"The people's right to know"

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THURSDAY ■ SEPTEMBER 7, 2023

by Freedom Mortgage Corporation.

NOTICE OF TRUSTEE'S SALE

terms, and conditions of a Deed of Trust Note dated December 5, 2019, and

the Deed of Trust of even date securing the same, recorded December 6,

2019, in Book No. 722, at Page 610, in Office of the Register of Deeds for

Hardin County, Tennessee, executed by Tara Leigh McGuire, conveying

certain property therein described to J. Gilbert Parrish, Jr. as Trustee for

Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee

for Southwest Funding, LP, its successors and assigns; and the undersigned,

Wilson & Associates, P.L.L.C., having been appointed Successor Trustee

Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty,

and authority vested in and imposed upon said Successor Trustee, by

Freedom Mortgage Corporation, will, on October 4, 2023 on or about 2:00

PM, at the Hardin County Courthouse 465 Main Street, Savannah. TN

38372, offer for sale certain property hereinafter described to the highest

bidder FOR certified funds paid at the conclusion of the sale, or credit bid

from a bank or other lending entity pre-approved by the successor trustee.

The sale is free from all exemptions, which are expressly waived in the

Deed of Trust, said property being real estate situated in Hardin County,

Perry-Long Subdivision, a Plat or Plan of said Subdivision being of record

in Deed Book No. 28, Page 414, in the Register's Office of said County,

said iron pipe being in the South margin of Main Street, runs thence along

the South margin of Main Street in an Eastern direction 100 feet across the

North boundary of Lots 5, 6, 7 and 8 of said Block B, in said Subdivision to an iron pin the same being the Northeast corner of Lot No. 8; thence

in a Southerly direction along the East boundary line of said Lot No. 8, to

an iron pin, the Northeast corner of John Varden lot conveyed to him by

Harrison Perry and wife, Edna Perry, by deed dated September 7, 1957;

and recorded in Deed Book No. 41, page 164, in said Register's Office,

being one-half of the distance between the South margin of Main Street,

and along the North boundary line of the said John Varden lot, 100 feet

to an iron pin, being the Northwest corner of the said John Varden lot;

thence in a Northern direction along the West boundary line of Lot No.

5, to the beginning. Said Lot being the width of Lots Nos. 5, 6, 7 and 8 in

Block B of said Subdivision, and one-half of the length thereof. (Description

Beginning at an iron pipe, the Northeast corner of Lot No. 4 of said

Tennessee, and being more particularly described as follows:

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Wilson &

WHEREAS, default has occurred in the performance of the covenants,

No.21-JV-3027

STATE OF TENNESSEE DEPARTMENT OF CHILDREN'S SERVICES

RESPONDENTS

Kalyn Smith, DOB: 11/15/13

CHILDREN UNDER EIGHTEEN (18) YEARS OF AGE

It appearing to the Court from the allegations of the Petition in this cause and the affidavit of the Petitioner that the whereabouts of Respondent, Jennifer Young, are unknown and that ordinary process of law cannot be served upon said Respondent.

It is therefore ordered that the Respondents be served by publication of the following notice for four (4) consecutive weeks in The Savannah Courier,

TO JENNIFER YOUNG .: The State of Tennessee, Department of Children's Services, has filed a petition against you due to the dependency and neglect of the minor children, Kalyn Smith and Jaxson Young. It appears that ordinary process of law cannot be served upon you because your whereabouts are unknown. You are, therefore, ordered to respond by filing an Answer to the Petition filed in this matter. A copy of the Petition may be obtained at the office of the Juvenile Court of Hardin County, 465 Main Street, Savannah, Tennessee.

will be 9/21/2023. You must file an Answer within thirty days from the last date of publication. If you fail to do so, judgment by default shall be taken against you on 10/30/2023 at 9:00 a.m. for the relief demanded in the petition. All future documents filed in this cause shall be filed with the Clerk of the Court and shall be considered as served upon you. You may request your copy

/s/ Daniel Smith, JUVENILE COURT JUDGE

/s/ Johnna I. Duke, BPR #016663 Department of Children's Services

Jackson, TN 38301 731-421-2000

ALSO KNOWN AS: 450 East Main Street, Savannah, TN 38372

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above- referenced property: TARA LEIGH MCGUIRE TENANTS OF

UNITED STATES OF AMERICA, ACTING THROUGH THE RURAL HOUSING SERVICE ATWOOD RENTALS

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above. In the event of inclement weather, the trustee hereby announces that the sale will be postponed and that notices of said postponement for inclement weather will be mailed to interested parties of record. W&A No. 356821

DATED August 18, 2023 WILSON & ASSOCIATES, P.L.L.C., Successor Trustee

according to prior deed.)

