County, Georgia, containing 1.00 acres, more or less, being shown and designated as Lot Three (3) of Moxleyville Estates as shown on that certain plat prepared by Steve Barger & Associates, dated August 4, 2005 and recorded in the Office of the Clerk of Superior Court of Burke County, Georgia in Plat File No. A-9679. Reference is hereby made to said plat for a more complete and accurate description as to the metes, bounds and location of the property herein conveyed.

TOGETHER with a 30-foot easement for ingress/egress along Powerline Road, an unpaved road, that intersects with Moxleyville Road, an unpaved county maintained road, as shown on the above-referenced plat.

SUBJECT to a 125-foot easement granted to Georgia Power Company as shown on the above-referenced plat.

Property Address: 182 Moxleyville Road, Blythe, Georgia 30805.

Map and Parcel Number: 015-109

Said property is known as 182 Moxleyville Road, Lot 3, Blythe, Georgia 30805 in Burke County, Georgia, together with all fixtures and personal property attached to and constituting a part of said property, if any. Said property will be sold subject to any outstanding ad valorem taxes (including taxes which are a lien, whether or not now due and payable), the right of redemption of any taxing authority, any matters which might be disclosed by an accurate survey and inspection of the real property, any assessments, liens, encumbrances, zoning ordinances, restrictions, covenants, and matters of record superior to the Security Deed first set out above. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

Notice has been given of intention to collect attorney fees in accordance with the terms of the Note secured by said Deed. Said property will be sold as the property of Antonio White and Annie Mae Mitchell, the property, to the best information, knowledge and belief of the undersigned, being presently in the possession Antonio White and Annie Mae Mitchell, and the proceeds of said sale will be applied to the payment of said indebtedness and all the expenses of said sale, including attorneys fees, all as provided in said Deed, and the balance, if any, will be distributed as provided by law.

Green Tree Land Company
as attorney-in-fact for
Antonio White

Green Tree Land Company
as attorney-in-fact for
Annie Mae Mitchell

The Law Office of William O. Key,
Post Office Box 15057,
Augusta, Georgia 30919-1057
Telephone: (706) 793-9999 /
Fax: (706) 790-8552
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DE5,12,19,26c

Green Tree Land Company
as attorney-in-fact for
Antonio White

Green Tree Land Company
as attorney-in-fact for
Annie Mae Mitchell

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Post Office Box 15057,
Augusta, Georgia 30919-1057
Telephone: (706) 793-9999 /
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DE5,12,19,26c

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NOTICE OF SALE UNDER POWER

Legal Advertising

GEORGIA, BURKE COUNTY
Because of default in the payment of the indebtedness, secured by a Security Deed executed by Shana Patrick to Centex Home Equity Company, LLC dated November 29, 2005 in the amount of \$95,866.40, and recorded in Deed Book 577, Page 172-188, Burke County, Georgia Records; as last transferred to Nationstar Mortgage LLC f/k/a Centex Home Equity Company, LLC by assignment; the undersigned, Nationstar Mortgage LLC f/k/a Centex Home Equity Company, LLC pursuant to said deed and the note thereby secured, has declared the entire amount of said indebtedness due and payable and pursuant to the power of sale contained in said deed, will on the first Wednesday in January, 2008, during the legal hours of sale, at the Courthouse door in Burke County, sell at public outcry to the highest bidder for cash, the property described in said deed to-wit:

All that tract, lot or parcel of land lying, being and situate in the State of Georgia, County of Burke, 60th GMD, situate on Pine Valley Drive and being more particularly described as Lot 14 of East Town Village of Timberwood and containing 0.65 acres more or less as shown on a plat of survey prepared by Steve Barger & Associates, dated October 2, 1997 and recorded in the office of the Clerk of Superior Court of Burke County, Georgia in Plat File A-8218. Said Plat of survey is by reference incorporated herein and made a part hereof.

which has the property address of **204 Pine Valley Drive, Waynesboro, Georgia,** together with all fixtures and other personal property conveyed by said deed.

The sale will be held subject to any unpaid taxes, assessments, rights-of-way, easements, protective covenants or restrictions, liens, and other superior matters of record which may affect said property.

The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code and (2) to final confirmation and audit of the status of the loan with the holder of the security deed.

Notice has been given of intention to collect attorneys' fees in accordance with the terms of the note secured by said deed.

Said property will be sold as the property of Shana Patrick and the proceeds of said sale will be applied to the payment of said indebtedness, the expense of said sale, all as provided in said deed, and the undersigned will execute a deed to the purchaser as provided in the aforementioned Security Deed.

Nationstar Mortgage LLC
f/k/a Centex Home Equity
Company, LLC
Attorney in Fact for
Shana Patrick

Anthony DeMarlo, Attorney/kgrant
McCurdy & Candler, L.L.C.
(404) 373-1612
www.mccurdycandler.com
File No. 07-15273/CONV
THIS LAW FIRM IS ACTING AS A DEBT COLLECTOR AND IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
DE5,12,19,26c

ATTENTION

While The True Citizen seeks to avoid any error, it shall not be liable for any error or omission in an advertisement except to refund the cost of the advertisement or to rerun the advertisement at the customer's election. The True Citizen shall not be liable for any other damages which the customer may incur. By placing an advertisement with The True Citizen, the customer accepts the terms of this disclaimer.

ORDER YOUR REFLECTIVE ADDRESS MARKER TODAY...

IT MAY HELP SAVE YOUR LIFE OR SOMEONE YOU LOVE



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Features:

- Highly Visible Day or Night
- Reflective Material in Red, Blue, Green or Black
- Fade Resistant
- Lasts for Years
- Pre-drilled Holes

PAIR \$20

Smaller white background sign available to go directly on house or above garage

CITIZEN GRAPHICS

A Division of The True Citizen
601 East 6th Street • Waynesboro
706-554-2111