

# LEGAL & PUBLIC NOTICES

## NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated May 11, 2018, and the Deed of Trust of even date securing the same, recorded May 17, 2018, in Book No. 184, at Page 751, in Office of the Register of Deeds for Cannon County, Tennessee, executed by Shannon Flores, conveying certain property therein described to Frank Alvstad as Trustee for Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Caliber Home Loans, Inc., its successors and assigns; and the undersigned, Wilson & Associates, P.L.L.C., having been appointed Successor Trustee by Caliber Home Loans, Inc.,

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Wilson & 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 Caliber Home Loans, Inc., will, on **January 14, 2021 on or about 1:00 PM, at the Cannon County Courthouse, Woodbury, Tennessee**, 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 Cannon County, Tennessee, and being more particularly described as follows: **Being Lot No. 6, on the plan of Indian Springs-Phase V, as the same appears of record in Plat Cabinet 2, Page 38B, Register's Office for Cannon County, Tennessee, to which plat specific reference is hereby made for a more particularly described.**

**ALSO KNOWN AS: 165 Gilley Hill Road, Bradyville, TN 37026**

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: SHANNON FLORES REPUBLIC FINANCE, LLC

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time.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 for a period of two weeks. In such situations, notices will be mailed to

interested parties of record. **W&A No. 345638**

DATED November 17, 2020

WILSON & ASSOCIATES, P.L.L.C., \*\*\*\*\*

## NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms and conditions of a Deed of Trust dated October 5, 2000, executed by RAYMOND PARR, PATRICIA PARR A/K/A PATRICIA B. PARR, conveying certain real property therein described to WILLIAM C. FORD, as Trustee, as same appears of record in the Register's Office of Cannon County, Tennessee recorded October 10, 2000, in Deed Book 6, Page 63 ; and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to U.S. Bank National Association, as Trustee, for Manufactured Housing Contract Senior/Subordinate Pass-Through Certificate Trust 2000-4 who is now the owner of said debt; and WHEREAS, the undersigned, Rubin Lublin TN, PLLC, having been appointed as Substitute Trustee by instrument to be filed for record in the Register's Office of Cannon County, Tennessee.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that the undersigned, Rubin Lublin TN, PLLC, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substitute Trustee will, on January 7, 2021 at 12:00 PM at the County Courthouse Square, Cannon County Courthouse, 200 West Main Street, Woodbury, TN, proceed to sell at public outcry to the highest and best bidder for cash or certified funds ONLY, the following described property situated in Cannon County, Tennessee, to wit: A CERTAIN TRACT OR PARCEL OF REALTY SITUATED IN THE TWELFTH (12TH) CIVIL DISTRICT OF CANNON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: BEGINNING AT A 1/2 INCH REBAR SET IN THE EAST RIGHT-OF-WAY OF TOLBERT HOLLOW ROAD, SAID POINT BEING A CORNER WITH THE LANDS OF JERNIGAN (139/242) AND THE NORTHWEST CORNER OF THE PROPERTY DESCRIBED HEREIN; THENCE, LEAVING SAID RIGHT-OF-WAY AND RUNNING WITH THE SOUTH LINE OF THE LANDS OF JERNIGAN S 80 DEGREES 46 MINUTES 59 SECONDS E 252.57 FEET TO A POINT IN THE CENTER OF A STONE WALL ON THE WEST BANK

