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CLASSIFIEDS

Notices

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CLASSIFIED ADVERTISING DEADLINES: Monday, 12 noon for the THURSDAY edition.

LEGAL ADVERTISING DEADLINES: Friday, 5pm for the THURSDAY edition.

PLEASE CHECK YOUR AD - Every effort is made to avoid errors in advertisements. Each ad is carefully checked and proofread, but when hundreds of ads are handled through our staff, mistakes may slip through. The Franklin Times asks that you check your ad carefully and in the event there is an error, report it immediately to our Classified Department by calling (919) 496-2910. The Franklin Times will accept responsibility for only one incorrect insertion at the time we are notified of the error and will reprint the correct version only once without additional charge.

Auctions

FARM EQUIPMENT AUCTION

APR 25 @ 10 AM
533 COY SMITH RD
ALBERTSON, NC

TRACTORS: JD 8R250, 8225R, 8430, 8960, 2640, KUBOTA M7-131, JD 5770 COMBINE, 35' DRAPER, JD 612C & 894 CORN HEADS, JD 6100 & 6000 SPRAYERS. ROAD TRACTORS: 2015 FREIGHTLINER, 2014 MACK, 1997 PETERBILT, 2000 IH, 2008 VOLVO. 2003 TIMPTE HOPPER BOTTOM, 2005 CPS HOPPER BOTTOM, KINZE 3115 12-ROW PLANTER, MECHANICAL 8-ROW TRANSPLANTER, JD 1730 8-ROW PLANTER, JD 1520 DRILL, CASE-IH 345 DISC, RITE-WAY 42' ROLLER, 4-ROW STRIP TILL PLANTER, UNVERFERTH 28' FIELD CULTIVATOR, FIRST PRODUCTS FERTILIZER APPLICATOR, POWELL TOBACCO HARVESTER, KMC 8-ROW RIPPER BEDDER, E-Z TRAIL 510 GRAIN CART AND MANY MORE ITEMS.

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JASON AYCOCK
NCAL 6679, VAL 004616
(919) 495-0285

Yard/Garage Sales

Louisburg United Methodist Church
ANNUAL FLEA MARKET SALE
INSIDE the Fellowship Hall,
102 E Noble St.
Saturday, May 2
7:00am-12 noon
Household goods, seasonal decor,
adult & children's clothes,
shoes & toys.
Profits to fund church mission work.

Merchandise for Sale

JACKSON'S TRADING POST
1857 NC-39 • LOUISBURG
919-729-0100
Storage Barns • Lofted Barns
Utility Sheds • Portable Buildings
Mini Barns • Garages
Playhouses • Cabins
Single Slope Shed
Sheds with Porches
Sheds with Dormers
Animal Shelters
OLD HICKORY SHEDS
Authorized Dealer
STEEL STRUCTURES & CARPORTS
We offer breakdown & relocation of steel structures!

Real Estate for Rent

2 BR/2 FULL BATHS
HOUSE FOR RENT
1/2AC lot, Small fenced-in backyard.
NO PETS. \$1400/month.
919-427-7705

General Services

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Jacob Sizemore
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Call 919-649-9251, free estimates.
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•Residential & Commercial
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Serving Franklin County & Surrounding Areas
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sandersonshomesolutions.com

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Removal, topping, stump removal, lot clearing. Call for details.
Over 40 years experience.
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LEGALS

Legals

STATE OF NORTH CAROLINA
COUNTY OF FRANKLIN

IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION
FILE NO: 26CV000179-340

NICHOLAS JOSEPH DIDONNA III,
Plaintiff

v.

SANDRA ISABELLE KOERNER,
Defendant

TO: SANDRA ISABELLE KOERNER,
TAKE NOTICE that a pleading seeking relief against you has been filed in the above-entitled action.

The nature of the relief being sought is as follows: absolute divorce.

You are required to make defense to such pleading not later than forty (40) days after the date of the first publication of this notice, and upon your failure to do so, the party seeking service against you will apply to the Court for the relief sought.

This the 2nd day of April, 2026.

