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NOTICES

PUBLISHERS NOTICE
This newspaper will not knowingly accept any false or misleading advertising. We advise you to investigate on your own, and take any steps necessary to ascertain the validity of any advertising before exchanging money or entering into any contractual agreements. The Journal provides no guarantees and will not be held liable for any items or services advertised.

ANNOUNCEMENTS

DENTAL INSURANCE
from Physicians Mutual Insurance Company. Coverage for 350 plus procedures. Real dental insurance- NOT just a discount plan. Do not wait! Call now! Get your FREE Dental Information Kit with all the details! 1-855-397-7030 www.dental50plus.com/60 #6258

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We Buy Houses for Cash AS IS! No repairs. No fuss. Any condition. Easy three step process: Call, get cash offer and get paid. Get your fair cash offer today by calling Liz Buys Houses: 1-855-704-3381

WANTED EMPLOYMENT

Advertise Your Driver Jobs
in 80 S.C. newspapers for only \$375. Your 25-word classified ad will reach more than 2.1 million readers! Call Randall Savelly at the S.C. Newspaper Network, 1-888-727-7377

PETS

REPORT YOUR LOST PET to Oconee County Animal Shelter 888-0221 or email info to: ocas@netmds.com
You may include a photo. We will contact you if we find your pet.

ADOPT A DOG! Save a Life!
Loyal, loving dogs & puppies \$85 adoption fee includes spay/neuter, vaccines, microchip. Take a wonderful companion home today! oconeehumane.org Call 882-4719

ADOPT A CAT! Save a Life!
Snuggly, purry cats & kittens \$75 adoption fee includes: spay/neuter, vaccines, microchip. Take a SWEET companion home today! oconeehumane.org Call 882-4719

Oconee Humane Society offers low-cost spay/neuter vouchers to ALL Oconee County residents. **Find out more at oconeehumane.org or call 864-882-4719**

MISCELLANEOUS FOR SALE

Prepare for power outages today with a Generac Home Standby Generator. Act now to receive a FREE 5-Year warranty with qualifying purchase. Call 1-844-775-0366 today to schedule a free quote. It's not just a generator. It's a power move.

AUCTIONS

GREAT ESTATE AUCTION. Sat., Feb. 7 at 9:30 AM. 940 Ellis Ave., Orangeburg, SC. Two story house packed with nice antique furnishings, Early Southern pieces, fine contemporary furniture, glassware, china, art, pottery, coins and much more. Please continue to browse web as we are still adding items. Call 803-860-0712. www.cogburnauction.com

ADVERTISE YOUR AUCTION...
in 80 S.C. newspapers for only \$375. Your 25-word classified will reach more than 2.1 million readers. **Call Randall Savelly at the S.C. Newspaper Network, 1-888-727-7377**

SERVICES

DIRECTV OVER INTERNET – Get your favorite live TV, sports and local channels. 99% signal reliability! CHOICE Package, \$84.99/mo for 12 months. HBO Max and Premium Channels included for 3 mos (w/ CHOICE Package or higher.) No annual contract, no hidden fees! Some restrictions apply. Call IVS 1-855-237-9741

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Best Deal In Town! 1 Br. \$595. • 2 Br. \$715. *Ask About Our Weekly Specials!* •Furn/Power Pkgs. •On CAT Bus Route. **Call (864) 710-1672**

VACATION RESORT RENTAL

ADVERTISE YOUR VACATION PROPERTY FOR RENT OR SALE

To more than 2.1 million South Carolina newspaper readers. Your 25-word classified ad will appear in 99 S.C. newspapers for only \$375. Call Alanna Ritchie at the South Carolina Newspaper Network, 1-888-727-7377.

HOUSES FOR SALE

PUBLISHERS NOTICE
All real estate advertising in this newspaper is subject to Federal Fair Housing Act of 1968 which makes it illegal to advertise "any preference, limitations or discrimination" based on race, color, religion, sex, handicap, familial status or national origin, or intention to make any such preference, limitation or discrimination." This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis.

