

LEGALS & PUBLIC NOTICES

NOTICE TO CREDITORS
Estate of Susie Mae Scott,
Notice is hereby given
that on the 22nd day
of July, 2025, letters of
administration or letters
of testamentary in respect
of the estate of Susie Mae
Scott, deceased were
issued to the undersigned

of County Probate Court
of Cannon County, TN.
All persons both resident
and non-residents, having
claims matured and
unmatured against said
estate are required to file
same with the clerk of the
above named court within
four months of the first
publication of this notice,

otherwise their claims will
be forever barred.
This is the 22nd day of
July, 2025.
Becky L. Harris, executor
of the estate of Susie Mae
Scott, deceased.
Lana Jones, County Clerk
Athony J. Cain
Attorney

NOTICE OF SUBSTITUTE TRUSTEE`S FORECLOSURE SALE

WHEREAS, Jason Bush, Amanda Bush, Carolyn A. Bush and Roy L. Bush executed a Deed of Trust to Robert M. Wilson Jr. , Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., (“MERS”) as beneficiary, as nominee for Countrywide Home Loans, Inc. , on October 29, 2004 and recorded on November 1, 2004 in Book 65, Page 612, Instrument No. 17929 in the Office of the Register of Cannon 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 Servbank, SB (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 September 25, 2025, at 2:00 PM at 200 West main Street, Woodbury, TN 37190 at the Cannon County Courthouse, Tennessee, proceed to sell at public outcry to the highest and best bidder for cash, the following described property situated in Cannon County, TN:

Land in the 13th Civil District of Cannon County, Tennessee, which is described as follows:
Beginning at an iron pin located in the northerly margin of Toy Denny Road, said point of beginning being the southwesterly corner of Smartt property (Deed Book 177, page 236) and the southeasterly corner of the tract described herein; thence from said point of beginning North 76 deg. 14 min. 13 sec. West, 209.65 feet along the northerly margin of Toy Denny Road to a pipe; thence leaving the said margin of Toy Denny Road North 09 deg. 48 min. 32 sec. East 484.0 feet to an iron pin; thence South 76 deg. 14 min. 37 sec. East, 210.0 feet to an iron pin; thence with a fence line South 09 deg. 51 min. 02 sec. West, 484.0 feet to the point of beginning and containing 2.32 acres more or less, according to survey by Frank Barnes, RLS TN No. 1670, P.O. Box 276, Manchester, TN dated May 28, 1998.

Being the same property conveyed to Jason Bush, a married man and Carolyn A. Bush a married woman, by deed of record in Book 65 page 610, said Register’s office.
StreetAddress: 1106 Toy Denny Rd. Bradyville, Tennessee 37026
Parcel Number: 082 05500 000
Current Owner: Jason Bush and Heirs of the Estate of Carolyn A. Bush
Other Interested Party(ies): Michelle Nichols, Amanda Bush, The Estate of Roy L. Bush

NOW, THEREFORE, in compliance with Tennessee Code § 35-5-104(a), a true and correct copy of this Notice is displayed online and available for public viewing at www.anchorposting.com.

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 required 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 fixture 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 fixture 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
MTG File No.: TN2025-00142

The Cannon County Board of Commissioners will have a public hearing on Thursday, 8/7/2025 for the purpose of receiving public comment regarding the following:

A request to rezone parcel 058 072.04 located on Jim Cummings Hwy from A-1 Agricultural to C-1 Commercial for the purpose of building a five bedroom, five bath residential home for the aged.

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

The public hearing will begin at 6:00 P.M. in the courtroom on the 2nd floor. All citizens are invited to attend; in addition to the above public hearing, a period for public comment on matters germane to other items on the agenda shall be provided. Any questions or comments can be addressed to Cannon County Planner Tommy Lee by phone: 931-979-2170 or email: tlee@ucdd.org

Greg Mitchell
Chairman
Cannon County Board of Commissioners

Pursuant to an Order for Service by Publication in the lawsuit styled In Re: The Adoption of a Female Child: L. H. C., Jonathan Moore and Tiffany Moore, Petitioners and Summer Elizabeth Casteel, Co-Petitioner, versus Preston Lemons, Respondent. Cannon County Circuit Court, Tennessee, Dkt No. 23CV20, NOTICE is hereby given to Defendant, PRESTON LEMONS as being served with the Petition for Termination of Parental Rights and Adoption filed on September 15, 2023. Failure to properly respond pursuant to T.C.A. 21-1-204, Rules 4, 5 & 55 T.R.C.P. may result in a default judgment being granted against Defendant, PRESTON LEMONS.

PUBLIC NOTICE

CANNON COUNTY GOVERNMENT WOODBURY, TENNESSEE

NOTICE OF VACANCY AND APPOINTMENT – DISTRICT 1 COUNTY COMMISSIONER

Notice is hereby given that the Cannon County Board of Commissioners will consider the appointment of a new District 1 Commissioner to fill the vacancy created by the resignation of Nathan Luna.

Said appointment will be made during the regular meeting of the Cannon County Board of Commissioners to be held on **Thursday, August 7, 2025, at 6:00 p.m. at the Cannon County Courthouse, 200 West Main Street, Woodbury, Tennessee.**

This notice is provided in accordance with
T.C.A. § 5-5-111.

TOWN OF WOODBURY BOARD OF MAYOR AND ALDERMEN REGULAR MEETING TUESDAY, AUGUST 5, 2025 7:00PM

AGENDA

- Call to order
- Roll call
- Prayer/Pledge
- Public comment period from citizens
- Approve the minutes of the July 8, 2025 meeting
- **PUBLIC HEARING** on proposed **ORDINANCE 554**, an ordinance to de-annex a portion of parcel 016.00 of Cannon County Tax Map 039I (201 Jenny Lynn St) from the corporate boundaries of the Town of Woodbury, Tennessee
- Consider adoption of **ORDINANCE 554** on second and final reading
- Cannon County Youth Football program to request use of Dillon Park
- Reports from Mayor, Committees, and Department Heads
- Old business
- New business
- Adjourn