

**TRUSTEE'S SALE of TIME-SHARE ESTATES BY
OCEAN BEACH CLUB OWNERS ASSOCIATION
VIRGINIA BEACH, VIRGINIA**

October 29, 2024 at 10:00 a.m.

In execution of certain Memoranda of Liens delivered by Ocean Beach Club Owners Association (the "Association"), against certain time-share estates (the "Time-share Estates"), which are duly recorded in the Clerk's Office of the Circuit Court of the City of Virginia Beach, Virginia (the "Clerk's Office"), the owners thereof having failed to pay the maintenance fees and assessments, both regular and special, due to the Association and applicable to each Time-share Estate, the undersigned, as duly appointed Trustee for the Association and in accordance with §55.1-2211 of the Virginia Code, will offer for sale at public auction in front of the building housing the Virginia Beach Circuit Court, facing Nimmo Pkwy (Building 10), Virginia Beach Judicial Center, 2425 Nimmo Pkwy, Virginia Beach, VA on **October 29, 2024 at 10:00 a.m.**, the Time-Share Estates at that certain real estate time-share project known as "**Ocean Beach Club, a Time-Share,**" located at 3401 Atlantic Avenue, Virginia Beach, Virginia 23451, as more fully described in that certain Time-Share Instrument for Ocean Beach Club, a Time-Share, dated May 14, 2004, and recorded in the Clerk's Office as Instrument No. 2004070800104883, as amended and/or supplemented., and as more particularly described in the Memoranda of Liens listed below:

Unit 1510 / Week 1 Annually	Lien recorded as Instrument No. 202403025063	File No. 220522
Unit 1624 / Week 1 Annually	Lien recorded as Instrument No. 202403025044	File No. 233223
Unit 702 / Week 29 Annually	Lien recorded as Instrument No. 202403025066	File No. 233225
Unit 421 / Week 21 Annually	Lien recorded as Instrument No. 202403025104	File No. 233226
Unit 1620 / Week 45 Odd Years	Lien recorded as Instrument No. 202403025068	File No. 233230
Unit 607 / Week 38 Annually	Lien recorded as Instrument No. 202403025049	File No. 233231
Unit 1620 / Week 49 Odd Years	Lien recorded as Instrument No. 202403025051	File No. 233232
Unit 625 / Week 27 Annually	Lien recorded as Instrument No. 202403025045	File No. 233233
Unit 1705 / Week 7 Annually	Lien recorded as Instrument No. 202403025050	File No. 233234
Unit 1604 / Week 27 Annually	Lien recorded as Instrument No. 202403025069	File No. 233235
Unit 428 / Week 12 Annually	Lien recorded as Instrument No. 202403025070	File No. 233236
Unit 704 / Week 37 Annually	Lien recorded as Instrument No. 202403025041	File No. 233237
Unit 1311 / Week 21 Annually	Lien recorded as Instrument No. 202403025071	File No. 233238
Unit 712 / Week 8 Annually	Lien recorded as Instrument No. 202403025046	File No. 233239
Unit 212 / Week 21 Annually	Lien recorded as Instrument No. 202403025105	File No. 233240
Unit 520 / Week 28 Annually	Lien recorded as Instrument No. 202403025047	File No. 233241
Unit 921 / Week 4 Annually	Lien recorded as Instrument No. 202403025048	File No. 233242
Unit 426 / Week 6 Annually	Lien recorded as Instrument No. 202403025056	File No. 233333
Unit 1807 / Week 23 Annually	Lien recorded as Instrument No. 202403025052	File No. 233334
Unit 928 / Week 8 Annually	Lien recorded as Instrument No. 202403025053	File No. 233335
Unit 1009 / Week 2 Annually	Lien recorded as Instrument No. 202403025072	File No. 233336
Unit 1803 / Week 35 Annually	Lien recorded as Instrument No. 202403025073	File No. 233338
Unit 1204 / Week 22 Annually	Lien recorded as Instrument No. 202403025054	File No. 233339