SUBSTITUTE TRUSTEE'S SALE

Sale at public auction will be on October 18, 2023 on or about 2:00PM local time, at the East door of the Hardin County Courthouse, Savannah, Tennessee, conducted by the Substitute Trustee as identified and set forth herein below, pursuant to Deed of Trust executed by SOPHIA SMITH AND OSCAR L SMITH, to A. Belk, Trustee, on February 13, 2009, at Record Book 488, Page 546-551 as Instrument No. 83456 in the real property records of Hardin County Register's Office, Tennessee. Owner of Debt: Wilmington Savings Fund Society, FSB d/b/a Christiana Trust, not in its individual capacity but solely in its capacity as Certificate Trustee for NNPL Trust Series 2012-1 The following real estate located in Hardin County, Tennessee, will be sold to the highest call bidder subject to all unpaid taxes, prior liens and encumbrances of record:The following real property, lying and being in the Eleventh Civil District of Hardin County, Tennessee. The property herein conveyed is more particularly bounded and described, as follows, to-wit:

Beginning on an iron pin located on the North side of a power pole in the West margin of Highway No. 69, same being the Southeast corner of the Jess Lowery tract; runs with the West margin of Highway No. 69, South 2 degrees 16 minutes East 216.7 feet to the center of a power pole, same being a Northeast corner of the Tom Woodruff tract; thence with the Woodruff North and East boundary line, 2 courses as follows:

North 88 degrees 20 minutes West 113.7 feet to an iron pin at the fence corner, then North 2 degrees 03 minutes West 208.5 feet to an iron pin at a Northeast corner on the Woodruff tract and in the South boundary line of the Jess Lowery tract; thence with the Lowery South boundary line which is evidenced by an old hedge row and fence line, a part of the distance, North 87 degrees 35 minutes East 112.7 feet to the point of beginning, containing approximately .55 acre, be the same, more or less. This being a magnetic transit survey, bearings magnetic as of August 15, 1972. Measurement made

Being the same fee simple property conveyed by deed from Sue Nell Dickey, Widow and Samuel S. Dickey and Kathy Ann Dickey Brewer to Oscar L. Smith and Sophia Smith wife and Marcia Mae Bonnaha, dated 07/07/1980. recorded on 10/03/1980 in Book 101, Page 753; then by Quit Claim Deed from Marcia Mae Bonnaha to Oscar L. Smith and Sophia Smith wife, dated 09/29/2001 recorded on 10/01/2001 in Book 255, Page 179 in Hardin County records. State of TN.

Tax ID: 018D A 00400 000

Current Owner(s) of Property: SOPHIA SMITH AND OSCAR L SMITH The street address of the above described property is believed to be 48275 Hwy 69, Saltillo, TN 38370, but such address is not part of the legal description of the property sold herein and in the event of any discrepancy, the legal description referenced herein shall control. SALE IS SUBJECT TO OCCUPANT(S) RIGHTS IN POSSESSION. THE RIGHT IS RESERVED TO ADJOURN THE DAY OF THE SALE TO ANOTHER DAY, TIME AND PLACE CERTAIN WITHOUT FURTHER PUBLICATION, UPON ANNOUNCEMENT AT THE TIME AND PLACE FOR THE SALE SET FORTH ABOVE. THE TERMS OF SALE ARE CASH. ANY TAXES OR FEES WILL BE THE RESPONSIBILITY OF THE PURCHASER. IF THE SALE IS SET ASIDE FOR ANY REASON, THE PURCHASER AT THE SALE SHALL BE ENTITLED ONLY TO A RETURN OF THE PURCHASE PRICE. THE PURCHASER SHALL HAVE NO FURTHER RECOURSE AGAINST THE GRANTOR, THE GRANTEE, OR THE TRUSTEE.

OTHER INTERESTED PARTIES: CITY OF SALTILLO, COMM DEVELOPMENT BLOCK GRANT PROGRAM

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION

OBTAINED WILL BE USED FOR THAT PURPOSE. If applicable, the notice requirements of T.C.A. 35-5-101 have been met. All right of equity of redemption, statutory and otherwise, and homestead are expressly waived in said Deed of Trust, but the undersigned will sell and convey only as Substitute Trustee.

