

Legals

SUBSTITUTE TRUSTEE'S SALE
Sale at public auction will be on Sep-tember 17, 2026 on or about 12:00PM local time, at the Davidson County Courthouse, South Main door, One Public Square, Nashville, Tennessee, conducted by the Co-Substitute Trust-ees as identified and set forth herein below, pursuant to Deed of Trust exe-cuted by MARY F BIRDWELL, to Joseph B. Pitt, Jr., Trustee, on June 23, 2023, as Instrument No. 20230718-0055077 in the real property records of Davidson County Register's Office, Tennessee. Owner of Debt: Guild Mortgage Company LLC The follow-ing 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: The land referred to herein below is situated in the county of Da-vidson, State of Tennessee, and is described as follows: Land in the 14th Civil District of Davidson County, Ten-nessee, being a part of Tract No. 1 of the Charles P. Zimmerlee Lands, De-ceased, as set out in the cause of Ad-die Forts vs. Rosa Bennett, et al, under rule No. 54819, of the Chancery Court at Nashville, Tennessee, as of record in Book 3, Page 28, of the Chancery Court at Nashville, Tennessee, de-scribed as follows: Beginning at a point in the Northerly Margin of State High-way No. 112, the southwest corner of the property herein described; thence north 17 degrees east 865 feet to a point, the northwest corner of the prop-erty herein described; thence south 57 degrees east 210 feet to a point, the northeast corner of the property herein described; thence south 17 degrees west 865 feet to a point in the northerly margin of State Highway No. 112, the southeast corner of the property herein described; thence northwesterly with the northerly margin of State Highway No. 112, 210 feet to the point of begin-ning, containing 4 acres, more or less. Being the same property conveyed to Mary Thrower, unmarried from James K. Dickson and wife, Evie Dickson by Warranty Deed dated April 18, 1974 and recorded April 19, 1974 among the Land Records of Davidson County, State of Tennessee in Book 4807, page 592 Instrument No. C50748. This be-ing the same property conveyed to Mary F. Birdwell, an unmarried woman from Mary F. Birdwell who acquired title as Mary Thrower, unmarried by Quitclaim Deed dated 6/23/23 and recorded simultaneously herewith. 202307180055076 Parcel ID: 029 00 0 284.00 Commonly known as: 5838 Clarks-ville Pike, Joelton, TN 37080 However, by showing this address no additional coverage is provided Tax ID: 029 00 0 284.00 Current Owner(s) of Property: MARY F BIRDWELL The street address of the above described property is believed to be 5838 Clarks-ville Pike, Joelton, TN 37080, but such address is not part of the legal descrip-tion 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 POSSES-SION. THE RIGHT IS RESERVED TO ADJOURN THE DAY OF THE SALE TO ANOTHER DAY, TIME AND PLACE CERTAIN WITHOUT FUR-THER PUBLICATION, UPON AN-NOUNCEMENT 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 CO-TRUSTEES. OTHER IN-TERESTED PARTIES: SECRETARY OF HOUSING AND URBAN DEVEL-OPMENT AND ESTATE OF MARY F BIRDWELL AND UNKNOWN HEIRS OF MARY F BIRDWELL AND MI-CHELE BATTLE, HEIR OF MARY F. BIRDWELL AND BRANDY BIRD-WELL, HEIR OF MARY BIRDWELL 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 under-signed will sell and convey only as Co-Substitute Trustee(s). 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 ap-plicable 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 co-trustee(s). 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 Trustor, the Trustee or the Trustee's attorney. MWZM File No. 26-000096-210-1 For additional sale information visit: <https://www.tnforeclosure.com> Mackie Wolf Zientz & Mann, P.C., Co-Substitute Trustee PARK EAST 725 COOL SPRINGS BLVD, SUITE 140 FRANKLIN, TN 37067 AVT Title Services, LLC, Co-Substitute Trustee PARK EAST 725 COOL SPRINGS BLVD, SUITE 140 FRANKLIN, TN 37067 TN INVESTORS PAGE: http://mwzmlaw.com/tn_investors.php Ad #282424 2026-07-02 2026-07-09 2026-07-16

NOTICE OF SUBSTITUTE TRUST-EE'S SALE WHEREAS, default has occurred in the performance of the cov-enants, terms and conditions of a Deed of Trust dated March 5, 2014, executed by JOHN R. HUNTER and MARCIA F HUNTER conveying certain real prop-erty therein described to DONALD K

HOLSINGER, JR, as Trustee, as same appears of record in the Register's Of-fice of Davidson County, Tennessee recorded March 18, 2014, at Instru-ment Number 20140318-0022361; and WHEREAS, the beneficial interest of said Deed of Trust was last trans-ferred and assigned to FIRSTBANK who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lublin 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 Lublin TN, PLLC, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substi-tute Trustee will, on August 20, 2026 at or about 11:00 AM at the Davidson County Historic Courthouse, One Pub-lic Square, Nashville, TN 37201, pro-ceed to sell at public outcry to the high-est and best bidder for cash or certified funds ONLY, the following described property situated in Davidson County, Tennessee, to wit: LAND IN DAVID-SON COUNTY, TENNESSEE, BEING KNOWN AS LOT NO. 1 ON THE MAP OF W. M. THOMPSON'S UNRE-CORDED SUBDIVISION AT WHITES CREEK IN SAID COUNTY, AND DE-SCRIBED AS FOLLOWS: BEGIN-NING AT A POINT IN THE CENTER LINE OF BUENA VISTA PIKE, SAID POINT BEING 50 FEET SOUTH OF THE CHURCH PROPERTY, NEAR THE JUNCTION OF BUENA VISTA PIKE AND WHITES CREEK PIKE; THENCE WITH THE SOUTH EDGE OF A 50 FOOT STREET, NORTH 86 DEGREES WEST, 257 FEET TO A STAKE IN W.H. THOMPSON'S LINE; THENCE SOUTH 9 DEGREES EAST, 144 FEET TO A STAKE; THENCE NORTH 82 1/2 DEGREES EAST, 250 FEET TO A POINT IN THE CENTER OF BUENA VISTA PIKE, A CORNER OF LOT NO. 2; THENCE WITH THE CENTER OF SAID PIKE, NORTH 9 DEGREES WEST, 100 FEET TO THE BEGINNING. Parcel ID: 04900004700 PROPERTY AD-DRESS: The street address of the property is believed to be 5471 BUE-NA VISTA PIKE, WHITES CREEK, TN 37189. 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): JOHN R. HUNTER, MARCIA F HUNTER OTHER IN-TERESTED PARTIES: ELECTRIC SER-VICE CREDIT UNION , ENBRIGHT CREDIT UNION, A CORPORATION The sale of the above-described property shall be subject to all matters shown on any recorded plat; any un-paid taxes; any restrictive covenants, easements or set-back lines that may be applicable; any prior liens or encum-brances 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. This sale is subject to purchaser's tendering to Ru-bin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the sale. 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, statu-tory 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 warrant-ies 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 Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rslaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being pub-lished at www.BetterChoiceNotices.com Ad #282633 2026-07-09 2026-07-16 2026-07-23

