

Legals

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 June 22, 2013, executed by LEROY LYLE conveying certain real property therein described to JOSEPH B. PITT, JR., as Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee, recorded July 29, 2013, at Instrument Number 20130729-007621 and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lubin TN, PLLC, having been appointed as Substitute Trustee by instrument to be filed for record in the Register's Office of Davidson County, Tennessee, NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that the undersigned, Ruben Lubin 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 February 20, 2025 at 11:00 AM at the Davidson County Historic Courthouse, One Public Square, Nashville, TN 37201, proceed to sell at public outcry to the highest and best bidder for cash or certified funds ONLY the following described property situated in Davidson County, Tennessee, to wit: LAND SITUATED IN THE COUNTY OF DAVIDSON IN THE STATE OF TN BEING LOT NO. 10, ON THE PLAN OF NORTH-BROOK SUBDIVISION, PHASE TWO, FINAL PLAT OF RECORD IN PLAT BOOK 9700, PAGE 769, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION. BEING THE SAME PROPERTY CONVEYED TO LEROY LYLE, BY DEED DATED SEPTEMBER 7, 2004 OF RECORD IN DEED INSTRUMENT/CASE NO. 20040910-010578 IN THE COUNTY CLERK'S OFFICE. COMMONLY KNOWN AS: 3837 NORTHBROOK DR, NASHVILLE, TN 37207 Parcel ID: 05006009900 PROPERTY ADDRESS: The street address of the property is believed to be 3837 NORTHBROOK DR, NASHVILLE, TN 37207. 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): SHAKA ANTON HILL, LATOSHA LYNE OTHER INTERESTED PARTIES: The sale of the above-described property shall be subject to all matters shown on any recorded plat; any and all liens against said property for unpaid property 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 future 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. Ruben Lubin TN, PLLC, Substitute Trustee 3145 Avon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rlselaw.com property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 Ad #243830 2024-12-26 2025-01-02 2025-01-09

herewith in Book ___ Page___ or Instrument No. 20170522-0005422, Register's Office for said County. Parcel ID Number: 0272 16 0 303 Address/Description: 1800 Porter Rd, Nashville, TN 37206 Current Owner(s): Devon MacPherson Other Interested Party(ies): The sale of the property described above shall be subject to all matters shown on any recorded plat; any and all liens against said property for unpaid property 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 future filing; a deed of trust; and any matter that an accurate survey of the premises might disclose; and 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 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. This office is attempting to collect a debt. Any information obtained will be used for that purpose. Brock & Scott, PLLC, Substitute Trustee c/o Tennessee Foreclosure Department 4360 Chamblee Dunwoody Road Suite 310 Atlanta, GA 30341 PH: 404-789-2661 FX: 404-294-0919 File No.: 24-10283 Ad #244046 2024-12-26 2025-01-02 2025-01-09

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 July 9, 2020, executed by DEENA LEE BEATTIE and KEVIN RAYMOND BEATTIE conveying certain real property therein described to TENNESSEE TITLE SERVICES, as Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee, recorded July 15, 2020, at instrument Number 20200715-0077614; and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Lakeview Loan Servicing, LLC who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lubin TN, PLLC, having been appointed as Substitute Trustee by instrument to be filed for record in the Register's Office of Davidson County, Tennessee, NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that the undersigned, Ruben Lubin 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 23, 2025 at 11:00 AM at the Davidson County Historic Courthouse, One Public Square, Nashville, TN 37201, proceed to sell at public outcry to the highest and best bidder for cash or certified funds ONLY, the following described property situated in Davidson County, Tennessee, to wit: LAND IN THE SECOND CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 7 ON THE PLAN OF PHASE ONE SECTION TWO, NEW HOPE POINT, A PLANNED UNIT DEVELOPMENT, OF RECORD IN PLAT BOOK 9700, PAGE 431, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY. BEING THE SAME PROPERTY CONVEYED TO KEVIN RAYMOND BEATTIE AND DEENA LEE BEATTIE BY WARRANTY DEED FROM DEBBIE HOFFMANN, A SINGLE WOMAN, OF RECORD IN INSTRUMENT NO. 20181218-0122849, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED DECEMBER 14, 2018 AND RECORDED ON DECEMBER 18, 2018. Parcel ID: 098130A007000 PROPERTY ADDRESS: The street address of the property is believed to be 4725 CAPE HOPE PASS, HERMITAGE, TN 37076. 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): DEENA LEE BEATTIE, KEVIN RAYMOND BEATTIE 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 future 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. Ruben Lubin TN, PLLC, Substitute Trustee 3145 Avon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rlselaw.com property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 Ad #244286 2025-01-02 2025-01-09 2025-01-16

