

LEGALS & PUBLIC NOTICES

The Cannon County Board of Zoning Appeals will have a public hearing on Tuesday, 11/26/2024 in the 2nd floor Court Room of the County Courthouse, 200 W. Main Street, Woodbury TN for the purpose of reviewing the following item:

Application for a Special Exception to: operate an event venue (C-1 Commercial) in an A-1 Agricultural Zone at 233 Taylor Lake Road, Morrison, TN 37357.

The proposed item can be reviewed at the office of the Cannon County Planning Department, 200 W Main Street, Woodbury TN, from 8:00 a.m. to 4:00 p.m. Monday, Tuesday, Thursday, and Friday.

The public hearing will begin at 5:30 P. M. All citizens are invited to attend; in addition to the above public hearing, a period for public comment on matters germane to other items on the agenda shall be provided. Any questions or comments can be addressed to the Cannon County Land Use Administrator by phone: 615-563-5263 or by email: David.Robinson@CannonCountyTN.gov

The Cannon County Board of Zoning Appeals will have a public hearing on Tuesday, 11/26/2024 in the 2nd floor Court Room of the County Courthouse, 200 W. Main Street, Woodbury TN for the purpose of reviewing the following item:

Application for a water utility Variance of: .49 acres (21,344.4 sqft): to accommodate construction of an in-law suite at 98 Sparky Ln. Woodbury, TN 37190.

The proposed item can be reviewed at the office of the Cannon County Planning Department, 200 W Main Street, Woodbury TN, from 8:00 a.m. to 4:00 p.m. Monday, Tuesday, Thursday, and Friday.

The public hearing will begin at 5:30 P. M. All citizens are invited to attend; in addition to the above public hearing, a period for public comment on matters germane to other items on the agenda shall be provided. Any questions or comments can be addressed to the Cannon County Land Use Administrator by phone: 615-563-5263 or by email: David.Robinson@CannonCountyTN.gov

IN THE CHANCERY COURT OF CANNON COUNTY, TENNESSEE

MORGAN MCNEELY
Petitioner,
VS
RYAN GLUCHOWSKI
Respondent
CASE NO. 24-299
TO: RYAN GLUCHOWSKI
Order of Publication

It appearing from the from the bill in this cause, which is the Last known residence and current address of the above listed defendant, RYAN GLUCHOWSKI, is unknown and cannot be served with process, It is ordered that publication be made for four consecutive weeks in the Cannon Courier, a newspaper published in CANNON COUNTY, TN requiring the said defendant, RYAN GLUCHOWSKI To appear before the clerk of said Court on or before thirty days after the last Publication hereof and make defense to the bill filed in the above cause, which seeks Name Change of the Minor Child or otherwise said bill be taken for confessed and cause proceeded with exparte. This the 26 TH day of September, 2024.
Solicitors for Plaintiff: HUNTER FOWLER

Woodbury Town Council Notice

During the December 3rd meeting of the Woodbury Town Council, the council will consider two resolutions for annexation of property to the Town of Woodbury. The first property involves a parcel of the Pease property on Hwy 70 (McMinnville Hwy). The second property involves property on Old McMinnville Road (part of Rob Higgins property). The meeting will be held at Woodbury Town Hall at 7:00 p.m.
*Andrew Duggin, Mayor
Town of Woodbury*

The Cannon County Board of Zoning Appeals will have a public hearing on Tuesday, 11/26/2024 in the 2nd floor Court Room of the County Courthouse, 200 W. Main Street, Woodbury TN for the purpose of reviewing the following item:

Application for a Special Exception to: operate a tree service (C-1 Commercial) in an A-1 Agricultural Zone at 1100 Locke Creek Road, Readyville, TN 37149.

The proposed item can be reviewed at the office of the Cannon County Planning Department, 200 W Main Street, Woodbury TN, from 8:00 a.m. to 4:00 p.m. Monday, Tuesday, Thursday, and Friday.

The public hearing will begin at 5:30 P. M. All citizens are invited to attend; in addition to the above public hearing, a period for public comment on matters germane to other items on the agenda shall be provided. Any questions or comments can be addressed to the Cannon County Land Use Administrator by phone: 615-563-5263 or by email: David.Robinson@CannonCountyTN.gov

The Cannon County Board of Zoning Appeals will have a SPECIAL CALL public hearing on Tuesday, 12/3/2024 in the 2nd floor Court Room of the County Courthouse, 200 W. Main Street, Woodbury TN for the purpose of reviewing the following item:

Application for a Special Exception to: expand existing quarry operations into portions of a tract of land that was purchased in 2020 located at 1327 John Bragg Hwy, Woodbury, TN 37190.

The proposed item can be reviewed at the office of the Cannon County Planning Department, 200 W Main Street, Woodbury TN, from 8:00 a.m. to 4:00 p.m. Monday, Tuesday, Thursday, and Friday.

The SPECIAL CALL public hearing will begin at 5:30 P. M. All citizens are invited to attend. Any questions or comments can be addressed to the Cannon County Land Use Administrator by phone: 615-563-5263 or by email: David.Robinson@CannonCountyTN.gov

The Cannon County Board of Zoning Appeals will have a public hearing on Tuesday, 11/26/2024 in the 2nd floor Court Room of the County Courthouse, 200 W. Main Street, Woodbury TN for the purpose of reviewing the following item:

Application for a Special Exception to: place a Quonset Hut in an A-1 Agricultural Zone at 643 Chumbley Road, Woodbury, TN 37190.

The proposed item can be reviewed at the office of the Cannon County Planning Department, 200 W Main Street, Woodbury TN, from 8:00 a.m. to 4:00 p.m. Monday, Tuesday, Thursday, and Friday.