NOTICE OF SUBSTITUTE TRUST-EE'S SALE WHEREAS, default has occurred in the performance of the cov-enants, terms and conditions of a Deed of Trust dated July 9, 2015, executed by LARRY R. PUGH con-veying certain real property therein described to LEGENDS TITLE SER-VICES, as Trustee, as same appears of record in the Register's Office of Da-vidson County, Tennessee recorded July 21, 2015, at Instrument Number 20150721-0071430; and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and as-signed to Onity Mortgage Corpora-tion f/k/a PHH Mortgage Corporation who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lublin 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 Lublin TN, PLLC, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substi-tute Trustee will, on August 13, 2026 at or about 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: A CERTAIN CONDOMINIUM APART-MENT IN DAVIDSON COUNTY, TEN-NESSEE, BEING UNIT NO. B-101, ON THE PLAN OF WESTLAWN GREEN, OF RECORD IN BOOK

5200, PAGES 20 THROUGH 24, INCLUSIVE, REGISTER'S OFFICE FOR SAID COUNTY, WHICH PLAN AND RECORD THEREOF ARE IN-CORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE. BEING THE SAME PROPERTY CONVEYED TO LARRY R. PUGH BY WARRANTY DEED FROM RICH-ARD G. MCWRIGHT AND CATHY MCWRIGHT OF RECORD IN BOOK 10194, PAGE 503, REGISTER'S OF-FICE FOR DAVIDSON COUNTY, TENNESSEE, DATED SEPTEMBER 16, 1996, AND RECORDED ON SEP-TEMBER 18, 1996. Parcel ID: 103 08 0A 023.00 PROPERTY ADDRESS: The street address of the property is believed to be 4425 WESTLAWN DRIVE, UNIT B101, NASHVILLE, TN 37209. In the event of any discrepancy between this street address and the legal description of the property, the legal description shall control. CUR-RENT OWNER(S): ESTATE AND/OR HEIRS AT LAW OF LARRY R. PUGH OTHER INTERESTED PARTIES: SECRETARY OF HOUSING AND URBAN DEVELOPMENT 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 ac-curate 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. This sale is subject to purchaser's tendering to Ru-bin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the sale. 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, statu-tory 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 warrant-ies 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 Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rslaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being pub-lished at www.BetterChoiceNotices.com Ad #282662 2026-07-09 2026-07-16 2026-07-23

SUBSTITUTE TRUSTEE'S SALE
Sale at public auction will be on August 6, 2026 on or about 12:00PM local time, at the Davidson County Court-house, South Main door, One Public Square, Nashville, Tennessee, con-ducted by the Co-Substitute Trustees as identified and set forth herein below, pursuant to Deed of Trust executed by JOHN E. JUMP AND NATISHA JUMP, to Yale Riley, Trustee, on No- vember 15, 2019, as Instrument No. 20191118-0118847 in the real property records of Davidson County Register's Office, Tennessee. Owner of Debt: Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as Trustee of Starwood Mort-gage Residential Trust 2020-2 The fol-lowing 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: Tax Id Number(s): 119 13 0 160.00 Land situated in the County of Davidson in the State of TN Land in Davidson County, Tennessee, be-ing Lot No. 53 on the Plan of College Heights of record in Plat Book 332, Page 19, said Register's Office to which plan reference is hereby made for a more complete description. Com-monly known as: 514 Morton Avenue, Nashville, TN 37211 THE PROPERTY ADDRESS AND TAX PARCEL IDEN-TIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMA-TIONAL PURPOSES BEING the same property conveyed to John E. Jump, unmarried, by deed dated November 13, 2000 of record in Deed Instru-ment/Case No. 20001114-0112677, in the Davidson County Clerk's Of-fice. Tax ID: 119 13 0 160.00 Current Owner(s) of Property: JOHN E. JUMP AND NATISHA JUMP The street address of the above described property is believed to be 514 Morton Avenue, Nashville, TN 37211, but such address is not part of the legal descrip-tion 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 POSSES-SION. THE RIGHT IS RESERVED TO ADJOURN THE DAY OF THE SALE TO ANOTHER DAY, TIME AND PLACE CERTAIN WITHOUT FUR-THER PUBLICATION, UPON AN-NOUNCEMENT 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 CO-TRUSTEES. OTHER INTERESTED PARTIES: None 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 under-

signed will sell and convey only as Co-Substitute Trustee(s). 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 ap-plicable 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 co-trustee(s). 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 Trustor, the Trustee or the Trustee's attorney. MWZM File No. 25-000102-850-2 For additional sale information visit: <https://www.tnforeclosure.com> Mackie Wolf Zientz & Mann, P.C., Co-Substitute Trustee PARK EAST 725 COOL SPRINGS BLVD, SUITE 140 FRANKLIN, TN 37067 TN INVESTORS PAGE: http://mwzmlaw.com/tn_investors.php Ad #282868 2026-07-09 2026-07-16