NOTICE OF FORECLOSURE SALE STATE OF TENNESSEE, DAVIDSON COUNTY WHEREAS, James Adair and Kimberly Adair executed a Deed of Trust to Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Rocket Mortgage, LLC, f/k/a Quicken Loans, LLC, Lender and Yale Rely, Trustee(s), which was dated June 2, 2022, and recorded on June 14, 2022, in Instrument Number 20220614-0067541 in Davidson County, Tennessee Register of Deeds. WHEREAS, default having been made in the payment of the debt(s) and obligation(s) thereby secured by the said Deed of Trust and the current holder of said Deed of Trust, Rocket Mortgage, LLC f/k/a Quicken Loans, LLC, (the "Holder"), appointed the undersigned, Brock & Scott, PLLC, as Substitute Trustee, with all the rights, powers and privileges of the original Trustee named in said Deed of Trust; and NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Deed of Trust by the Holder, and that as agent for the undersigned, Brock & Scott, PLLC, Substitute Trustee, by virtue of the power, duty and authority vested in it, will on February 6, 2025, at 11:00 AM at the usual and customary location at the Davidson County Courthouse, Nashville, Tennessee, proceed to sell at public outcry to the highest and best bidder for cash, the following described property situated in Davidson County, Tennessee, to wit: Tax ID Number(s): 10705005800 and situated in the County of Davidson in the State of TENNESSEE ALL OF LOT NO. 117 ON THE PLAN OF BELAIR, SECTION TWO OF RECORD IN PLAT BOOK 2900, PAGE 293 AND AMENDED IN PLAT BOOK 3163, PAGE 249, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE SAID LOT FRONTS 101 FEET ON THE NORTHERLY SIDE OF KAREN DRIVE AND RUNS BACK 84 FEET ON THE EASTERLY LINE AND 117 FEET ON THE WESTERLY LINE, TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 112 FEET Commonly known as: 1900 Karen Dr., Nashville, TN 37217-1387 THE PROPERTY TAXES AND TAX IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES. Being the same property conveyed to James Adair and Kimberly Adair (married), by deed dated September 13, 2001 of record in Deed Instrument/Case No. 20011101-0119314, in the County Clerk's Office. Parcel ID Number: 107 05 0 058 Address/Description: 1900 Karen Dr, Nashville, TN 37217 Current Owner(s): James Adair and Kimberly Adair Other Interested Party(ies): The sale of the property described above shall be subject to all matters shown on any recorded plat; any and all liens against said property for unpaid property 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 future filing; a deed of trust; and any matter that an accurate survey of the premises might disclose; and 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 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. This office is attempting to collect a debt. Any information obtained will be used for that purpose. Brock & Scott, PLLC, Substitute Trustee c/o Tennessee Foreclosure Department 4360 Chamblee Dunwoody Road Suite 310 Atlanta, GA 30341 PH: 404-789-2661 FX: 404-294-0919 File No.: 24-32391 FC01 Ad #243988 2024-12-26 2025-01-02 2025-01-09