THE LAW OFFICE OF
JONATHAN D. NOBLES
Jonathan D. Nobles, NCSB 54208
Attorney for Plaintiff
421 Fayetteville St
Suite 1100
Raleigh, NC 27601
Telephone: (919) 830-5675
Email: jonathan@jdnobleslaw.com

Pub. Dates: 4/9, 4/16, 4/23, 2026

LEGAL NOTICE AUCTION OF PERSONAL PROPERTY

Units:
104 Starling, E21 Winstead,
J15 Chiari

In accordance with the provisions of N.C.G.S. (C) and (D), the personal property listed above will be sold on the premises of A Storage Place, 5802 NC Hwy. 96 West, Youngsville, NC (919-570-8668), on Monday, May 4th, 2026 at 10 a.m. pursuant to the assertion of a lien for rental. CASH ONLY!

Pub. Dates: 4/23, 4/30, 2026

NOTICE OF SERVICE OF PROCESS BY PUBLICATION

STATE OF NORTH CAROLINA
FRANKLIN COUNTY

IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION
FILE NO. 26CV000556-340

OneMain Financial Group, LLC As Servicer For (asf) Wilmington Trust, N.A., As Issuer Loan Trustee For OneMain Financial Insurance Trust 2024-1,
Plaintiff
Vs.
Alycia Pike,
Defendant

TO: ALL PARTIES

Take notice that a pleading seeking relief against you has been filed in the above-entitled action. The nature of the relief being sought is as follows: money owed and court costs.

You are required to make a defense to such pleading not later than 40 days after the first date of the publication of this notice yielding a deadline of May 26, 2026 and upon your failure to do so, the party seeking service against you will apply to

Legals

the court for the relief sought.

Dated: April 02, 2026

THE GREEN LAW FIRM, P.C.
S/ Jay B. Green

Jay B. Green
Attorney for Plaintiff
908 E. Edenton Street
Raleigh, North Carolina 27601
Telephone: 919-829-0797

Pub. Dates: 4/16, 4/23, 4/30, 2026

LEGAL ADVERTISING DEADLINE: Friday, 5pm for the THURSDAY edition.

STATE OF NORTH CAROLINA
COUNTY OF FRANKLIN

IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION

FILE NO.: 25CV001216-340

Rebecca Lightfoot,
Plaintiff,

v.

Clarrington Lightfoot,
Defendant.

NOTICE OF SERVICE BY PUBLICATION

To Clarrington Lightfoot, Defendant:

Take notice that a pleading seeking relief against you has been filed in the above-entitled action. The nature of the relief sought is for absolute divorce.

You are required to make defense to such pleading not later than forty (40) days from the date of the first publication of this Notice, and upon your failure to do so, the Plaintiff will apply to the Court for the relief sought in the Complaint.

This Notice is given pursuant to an Order Allowing Service by Publication entered by the Court.

This the 9th day of April, 2026.

Rebecca Lightfoot
Plaintiff

Pub. Dates: 4/9, 4/16, 4/23, 2026

PUBLIC NOTICE TOWN OF LOUISBURG

The Town of Louisburg has been approved for a grant from the North Carolina Division of Water Infrastructure (DWI) in the amount of \$120,000 to conduct a Wastewater Asset Inventory and Assessment (AIA) for the Town's wastewater collection system.

The Town is soliciting responses to a Request for Qualifications (RFQ) for engineering services for the project.

For more information please visit the Town's website at www.townoflouisburg.org and select Bids & Proposals located under the heading Government.

Or contact Lee Brown, Public Service Director at 919-496-3406.

Pub. Dates: 4/9, 4/16, 4/23, 2026

PUBLIC HEARING NOTICE YOUNGVILLE BOARD OF COMMISSIONERS

The Youngsville Board of Commissioners will hold a public hearing at 7 pm on Thursday, May 14, 2026, at Youngsville Town Hall, 134 US 1-A South. The Board of Commissioners will receive public comments on a Petition for Zoning Amendment for properties off of US Highway 1, Cleghorn Two Dr, Hidden Hills Dr, and Sparrow Dr (PINs 1853-05-1753, 1853-15-0604, 1853-05-1753, 1853-15-0604, 1853-05-9473, 1853-15-1394, 1853-15-2106, 1853-15-0875, 1853-05-7939, 1853-15-3596)

from Single Family Residential 1 (SFR-1) to US Highway 1 Commercial (C-1). For more information, contact the Youngsville Planning Department at (919) 925-3401.

