

# LEGALS & PUBLIC NOTICES

**NOTICE TO CREDITORS**  
Estate of David Andrew McShan,  
Notice is hereby given that on the 13th day of September, 2023. Letters of Administration or Letters Testamentary in respect of the estate of David Andrew McShan, deceased were issued to the undersigned of Chancery Court of Cannon County, TN. All persons both resident and non-residents, having claims matured and unmatured against the estate are required to file same with the Clerk of

the Chancery Court on or before the earlier of the dates prescribed in (1) or (2), otherwise 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 the Notice to Creditors at least sixty (60) days before the date of the date that is four (4) months from the date of the first publication (or posting); or (B) Sixty days from the date of the creditor receiving 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 decedents death. This is the 13th day of September, 2023  
Bette A. Watts, administratrix of the estate of David Andrew McShan, deceased  
DANA DAVENPORT, CLERK & MASTER  
Tara J. Cowan  
Attorney For The Estate  
\*\*\*\*\*

## Cannon County Health Department Invitation to Bid

**Description of items/services requested:** The Cannon County Department of Finance, on behalf of the Cannon County Health Department, is requesting bids to add an additional entrance to the parking lot at the Health Department. This will consist of approximately 97 square yards of asphalt and will require a culvert with concrete end walls. The project will need to be completed no later than April 30, 2024.

**General Requirements:**

Proposals, bids, or responses will be accepted by the Cannon County Department of Finance no later than **10:00 a.m. October 12, 2023** (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. 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

To schedule an appointment to view the property prior to submission, contact Michael Railing, County Director at (931) 802-4091 or michael.railing@tn.gov.

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.

The Town of Woodbury Board of Mayor and Aldermen will meet in regular session Tuesday, October 3, 2023 at 7:00 PM at Woodbury City Hall.

**Andy Duggin, Mayor**

The Cannon County Regional Planning Commission, will meet in Executive Session at the 2<sup>nd</sup> floor Court Room of the Cannon County Courthouse, 200 W. Main Street, Woodbury TN on September 26, 2023 prior to the regular Regional Planning Commission meeting; the Executive Session is concerning Cannon County, et al. vs. Rob Todd et al.

The Regional Planning Commission meeting will begin at 6:00 P. M. after the Executive Session. All citizens are invited to attend. Any questions or comments can be addressed to the Cannon County Land Use Administrator by phone: 615-968-9438 or by email: [David.Robinson@CannonCountyTN.gov](mailto:David.Robinson@CannonCountyTN.gov)

The Cannon County Board of Zoning Appeals will have a public hearing on Tuesday, 9/26/2023 in the 2<sup>nd</sup> 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 for: construction of a barndominium at 713 Basham Ridge 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](mailto:David.Robinson@CannonCountyTN.gov)

The Cannon County Board of Commissioners will have a public hearing on Thursday, 10/5/2023 for the purpose of receiving public comment regarding the following:

A request to rezone 0 Hurricane Creek Road, Auburntown, TN 37016 from A-1 Agricultural to R-1 Residential.

The public hearing will begin at 6:00 P.M. in the courtroom on the 2<sup>nd</sup> floor. 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 Cannon County Planner Tommy Lee by phone: 931-979-2170 or email: [tlee@ucdd.org](mailto:tlee@ucdd.org)

Greg Mitchell  
Chairman  
Cannon County Board of Commissioners

The Cannon County Board of Commissioners will have a public hearing on Thursday, 10/5/2023 for the purpose of receiving public comment regarding the following:

A request to rezone 3608 Hollow Springs Road, Bradyville, TN 37026 from A-1 Agricultural to R-1 Residential.

The public hearing will begin at 6:00 P.M. in the courtroom on the 2<sup>nd</sup> floor. 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 Cannon County Planner Tommy Lee by phone: 931-979-2170 or email: [tlee@ucdd.org](mailto:tlee@ucdd.org)

Greg Mitchell  
Chairman  
Cannon County Board of Commissioners

## LEGAL

### IN THE CHANCERY COURT OF CANNON COUNTY, TN AT WOODBURY

MONICA YOUNG

DOCKET #22-331

VS.  
CALVIN WALKER

#### CHANCERY COURT AUCTION SALE OF LAND

In obedience to a decree of the Chancery Court in Woodbury, TN, made in the cause of MONICA YOUNG VS. CALVIN WALKER, Docket #22-331, I will on Saturday, September 30th, 2023 at 10:00 a.m. on the premises of the property to be sold, (11914 JIM CUMMINGS HIGHWAY, BRADYVILLE, TN) sale to the highest and best bidder for cash, **SUBJECT TO CHANCERY COURT APPROVAL**, a block building, a house and lot in the 5<sup>th</sup> civil district.

For identification of property see Map 086, Parcel 23.00, Office of the Property Assessor for Cannon County, TN. For source of title to said realty reference is made to Deed Book 181, page 600, Register's Office for Cannon County, TN.

**TERMS OF REAL PROPERTY:** 10% down day of sale. Balance due at closing. Possession with closing. 2023 Taxes will be prorated. Sale of property is not contingent on financing, appraisal or inspections. Property is sold as is, where is with no warranties or representations, expressed or implied.

**TERMS OF PAYMENT:** cash, good check.  
(Any announcements made the day of sale take precedence over prior announcements.)