LEGALS

LEGAL NOTICE
THE CLEMSON UNIVERSITY Cooperative Extension Service is a cooperative program financed from federal, state, and local funds. We are subject to the rules and regulations of the Civil Rights Act of 1964 and Title IX of the Education Amendments of 1972. "Clemson University Cooperative Extension Service offers its programs to people of all ages, regardless of race, color, gender, religion, national origin, disability, political beliefs, sexual orientation, gender identity, marital or family status and is an equal opportunity employer." Accordingly, persons who believe them or their organization to be subjected to discrimination by the Extension Service may file a written complaint. Such complaints should be sent to either: Director, Cooperative Extension Service 103 Barre Hall Clemson University Clemson, SC 29634-0110 Administrator, Extension Service U.S. Department of Agriculture Washington, DC 20250 Secretary of Agriculture U.S. Department of Agriculture Washington, DC 20250 Secretary of Agriculture U.S. Department of Agriculture Washington, DC 29250

The Oconee County of Clemson University Cooperative Extension Service is located at 301c W. South Broad St., Walhalla, SC 29691. Office hours are 8:00 a.m. - 4:30 p.m., Monday through Friday.

The Town of Six Mile is requesting bids through 12 PM on Feb 12 for an 18 by 800 entrance drive at the Bryson site including GEO Fabric and Grid, 3 inches of surge stone, and 3 inches of asphalt millings or crusher run. Send sealed bids to Rita Martin at rita_martin@sixmilesc.org or deliver to Town Hall at 106 S. Main Street, Six Mile, SC 29682. All bid acceptance is at Town's discretion.

NOTICE OF APPLICATION
Notice is hereby given Boondocks at Sunny Daze LLC, intends to apply to the South Carolina Department of Revenue for a license/permit that will allow the sale and ON Premises consumption of Beer, Wine & Liquor 8835 Toccoa Highway, Westminster SC 29693. To object to the issuance of this permit/license, written protest must

be postmarked no later than February 9, 2026.

For a protest to be valid, it must be in writing, and should include the following information:

- (1) The name, address and telephone number of the person filing the protest;
- (2) The specific reasons why the application should be denied;
- (3) That the person protesting is willing to attend a hearing (if one is requested by the applicant);
- (4) That the person protesting resides in the same county where the proposed place of business is located or within five miles of the business; and,
- (5) The name of the applicant and the address of the premises to be licensed. Protests must be mailed to: S.C. Department of Revenue, ABL SECTION, P.O. Box 125, Columbia, SC 29214-097.

NOTICE OF APPLICATION
Notice is hereby given Crafty Growler LLC intends to apply to the South Carolina Department of Revenue for a license/permit that will allow the sale and ON Premises consumption of Beer & Wine at 115 Bountylard Rd Seneca SC 29672. To object to the issuance of this permit/license, written protest must be postmarked no later than February 16, 2026.

For a protest to be valid, it must be in writing, and should include the following information:

- (1) The name, address and telephone number of the person filing the protest;
- (2) The specific reasons why the application should be denied;
- (3) That the person protesting is willing to attend a hearing (if one is requested by the applicant);
- (4) That the person protesting resides in the same county where the proposed place of business is located or within five miles of the business; and,
- (5) The name of the applicant and the address of the premises to be licensed. Protests must be mailed to: S.C. Department of Revenue, ABL SECTION, P.O. Box 125, Columbia, SC 29214-097.

The Oconee County Rescue Squad Advisory Commission will meet at 6 pm on the following dates in Oconee County Council Chambers located at 415 S. Pine St., Walhalla, SC: February 12, 2026 March 26, 2026 April 23, 2026 May 21, 2026 June 25, 2026 July 23, 2026 August 27, 2026 September 24, 2026 October 15, 2026 November 19, 2026 December 17, 2026 January 28, 2027

STATE OF SOUTH CAROLINA IN THE COURT OF COMMON PLEAS TENTH JUDICIAL CIRCUIT

COUNTY OF OCONEE
C/A #: 2025-CP-37-00816

SOUTH CAROLINA STATE HOUSING FINANCE AND DEVELOPMENT AUTHORITY,
Plaintiff,
NOTICE OF ORDER APPOINTING Vs. GUARDIAN AD LITEM NISI AND ATTORNEY