NOTICE OF SUBSTITUTE TRUST-EE'S SALE WHEREAS, default has occurred in the performance of the cov-enants, terms, and conditions of a Deed of Trust dated October 24, 2024, executed by RUTHERFORD CON-TRACTORS GROUP, LLC, to SHAUN RAMEY, as Trustee for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR HOMETOWN EQUITY MORTGAGE, LLC, its suc-cessors and assigns, recorded on Oc-tober 25, 2024 in Instrument Number: 20241025-0083179, in the Register of Deeds Office for Davidson County, Tennessee, to which reference is here-by made; and WHEREAS, ATLAS SP RESI OPPORTUNITY TRUST IA, hereinafter "Creditor", the party entitled to enforce said security interest, hav-ing appointed Robertson, Anschutz, Schneid, Crane & Partners, PLLC, as Substitute Trustee. NOW, THERE-FORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that Robertson, Anschutz, Schneid, Crane & Partners, PLLC, as Substitute Trustee, or its agent, by virtue of the power, duty, and authority vested in and imposed upon said Substitute Trustee, will, on August 20, 2026, at 10:00 AM local time, at the Main Entrance to the Davidson County Courthouse, One Public Square, Nashville, TN 37201, in Davidson County, Tennessee, offer for sale cer-tain property hereinafter described to the highest bidder for cash or certified funds paid at the conclusion of the sale, or credit bid from a bank or other lend-ing entity pre-approved by the Substi-tute Trustee. The property to be sold is described as follows: LAND IN DAVID-SON COUNTY, TENNESSEE, BEING UNIT NO. A, ON THE PLAN OF SIX-TYNINE CANNON STREET, A HORI-ZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD IN EXHIBIT "B" IN THE DECLARA-TION OF COVENANTS, CONDI-TIONS AND RESTRICTION AT IN-STRUMENT NO. 20230214-0010828, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY. BEING THE SAME PROPERTY CONVEYED TO RUTH-ERFORD CONTRACTORS GROUP, LLC, A TENNESSEE LIMITED LI-ABILITY COMPANY BY WARRANTY DEED FROM VOLUNTEER STATE BANK, A TENNESSEE BANKING CORPORATION DATED FEBRUARY 29, 2024 AND RECORDED MARCH 4, 2024 IN INSTRUMENT NO. 20240304-0014709, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. BEING THE SAME PROPERTY CONVEYED TO RUTH-ERFORD CONTRACTORS GROUP, LLC, A TENNESSEE LIMITED LI-ABILITY COMPANY BY QUITCLAIM DEED FROM RIOTWAY SERVICE LLC, A TENNESSEE LIMITED LI-ABILITY COMPANY, OF RECORD IN INSTRUMENT NO.2024025-0083178, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. Commonly known as: 69 CANNON STREET NASHVILLE, TN 37210 Parcel number(s): 093 16 OR 001.00 In the event of a discrepancy between the legal description, the street address, and/or the parcel number(s), the legal description shall control. The sale is subject to the following: tenant(s) occupant(s) rights in possession, if any; all matters shown on any applicable re-corded plat; any unpaid taxes; any re-strictive covenants, easements, or set-back lines that may be applicable; any statutory rights of redemption of any state or federal governmental agency; any prior liens or encumbrances; any priority created by a fixture filing; and any matter that an accurate survey of the property might disclose. Addition-ally, the following parties might claim an interest in the property: HOWARD A. WHITE; RUTHERFORD CONTRAC-TORS GROUP, LLC; SIXTYNINE CANNON STREET HOMEOWNERS' ASSOCIATION, INC. . If the United States, the State of Tennessee, or any agency thereof have any liens on the property and are named herein as in-terested parties, timely notice has been

given to them in accordance with appli-cable law, and the sale will be subject to any applicable rights of redemption held by such entities, as required by 26 U.S.C. § 7425 and/or T.C.A. § 67-1-1433. The property will be sold AS IS, WHERE IS, WITH ALL FAULTS, and without warranty of any kind, express or implied, as to the condition of the property or any improvements thereon, including but not limited to merchant-ability or fitness for a particular pur-pose. The Substitute Trustee makes no covenant of seisin or warranty of title, express or implied, and will only convey the property by Substitute Trustee's Deed. Except as noted above, all right and equity of redemption, statutory or otherwise, homestead, and exemp-tion are expressly waived in the Deed of Trust. The sale held pursuant to this notice is subject to the express reser-vation that it may be rescinded by the Substitute Trustee at any time. If the sale is rescinded for any reason, the purchaser shall only be entitled to a refund of funds tendered to purchase the subject property, and shall have no further or other recourse against Creditor, the Substitute Trustee, or their successor(s), assign(s), agent(s), and attorney(s). The right is reserved to adjourn the sale to another day, time, and place certain, without further pub-lication, upon announcement at the time and place for the sale set forth above. Notice of such adjournment will also be mailed to interested par-ties when required by applicable law. If you have any questions or concerns, please contact: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attn: TN Foreclosure 13010 Morris Road, Suite 450 Alpharetta, GA 30004 (423) 498-7400 tnfc@arslg.com Please reference file number 25-313353 when contacting our office. Investors web-site: <https://www.rascr.com/salesinfo>.com and <https://BetterChoiceNotices.com> THIS OFFICE MAY BE ACTING AS A DEBT COLLECTOR ATTEMPT-ING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