OF BRAWLEYS CREEK; THENCE, CONTINUING WITH THE SOUTH LINE OF THE LANDS OF JERNIGAN AND CROSSING SAID CREEK S 80 DEGREES 54 MINUTES 35 SECONDS E 55.67 FEET TO A 14 INCH MAPLE AT THE END OF A FENCE; THENCE, CONTINUING WITH THE LANDS OF JERNIGAN AND SAID FENCE FOR TWO (2) CALLS AS FOLLOWS: S 83 DEGREES 59 MINUTES 14 SECONDS E 155.76 FEET TO A 10 INCH CEDAR; THENCE, S 75 DEGREES 21 MINUTES 00 SECONDS E 188.12 FEET TO A 15 INCH HACKBERRY IN THE WEST LINE OF THE LANDS OF MCCASLIN (N/A), SAID POINT BEING THE SOUTHEAST CORNER OF THE LANDS OF JERNIGAN AND THE NORTHEAST CORNER OF THE PROPERTY DESCRIBED HEREIN; THENCE, LEAVING THE LANDS OF JERNIGAN AND RUNNING WITH THE LANDS OF MCCASLIN AND A FENCE FOR THREE (3) CALLS AS FOLLOWS: S 27 DEGREES 25 MINUTES 08 SECONDS W 82.94 FEET TO A 12 INCH ASH; S 09 DEGREES 34 MINUTES 32 SECONDS W 334.29 FEET TO A 6 INCH MAPLE; S 09 MINUTES 45 MINUTES 46 SECONDS W 31.74 FEET TO A 1/2 INCH REBAR SET IN SAID FENCE, SAID POINT BEING A NEW CORNER WITH THE LANDS

RETAINED BY THE GRANTORS AND THE SOUTHEAST CORNER OF THE PROPERTY DESCRIBED HEREIN; THENCE, LEAVING THE LANDS OF MCCASLIN AND CREATING A NEW SEVERANCE LINE WITH THE LANDS OF THE GRANTORS N 61 DEGREES 42 MINUTES 53 SECONDS W 660.89 FEET TO A 1/2 INCH REBAR SET IN THE EAST RIGHT-OF-WAY OF TOLBERT HOLLOW ROAD, SAID POINT BEING A NEW CORNER WITH THE LANDS RETAINED BY THE GRANTORS AND THE SOUTHWEST CORNER OF THE PROPERTY DESCRIBED HEREIN; THENCE, LEAVING THE LANDS RETAINED BY THE GRANTORS AND RUNNING WITH SAID RIGHT-OF-WAY N 09 DEGREES 40 MINUTES 29 SECONDS E 237.89 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.014 ACRES, BY SURVEY, ACTUAL FIELD SURVEY PERFORMED BY JAMES E. HELTON, RL.S. NO 1749. ON JANUARY 3, 2000, AND BEING DESIGNATED

AS TRACT NO. 1 OF SAID SURVEY. ATTACHED HERETO AND CONVEYED HERewith IS A 2000 CRESCENT MOBILE HOME, BEARING SERIAL/VIN NUMBERS ALCA 1199576S43702AB. Parcel ID: 069-089.00

PROPERTY ADDRESS: The street address of the property is believed to be 205 TOLBERT HOLLOW RD, BRADYVILLE, TN 37026. In the event of any discrepancy between this street address and the legal description of the property, the legal description shall control.

CURRENT OWNER(S): RAYMOND PARR, PATRICIA PARR A/K/A PATRICIA B. PARR

OTHER INTERESTED PARTIES: The sale of the above-described property shall be subject to all matters shown on any recorded plat; any unpaid taxes; any restrictive covenants, easements or set-back lines that may be applicable; 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.

This property is being

sold with the express reservation that it is subject to confirmation by the lender or Substitute Trustee. This sale may be rescinded 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. All right and equity of redemption, statutory or otherwise, homestead, and dower are expressly waived in said Deed of Trust, and the title is believed to be good, but the undersigned will sell and convey only as Substitute Trustee. The Property is sold as is, where is, without representations or warranties of any kind, including fitness for a particular use or purpose.

THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Rubin Lublin TN, PLLC, Substitute Trustee  
119 S. Main Street, Suite 500  
Memphis, TN 38103  
rlselaw.com/property-listing  
Tel: (877) 813-0992  
Fax: (470) 508-9401

## Cannon County School Board Meeting / Workshop

**Tuesday • Nov 9th, 2020 @ 6:30 pm**

### Board WORKSHOP

Central Office Boardroom  
301 West Main St. • Woodbury TN

**Thursday • Nov 10th, 2020 @ 6:30 pm**

### Board MEETING

Woodbury Grammar School Cafeteria  
530 West Adams St. Woodbury TN

**Call 615-563-2512 to get your notices in the paper.**

The Town of Woodbury Board of Mayor and Aldermen will meet in regular session, **Tuesday, December 8, 2020 at 7:00 PM** at Woodbury City Hall. The meeting is open to the public.