If the U.S. Department of Treasury/IRS, the State of Tennessee Department of Revenue, or the State of Tennessee Department of Labor or Workforce Development are listed as Interested Parties in the advertisement, then the Notice of this foreclosure is being given to them and the Sale will be subject to the applicable governmental entities' right to redeem the property as required by 26 U.S.C. 7425 and T.C.A. §67-1-1433. This property is being sold with the express reservation that the sale is subject to confirmation by the lender or trustee. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the purchase price. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

MWZM File No. 19-000089-347-1 Mackie Wolf Zientz & Mann, P.C., Substitute Trustee(s)

Cool Springs Commons, Suite 273

7100 Commerce Way Brentwood, TN 37027

TN INVESTORS PAGE: HTTP://MWZMLAW.COM/TN_INVESTORS.

www.courieranywhere.com

IN THE JUVENILE COURT OF HARDIN COUNTY, TENNESSEE

PETITIONER

JENNIFER YOUNG JASON YOUNG BRENT SMITH

IN THE MATTER OF:

Jaxson Young, DOB: 11/04/19

ORDER OF PUBLICATION

a newspaper published and distributed in Hardin County, Tennessee.

This notice will be published for four consecutive weeks. The last date

from the Clerk of the Court.

Entered this 28th day of August 2023.

Approved for Entry: Attorney for State of Tennessee 225 Dr. Martin L. King, Jr. Drive

Community news

Walker Graham



Mary Rose Community Writer 926-2502

Patricia Shelby sends happy birthday wishes to Tommy Hardin, Kathy Vickery, Billy Shelby, Chris Ritter on Sept. 5; Janice Shelby on Sept. 6; Ryland Chafin onSept.7;RonnieWhiteonSept. 8;ChuckShelby,BeverlyShelby and Caitlin Hurt on Set. 10; and

To whom it may concern I am filing for a new title for a 2008 Honda Accord Gray VIN#: 1HGCP26858A151134 Anyone with proof of claim should contact **Deborah Elizabeth** McKinney 14 CR 377 luka, MS 38852

by certified mail, return

receipt requested within

10 business days from this

publication.

happy anniversary to John and

Jane Tyler on Sept. 5; Grant and

have been on Sept. 5 and dad-

dy's on Sept. 6. I miss them both

NOTICE TO FURNISHERS OF LABOR AND MATERIALS TO:

Site-Safe Products, LLC

d/b/a Site-Safe, LLC PROJECT NO.: R4BVAR-M3-012

CONTRACT NO.: CNW135

COUNTY: Hardin

The Tennessee Department of Transportation is about to make final settlement with

the contractor for construction of the above

numbered project. All persons wishing to

file claims pursuant to Section 54-5-122, T.C.A. must file same with the Director of

Transportation, Suite 700 James K. Polk

Bldg., Nashville, Tennessee 37243-0326

on or before 10/13/2023.

so much.

Moma's birthday would

Amber Lumpkin on Sept. 8.

To whom it may concern I am filing for a new title for a 1953 Plymouth Cranbrook (Red) VIN#:13310906 Anyone with proof of claim should contact Charles Hathcock 1830 Florence Rd. Savannah, TN 38372 by certified mail, return receipt requested within 10 business days from this publication.

PLEASE MAKE PLANS TO ATTEND TENNESSEE VALLEY ELECTRIC **COOPERATIVE'S** ANNUAL MEMBERSHIP MEETING SATURDAY, SEPTEMBER 16, 2023 AT THE HARDIN COUNTY HIGH SCHOOL

BRING REGISTRATION CARDS TO ENTER FOR PRIZE DRAWING



AUDITORIUM

REGISTRATION FROM 1:00-3:00 BUSINESS MEETING TO FOLLOW

CROSSWIND

WILL PROVIDE ENTERTAINMENT DURING REGISTRATION

CHANCERY COURT SPECIAL COMMISSIONER'S SALE

2335 Old Union Road, Adamsville, TN 38310

Assessor's Map 52, Parcel 2.05 Friday, September 29, 2023 11:00 AM Chancery Courtroom • Hardin County Courthouse

465 Main St. •Savannah, TN 38372

LEGAL DESCRIPTION - See deed book 97, page 168, and deed book 168, page 141, in the Register's Office of Hardin County, Tennessee. Per the Assessor of Property's information, the tract is approximately 84 acres and includes woodlands and pastures.

CURRENT OWNERS - Yolanda Marie Pace, Barbara J. DuBord, Ronald C. Shook and

Randy Louis Shook. There are no other known interested parties. TERMS - Ten percent of the high bid is payable immediately following the sale, by approved check or cash. The balance will be due within 30 days after the court order confirming the sale (or resale, as the case may be) has been signed by the Chancellor.