10, 2008 and recorded on September 19, 2008, Instrument No. 20080919-009526, and modified by Loan Modification Agreement recorded at Instrument No. 20121005-0091333, in the Office of the Register of Davidson County, Tennessee. WHEREAS, default having been made in the payment of the debt(s) and obligation(s) thereby secured by the said Deed of Trust and the current holder of said Deed of Trust U.S. Bank Trust National Association, as Trustee of the Bungalow Series III Trust (the "Holder"), appointed the undersigned, McMichael Taylor Gray, LLC, as Substitute Trustee, with all the rights, powers and privileges of the original Trustee named in said Deed of Trust; and NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Deed of Trust by the Holder, and that as agent for the undersigned, McMichael Taylor Gray, LLC, Substitute Trustee, by virtue of the power and authority vested in it, will on January 30, 2025, at 10:00 AM at 1 Public Square, Nashville, TN 37201 at the Davidson County Courthouse, Tennessee, proceed to sell at public outcry to the highest and best bidder for cash, the following described property situated in Davidson County, Tennessee, being Lot No. 5 on the Plan of Quail Ridge, Section Five, as of record in Book 9700, Page 474, Register's Office for Davidson County, Tennessee; and Being the same property conveyed to Evariel Johnson, III and wife, Demetria C. Johnson, by Deed dated October 21, 1998 and recorded October 22, 1998, of record in Book 11165, Page 85, in the Office of the Register of Deeds of Davidson County, Tennessee; and Thereafter, being the same property conveyed to Cornerstone Investments, Inc., by Successor Trustee's Deed dated January 15, 2008 and recorded January 24, 2008, of record in Instrument No. 20080124-0007547, in the office aforesaid. Being the same property conveyed to Antonio D. Huey, a single man, on deed dated 09/19/2008 and recorded 09/19/2008 in Deed Book 20080919-009525, filed in the office of the Clerk of Davidson County, TN Street Address: 4290 Brick Church Pike, Whites Creek, TN 37189 Parcel Number: 03210001200 Current Owner: Antonio D. Huey Other Interested Party(ies): Harpheth Financial Services, LLC, Metropolitan Government of Nashville & Davidson County #203 If the United States or the State of Tennessee have any liens or claimed lien(s) on the Property, and are named herein as interested parties, timely notice has been given to the applicable governmental entity, and the sale will be subject to any applicable rights of redemption held by the entity as provided by 26 U.S.C. § 7425 and/or Tennessee Code § 67-1-1433. 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 future filing; any matter that an accurate survey of the premises might disclose; any prior liens or encumbrances as well as any priority created by a future filing; any deed of trust; and any matter that an accurate survey of the premises might disclose; and All right and equity of redemption, statutory or otherwise, homestead, and dower are expressly waived in said Deed of Trust. 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. 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 by the Substitute Trustee at any time. This office is attempting to collect a debt. Any information obtained will be used for that purpose. McMichael Taylor Gray LLC, Substitute Trustee 3550 Engineering Drive Suite 260 Peachtree Corners, GA 30092 Office: 404-474-7149 Fax: 404-745-8121 MTO File No.: TN2024-000363 Ad #244364 2025-01-02 2025-01-09 2025-01-16

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 December 9, 2021, executed by DONALD E. BRANDT and YVETTE PELSER AKIA YVETTE PELSE conveying certain real property therein described to BANKERS TITLE & ESCROW CORPORATION, as Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee, recorded December 20, 2021, at Instrument Number 20211220-0167673; and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Civic Real Estate Holdings III, LLC who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lubin TN, PLLC, having been appointed as Substitute Trustee by instrument to be filed for record in the Register's Office of Davidson County, Tennessee, NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that the undersigned, Ruben Lubin 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 February 6, 2025 at 10:00 AM at the Davidson County Historic Courthouse, Nashville, Tennessee, proceed to sell at public outcry to the highest and best bidder for cash or certified funds ONLY, the following described property situated in Davidson County, Tennessee, to wit: BEING LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 305, OF ILLUME, A CONDOMINIUM DEVELOPMENT ESTABLISHED PURSUANT TO THE PROVISION OF THE TENNESSEE HORIZONTAL PROPERTY ACT AS THE SAME IS SET OUT IN SECTION 66-27-101, ET SEQ. OF THE TENNESSEE CODE ANNOTATED