Unit 426 / Week 34 Annually	Lien recorded as Instrument No. 202403025055	File No. 233341
Unit 609 / Week 27 Annually	Lien recorded as Instrument No. 202403025096	File No. 233342
Unit 710 / Week 37 Annually	Lien recorded as Instrument No. 202403025037	File No. 233343
Unit 928 / Week 10 Annually	Lien recorded as Instrument No. 202403025057	File No. 233344
Unit 1706 / Week 6 Annually	Lien recorded as Instrument No. 202403025058	File No. 233345
Unit 1320 / Week 6 Annually	Lien recorded as Instrument No. 202403025099	File No. 233346

Unit 404 / Week 14 Annually	Lien recorded as Instrument No. 202403025060	File No. 233347
Unit 426 / Week 1 Annually	Lien recorded as Instrument No. 202403025106	File No. 233348
Unit 1206 / Week 15 Annually	Lien recorded as Instrument No. 202403025107	File No. 233352
Unit 527 / Week 26 Annually	Lien recorded as Instrument No. 202403025100	File No. 233353
Unit 1520 / Week 15 Annually	Lien recorded as Instrument No. 202403025102	File No. 233354
Unit 1424 / Week 40 Annually	Lien recorded as Instrument No. 202403025059	File No. 233355
Unit 212 / Week 13 Annually	Lien recorded as Instrument No. 202403025108	File No. 233356
Unit 208 / Week 4 Annually	Lien recorded as Instrument No. 202403025061	File No. 233357
Unit 322 / Week 45 Odd Years	Lien recorded as Instrument No. 202403025109	File No. 233358
Unit 607 / Week 40 Annually	Lien recorded as Instrument No. 202403025103	File No. 233359
Unit 1623 / Week 19 Annually	Lien recorded as Instrument No. 202403025062	File No. 233360
Unit 1123 / Week 7 Annually	Lien recorded as Instrument No. 202403025110	File No. 233713
Unit 1803 / Week 26 Annually	Lien recorded as Instrument No. 202403025111	File No. 233714
Unit 412 / Week 43 Annually	Lien recorded as Instrument No. 202403025064	File No. 220571
Unit 206 / Week 11 Annually	Lien recorded as Instrument No. 202403025042	File No. 220580
Unit 1303 / Week 41 Annually	Lien recorded as Instrument No. 202403025164	File No. 233718
Unit 901 / Week 29 Annually	Lien recorded as Instrument No. 202403025158	File No. 233719
Unit 1206 / Week 46 Annually	Lien recorded as Instrument No. 202403025162	File No. 233720
Unit 905 / Week 21 Annually	Lien recorded as Instrument No. 202403025163	File No. 233722
Unit 1403 / Week 18 Annually	Lien recorded as Instrument No. 202403025160	File No. 233723
Unit 703 / Week 2 Annually	Lien recorded as Instrument No. 202403025161	File No. 233724
Unit 728 / Week 51 Annually	Lien recorded as Instrument No. 202403025159	File No. 233725
Unit 1523 / Week 6 Annually	Lien recorded as Instrument No. 202403025156	File No. 233727
Unit 1403 / Week 34 Annually	Lien recorded as Instrument No. 202403025157	File No. 233728
Unit 1023 / Week 40 Annually	Lien recorded as Instrument No. 202403025155	File No. 233729
Unit 1606 / Week 2 Annually	Lien recorded as Instrument No. 202403025152	File No. 233730
Unit 1322 / Week 24 Annually	Lien recorded as Instrument No. 202403025154	File No. 233731
Unit 612 / Week 51 Annually	Lien recorded as Instrument No. 202403025153	File No. 233733
Unit 1606 / Week 42 Annually	Lien recorded as Instrument No. 202403025145	File No. 233734
Unit 1602 / Week 35 Annually	Lien recorded as Instrument No. 202403025149	File No. 233736
Unit 1801 / Week 13 Annually	Lien recorded as Instrument No. 202403025148	File No. 233737
Unit 709 / Week 26 Annually	Lien recorded as Instrument No. 202403025142	File No. 233738
Unit 912 / Week 26 Annually	Lien recorded as Instrument No. 202403025147	File No. 233739