Pub. Dates: 4/23, 4/30, 2026

A RESOLUTION DECLARING THE INTENTION OF THE BOARD OF COMMISSIONERS OF THE TOWN OF YOUNGVILLE, NORTH CAROLINA TO CONSIDER PERMANENTLY CLOSING THE REMAINING NORTHERN PORTION OF THE MARSH STREET RIGHT OF WAY

WHEREAS, Section 160A-299 of the North Carolina General Statutes authorizes the Board of Commissioners to permanently close streets and public alleys; and

WHEREAS, on January 13, 2025, the Town of Youngsville Board of Commissioners closed a certain area consisting of approximately 7,992 square feet of the Marsh Street right-of-way between Franklin and Winston Streets, allowing the title to the property subject to the closure to revert to adjoining landowners;

WHEREAS, the Town intends to close the remaining approximately 10,162 square feet of the northern portion of 40 feet wide Marsh Street right-of-way as shown on an unrecorded survey plat incorporated herein by reference, entitled "Marsh Street Closing Plat," dated December 16, 2024, and sealed by CDP Professional Land Surveyors, 333 S. White Street Wake Forest, NC 27588, and the plat described is attached to this

Legals

resolution as Exhibit A; and

WHEREAS, N.C.G.S. § 160A-299 requires the Board of Commissioners to hold a public hearing prior to the closing of any street or public alley for the purpose of considering the matters required by said Statute; and

WHEREAS, said closure will have an effective date to be determined following the public hearing.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Town of Youngsville that:

Section 1. A Public Hearing will be held at 7:00 p.m., or as soon thereafter as the agenda will allow, on Thursday, May 14, 2026, at Youngsville Town Hall located at 134 US 1-A South, Youngsville, North Carolina, to consider an order to permanently close said street's right-of-way

Section 2. The Town Clerk is hereby directed to publish this Resolution of Intent once a week for four (4) successive weeks prior to the public hearing in the Franklin Times.

Section 3. The Town Clerk is further directed to transmit via certified mail, return receipt requested, to each owner of property abutting on said street right-of-way, a copy of this Resolution of Intent, and shall cause a notice of the public hearing to be prominently posted in at least two places along the street.

This resolution is effective upon its adoption on this 12th day of March 2026.

Motion: Scott Brame
Second: Cat Redd
Mayor: Fonzie Flowers

Pub. Dates: 4/9, 4/16, 4/23, 4/30, 2026

PUBLIC NOTICE

The Individuals with Disabilities Education Act (IDEA-Part B, Public Law 108.446) Project is presently being amended. The Project describes the special education programs that Crosscreek Charter School proposes for Federal funding for the 2026-2027 School Year. Interested persons are encouraged to review amendments to the Project and make comments concerning the implementation of special education under this Federal Program. All comments will be considered prior to submission of the amended Project to the North Carolina Department of Public Instruction in Raleigh, North Carolina. The IDEA-Part B Project is open to the public for review and comments during the days of May 14, 15, 18, 19, 2026 in the office of Tracy Neal located at 100 East River Road, Louisburg, NC 27549.

Pub. Dates: 4/23, 4/30, 2026

NOTICE OF PUBLIC HEARING

The Franklin County Board of Commissioners will hold a public hearing on Monday, May 4, 2026, at 6:00 p.m. at Franklin Plaza, Training Room, 279 S. Bickett Blvd., Louisburg, NC 27549, for the purpose of receiving public comment on a proposed Economic Development Performance Incentive grant pursuant to N.C.G.S. 158-7.1.

The proposed incentive is in the amount of \$15,445.00, to be disbursed in five equal annual payments of \$3,089.00, with the first payment anticipated in 2030, subject to annual appropriation by the Franklin County Board of Commissioners and contingent upon the recipient meeting performance benchmarks related to capital investment and job creation in Franklin County. The Board will also consider granting the County Manager the authority to enter into the Economic Development Incentive Agreement setting forth the terms and conditions of the grant.

Pub. Dates: 4/23, 4/30, 2026

All interested persons are invited to attend and be heard.