----- PLEASE PUBLISH ALL INFORMATION ABOVE. Ad #282875 2026-07-09 2026-07-16

NOTICE OF SUBSTITUTE TRUST-EE'S SALE WHEREAS, default has occurred in the performance of the cov-enants, terms and conditions of a Deed of Trust dated August 28, 2025, execut-ed by DOWLING CAPITAL INVEST-MENTS LLC conveying certain real property therein described to R. KIRK-LAND MOSER, as Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee recorded September 4, 2025, at Instrument Number 20250904-0070804; and WHEREAS, the benefi-cial interest of said Deed of Trust was last transferred and assigned to UMB Bank, National Association, not in its individual capacity, but solely as legal title trustee for MLM 13648 Title Trust who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lublin TN, PLLC, having been appointed as Substi-tute 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 Lublin TN, PLLC, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substi-tute Trustee will, on August 27, 2026 at or about 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: THE LAND IS DE-SCRIBED AS FOLLOWS: THE FOL-LOWING DESCRIBED PREMISES SITUATED IN THE CITY OF NASH-VILLE, COUNTY OF DAVIDSON AND THE STATE OF TN, TO-WIT: LAND IN DAVIDSON COUNTY, TEN-NESSEE, BEING UNIT A, TOGETH-ER WITH COMMON AREAS, AS ESTABLISHED BY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR HOMES AT 806 FAIRWIN AVENUE, A HORI-ZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RE-CORD IN INSTRUMENT NUMBER 20230706-0051806, AND AMENDED AS INSTRUMENT NO. 20230825-0066675, IN THE REGISTER'S OF-FICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DE-SRIPTION OF THE PROPERTY. BEING THE SAME PROPERTY CONVEYED BY WAR-RANTY DEED FROM FLASH HOME EQUITY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY TO DOWLING CAPITAL INVESTMENTS LLC, A TENNESSEE LIMITED LIABILITY COMPANY, OF RECORD IN INSTRUMENT NO.2024023-0029289 IN DAVIDSON COUNTY, TENNES-SEE REGISTER OF DEEDS. Parcel ID: 072 09 1Y 001.00 PROPERTY ADDRESS: The street address of the property is believed to be 806 FAIR-WIN AVE, NASHVILLE, TN 37216. In the event of any discrepancy be-tween this street address and the legal description of the property, the legal description shall control. CURRENT OWNER(S): DOWLING CAPITAL INVESTMENTS LLC OTHER IN-TERESTED PARTIES: DOUGLAS COOMER, HAILEE LONG COOMER , MARIA LEON , CLAUDIA P. HILE , BRIGETTE DIAZ , FRANCISCO J DIAZ ORTEGAL , DANIEL RAMIREZ PINA , EXPERIENCED CONSTRU-CTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY , NVESTOR FUNDING INC. , TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT , BFS GROUP, LLC The sale of the above-described property shall be subject to all matters shown on any recorded plat; any un-paid taxes; any restrictive covenants, easements or set-back lines that may be applicable; any prior liens or encum-brances 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

any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an ac-curate 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. This sale is subject to purchaser's tendering to Ru-bin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Fail-ure to provide information, could result in rescission of the sale. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon an-nouncement 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 Prop-erty is sold as is, where is, without rep-resentations or warranties of any kind, including fitness for a particular use or purpose. In addition this sale shall be subject to the right of redemption by the TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, pursuant to T.C.A. 67-1-1433C(1) by reason of the fol-lowing tax lien(s) of record in: Instru-ment Number 20260427-0036064. Notice of the sale has been given to the State of Tennessee in accordance with T.C.A. 67-1-1433b(1). THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Ruben Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rslaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being pub-lished at www.BetterChoiceNotices.com Ad #283377 2026-07-16 2026-07-23 2026-07-30

NOTICE OF SUBSTITUTE TRUST-EE'S SALE WHEREAS, default has occurred in the performance of the cov-enants, terms and conditions of a Deed of Trust dated August 28, 2025, execut-ed by DOWLING CAPITAL INVEST-MENTS LLC conveying certain real property therein described to R. KIRK-LAND MOSER, as Trustee, as same appears of record in the Register's Office of Davidson County, Tennes-see recorded September 4, 2025, at Instrument Number 20250904-0070804; and WHEREAS, the benefi-cial interest of said Deed of Trust was last transferred and assigned to UMB Bank, National Association, not in its individual capacity, but solely as legal title trustee for MLM 13648 Title Trust who is now the owner of said debt; and WHEREAS, the undersigned, Ruben Lublin 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 Lublin TN, PLLC, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substi-tute Trustee will, on August 27, 2026 at or about 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: THE LAND IS DESCRIBED AS FOLLOWS: THE FOLLOWING DESCRIBED PREMISES SITUATED IN THE CITY OF NASHVILLE, COUNTY OF DAVIDSON AND THE STATE OF TN, TO-WIT: PROPERTY 1: SITUATED IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO(S). B, ON THE PLAN OF HOMES AT 806 FAIRWIN DRIVE, A HORIZON-TAL PROPERTY REGIME WITH PRIVATE ELEMENTS, AS SHOWN ON THAT PLAN IDENTIFIED AS EXHIBIT "B" DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS, OF HOMES AT 806 FAIRWIN DRIVE, OF RECORD IN IN-STRUMENT NO. 20230706-0051806, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY. BEING THE SAME PROPERTY CONVEYED BY WAR-RANTY DEED FROM FLASH HOME EQUITY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY TO DOWLING CAPITAL INVESTMENTS LLC, A TENNESSEE LIMITED LIABILITY COMPANY, RECORDED AUGUST 25, 2023, AS INSTRUMENT NO. 20230825-0066671 IN DAVIDSON COUNTY, TENNESSEE REGISTER OF DEEDS. Parcel ID: 072 09 1Y 002.00 PROPERTY ADDRESS: The street address of the property is believed to be 2709 INGA ST, NASH-VILLE, TN 37216. In the event of any discrepancy between this street ad-dress and the legal description of the property, the legal description shall control. CURRENT OWNER(S): DOWLING CAPITAL INVESTMENTS LLC OTHER INTERESTED PARTIES: DOUGLAS COOMER , HAILEE LONG COOMER , MARIA LEON , CLAUDIA P. HILE , BRIGETTE DIAZ , FRANCISCO J DIAZ ORTEGAL , DANIEL RAMIREZ PINA , EXPERIENCED CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY , NVESTOR FUNDING INC. , TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT , BFS GROUP, LLC The sale of the above-described property shall be subject to all matters shown on any recorded plat; any un-paid taxes; any restrictive covenants, easements or set-back lines that may be applicable; any prior liens or encum-brances 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