KERI LYNN DION; MARVIN COLE-GROVE; SAM HALL, RONNIE HALL AND MARSHA DARBY, AS HEIRS AT LAW OF DELORIS COLE-GROVE WILSEY, DECEASED, AND ANY OTHER HEIRS-AT-LAW OR DISTRIBUTUTES OR PERSONAL REPRESENTATIVES AND THEIR SPOUSES, IF ANY THEY HAVE, AND ALL OTHER PERSONS WITH ANY RIGHT, TITLE OR INTEREST IN AND TO THE REAL ESTATE DESCRIBED IN THE COMPLAINT HEREIN; ALSO ANY UNKNOWN ADULTS AND THOSE PERSONS WHO MAY BE IN THE MILITARY SERVICES OF THE UNITED STATES OF AMERICA, ALL OF THEM BEING A CLASS DESIGNATED AS JOHN DOE; AND ANY UNKNOWN MINORS OR PERSONS UNDER A DISABILITY BEING A CLASS DESIGNATED AS RICHARD ROE; UNITED STATES OF AMERICA, THROUGH THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; AND DISCOVER BANK, Defendants.

TO: THE DEFENDANTS HEREIN, NAMES AND ADDRESSES UNKNOWN, INCLUDING ANY THEREOF WHO MAY BE MINORS, IMPRISONED PERSONS, INCOMPETENT PERSONS, UNDER OTHER LEGAL DISABILITY OR IN THE MILITARY SERVICE, IF ANY, WHETHER RESIDENTS OR NON-RESIDENTS OF SOUTH CAROLINA AND TO THE NATURAL, GENERAL, TESTAMENTARY GUARDIAN OR COMMITTEE, OR OTHERWISE, AND TO THE PERSON WITH WHOM THEY MAY RESIDE, IF ANY THERE BE:

PLEASE TAKE NOTICE that a Motion for an order appointing Kelley Y. Woody, Esquire, as Guardian Ad Litem Nisi, for all persons whomsoever herein collectively designated as Richard Roe or John Doe, defendants herein, names and addresses unknown, including any thereof who may be minors, imprisoned persons, incompetent persons, or under other legal disability, and as Attorney for said parties who may be in the military service, whether residents or non-residents of South Carolina, was filed in the Office of the Clerk of Court for Oconee County. YOU WILL FURTHER TAKE NOTICE that unless the said minors or persons under other legal disability, if any, or someone in their behalf or in behalf of any of them, shall within thirty (30) days after service of notice of

this order upon them by publication, exclusive of the day of such service, procure to be appointed for them, or either of them, a Guardian ad Litem to represent them for the purposes of this action, the appointment of said Guardian ad Litem Nisi and Attorney shall be made absolute.

SUMMONS AND NOTICE OF FILING COMPLAINT

TO THE DEFENDANTS ABOVE NAMED:

YOU ARE HEREBY SUMMONED and required to answer the Complaint in this action, a copy of which is herewith served upon you, and to serve a copy of your answer to the said Complaint upon the subscribers, at their office, 3200 Devine Street, Columbia, South Carolina 29205 or Post Office Box 11682, Columbia, South Carolina 29211, within thirty (30) days after the service hereof, exclusive of the day of such service; and if you fail to answer the Complaint in the time aforesaid, judgment by default will be rendered against you for the relief demanded in the Complaint.

NOTICE IS HEREBY GIVEN that the original Complaint in the above entitled action was filed in the office of the Clerk of Court for Oconee County on September 2, 2025.

AMENDED LIS PENDENS TO THE DEFENDANTS ABOVE NAMED:

NOTICE IS HEREBY GIVEN that an action will be commenced in this Court upon the Complaint of the above-named Plaintiff against the above-named Defendants for the foreclosure of that certain Mortgage of Real Estate given by the Defendant Keri Lynn Dion to Mortgage Electronic Registration Systems, Inc. as nominee for On Q Financial, Inc., its successors and assigns, dated December 30, 2022, and recorded on January 3, 2023, in the office of the Clerk of Court for Oconee County, South Carolina in Book 4413 at Page 78 (the "Mortgage").

By Mortgage Assignment (the "Assignment"), Mortgage Electronic Registration Systems, Inc. as nominee for On Q Financial, Inc. assigned the Mortgage to the Plaintiff, and the Assignment was recorded March 15, 2023, in Book 4430 at Page 151 in the office of the Clerk of Court for Oconee County, South Carolina.