NO WARRANTIES - The property is offered and sold AS IS, in the present condition, with no warranties or representations, express or implied, whatsoever. The purchaser will be responsible for the real estate taxes for 2023 and thereafter. While Chancery sales are conclusive upon all parties to the action and generally confer a good title, nevertheless there is no warranty of title. The sale is subject to confirmation by the court.

For more information, contact the Hardin County Chancery Court at 731-925-8166.

IN THE CHANCERY COURT OF HARDIN COUNTY SAVANNAH, TN IN THE ESTATE OF JASON ALAN STOCKARD

Notice is hereby given that on the 28th day of August, 2023, Letters of Testamentary, in respect to the Estate of Jason Alan Stockard, who died on April 17, 2023, were issued to the undersigned by the Chancery Court Clerk & Master of Hardin County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against this Estate are required to file the same with the Clerk and Master of the above named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims

(1) (A) Four (4) months from the date of the first publication (or posting, as the case may be) of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication (or posting); or

(B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of

the first publication (or posting) as described in (1)(A); or (2) Twelve (12) months from the decedent's date of death.

This the 28th day of August, 2023

/s/ Anna Dennis, Administrator /s/ Ken Seaton, Attorney

/s/ Martha S. Smith, Clerk and Master

(972tp)

NOTICE TO CREDITORS ESTATE OF SHIRLEY REED MILLS

Notice is hereby given that on the below-evidence date Letters Testamentary (or of administration as the case may be) in respect to the estate of SHIRLEY REED MILLS, who died on June 24, 2023, were issued to the undersigned by the Chancery Court of Hardin County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred:

(1) (A) Four (4) months from the date of the first publication (or posting, as the case may be) of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication (or posting); or

(B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication (or posting) as described in (1)(A); or

(2) Twelve (12) months from the decedent's date of death.

This the 28th day of August, 2023 /s/ Sheri Tunipseed, Administrator

/s/ Brennan E. Parrish, Attorney for the Estate

/s/ Martha S. Smith, Clerk and Master

(972tp)

NOTICE ROAD CLOSURE

On Friday, September 8, 2023 starting from 1:00 p.m. Water St. to Adams St. will be closed, then at 5:00 p.m. the road will be closed from Water St. to Williams St., and then at 8:30 p.m. the road will be closed from Water St. to Guinn St.

PUBLIC NOTICE

The Saltillo Beer Board will conduct a Beer Board Hearing on Tuesday, September 12, 2023 at 6:00 p.m. at City Hall.

Pack Rat Mini Storage

Due to non-payment, contents will be auctioned off after 9-21-23 for the following unit:

Unit #17

BID NOTICE

Tennessee Valley Electric Cooperative is accepting bids for concreting approximately 4,500 sq ft of parking lot area at our Waynesboro office. Specifications are listed below. Anyone interested in submitting bids must show proof liability and workman compensation insurance. Contact Jason Ray (931) 722-5441 for viewing or any information needed to submit bid. Bids must be submitted by 4:00 Friday, September 15,

- 1. Remove and dispose of existing asphalt/concrete/dirt to allow for placement of 6" of concrete
- 2. Prepare surface to provide proper drainage and compaction for placement of 6" of concrete. (Fill may be required).
- 3. Install #4 rebar two feet on centers in each direction as well as reinforcing wire. Reinforcing wire shall be installed so that concrete is allowed both under and over reinforcing wire.
- 4. Pour and finish concrete. Concrete shall contain fiber and is to be 4,000 psi.
- 5. Saw and cut control joints and install expansion joints as needed.

Notice for Invitation to Bid

The City of Savannah invites separate sealed bids for the demolition/construction of one (1) new home in the City of Savannah, Tennessee.

Bid Packages may be obtained by contacting Southwest TN Community Development Corporation (SWTNCDC) at 731-989-5111, or fstout@swhra.org ext. 1124 or kgoodwin@ swhra.org ext. 1127.

A Pre-bid Conference is scheduled for 10:00 a.m., Thursday, September 7, 2023, at Savannah City Hall, 140 Main St., Savannah, TN. The successful bidder will be required to execute an acceptable application to qualify as an approved bidder/contractor with SWTNCDC.

The successful bidder shall commence work with adequate force and equipment on a date to be specified in a written order of the City of Savannah and shall complete work within the time prescribed in the contract documents. Sealed Bids will be received until 4:30 p.m., Wednesday, September 13, 2023, and publicly opened, forthwith at the

Thursday, September 14, 2023, at 10:00 a.m. The City of Savannah reserves the right to reject any and all bids or to waive any informality in the bidding. The City of Savannah is an Equal Opportunity Employer and

Savannah City Hall, 140 Main St., Savannah, TN 38372 on