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Classifieds

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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. This sale is subject to purchaser's tendering to Rubin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the sale. 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. In addition this sale shall be subject to the right of redemption by the TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, pursuant to T.C.A. 67-1-1433C(1) by reason of the following tax lien(s) of record in: Instrument Number 20260427-0036064. Notice of the sale has been given to the State of Tennessee in accordance with T.C.A. 67-1-1433b(1). THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Rubin Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rselaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being published at www.BetterChoiceNotices.com Ad #283390 2026-07-16 2026-07-23 2026-07-30

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 August 28, 2025, executed by DOWLING CAPITAL INVESTMENTS LLC conveying certain real property therein described to R. KIRKLAND MOSER, as Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee recorded September 4, 2025, at Instrument Number 20250904-0070808; and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to UMB Bank, National Association, not in its individual capacity, but solely as legal title trustee for MLM 13648 Title Trust 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 Davidson 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 August 27, 2026 at or about 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: THE LAND IS DESCRIBED AS FOLLOWS: THE FOLLOWING DESCRIBED PREMISES SITUATED IN THE CITY OF NASHVILLE, COUNTY OF DAVIDSON AND THE STATE OF TN, TO-WIT: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT A ON THE PLAN OF HOMES AT 200 QUEEN AVENUE A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD IN EXHIBIT "B" IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTION AT INSTRUMENT NO. 202312060094261, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY. BEING A PORTION OF THE SAME PROPERTY CONVEYED BY WARRANTY DEED FROM MADELINE MILLER, AN UNMARRIED WOMAN TO DOWLING CAPITAL INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, RECORDED OCTOBER 23, 2023, AS INSTRUMENT NO. 202310230082849 IN DAVIDSON COUNTY, TENNESSEE REGISTER OF DEEDS, Parcel ID: 071 07 2C 001.00 PROPERTY ADDRESS: The street address of the property is believed to be 200 QUEEN AVE, UNIT A, 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): DOWLING CAPITAL INVESTMENTS LLC OTHER INTERESTED PARTIES: TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, NVESTOR FUNDING INC., DOUGLAS COOMER, HAILLEE LONG COOMER, MARIA LEON, CLAUDIA P. HILE, BRIGETTE DIAZ, FRANCISCO J DIAZ ORTEGEL, DANIEL RAMIREZ PINA, EXPERIENCED CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, NVESTOR FUNDING INC., TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, BFS GROUP, LLC 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. This sale is subject to purchaser's tendering to Rubin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the sale. 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. In addition this sale shall be subject to the right of redemption by the TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, pursuant to T.C.A. 67-1-1433C(1) by reason of the following tax lien(s) of record in: Instrument Number 20260427-0036064. Notice of the sale has been given to the State of Tennessee in accordance with T.C.A. 67-1-1433b(1). THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Rubin Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rselaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being published at www.BetterChoiceNotices.com Ad #283390 2026-07-16 2026-07-23 2026-07-30

ure to provide information, could result in rescission of the sale. 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. In addition this sale shall be subject to the right of redemption by the TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, pursuant to T.C.A. 67-1-1433C(1) by reason of the following tax lien(s) of record in: Instrument Number 20260427-0036064. Notice of the sale has been given to the State of Tennessee in accordance with T.C.A. 67-1-1433b(1). THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Rubin Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rselaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being published at www.BetterChoiceNotices.com Ad #283393 2026-07-16 2026-07-23 2026-07-30

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 August 27, 2025, executed by DOWLING CAPITAL INVESTMENTS LLC conveying certain real property therein described to R. KIRKLAND MOSER, as Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee recorded September 3, 2025, at Instrument Number 20250903-0070355; and WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to UMB Bank, National Association, not in its individual capacity, but solely as legal title trustee for RF RL Title Trust I 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 Davidson 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 August 27, 2026 at or about 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: THE LAND IS DESCRIBED AS FOLLOWS: THE FOLLOWING DESCRIBED PREMISES SITUATED IN THE CITY OF NASHVILLE, COUNTY OF DAVIDSON AND THE STATE OF TN, TO-WIT: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT B ON THE PLAN OF HOMES AT 200 QUEEN AVENUE A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD IN EXHIBIT "B" IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTION AT INSTRUMENT NO. 202312060094261, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY. BEING A PORTION OF THE SAME PROPERTY CONVEYED BY WARRANTY DEED FROM MADELINE MILLER, AN UNMARRIED WOMAN TO DOWLING CAPITAL INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, RECORDED OCTOBER 23, 2023, AS INSTRUMENT NO. 202310230082849 IN DAVIDSON COUNTY, TENNESSEE REGISTER OF DEEDS, PROPERTY ADDRESS: The street address of the property is believed to be 200 QUEEN AVE UNIT B, 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): DOWLING CAPITAL INVESTMENTS LLC OTHER INTERESTED PARTIES: DOUGLAS COOMER, HAILLEE LONG COOMER, MARIA LEON, CLAUDIA P. HILE, BRIGETTE DIAZ, FRANCISCO J DIAZ ORTEGEL, DANIEL RAMIREZ PINA, EXPERIENCED CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, NVESTOR FUNDING INC., TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, BFS GROUP, LLC 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. This sale is subject to purchaser's tendering to Rubin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the sale. 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. In addition this sale shall be subject to the right of redemption by the TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, pursuant to T.C.A. 67-1-1433C(1) by reason of the following tax lien(s) of record in: Instrument Number 20260427-0036064. Notice of the sale has been given to the State of Tennessee in accordance with T.C.A. 67-1-1433b(1). THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Rubin Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rselaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being published at www.BetterChoiceNotices.com Ad #283390 2026-07-16 2026-07-23 2026-07-30