SUBSTITUTE TRUSTEE'S SALE Sale at public auction will be on March 6, 2025 on or about 12:00PM local time, at the Davidson County Courthouse, South Main door, One Public Square, Nashville, Tennessee, conducted by the Substitute Trustee as identified and set forth herein below pursuant to a Deed of Trust executed by JOE R. WALLACE AND ROSE E. WALLACE, to Gem Bellotto, Trustee, on April 19, 2023, as Instrument No. 20230425-0030270 in the real property records of Davidson County Register's Office, Tennessee. Owner of Debt: PLAZA HOME MORTGAGE, INC. The following real estate located in Davidson County, Tennessee, will be sold to the highest call bidder subject to all unpaid taxes, prior liens and encumbrances of record: Land in Davidson County, Tennessee, being Lot No. 230 on the plan of Hayes Park Subdivision, section 3 as of record in Book 4480, Page 185 R.O.D.C. Tennessee. Said Lot No. 230 front 75 feet on the Southerly side of Kings Lane and runs back between line 237.96 feet on the Westerly side and 242.94 feet on the Easterly side to a line at the rear o which it measures 75.16 feet thereon. Being the same property conveyed to Joe R. Wallace and Rose E. Wallace, husband and wife, as tenants by the entirety by Warranty Deed from Joie R. Wallace and Rose E. Wallace who erroneously acquired the title as Rose A. Wallace, husband and wife of record as Instrument No. (book) 4850 / (page) 890 20200922-0108531 in the Register's Office for Davidson County, Tennessee, dated September 14, 2020 and recorded on September 22, 2020. Being also known as 3309 Kings Ln, Nashville, TN 37218 PIN: 059-130-158-00 Commonly Known As: 3309 Kings Ln, Nashville, TN 37218 Tax ID: 059-130-158-00 Current Owner(s) of Property: JOE R WALLACE AND ROSE E WALLACE The street address of the above described property is believed to be 3309 Kings Lane, Nashville, TN 37218, 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 ADJOIN 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, SECRETARY OF HOUSING & URBAN DEVELOPMENT AND ROSE E WALLACE. 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

UNDER THE DECLARATION ESTABLISHING ILLUME OF RECORD IN INSTRUMENT NUMBER 20191113-0117091, AMENDED IN INSTRUMENT NO. 20200127-0009640 IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND SUBJECT TO THE PROVISIONS AND REQUIREMENTS THEREOF; AND THE BYLAWS FOR THE ADMINISTRATION THEREOF; AND ALL EASEMENTS, RIGHTS, AND INTEREST IN FAVOR OF OTHER UNIT OWNERS, AND ALL SEWER, WATER, ELECTRICAL, TELEPHONE, AND OTHER UTILITY EASEMENTS NOW OR HEREAFTER ESTABLISHED OVER, THROUGH, OR UPON THE LAND EMBRACING THE REGIME AND BUILDINGS THEREOF, SAID UNIT BEING DEPICTED ON EXHIBIT "B-2" TO SAID DECLARATION; TOGETHER WITH A PERCENTAGE INTEREST IN THE COMMON ELEMENTS AND VOTING PERCENTAGE AS SET FORTH IN EXHIBIT TO SAID DECLARATION, BEING THE SAME PROPERTY CONVEYED TO DONALD BRANDT AND YVETTE PELSER HUSBAND AND WIFE BY QUILCAMP DEED FROM DONALD E. BRANDT OF RECORD IN INSTRUMENT NO. 20211220-0167672, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. Parcel ID: 105 02 10 305.00 PROPERTY ADDRESS: The street address of the property is believed to be 920 SOUTH ST, APT 305, NASHVILLE, TN 37203. 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): DONALD E. BRANDT, YVETTE PELSER AKIA YVETTE PELSE OTHER INTERESTED PARTIES: MACK PHILLIPS 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 future 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. Ruben Lubin TN, PLLC, Substitute Trustee 3145 Avon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rlselaw.com property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 Ad #244458 2025-01-09 2025-01-16 2025-01-23