At the time of the filing of this notice, the premises affected by the said action were situated in the County of Oconee, State of South Carolina, and are described as follows: All that certain piece, parcel or lot of land with all improvements thereon, situate, lying and being in the State of South Carolina, County of Oconee, being known and designated as containing 3.867 acres, more or less, as shown on a plat prepared by James G. Hart and recorded in the Office of the Register of Deeds for Oconee County, South Carolina in Plat Book A154 at Page 2 and having the metes and bounds, courses and distances as

upon said plat appear and incorporated herein by reference thereto. LESS HOWEVER ALL that certain piece, parcel or tract of land, together with any and all improvements thereon, lying and being situate in the State of South Carolina, County of Oconee, containing 1.55 acres, more or less, as shown and more fully described on a plat of survey prepared by Gary L. Eades and recorded in Plat Book P63 at Page 256, records of the Register of Deeds for Oconee County, South Carolina: having the metes and bounds, courses and distances as appear upon said Plat, being incorporated herein by reference thereto.

This being the same property conveyed to Keri Lynn Dion by deed of Orville Dale Colegrove dated December 30, 2022 and recorded January 3, 2023 in the Office of the Register of Deeds for Oconee County, South Carolina in Book 2893 at Page 11.

TMS#: 268-00-03-037

For a complete description of the property encumbered by the Mortgage, the undersigned craves reference to the Mortgage, the terms of which are incorporated herein by reference.

By: s/Ryan J. Patane
Benjamin E. Grimsley, SC Bar No. 70335
Ryan J. Patane, SC Bar No. 103116
SMITHIROBINSON
P.O. Box 11682
Columbia, South Carolina 29211
(803) 233-4999
ben.grimsley@smithrobinsonlaw.com
ryan.patane@smithrobinsonlaw.com
Attorneys for Plaintiff

NOTICE OF APPLICATION
Notice is hereby given that Real Cantina Clemson LLC intends to apply to the South Carolina Department of Revenue for a license/permit that will allow the sale and ON Premises consumption of Beer, Wine & Liquor at 1071 Tiger Blvd, Clemson, SC 29631. To object to the issuance of this permit/license, written protest must be postmarked no later than February 9, 2026.

For a protest to be valid, it must be in writing, and should include the following information:

- (1) The name, address and telephone number of the person filing the protest;
- (2) The specific reasons why the application should be denied;
- (3) That the person protesting is willing to attend a hearing (if one is requested by the applicant);
- (4) That the person protesting resides in the same county where the proposed place of business is located or within five miles of the business; and,
- (5) The name of the applicant and the address of the premises to be licensed. Protests must be mailed to: S.C. Department of Revenue, ABL SECTION, P.O. Box 125, Columbia, SC 29214-097

To object to the issuance of this permit/license, written protest must be postmarked no later than March 31, 2025.

For a protest to be valid, it must be in writing, and should include the following information:

- (1) The name, address and telephone number of the person filing the protest;
- (2) The specific reasons why the application should be denied;
- (3) That the person protesting is willing to attend a hearing (if one is requested by the applicant);
- (4) That the person protesting resides in the same county where the proposed place of business is located or within five miles of the business; and,
- (5) The name of the applicant and the address of the premises to be licensed.

Protests must be mailed to: S.C. Department of Revenue, ABL SECTION, P.O. Box 125, Columbia, SC 29214-097

NOTICE OF APPLICATION
Notice is hereby given TT Express 1 LLC DBA TUNNEL TOWN EXPRESS, intends to apply to the South Carolina Department of Revenue for a license/permit that will allow the sale and OFF Premises consumption of Beer & Wine at 6254 Highlands Hwy, Mountain Rest, SC 29664. To object to the issuance of this permit/license, written protest must be postmarked no later than February 16, 2026.

For a protest to be valid, it must be in writing, and should include the following information:

- (1) The name, address and telephone number of the person filing the protest;
- (2) The specific reasons why the application should be denied;
- (3) That the person protesting is willing to attend a hearing (if one is requested by the applicant);
- (4) That the person protesting resides in the same county where the proposed place of business is located or within five miles of the business; and,
- (5) The name of the applicant and the address of the premises to be licensed. Protests must be mailed to: S.C. Department of Revenue, ABL SECTION, P.O. Box 125, Columbia, SC 29214-097.

LEGAL NOTICE
The Seneca Board of Architectural Review will hold a regularly scheduled meeting on Monday, February 23, 2026, at 6:00 pm in the Council Chambers of City Hall to hear the following Certificate of Appropriateness Application.
Docket # 1
Property Owner: 111 Ram Cat Alley Associates
Tax Map Number: 520-29-09-014
Property Location: 111 Ram Cat Alley
If you have any questions, please call Seneca's Planning and Development office at (864) 885-2726.



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