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. In addition this sale shall be subject to the right of redemption by the TENNESSEE DEPARTMENT OF LABOR AND WORKFORCE DEVELOPMENT, pursuant to T.C.A. 67-1-1433C(1) by reason of the following tax lien(s) of record in: Instrument Number 20260427-0036064. Notice of the sale has been given to the State of Tennessee in accordance with T.C.A. 67-1-1433b(1). THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. Rubin Lublin TN, PLLC, Substitute Trustee 3145 Avalon Ridge Place, Suite 100 Peachtree Corners, GA 30071 rselaw.com/property-listing Tel: (877) 813-0992 Fax: (470) 508-9401 A copy of this notice is being published at www.BetterChoiceNotices.com Ad #283396 2026-07-16 2026-07-23 2026-07-30

NOTICE OF FORECLOSURE SALE STATE OF TENNESSEE, DAVIDSON COUNTY WHEREAS, Kevin Sullivan executed a Deed of Trust to Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Amerisave Mortgage Corporation, Lender and Tennessee Title Services, LLC, Trustee(s), which was dated March 5, 2021, and recorded on March 11, 2021, in Instrument Number 20210311-0032037 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, PNC Bank, National Association, (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 and authority vested in it, will on August 20, 2026, 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: Land in Davidson County, Tennessee, being Unit No. 1813-A as shown on Exhibit "B" of Declaration of Covenants, Conditions and Restrictions for 1813 16th Avenue North, of record in Instrument No. 20191101-0112885, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of the property. Being a portion of the same property conveyed to James Willis Fisher by Warranty Deed from David DeFoe Bowling of record in Book 9792, page 150, Register's Office for Davidson County, Tennessee, dated August 29, 1995 and recorded on September 12, 1995. (Value or consideration shown in aforementioned deed \$8,500.00.) Being also known as 1813A 16th Avenue North, Nashville, TN 37208. BEING the same property conveyed to Kevin Sullivan, an unmarried man by deed from TBC Development, LLC, a Tennessee Limited Liability Company of record in Book / Record Book / Deed Book / Volume _____, Page _____, or Instrument #202103110032036, Register's Office for Davidson County, Tennessee. Parcel ID Number: 081 07 2Y 001 Address/Description: 1813 16TH AVE, Unit A, Nashville, TN 37208 Current Owner(s): Kevin Sullivan Other Interested Party(ies): Figure Lending LLC dba Figure 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 fixture 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. The website of the third-party internet posting company that is posting this advertisement pursuant to §35-5-101(a)(2) is: WWW.BetterChoiceNotices.com 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.: 26-15307 FC01 Ad #283354 2026-07-16 2026-07-23

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 April 25, 2024, executed by TALISA P. SMITH, A MARRIED WOMAN, to Tennessee Title Service, LLC, as Trustee for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR DEEPPHAVEN MORTGAGE LLC, its successors and assigns, recorded on April 30, 2024 in Instrument Number: 20240430-0031182, in the Register of Deeds Office for Davidson County, Tennessee, to which reference is hereby made; and WHEREAS, WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPAC-

ITY AS OWNER TRUSTEE OF FLIC RESIDENTIAL MORTGAGE LOAN TRUST 1, hereinafter "Creditor", the party entitled to enforce said security interest, having appointed Robertson, Anschutz, Schneid, Crane & Partners, PLLC, as Substitute Trustee. NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that Robertson, Anschutz, Schneid, Crane & Partners, PLLC, as Substitute Trustee, or its agent, by virtue of the power, duty, and authority vested in and imposed upon said Substitute Trustee, will, on August 20, 2026, at 10:00 AM local time, at the Davidson County Courthouse, One Public Square, Nashville, TN 37201, in Davidson County, Tennessee, offer for sale certain property hereinafter described to the highest bidder for cash or certified funds paid at the conclusion of the sale, or credit bid from a bank or other lending entity pre-approved by the Substitute Trustee. The property to be sold is described as follows: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 8 ON THE PLAN OF MAP OF W. R. CORNELIUS, JR. SUBDIVISION OF RECORD IN PLAT BOOK 57, PAGE 124, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY. BEING THE SAME PROPERTY CONVEYED TO TALISA P. SMITH, A MARRIED WOMAN, BY QUITCLAIM DEED FROM REAL ESTATE SOLUTIONS TODAY, LLC, A NEVADA LIMITED LIABILITY COMPANY AND FILED OF RECORD IN INSTRUMENT NO. 202404300031181 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. Commonly known as: 1604 FORREST AVE NASHVILLE, TN 37206 Parcel number(s): 083-10-0-176.00 In the event of a discrepancy between the legal description, the street address, and/or the parcel number(s), the legal description shall control. The sale is subject to the following: tenant(s)/occupant(s) rights in possession, if any; 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 state or federal governmental agency; any prior liens or encumbrances; any priority created by a fixture filing; and any matter that an accurate survey of the property might disclose. Additionally, the following parties might claim an interest in the property: TALISA P SMITH; THE ONYX GROUP, INC., . If the United States, the State of Tennessee, or any agency thereof have any liens on the property and are named herein as interested parties, timely notice has been given to them in accordance with applicable law, and the sale will be subject to any applicable rights of redemption held by such entities, as required by 26 U.S.C. § 7425 and/or T.C.A. § 67-1-1433. The property will be sold AS IS, WHERE IS, WITH ALL FAULTS, and without warranty of any kind, express or implied, as to the condition of the property or any improvements thereon, including but not limited to merchantability or fitness for a particular purpose. The Substitute Trustee makes no covenant of seisin or warranty of title, express or implied, and will only convey the property by Substitute Trustee's Deed. Except as noted above, all right and equity of redemption, statutory or otherwise, homestead, and exemption are expressly waived in the Deed of Trust. The sale held pursuant to this notice is subject to the express reservation that it may be rescinded by the Substitute Trustee at any time. If the sale is rescinded for any reason, the purchaser shall only be entitled to a refund of funds tendered to purchase the subject property, and shall have no further or other recourse against Creditor, the Substitute Trustee, or their successor(s), assign(s), agent(s), and attorney(s). The right is reserved to adjourn 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. Notice of such adjournment will also be mailed to interested parties when required by applicable law. If you have any questions or concerns, please contact: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attn: TN Foreclosure 13010 Morris Rd, Ste 450 Alpharetta, GA 30004 (423) 498-7400 tnfc@raslg.com Please reference file number 26-430162 when contacting our office. Investors website: <https://www.rascranesalesinfo.com> and <https://BetterChoiceNotices.com> THIS OFFICE MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