The public hearing will begin at 5:30 P. M. All citizens are invited to attend; in addition to the above public hearing, a period for public comment on matters germane to other items on the agenda shall be provided. Any questions or comments can be addressed to the Cannon County Land Use Administrator by phone: 615-563-5263 or by email: David.Robinson@CannonCountyTN.gov

Invitation to Bid Cannon County

Description of items/services requested: *Collection and recycling of used tires.*
Provide covered container or trailer for the collection of used tires generated in Cannon County to be sited at the Convenience Center, Alexander Dr, Woodbury, TN. Once the container is filled, service provider will pick up the trailer or container and transport to a tire recycling facility or for other beneficial end use as required by the State of Tennessee. Include price of service by tonnage of tires that will be managed.

General Requirements:
Proposals, bids, or responses will be accepted by the Cannon County Department of Finance no later than **10:00 a.m. December 12, 2024** (local time). Every document must be enclosed in an envelope clearly marked as a bid document. Any response, bid or proposal received after the above deadline shall be considered late, and will not be opened or considered. Bid prices must be valid for at least thirty (30) days. Electronic bids are not accepted.
All documents shall be submitted to the following address:
Diane Hickman, Director of Finance
Cannon County Department of Finance
110 S. Tatum St, Suite 216
Woodbury, Tennessee 37190

Questions? Contact Greg Mitchell, County Executive at greg.mitchell@cannoncountyttn.gov or 615-563-2320.

Cannon County reserves the right to reject any or all bids. We are an equal-opportunity employer. It is the policy of Cannon County, Tennessee to ensure compliance with Title VI of the Civil Rights Act of 1964; no person shall be excluded from participation in or be denied the benefits of, or be subjected to discrimination under any program or activity receiving federal financial assistance on the grounds of race, color, sex or national origin.

SUBSTITUTE TRUSTEE’S SALE

Sale at public auction will be on **January 9, 2025 at 11:00AM local time**, at the center inside courthouse, Cannon County Courthouse, 200 West Main Street, Woodbury, Tennessee pursuant to Deed of Trust executed by Rhonda L Owen and Gary Owen, to Emmett James House or Bill R. McLaughlin, Trustee, as trustee for Regions Bank d/b/a Regions Mortgage on October 7, 2005 at Record Book 79, Page 154, Instrument No. 21420; conducted by LLG Trustee TN LLC, having been appointed Substitute or Successor Trustee, all of record in the Cannon County Register’s Office. Default has occurred in the performance of the covenants, terms, and conditions of said Deed of Trust and the entire indebtedness has been declared due and payable.

Party Entitled to Enforce the Debt: Regions Bank DBA Regions Mortgage, its successors and assigns.

The real estate located in Cannon County, Tennessee, and described in the said Deed of Trust will be sold to the highest call bidder. The terms of the said Deed of Trust may be modified by other instruments appearing in the public record. Additional identifying information regarding the collateral property is below and is believed to be accurate, but no representation or warrant is intended.

Street Address: 1366 Myrtle Roda, Bradyville, Tennessee 37026
Parcel Number: 071 117.00
Current Owner(s) of Property: Rhonda L. Nickens

This sale is subject to, without limitation, all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory right of redemption of any governmental agency, state or federal; any prior liens or encumbrances including those created by a fixture filing or any applicable homeowners’ association dues or assessments; all claims or other matters, whether of record or not, which may encumber the purchaser’s title and any matter that an accurate survey of the premises might disclose.

The following parties may claim an interest in the above-referenced property to be affected by the foreclosure: any judgment creditor or lien holder with an interest subordinate to the said Deed of Trust or any party claiming by, though, or under any of the foregoing. Such parties known to the Substitute Trustee may include: None.

Terms of Sale will be public auction, for cash, free and clear of rights of homestead, redemption and dower to the extent disclaimed or inapplicable, and the rights of Rhonda L Owen and Gary Owen, and those claiming through him/her/it/them.

Any right of equity of redemption, statutory and otherwise, and homestead are waived in accord with the terms of said Deed of Trust, and the title is believed to be good, but the undersigned will sell and convey only as Substitute Trustee.

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. **If you purchase a property at the foreclosure sale, the entire purchase price is due and payable at the conclusion of the auction in the form of a certified/bank check made payable to or endorsed to LOGS Legal Group LLP. No personal checks will be accepted. To this end, you must bring sufficient funds to outbid the lender and any other bidders. Insufficient funds will not be accepted. Amounts received in excess of the winning bid will be refunded to the successful purchaser at the time the foreclosure deed is delivered.**

This property is being sold with the express reservation that the sale is subject to confirmation by the lender or trustee. This sale may be rescinded only by the Substitute Trustee at any time. If the Substitute Trustee rescinds the sale, the purchaser shall only be entitled to a return of any money paid towards the purchase price and shall have no other recourse. Once the purchaser tenders the purchase price, the Substitute Trustee may deem the sale final in which case the purchaser shall have no remedy. The real property will be sold AS IS, WHERE IS, with no warranties or representations of any kind, express or implied, including without limitation, warranties regarding condition of the property or marketability of title.

This office may be a debt collector. This may be an attempt to collect a debt and any information obtained may be used for that purpose.

LLG Trustee TN LLC
Substitute Trustee
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216
Phone (704) 333-8107
Fax (704) 333-8156
File No. 24-125119

The Cannon County Board of Zoning Appeals meets at 5:30pm and Planning Commission meets at 6:00pm, 4th Tuesday of each month at Cannon County Courthouse.

Additional Legal Ad on Page A7