SUBSTITUTE TRUSTEE'S SALE Sale at public auction will be on March 6, 2025 on or about 12:00PM local time, at the Davidson County Courthouse, South Main door, One Public Square, Nashville, Tennessee, conducted by the Substitute Trustee as identified and set forth herein below pursuant to a Deed of Trust executed by JOE R. WALLACE AND ROSE E. WALLACE, to Gem Bellotto, Trustee, on April 19, 2023, as Instrument No. 20230425-0030270 in the real property records of Davidson County Register's Office, Tennessee. Owner of Debt: PLAZA HOME MORTGAGE, INC. The following real estate located in Davidson County, Tennessee, will be sold to the highest call bidder subject to all unpaid taxes, prior liens and encumbrances of record: Land in Davidson County, Tennessee, being Lot No. 230 on the plan of Hayes Park Subdivision, section 3 as of record in Book 4480, Page 185 R.O.D.C. Tennessee. Said Lot No. 230 front 75 feet on the Southerly side of Kings Lane and runs back between line 237.96 feet on the Westerly side and 242.94 feet on the Easterly side to a line at the rear o which it measures 75.16 feet thereon. Being the same property conveyed to Joe R. Wallace and Rose E. Wallace, husband and wife, as tenants by the entirety by Warranty Deed from Joie R. Wallace and Rose E. Wallace who erroneously acquired the title as Rose A. Wallace, husband and wife of record as Instrument No. (book) 4850 / (page) 890 20200922-0108531 in the Register's Office for Davidson County, Tennessee, dated September 14, 2020 and recorded on September 22, 2020. Being also known as 3309 Kings Ln, Nashville, TN 37218 PIN: 059-130-158-00 Commonly Known As: 3309 Kings Ln, Nashville, TN 37218 Tax ID: 059-130-158-00 Current Owner(s) of Property: JOE R WALLACE AND ROSE E WALLACE The street address of the above described property is believed to be 3309 Kings Lane, Nashville, TN 37218, 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 ADJOIN 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, SECRETARY OF HOUSING & URBAN DEVELOPMENT AND ROSE E WALLACE. 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

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. 24-000292-210-1 Mackie Wolf Zentz & Mann, P.C., Substitute Trustee(s) Cool Springs III 725 Cool Springs Blvd, Suite 140 Franklin, TN 37067 TN INVESTORS PAGE: http://mwzmlaw.com/investors.php Ad #244547 2025-01-09 2025-01-16 2025-01-23

NOTICE TO CREDITORS #24P2595 ESTATE OF CHARLES KUSTER. Notice is hereby given that on the 26th day of December, Letters of Authority in respect to the estate of CHARLES KUSTER, who died on 04/19/2017 were issued to the undersigned by the Circuit Court of Davidson County, Tennessee Probate Division. All persons, resident and non-resident, having claims, matured, or un-matured, against the estate are required to file same with the clerk of the above name 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 the 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 Twelve (12) months from the decedent's date of death this 19th day of APRIL 2017. Personal Representative(s): CHARLES KUSTER 705 VALLEY HALL DRIVE NASHVILLE, TN 37212; Attorney for Personal Representative(s): DUNCAN, JAD ANDREW 161 BELLE FOREST CIRCLE CIRCLE NASHVILLE, TN 37212; Creditors; Jan. 2nd, 9th

NOTICE TO CREDITORS #24P2592 ESTATE OF KATHY NELL CROCKARELL. Notice is hereby given that on the 26th day of December, Letters of Authority in respect to the estate of KATHY NELL CROCKARELL, who died on 10/25/2024 were issued to the undersigned by the Circuit Court of Davidson County, Tennessee Probate Division. All persons, resident and non-resident, having claims, matured, or un-matured, against the estate are required to file same with the clerk of the above name 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 the 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 Twelve (12) months from the decedent's date of death this 25th day of OCTOBER 2024. Personal Representative(s): CHRIS CROCKARELL 204 GANN DR NASHVILLE, TN 37210; Attorney for Personal Representative(s): STEARNS, ASHLEY DESABETINO 107 NORTH MAPLE STREET MURFREESBORO, TN 37130; Publish dates Jan. 2nd, 9th