Unit 805 / Week 21 Annually	Lien recorded as Instrument No. 202403025144	File No. 233741
Unit 1803 / Week 19 Annually	Lien recorded as Instrument No. 202403025141	File No. 233743
Unit 1602 / Week 14 Annually	Lien recorded as Instrument No. 202403025140	File No. 233744
Unit 1321 / Week 15 Annually	Lien recorded as Instrument No. 202403025146	File No. 233745
Unit 406 / Week 50 Annually	Lien recorded as Instrument No. 202403025135	File No. 233746
Unit 1506 / Week 10 Annually	Lien recorded as Instrument No. 202403025138	File No. 233747
Unit 306 / Week 37 Annually	Lien recorded as Instrument No. 202403025130	File No. 233748
Unit 301 / Week 21 Annually	Lien recorded as Instrument No. 202403025136	File No. 233750
Unit 1509 / Week 17 Annually	Lien recorded as Instrument No. 202403025128	File No. 233753
Unit 1306 / Week 51 Annually	Lien recorded as Instrument No. 202403025126	File No. 233754
Unit 909 / Week 37 Annually	Lien recorded as Instrument No. 202403025134	File No. 233755
Unit 603 / Week 49 Annually	Lien recorded as Instrument No. 202403025133	File No. 233756
Unit 1120 / Week 1 Annually	Lien recorded as Instrument No. 202403025131	File No. 233758
Unit 1303 / Week 1 Annually	Lien recorded as Instrument No. 202403025121	File No. 233760
Unit 1803 / Week 4 Annually	Lien recorded as Instrument No. 202403025122	File No. 233761
Unit 922 / Week 41 Annually	Lien recorded as Instrument No. 202403025129	File No. 233763

Unit 925 / Week 6 Annually	Lien recorded as Instrument No. 202403025120	File No. 233764
Unit 1810 / Week 11 Annually	Lien recorded as Instrument No. 202403025124	File No. 233765
Unit 824 / Week 23 Annually	Lien recorded as Instrument No. 202403025118	File No. 233766
Unit 408 / Week 16 Annually	Lien recorded as Instrument No. 202403025115	File No. 233767
Unit 624 / Week 11 Annually	Lien recorded as Instrument No. 202403025119	File No. 233769
Unit 824 / Week 14 Annually	Lien recorded as Instrument No. 202403025113	File No. 233770
Unit 213 / Week 30 Annually	Lien recorded as Instrument No. 202403026264	File No. 212202
Unit 1221 / Week 23 Annually	Lien recorded as Instrument No. 202403026106	File No. 215648
Unit 1022 / Week 2 Odd Years	Lien recorded as Instrument No. 202403026261	File No. 215706
Unit 1304 / Week 4 Annually	Lien recorded as Instrument No. 202403026258	File No. 215728
Unit 309 / Week 28 Annually	Lien recorded as Instrument No. 202403026193	File No. 220014
Unit 1610 / Week 6 Annually	Lien recorded as Instrument No. 202403026197	File No. 229922
Unit 1807 / Week 48 Annually	Lien recorded as Instrument No. 202403026195	File No. 230063
Unit 1508 / Week 51 Annually	Lien recorded as Instrument No. 202403026120	File No. 233772
Unit 625 / Week 34 Annually	Lien recorded as Instrument No. 202403026126	File No. 233773
Unit 1410 / Week 24 Annually	Lien recorded as Instrument No. 202403026127	File No. 233775
Unit 1011 / Week 1 Annually	Lien recorded as Instrument No. 202403026128	File No. 233776
Unit 828 / Week 7 Annually	Lien recorded as Instrument No. 202403026119	File No. 233778
Unit 422 / Week 5 Annually	Lien recorded as Instrument No. 202403026122	File No. 233780
Unit 1002 / Week 14 Annually	Lien recorded as Instrument No. 202403026123	File No. 233782
Unit 1620 / Week 6 Even Years	Lien recorded as Instrument No. 202403026124	File No. 233783
Unit 1107 / Week 37 Annually	Lien recorded as Instrument No. 202403026157	File No. 233785
Unit 426 / Week 20 Annually	Lien recorded as Instrument No. 202403026147	File No. 233786