Foreclosures

NOTICE OF FORECLOSURE SALE
FILE NUMBER: 25SP000180-340

Under and by virtue of the power of sale contained in a Deed of Trust executed by TERRY W HINES AND AMY M. HINES dated June 13, 2006 in the amount of \$100,500.00 and recorded in Book 1552, Page 14 of the Franklin County Public Registry by ANTHONY MASELLI OR GENEVIEVE JOHNSON, EITHER OF WHOM MAY ACT, Substitute Trustee, default having been made in the terms of agreement set forth by the loan agreement secured by the said Deed of Trust and the undersigned, ANTHONY MASELLI OR GENEVIEVE JOHNSON, EITHER OF WHOM MAY ACT, having been substituted as Successor Trustee in said Deed of Trust by an instrument duly recorded in the Official Records of Franklin County, North Carolina, in Book 2406, Page 2105, and the holder of the note evidencing said indebtedness having directed that the Deed of Trust be foreclosed, the undersigned Substitute Trustee will offer for sale at the courthouse door in Franklin County, North Carolina, or the customary location designated for foreclosure sales, on **May 7, 2026 at 11:30 AM**, and will sell to the highest bidder for cash the following real estate situated in the County of Franklin, North Carolina, and being more particularly described as follows:

PARCEL IDENTIFICATION NUMBER(S): 000935

ADDRESS:

Foreclosures

422 OLD HALIFAX ROAD
LOUISBURG, NC 27549

PRESENT RECORD OWNER(S): UNKNOWN HEIRS OF TERRY W. HINES

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF NORTH CAROLINA, COUNTY OF FRANKLIN, AND IS DESCRIBED IN DEED BOOK 1552, PAGE 14, AS FOLLOWS:

BEGINNING AT A NAIL IN THE CENTERLINE OF S.R. 1720, SAID NAIL BEING LOCATED 1386.1 FEET IN A SOUTHEASTERLY DIRECTION ALONG THE CENTERLINE OF S.R. 1720 FROM ITS INTERSECTION WITH THE CENTERLINE OF S.R. 1717 (EXTENDED), SAID POINT OF BEGINNING BEING THE SOUTHEASTERNMOST CORNER OF LOT 2; RUNS THENCE FROM SAID POINT OF BEGINNING WITH THE LINE OF LOT 2 NORTH 36 DEGREES 07 MINUTES EAST 567.65 FEET TO AN IRON STAKE; RUNS THENCE SOUTH 51 DEGREES 37 MINUTES EAST 340.00 FEET TO AN IRON STAKE; RUNS THENCE SOUTH 50 DEGREES 48 MINUTES WEST 555.00 FEET TO A NAIL IN THE CENTERLINE OF S.R. 1720; RUNS THENCE WITH SAID CENTERLINE NORTH 61 DEGREES 12 MINUTES WEST 100.00 FEET TO A NAIL; RUNS THENCE WITH SAID CENTERLINE NORTH 56 DEGREES 31 MINUTES WEST 100.00 FEET TO A NAIL, THE POINT AND PLACE OF BEGINNING AND BEING ALL OF LOT 1, CONTAINING 3.42 GROSS ACRES AS SHOWN BY MAP AND SURVEY OF WILLIAM PEARCE AND ASSOCIATES, DATED 09-03-85 ENTITLED "PROPERTY SURVEY FOR JIMMY WHEELER, DUNN TOWNSHIP, FRANKLIN COUNTY, NORTH CAROLINA."

Trustee may, in the Trustee's sole discretion, delay the sale for up to one hour as provided in N.C.G.S. §45-21.23.

Should the property be purchased by a third party, that party must pay the excise tax, as well as the court costs of Forty-Five Cents (\$0.45) per One Hundred Dollars (\$100.00) required by N.C.G.S. §7A-308(a)(1).

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust/security agreement, or both, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either the Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed. Also, this property is being sold subject to all taxes, special assessments, and prior liens or prior encumbrances of record and any recorded releases. Said property is also being sold subject to applicable Federal and State laws.