NOTICE OF PUBLIC HEARINGS AND REQUEST FOR PUBLIC COMMENT 2020 CDBG DISASTER RECOVERY ACTION PLAN Purpose and Summary: The Metropolitan Government of Nashville and Davidson County (Metro Nashville) has been allocated \$10,827,467 in Community Development Block Grant Disaster Recovery (CDBG-DR) funds from the U.S. Department of Housing and Urban Development (HUD) through the Tennessee Department of Economic and Community Development (TNECD) for long-term recovery and disaster mitigation activities in response to the March 2020 tornado. To receive these funds, the Housing Division of the Metropolitan Nashville Planning Department (Metro Housing Division) is preparing an Action Plan which describes how Metro Nashville will utilize these funds to address unmet housing needs, particularly in zip codes impacted by the March 2020 tornado. Proposed activities support the rehabilitation of owner-occupied homes, as well as construction of new homes and voluntary acquisition and rehabilitation of vacant homes to sell to qualified households. Preserving and facilitating homeownership in areas impacted by the tornado and in areas at risk of housing loss due to market pressures promote long-term recovery, mitigate disaster-related effects, stabilize neighborhoods, and further housing recovery. Proposed activity budgets are listed below. CDBG-DR funds must predominately serve households with incomes at or below 80% of the area median income.

Rehab/Reconstruction - \$1,624,120.05	
New Construction - \$7,037,853.55	
Mitigation - \$1,624,120.05	
Administration - \$541,373.35	
TOTAL - \$10,827,467.00	

Beginning Monday, December 30, 2024, the 2020 CDBG-DR Action Plan will be available to view and download at Metro Nashville Housing Division | Nashville.gov or by requesting a copy via email to MetroHousing@nashville.gov (Subject: Request for 2020 CDBG-DR Action Plan) or contacting the Housing Division at 615-862-6283.

Public Hearings: The Metro Housing Division will host two public hearings on the 2020 CDBG-DR Action Plan to allow members of the public to learn more about the proposed activities and provide comments.

Virtual January 14, 2024 5:00 p.m.
01.14.25|Davidson County 2020 Tornado Recovery Grant Meeting Link
Meeting Password: 011425
If you have difficulties accessing the meeting, please email MetroHousing@Nashville.gov. In-Person
January 16, 2024 5:00 p.m.
Metro Police Department North Nashville Precinct
Community Room 2231 26th Avenue N
Nashville, TN 37208

Public Comments: In addition to the public hearing, members of the public may submit written comments through 11:59 p.m. central time, on Thursday, January 16, 2025. Comments may be submitted in any of the following ways: Completing a Comment Form; Emailing Metrohousing@nashville.gov; Subject: 2020CDBG-DR Grant Comments; Mailing to Metro Nashville Planning Department, Attention: 2020 CDBG-DR Grant Comments, Metro Housing Division, 800 President Ronald Reagan Way, Nashville, TN 37210. (post-marked no later than January 16, 2025); or Hand-delivered during business hours (Monday-Friday, 9:00 am to 4:30 pm) to Metro Nashville Housing Division, Attention: 2020 CDBG-DR Grant Comments, 800 President Ronald Reagan Way, Nashville, TN 37210 (date-stamped no later than January 16, 2025). Request for accommodations: The Planning Department does not discriminate on the basis of race, color, national origin, gender, gender identity, sexual orientation, age, religion, creed, or disability in admission to, access to, or operations of its programs, services, or activities. For ADA inquiries and accommodations, contact Randi Semrick, ADA Compliance Coordinator, at (615) 862-7230 or e-mail her at randi.semrick@nashville.gov. For Title VI inquiries, contact Human Relations at (615) 860-3370. If any accommodations are needed for individuals who wish to attend a public hearing, please request the accommodation as soon as possible, but 72 hours prior to the scheduled meeting is recommended. Para asistencia en Español llame al 615-862-7230

615-862-7230
Đề nghị một bản dịch Tiếng Việt của thông báo này, vui lòng gọi: 615-862-7230
لندال الحسیان، ویجرری الی-المدنی- 615-862-7230
Haddii aad rabbo oraaloon oo aq-Soomaaliga walaaj haddii aad doonaysa faa'lan naga soo wac: 615-862-7230