Unit 308 / Week 15 Annually	Lien recorded as Instrument No. 202403026155	File No. 233787
Unit 402 / Week 28 Annually	Lien recorded as Instrument No. 202403026148	File No. 233788
Unit 522 / Week 43 Annually	Lien recorded as Instrument No. 202403026149	File No. 233789
Unit 713 / Week 14 Annually	Lien recorded as Instrument No. 202403026156	File No. 233790
Unit 807 / Week 18 Annually	Lien recorded as Instrument No. 202403026152	File No. 233791
Unit 304 / Week 14 Annually	Lien recorded as Instrument No. 202403026151	File No. 233792
Unit 1006 / Week 52 Annually	Lien recorded as Instrument No. 202403026159	File No. 233794
Unit 1301 / Week 35 Annually	Lien recorded as Instrument No. 202403026154	File No. 233795
Unit 704 / Week 25 Annually	Lien recorded as Instrument No. 202403026237	File No. 233796
Unit 812 / Week 22 Annually	Lien recorded as Instrument No. 202403026355	File No. 233797
Unit 1424 / Week 47 Annually	Lien recorded as Instrument No. 202403026356	File No. 233798
Unit 823 / Week 46 Annually	Lien recorded as Instrument No. 202403026357	File No. 233800
Unit 1601 / Week 3 Annually	Lien recorded as Instrument No. 202403026358	File No. 233801
Unit 707 / Week 45 Annually	Lien recorded as Instrument No. 202403026250	File No. 233802
Unit 620 / Week 42 Annually	Lien recorded as Instrument No. 202403026238	File No. 233803
Unit 306 / Week 1 Annually	Lien recorded as Instrument No. 202403026239	File No. 233804
Unit 503 / Week 29 Annually	Lien recorded as Instrument No. 202403026240	File No. 233805
Unit 308 / Week 4 Annually	Lien recorded as Instrument No. 202403026244	File No. 233806
Unit 502 / Week 1 Annually	Lien recorded as Instrument No. 202403026245	File No. 233807
Unit 1601 / Week 23 Annually	Lien recorded as Instrument No. 202403026246	File No. 233808
Unit 327 / Week 43 Annually	Lien recorded as Instrument No. 202403026252	File No. 233809
Unit 1721 / Week 22 Annually	Lien recorded as Instrument No. 202403026247	File No. 233810
Unit 912 / Week 12 Annually	Lien recorded as Instrument No. 202403026251	File No. 233811
Unit 411 / Week 12 Annually	Lien recorded as Instrument No. 202403026253	File No. 233813
Unit 711 / Week 51 Annually	Lien recorded as Instrument No. 202403026248	File No. 233814
Unit 601 / Week 16 Annually	Lien recorded as Instrument No. 202403026260	File No. 233815
Unit 308 / Week 23 Annually	Lien recorded as Instrument No. 202403026249	File No. 233816

Unit 1002 / Week 33 Annually	Lien recorded as Instrument No. 202403026259	File No. 233817
Unit 402 / Week 23 Annually	Lien recorded as Instrument No. 202403026254	File No. 233818
Unit 1212 / Week 48 Annually	Lien recorded as Instrument No. 202403026262	File No. 233819
Unit 1510 / Week 45 Annually	Lien recorded as Instrument No. 202403026284	File No. 233820
Unit 208 / Week 11 Annually	Lien recorded as Instrument No. 202403026265	File No. 233821
Unit 909 / Week 14 Annually	Lien recorded as Instrument No. 202403026283	File No. 233822
Unit 1611 / Week 29 Annually	Lien recorded as Instrument No. 202403026267	File No. 233823
Unit 1512 / Week 3 Annually	Lien recorded as Instrument No. 202403026263	File No. 233826
Unit 401 / Week 10 Annually	Lien recorded as Instrument No. 202403026286	File No. 233827
Unit 603 / Week 16 Annually	Lien recorded as Instrument No. 202403026287	File No. 233828
Unit 311 / Week 32 Annually	Lien recorded as Instrument No. 202403026290	File No. 233830
Unit 610 / Week 45 Annually	Lien recorded as Instrument No. 202403026269	File No. 233832