----- PLEASE PUBLISH ALL INFORMATION ABOVE. Ad #283560 2026-07-16 2026-07-23

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 January 17, 2024, executed by JEFFREY CURTIS MATHIS, to Midtown Title LLC as Trustee for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR MORTGAGE BANK OF CALIFORNIA, INC., its successors and assigns, recorded on January 23, 2024 in Instrument Number: 20240123-0004029, in the Register of Deeds Office for Davidson County, Tennessee, to which reference is hereby made; and WHEREAS, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, hereinafter "Creditor", the party entitled to enforce said security interest, having appointed Robertson, Anschutz, Schneid, Crane & Partners, PLLC, as Substitute Trustee. NOW, THEREFORE, notice is hereby given that the

entire indebtedness has been declared due and payable, and that Robertson, Anschutz, Schneid, Crane & Partners, PLLC, as Substitute Trustee, or its agent, by virtue of the power, duty, and authority vested in and imposed upon said Substitute Trustee, will, on August 20, 2026, at 11:00 AM local time, at The Historic Davidson County Courthouse, One Public Square, Nashville, TN 37201, in Davidson County, Tennessee, offer for sale certain property hereinafter described to the highest bidder for cash or certified funds paid at the conclusion of the sale, or credit bid from a bank or other lending entity pre-approved by the Substitute Trustee. The property to be sold is described as follows: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING ALL OF LOT NO. 5, BLOCK "C", 2ND REVISED PLAN, HIGHLANDS OF BELLE MEADE NO. 2, BLOCKS A, B, C & D. ACCORDING TO SURVEY AND PLAT OF SAME APPEARING OF RECORD IN PLAT BOOK 1130, PAGE 62, AS AMENDED IN BOOK 5336, PAGE 842, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT AND AMENDMENT REFERENCES ARE HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION AS TO DETAILS AND LOCATION OF SAID LOT. BEING THE SAME PROPERTY CONVEYED TO JEFFREY CURTIS MATHIS, AN UNMARRIED MAN, BY WARRANTY DEED FROM GREG DALBA AND JENNIFER DALBA, HUSBAND AND WIFE, DATED JANUARY 17, 2024, OF RECORD IN INSTRUMENT NO. 202401230004027 IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. Commonly known as: 136 ALTON RD NASHVILLE, TN 37205 Parcel number(s): 130-09-0-026.00 In the event of a discrepancy between the legal description, the street address, and/or the parcel number(s), the legal description shall control. The sale is subject to the following: tenant(s)/occupant(s) rights in possession, if any; 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 state or federal governmental agency; any prior liens or encumbrances; any priority created by a fixture filing; and any matter that an accurate survey of the property might disclose. Additionally, the following parties might claim an interest in the property: JEFFREY CURTIS MATHIS. If the United States, the State of Tennessee, or any agency thereof have any liens on the property and are named herein as interested parties, timely notice has been given to them in accordance with applicable law, and the sale will be subject to any applicable rights of redemption held by such entities, as required by 26 U.S.C. § 7425 and/or T.C.A. § 67-1-1433. The property will be sold AS IS, WHERE IS, WITH ALL FAULTS, and without warranty of any kind, express or implied, as to the condition of the property or any improvements thereon, including but not limited to merchantability or fitness for a particular purpose. The Substitute Trustee makes no covenant of seisin or warranty of title, express or implied, and will only convey the property by Substitute Trustee's Deed. Except as noted above, all right and equity of redemption, statutory or otherwise, homestead, and exemption are expressly waived in the Deed of Trust. The sale held pursuant to this notice is subject to the express reservation that it may be rescinded by the Substitute Trustee at any time. If the sale is rescinded for any reason, the purchaser shall only be entitled to a refund of funds tendered to purchase the subject property, and shall have no further or other recourse against Creditor, the Substitute Trustee, or their successor(s), assign(s), agent(s), and attorney(s). The right is reserved to adjourn 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. Notice of such adjournment will also be mailed to interested parties when required by applicable law. If you have any questions or concerns, please contact: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attn: TN Foreclosure 13010 Morris Rd, Ste 450 Alpharetta, GA 30004 (423) 498-7400 tnfc@raslg.com Please reference file number 26-430598 when contacting our office. Investors website: <https://www.rascranesalesinfo.com> and <https://BetterChoiceNotices.com> THIS OFFICE MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