REQUEST FOR PROPOSAL FOR ON-CALL CLEARING, GRUBBING AND TREE REMOVAL SERVICES ELECTRONIC PROPOSALS for completion of this project shall be received by the Metropolitan Nashville Airport Authority, not later than 2:00 p.m. (central), on Monday, December 16, 2024. A Pre-Proposal Meeting will be conducted at 1:30 p.m. (central), Friday, November 22, 2024, in the CSF Conference Room at the Consolidated Services Facility at 815 Hangar Lane, Nashville, TN 37217. Attendance at this meeting is MANDATORY. Copies of the Contract Documents (RFP, Proposal Schedule, Attachments, etc.) will be available on Friday, November 15, 2024 and may be obtained electronically from B2GNow E-Bidding, an online tendering service. ELECTRONIC PROPOSALS for HR Compliance Study will be submitted through this online platform, B2GNow E-Bidding. The Small Minority Woman-Owned Business Enterprise (SMWBE) participation level established for this project is 9.26% MBE and/or WBE. For information on eligible SMWBE firms, proposers should contact the Business Diversity Development. (615) 275-4302 or visit https://nashville.com/nashville-airport-authority/business-opportunities/business-diversity-development. Further detail concerning this proposal may be obtained from the MNAW web site: https://nashville.com/nashville-airport-authority/business-opportunities.

REQUEST FOR PROPOSAL FOR Landscaping for completion of this project shall be received by the Metropolitan Nashville Airport Authority, not later than 2:00 p.m. (central), on Monday, January 20, 2025. **CONTINUED ON PAGE B10**

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Landscaping for completion of this project shall be received by the Metropolitan Nashville Airport Authority, not later than 2:00 p.m. (central), on Monday, January 20, 2025. **CONTINUED ON PAGE B10**

Frontier FOUNDATION & CRAWL SPACE Repair

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844-9

Legals & More

CONTINUED FROM PAGE 9

A Pre-Proposal Meeting will be conducted at 2:00 p.m. (central), Tuesday, December 17, 2024, in the Nashville Conference Room at the 140 BNA Park Drive, Suite 520 Nashville, Tennessee 37214. Attendance at this meeting is MANDATORY. SCOPE. The MNA is requesting Proposals from qualified service providers for Landscape Maintenance that will cover areas throughout the airport and surrounding properties. Copies of the Contract Documents (RFP, Proposal Schedule, Attachments, etc.) will be available on Friday, December 6, 2024 and may be obtained electronically from B2GNow E-Bidding, an online tendering service. ELECTRONIC PROPOSALS for Landscaping will be submitted through this online platform, B2GNow E-Bidding. The Small Minority Woman-Owned Business Enterprise (SMWBE) participation level established for this project is Packages A and B will be listed as Small Business Target Market, Package C is Six-point Five One Percent MBE/WBE (6.51%). For information on eligible SMWBE firms, proposers should contact the Business Diversity Development, (615) 275-4302, or visit <https://flynashville.com/nashville-airport-authority/business-opportunities/business-diversity-development>. Further detail concerning this proposal may be obtained from the MNA web site: <https://flynashville.com/nashville-airport-authority/business-opportunities>.

REQUEST FOR PROPOSAL FOR COMPRESSED NATURAL GAS FACILITY. ELECTRONIC PROPOSALS for completion of this project shall be received by the Metropolitan Nashville Airport Authority, not later than 2:00 p.m. (central), on Monday, February 3, 2025. A Pre-Proposal Meeting will be conducted at 1:30 p.m. (central), Tuesday, January 7, 2025, in the Nashville Conference Room at the Administration Building on the Fifth Floor, at 140 BNA Park Dr., Ste. 520, Nashville, TN 37214. Attendance at this meeting is MANDATORY. Copies of the Contract Documents (RFP, Proposal Schedule, Attachments, etc.) will be available on Monday, December 16, 2024 and may be obtained electronically from B2GNow E-Bidding, an online tendering service. ELECTRONIC PROPOSALS for HR Compensation Study will be submitted through this online platform, B2GNow E-Bidding. The Small Minority Woman-Owned Business Enterprise (SMWBE) participation level established for this project is Four-point Six Three Percent (4.63%) MBE and/or WBE. For information on eligible SMWBE firms, proposers should contact the Business Diversity Development, (615) 275-4302, or visit <https://flynashville.com/nashville-airport-authority/business-opportunities/business-diversity-development>. Further detail concerning this proposal may be obtained from the MNA web site: <https://flynashville.com/nashville-airport-authority/business-opportunities>.