Unit 1501 / Week 2 Annually	Lien recorded as Instrument No. 202403026291	File No. 233833
Unit 1705 / Week 21 Annually	Lien recorded as Instrument No. 202403026294	File No. 233835
Unit 909 / Week 41 Annually	Lien recorded as Instrument No. 202403026266	File No. 233837
Unit 507 / Week 26 Annually	Lien recorded as Instrument No. 202403026270	File No. 233838
Unit 1004 / Week 16 Annually	Lien recorded as Instrument No. 202403026293	File No. 233839
Unit 1424 / Week 43 Annually	Lien recorded as Instrument No. 202403026292	File No. 233840
Unit 1605 / Week 22 Annually	Lien recorded as Instrument No. 202403026268	File No. 233841
Unit 213 / Week 40 Annually	Lien recorded as Instrument No. 202403026279	File No. 233842
Unit 511 / Week 37 Annually	Lien recorded as Instrument No. 202403026295	File No. 233843
Unit 1102 / Week 30 Annually	Lien recorded as Instrument No. 202403026296	File No. 233844
Unit 821 / Week 18 Annually	Lien recorded as Instrument No. 202403026297	File No. 233846
Unit 827 / Week 42 Odd Years	Lien recorded as Instrument No. 202403026299	File No. 233847
Unit 1509 / Week 33 Annually	Lien recorded as Instrument No. 202403026300	File No. 233848
Unit 1601 / Week 38 Annually	Lien recorded as Instrument No. 202403026271	File No. 233849
Unit 702 / Week 36 Annually	Lien recorded as Instrument No. 202403026277	File No. 233850
Unit 1006 / Week 21 Annually	Lien recorded as Instrument No. 202403026285	File No. 233851
Unit 628 / Week 1 Annually	Lien recorded as Instrument No. 202403026273	File No. 233852
Unit 1010 / Week 4 Annually	Lien recorded as Instrument No. 202403026278	File No. 233854
Unit 622 / Week 14 Annually	Lien recorded as Instrument No. 202403026281	File No. 233855
Unit 820 / Week 23 Annually	Lien recorded as Instrument No. 202403026274	File No. 233856
Unit 1512 / Week 14 Annually	Lien recorded as Instrument No. 202403026289	File No. 233857
Unit 1411 / Week 31 Annually	Lien recorded as Instrument No. 202403026276	File No. 233858
Unit 1405 / Week 27 Annually	Lien recorded as Instrument No. 202403026288	File No. 233859
Unit 1001 / Week 42 Annually	Lien recorded as Instrument No. 202403026280	File No. 233861
Unit 311 / Week 43 Annually	Lien recorded as Instrument No. 202403026301	File No. 233862
Unit 1506 / Week 19 Annually	Lien recorded as Instrument No. 202403026302	File No. 233863
Unit 1603 / Week 23 Annually	Lien recorded as Instrument No. 202403026305	File No. 233864
Unit 1821 / Week 40 Annually	Lien recorded as Instrument No. 202403026306	File No. 233868
Unit 803 / Week 33 Annually	Lien recorded as Instrument No. 202403026307	File No. 233869
Unit 710 / Week 49 Annually	Lien recorded as Instrument No. 202403026309	File No. 233871
Unit 1610 / Week 40 Annually	Lien recorded as Instrument No. 202403026304	File No. 233874
Unit 1803 / Week 5 Annually	Lien recorded as Instrument No. 202403026311	File No. 233875
Unit 1305 / Week 41 Annually	Lien recorded as Instrument No. 202403026316	File No. 233877
Unit 201 / Week 42 Annually	Lien recorded as Instrument No. 202403026320	File No. 233881
Unit 702 / Week 24 Annually	Lien recorded as Instrument No. 202403026323	File No. 233883
Unit 828 / Week 52 Annually	Lien recorded as Instrument No. 202403026308	File No. 233884
Unit 1008 / Week 45 Annually	Lien recorded as Instrument No. 202403026319	File No. 233885
Unit 1308 / Week 48 Annually	Lien recorded as Instrument No. 202403026332	File No. 233886

Unit 503 / Week 20 Annually	Lien recorded as Instrument No. 202403026335	File No. 233887