A deposit of five percent (5%) of the purchase price, or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in its sole discretion, if it believes the challenge to have merit, may request the court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

Additional Notice for Residential Property with Less than 15 rental units, including Single-Family Residential Real Property: 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 the notice of foreclosure sale, terminate the rental agreement by providing written notice of termination to the landlord, to be effective on a date stated in the notice that is at least 10 days but not more than 90 days, after the sale date contained in this notice of sale, provided that the mortgagor has not cured the default at the time the tenant provides the notice of termination. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination.

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR. THE PURPOSE OF THIS COMMUNICATION IS TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE, except as stated below in the instance of bankruptcy protection.

IF YOU ARE UNDER THE PROTECTION OF THE BANKRUPTCY COURT OR HAVE BEEN DISCHARGED AS A RESULT OF A BANKRUPTCY PROCEEDING, THIS NOTICE IS GIVEN

Foreclosures

TO YOU PURSUANT TO STATUTORY REQUIREMENT AND FOR INFORMATIONAL PURPOSES AND IS NOT INTENDED AS AN ATTEMPT TO COLLECT A DEBT OR AS AN ACT TO COLLECT, ASSESS, OR RECOVER ALL OR ANY PORTION OF THE DEBT FROM YOU PERSONALLY.

Sarah A. Waldron or
Terrass Scott Misher, Esq
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE
& PARTNERS, PLLC
Attorneys for the
Substitute Trustee
13010 Morris Rd., Suite 450
Alpharetta, GA 30004
Telephone: (470) 321-7112

Pub. Dates: 4/23, 4/30, 2026

NOTICE OF FORECLOSURE SALE FILE NUMBER: 25SP000251-340

Under and by virtue of the power of sale contained in a certain Deed of Trust executed by MICHAEL TOPOLL dated October 25, 2021 in the amount of \$334,050.00 and recorded in Book 2276, Page 1033 of the Franklin County Public Registry by ANTHONY MASELLI OR GENEVIEVE JOHNSON, EITHER OF WHOM MAY ACT, Substitute Trustee, default having been made in the terms of agreement set forth by the loan agreement secured by the said Deed of Trust and the undersigned, ANTHONY MASELLI OR GENEVIEVE JOHNSON, EITHER OF WHOM MAY ACT, having been substituted as Successor Trustee in said Deed of Trust by an instrument duly recorded in the Official Records of Franklin County, North Carolina, in Book 2416, Page 606, and the holder of the note evidencing said indebtedness having directed that the Deed of Trust be foreclosed, the undersigned Substitute Trustee will offer for sale at the courthouse door in Franklin County, North Carolina, or the customary location designated for foreclosure sales, on **April 29, 2026 at 11:30 AM**, and will sell to the highest bidder for cash the following real estate situated in the County of Franklin, North Carolina, and being more particularly described as follows:

PARCEL IDENTIFICATION NUMBER(S): 037325

ADDRESS: 118 PATTERSON DR
YOUNGVILLE, NC 27596

PRESENT RECORD OWNER(S): MICHAEL TOPOLL JR, MICHAEL TOPOLL SR, AND SALLY TOPOLL

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF NORTH CAROLINA, COUNTY OF FRANKLIN, AND IS DESCRIBED IN DEED BOOK 2276, PAGE 1033, AS FOLLOWS:

LYING AND BEING IN THE CITY OF YOUNGVILLE, FRANKLIN COUNTY, NORTH CAROLINA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING ALL OF LOT 43 OF PATTERSON WOODS SUBDIVISION AS SHOWN ON PLAT RECORDED IN BOOK OF MAPS 2004, PAGE 279, FRANKLIN COUNTY REGISTRY.

Trustee may, in the Trustee's sole discretion, delay the sale for up to one hour as provided in N.C.G.S. §45-21.23.

Should the property be purchased by a third party, that party must pay the excise tax, as well as the court costs of Forty-Five Cents (\$0.45) per One Hundred Dollars (\$100.00) required by N.C.G.S. §7A-308(a)(1).

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust/security agreement, or both, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either the Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed. Also, this property is being sold subject to all taxes, special assessments, and prior liens or prior encumbrances of record and any recorded releases. Said property is also being sold subject to applicable Federal and State laws.

A deposit of five percent (5%) of the purchase price, or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in its sole discretion, if it believes the challenge to have merit, may request the court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