----- PLEASE PUBLISH ALL INFORMATION ABOVE. Ad #283569 2026-07-16 2026-07-23

NOTICE TO CREDITORS #26P1132 ESTATE OF BARBARA M. GRAVES. Notice is hereby given that on the 01st day of July, Letters of Authority in respect to the estate of, BARBARA M. GRAVES, who died on 04/15/2026 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 unmatured, 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 publica-

tion (or posting) as described in (1) (A); or Twelve (12) months from the decedent's date of death this 15TH day of APRIL 2026. Personal Representative: ALICE GRAVES BALL 353 WILLIAMSBURG LANE MEMPHIS, TN 38117; Attorney Representative: MEYER, STEPHEN LEONARD 1112 DRAUGHON AVE NASHVILLE, TN 37203; Publish dates: July 16 and July 23

NOTICE TO: ARNESHA TALLEY The State of Tennessee, Department of Children's Services, has filed a Petition for Dependency and Neglect as to Ka'Vion Conaway, DOB 08/23/2009. It appears that ordinary process of law cannot be served upon you because your whereabouts are unknown. You are hereby ORDERED to serve upon Laura Beth Young, Attorney for the Tennessee Department of Children Services, 938 Upper Ferry Road, Carthage, Tennessee 37030, an Answer to the Petition for Dependency and Neglect filed by the Tennessee Department of Children's Services, within thirty (30) days of the last day of publication of this notice, and pursuant to Rule 39(e)(1) of the Tenn. R. Juv. P. you must also appear in the Juvenile Court of Sumner County, Tennessee at Gallatin, Tennessee on the 11th day of August 2026 at 1:30 p.m., for the Hearing on the Petition for Dependency and Neglect by the State of Tennessee, Department of Children's Services. If you fail to do so, a default judgment will be taken against you pursuant to Tenn. Code Ann. § 36-1-117(n) and Rule 55 of the Tenn. R. of Civ. P. for the relief demanded in the Petition. You may view and obtain a copy of the Petition and any other subsequently filed legal documents at the Juvenile Court Clerk's Office, Gallatin, Tennessee. Publish dates: June 18, 25, July 2, 9

NOTICE TO: LESLIE DAVIS The State of Tennessee, Department of Children's Services, has filed a Petition to Declare Child Dependent and Neglected as to Olivia Davis, DOB: 05/07/2010. It appears that ordinary process of law cannot be served upon you because your whereabouts are unknown. You are hereby ORDERED to serve upon Lee McDougal, Attorney for the Tennessee Department of Children Services, 393 Maple Street, Suite 201 Gallatin, TN 37066, an Answer to the Petition to Declare Child Dependent and Neglected filed by the Tennessee Department of Children's Services, within thirty (30) days of the last day of publication of this notice, and pursuant to Rule 39(e)(1) of the Tenn. R. Juv. P. you must also appear in the Juvenile Court of Sumner County, Tennessee at Gallatin, Tennessee on the 9th day of July 2026, at 9:00 a.m., for the Hearing on the Petition to Declare Child Dependent and Neglected by the State of Tennessee, Department of Children's Services. If you fail to do so, a default judgment will be taken against you pursuant to Tenn. Code Ann. § 36-1-117(n) and Rule 55 of the Tenn. R. of Civ. P. for the relief demanded in the Petition. You may view and obtain a copy of the Petition and any other subsequently filed legal documents at the Juvenile Court Clerk's Office, Gallatin, Tennessee. Publish dates: June 25, July 2, 9, 16

PATRICIA LOUISE EWING vs JEFFERY LANE EWING Docket #26D745 In this cause it appearing to the satisfaction of the Court that the defendant is a non-resident of the State of Tennessee, therefore the ordinary process of law cannot be served upon JEFFERY LANE EWING. It is ordered that said Defendant enter HIS appearance herein with thirty (30) days after AUGUST 6th, 2026 same being the date of the last publication of this notice to be held at Metropolitan Circuit Court located at 1 Public Square, Room 302, Nashville, Tennessee and defend or default will be taken on SEPTEMBER 07th, 2026. It is therefore ordered that a copy of the Order be published for four (4) weeks succession in the TENNESSEE TRIBUNE, a newspaper published in Nashville. Attorney for Plaintiff, Joseph P. Day, Ashley L. Holland & Michael K Walker, July 9th, 2026, Deputy Clerk A. Muller. Publish Dates: July 16, 23, 30, Aug 6

Request for Applications The Metropolitan Development and Housing Agency (MDHA) is soliciting applications for Community Development Block Grant (CDBG) funds for the rehabilitation of existing neighborhood facilities owned by nonprofit or public agencies in low-income areas. The project must comply with all U.S. Department of Housing and Urban Development's (HUD) (CDBG) regulations. Interested applicants can access the Request for Applications (RFA) by typing the below link into their browser: bit.ly/MDHANeighborly All Applications must be created and submitted electronically via the Neighborly Software system no later than 4 p.m. CDT Friday, Aug. 7, 2026. There will be a pre-application meeting held via Zoom at 11:30 a.m. CDT on Monday, July 27, 2026. A detailed link for the Zoom meeting is included in Section 3 of the RFA. Questions regarding the RFA may be submitted until 4 p.m. CDT Tuesday, July 28, 2026, and an addendum response will be sent to all contacts. The criteria for evaluating applications will be based on the items set forth in the RFA. An award will be made to the most responsive and responsible applications, which in the judgment of MDHA, best meet the current needs and long-term goals of MDHA. MDHA reserves the right to reject any applications and/or waive any informality in the solicitation process. To request accommodation, please contact Con O'Neill at 615-252-8562. METROPOLITAN DEVELOPMENT AND HOUSING AGENCY Publish date: July 16



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