BEYOND

continued from page B1

cast and storyline since NBC's "Generations,"

At first glance, at least on paper, it seems a daytime drama version of the old "Cosby Show." The series is set in the Maryland suburb of Washington, D.C. The family and community is led by patriarch Vernon (Clifton Davis), a retired senator. His equally fierce match is the family matriarch Anita (Tamara Tunie). Other family members include daughters Nicole (Daphnee Duplaix), a philanthropist and psychiatrist, and Dani (Karla Mosley), a former model-turned-momager.

The last soap with a predominantly Black cast and storyline was 1989's "Generations," which centered on two Chicago families, the white Whitmores and Black Marshalls. Val Jean was also involved with that one, and also has worked on both "General Hospital" and "The Bold and the Beautiful" as a writer. "Gates" represents the culmination of a four-year effort led by Duckworth, the president of CBS' production partnership with the NAACP.

"We wanted to have a show on the air that spoke to a different side of the Black experience," Val Jean recently told Entertainment Weekly over a joint Zoom with Duckworth. "Not the downtrodden, not the ghettoized. We wanted to show rich, Black people doing messy things."

"I've long been fascinated with showing the side that we haven't seen a lot of," Duckworth added. "In these Maryland suburbs, there were some of the most affluent African American counties in all of America. So, looking at that and the wealth of everything at Howard University, I felt that this was an area that was ripe for the picking. You get the upstairs, the downstairs of it all. It's true to life."

"Beyond the Gates" debuts Feb. 24 on CBS (locally WTVF-5) and will also be available to stream on Paramount+.

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Peter Yarrow, folk singer of Peter, Paul and Mary fame, dies at 86



From left, Peter Yarrow, Mary Travers and Noel Paul Stookey in Chicago, on Aug. 12, 1978.

Folk singer Peter Yarrow — writer of the timeless classic "Puff the Magic Dragon" and one-third of the legendary 1960s trio Peter, Paul and Mary — died Tuesday, a family representative said.

He was 86. Yarrow died in New York City, publicist Ken Sunshine confirmed to NBC News, years after a bladder cancer diagnosis.

"Our fearless dragon is tired and has entered the last chapter of his magnificent life. The world knows Peter Yarrow the iconic folk activist, but the human being behind the legend is every bit as generous, creative, passionate, playful, and wise as his lyrics suggest," daughter Bethany Yarrow said in a statement.

Yarrow's death follows the 2009 passing of 72-year-old Mary Travers, leaving Noel Paul Stookey, 87, as the last surviving member of Peter, Paul and Mary.

The trio's songs were part of the soundtrack for the civil rights movement and Yarrow co-wrote the group's most enduring song, "Puff the Magic Dragon," based on a poem by the late Lenny Lipton.

Stookey said growing up as an only child, he never knew what it was like to have a brother until meeting Yarrow. They were best men at each other's weddings.

"He was a loving 'uncle' to my three daughters. And, while his comfort in the city and my love of the country tended to keep us apart geographically, our different perspectives were celebrated often in our friendship and our music," Stookey said in a statement.

"I was five months older than Peter — who became my creative, irrepressible, spontaneous and musical younger brother — yet at the same time, I grew to be grateful for, and to love, the mature-beyond-his-years wisdom and inspiring guidance he shared with me like an older brother. Politically astute and emotionally vulnerable, perhaps Peter was both of the brothers I never had ... and I shall deeply miss both of him."

Yarrow is survived by his wife Marybeth, son Christopher, daughter Bethany and granddaughter Valentina.

This article was originally published on TODAY.com

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