Unit 1605 / Week 17 Annually	Lien recorded as Instrument No. 202403026343	File No. 233888
Unit 1720 / Week 21 Annually	Lien recorded as Instrument No. 202403026336	File No. 233889
Unit 501 / Week 29 Annually	Lien recorded as Instrument No. 202403026326	File No. 233890
Unit 406 / Week 13 Annually	Lien recorded as Instrument No. 202403026333	File No. 233893
Unit 308 / Week 3 Annually	Lien recorded as Instrument No. 202403026322	File No. 233894
Unit 525 / Week 12 Annually	Lien recorded as Instrument No. 202403026324	File No. 233895
Unit 604 / Week 11 Annually	Lien recorded as Instrument No. 202403026334	File No. 233896
Unit 1204 / Week 43 Annually	Lien recorded as Instrument No. 202403026325	File No. 233897
Unit 323 / Week 31 Annually	Lien recorded as Instrument No. 202403026327	File No. 233898
Unit 508 / Week 22 Annually	Lien recorded as Instrument No. 202403026327	File No. 233900
Unit 501 / Week 41 Annually	Lien recorded as Instrument No. 202403026337	File No. 233902
Unit 605 / Week 42 Annually	Lien recorded as Instrument No. 202403026347	File No. 233903
Unit 307 / Week 38 Annually	Lien recorded as Instrument No. 202403026344	File No. 233904
Unit 411 / Week 36 Annually	Lien recorded as Instrument No. 202403026338	File No. 233905
Unit 1810 / Week 43 Annually	Lien recorded as Instrument No. 202403026340	File No. 233906
Unit 712 / Week 2 Annually	Lien recorded as Instrument No. 202403026348	File No. 233907
Unit 409 / Week 1 Annually	Lien recorded as Instrument No. 202403026345	File No. 233908
Unit 608 / Week 44 Annually	Lien recorded as Instrument No. 202403026349	File No. 233909
Unit 1208 / Week 6 Annually	Lien recorded as Instrument No. 202403026352	File No. 233910
Unit 1105 / Week 23 Annually	Lien recorded as Instrument No. 202403026346	File No. 233911
Unit 201 / Week 43 Annually	Lien recorded as Instrument No. 202403026350	File No. 233912
Unit 1606 / Week 20 Annually	Lien recorded as Instrument No. 202403026351	File No. 233913

The sale shall be made subject to all existing liens, encumbrances, easements and restrictive covenants as they may lawfully affect the subject property. The purchaser is bound to the terms and conditions contained in the time-share instrument, bylaws, and regulations. **TERMS: CASH.** Each Time-share Estate shall be sold separately. A bidder's deposit of 33.33% of the sale price is required as to each Time-share Estate. Prior to the sale, interested bidders will be required to register with and must present a bid deposit to the trustee. The bid deposit must be certified funds and/or cash, but no more than \$9,900 of cash will be accepted. The successful bidder's deposit will be retained at the sale and applied to the sale price. Settlement is to be made within 15 days. The successful bidder will be required to execute a Memorandum of Trustee's Sale, available for review on the Foreclosure Sales page of www.glasserlaw.com, outlining additional terms of sale and settlement. A Trustee's Deed will be prepared by Trustee's attorney at high bidder's expense. If the trustee is unable to convey title to the Time-share Estate for any reason, the sole remedy of the purchaser is the return of the bid deposit. **THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.** Glasser and Glasser, P.L.C. on behalf of Atlantic Trustee Services, L.L.C., Trustee, 580 E Main St., Ste. 600, Norfolk, VA 23510. For more information contact the Timeshare Department at Glasser and Glasser, P.L.C. (757) 321-6466.