**DANA DAVENPORT  
CLERK & MASTER**

### UNITED STATES POSTAL SERVICE® (All Periodicals Publications Except Requester Publications)

1. Publication Title: CANNON COURIER  
2. Publication Number: 0 8 8 - 8 4 0  
3. Filing Date: 09/25/2023  
4. Issue Frequency: Weekly  
5. Number of Issues Published Annually: 52  
6. Annual Subscription Price: \$35-\$40-\$50  
7. Complete Mailing Address of Known Office of Publication (Not printer) (Street, city, county, state, and ZIP+4®): 113 West Main Street, Woodbury, Tn. 37190  
8. Complete Mailing Address of Headquarters or General Business Office of Publisher (Not printer): 113 West Main Street, Woodbury, Tn. 37190  
9. Full Names and Complete Mailing Addresses of Publisher, Editor, and Managing Editor (Do not leave blank):  
Publisher (Name and complete mailing address): William R. Fryar, 710 Indian Mound Drive, McMinnville, Tn. 37110  
Editor (Name and complete mailing address): William R. Fryar, 710 Indian Mound Drive, McMinnville, Tn. 37110  
Managing Editor (Name and complete mailing address): N/A  
10. Owner (Do not leave blank. If the publication is owned by a corporation, give the name and address of the corporation immediately followed by the names and addresses of all stockholders owning or holding 1 percent or more of the total amount of stock. If not owned by a corporation, give the names and addresses of the individual owners. If owned by a partnership or other unincorporated firm, give its name and address as well as those of each individual owner. If the publication is published by a nonprofit organization, give its name and address.)  
Full Name: Fryar Newspapers LLC, Complete Mailing Address: 113 West Main Street, Woodbury, TN 37190  
William R. Fryar/Rebecca F. Fryar, 710 Indian Mound Drive, McMinnville, TN 37110  
11. Known Bondholders, Mortgagees, and Other Security Holders Owning or Holding 1 Percent or More of Total Amount of Bonds, Mortgages, or Other Securities. If none, check box:  None  
Full Name: Complete Mailing Address:  
12. Tax Status (For completion by nonprofit organizations authorized to mail at nonprofit rates) (Check one)  
The purpose, function, and nonprofit status of this organization and the exempt status for federal income tax purposes:  
 Has Not Changed During Preceding 12 Months  
 Has Changed During Preceding 12 Months (Publisher must submit explanation of change with this statement)  
PS Form 3526, July 2014 (Page 1 of 4) (See instructions page 4) PSN: 7530-01-000-9031 PRIVACY NOTICE: See our privacy policy on www.usps.com

13. Publication Title: CANNON COURIER  
14. Issue Date for Circulation Data Below: 09/12/2023

15. Extent and Nature of Circulation

		Average No. Copies Each Issue During Preceding 12 Months	No. Copies of Single Issue Published Nearest to Filing Date
a. Total Number of Copies (Net press run)		2530	2500
b. Paid Circulation (By Mail and Outside the Mail)	(1) Mailed Outside-County Paid Subscriptions (Stated on PS Form 3541 (include paid distribution above nominal rate, advertiser's proof copies, and exchange copies)	175	167
	(2) Mailed In-County Paid Subscriptions (Stated on PS Form 3541 (include paid distribution above nominal rate, advertiser's proof copies, and exchange copies)	820	825
	(3) Paid Distribution Outside the Mails Including Sales Through Dealers and Carriers, Street Vendors, Counter Sales, and Other Paid Distribution Outside USPS®	1360	1317
	(4) Paid Distribution by Other Classes of Mail Through the USPS (e.g., First-Class Mail®)		
c. Total Paid Distribution (Sum of 15b(1), (2), (3), and (4))		2355	2309
d. Free or Nominal Rate Distribution (By Mail and Outside the Mail)	(1) Free or Nominal Rate Outside-County Copies Included on PS Form 3541		
	(2) Free or Nominal Rate In-County Copies Included on PS Form 3541		
	(3) Free or Nominal Rate Copies Mailed at Other Classes Through the USPS (e.g., First-Class Mail)		
	(4) Free or Nominal Rate Distribution: Outside the Mail (Carriers or other means)	100	100
e. Total Free or Nominal Rate Distribution (Sum of 15d(1), (2), (3) and (4))		100	100
f. Total Distribution (Sum of 15c and 15e)		2455	2409
g. Copies not Distributed (See instructions to Publishers #4 (page #2))		95	91
h. Total (Sum of 15f and g)		2550	2500
i. Percent Paid (15c divided by 15f times 100)		95.97	95.67

\* If you are claiming electronic copies, go to line 16 on page 3. If you are not claiming electronic copies, skip to line 17 on page 3.

### UNITED STATES POSTAL SERVICE® (All Periodicals Publications Except Requester Publications)

16. Electronic Copy Circulation

		Average No. Copies Each Issue During Preceding 12 Months	No. Copies of Single Issue Published Nearest to Filing Date
a. Paid Electronic Copies		328	343
b. Total Paid Print Copies (Line 15c) + Paid Electronic Copies (Line 16a)		2683	2652
c. Total Paid Distribution (Line 15c + Paid Electronic Copies (Line 16a))		2763	2752
d. Percent Paid (Both Print & Electronic Copies) (16b divided by 15c = 100)		96.40	96.37

I certify that 90% of all my distributed copies (electronic and print) are paid above a nominal price.

17. Publication of Statement of Ownership  
 If the publication is a general publication, publication of this statement is required. PSB is printed in the 09/25/2023 issue of this publication.  Publication not required.

18. Signature and Title of Editor, Publisher, Business Manager, or Owner  
Date: 09/19/2023  
William R. Fryar

I certify that all information furnished on this form is true and complete. I understand that anyone who furnishes false or misleading information on this form or who omits material or information requested on the form may be subject to criminal sanctions (including fines and imprisonment) and/or civil sanctions (including civil penalties).