Andy Duggin, Mayor

## NOTICE OF PUBLIC MEETING

CENTER HILL RPO

Pursuant to Chapter 442, Tennessee Public Act of 1974, "The Sunshine Law" the Center Hill Rural Planning Organization will hold a meeting on Thursday, December 17<sup>th</sup>, 2020. The meeting will be held virtually at 1:00 PM (CST). Anyone who is interested in attending will need to contact Virginia Alexander at (931) 476-4118 or [valexander@ucdd.org](mailto:valexander@ucdd.org) for more details.

The Center Hill RPO is responsible for comprehensive transportation planning for Cannon, Cumberland, DeKalb, Putnam, Van Buren, Warren, and White Counties.

This is an open public meeting. To request an agenda, please call Center Hill RPO Coordinator Virginia Alexander at (931) 476-4118. If you need assistance or accommodations due to disability, please contact Virginia by Tuesday, December 15th, 2020.

## For Sale

1985 International S1900 Fire Cat Fire Truck, 1,000 gallon, top mount pump, with 32,929 miles. DT 466 diesel engine, automatic transmission, red in color.

Call, text or email for pictures.  
Michael Underhill: 615-904-5002  
[munderhill@cannoncountyrescue.com](mailto:munderhill@cannoncountyrescue.com)

**Please submit a sealed bid to:**  
Diane Hickman, Finance Director  
Cannon County Finance Department  
301 W. Main St, Suite 216  
Woodbury, TN 37190

*Cannon County reserves the right to accept or reject any or all bids. We are an equal opportunity employer.*

**BID OPENING DATE: December 3, 2020 at 3:30 p.m. (local time)**

You are hereby invited to bid on Pest Control Services for all county buildings. Bids should be submitted as Bid #1 and Bid #2.

### Bid #1 – Cannon County Board of Education

Eight locations: six (6) Elementary schools, one (1) High school and one (1) Central office, including some portables. The bid will be to spray on a monthly basis starting in January 2021 through December 2022. You must be certified and licensed by the State of Tennessee in order for your bid to be considered. Spraying should be done once a month at a convenient time for the schools at each location, in the cafeterias, halls, storage areas, concession stands, teacher's lounges and any other problem areas as needed. If live pests should be found after spraying has been completed for the month, your company must come back at no additional charge to the Board and re-spray the problem. **Any pests not included for spraying must be listed on your bid.**

### Bid #2 – County Buildings

Courthouse  
Old Hospital – 2<sup>nd</sup> Floor  
Ambulance Service  
Health Dept  
Old Jail (Water St)  
Rescue Squad  
UT Extension Office  
Sheriff's Department (monthly)

Spraying should be done quarterly (with the exception of the Sheriff's Dept-monthly) at a convenient time for each location. If live pests should be found after spraying has been completed for the month, your company must come back at no additional charge to the County and re-spray the problem. **Any pests not included for spraying must be listed on your bid.**

Your sealed bid should be sent to Diane Hickman, Cannon County Finance Director, 301 W. Main St, Ste 216, Woodbury, TN 37190, (629) 218-3213, in a sealed envelope with the words **"PEST CONTROL BID"** clearly marked on the outside of the envelope.

Please feel free to visit various buildings prior to sending in your bid so you will know exactly what you are bidding. To schedule a visit with the schools, please contact Williams Curtis at (629) 201-4801. To schedule a visit for county buildings, contact Brent Bush at (615) 563-2320.

Bids will be opened on Thursday, December 3, 2020 at 10:00 a.m. BIDS MUST BE RECEIVED BY 10:00 am on December 3, 2020 to be considered.

**The final awarding of the Board of Education bids will be approved at the Cannon County Board of Education meeting on December 10, 2020 at 6:30 p.m. at the Woodbury Grammar School.**

The County and Board of Education reserves the right to reject any or all bids. We are an equal opportunity employer.