



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 March 23, 2013, executed by BOBBY BANKS and MARY WARDLOW BANKS conveying certain real property therein described to JOSEPH B. PITT, JR., as Trustee, as same appears of record in the Register's Office of Hardin County, Tennessee recorded April 5, 2013, in Deed Book 576, Page 115; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to GITSIT Solutions, LLC, not in its individual capacity but solely in its capacity as Separate Trustee of GITSIT Mortgage Loan Trust BBPLC1 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 Hardin 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 Substitute Trustee will, on December 5, 2024 at 1:00 PM at the Main Entrance of the Hardin County Courthouse, Savannah, 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 Hardin County, Tennessee, to wit:

LAND SITUATED IN THE CITY OF SAVANNAH IN THE COUNTY OF HARDIN IN THE STATE OF TN. THE FOLLOWING DESCRIBED REAL ESTATE, TO-WIT: BEING TWO (2) TRACTS WHICH ADJOIN AND ARE CONSIDERED AS ONE TRACT AND WHICH ARE MORE PARTICULARLY BOUNDED AND DESCRIBED ACCORDING TO SAID DEED AS FOLLOWS:

TRACT 1: BEGINNING AT THE NCW OF A LOT NOW OWNED BY THOMAS SCOTT AND FORMERLY OWNED BY A. J. HAYNES; THENCE WEST WITH A GRAVEL STREET APPROXIMATELY 82 FEET TO A STAKE; THENCE SOUTH 102 FEET TO A STAKE IN A FENCE; THENCE EAST 83 FEET TO THE SWC OF THE HAYES (NOW SCOTT) LOT; THENCE NORTH 102 FEET TO THE POINT OF BEGINNING, CONTAINING ONE TOWN LOT.

TRACT 2: BEGINNING AT THE NWC OF THE HARDIE DAVISON LOT; THENCE WEST 49 FEET WITH THE SOUTHWEST EDGE OF THE BLACKTOP STREET KNOWN AS GEANS LANE TO A STAKE; THENCE SOUTH 98 FEET TO A POINT IN A FENCE LINE; THENCE EAST 49 FEET TO THE SAID HARDIE DAVIDSON'S SWC THENCE NORTH 98 FEET TO THE POINT OF BEGINNING. BEING THE SAME PROPERTY CONVEYED TO BOBBY BANKS AND WIFE, MARY WARDLOW BANKS, BY DEED DATED OCTOBER 5, 2001 OF RECORD IN DEED BOOK 255, PAGE 572, IN THE COUNTY CLERK'S OFFICE.

Parcel ID: 090A-A-027.00 AND 090A-A-026.01
PROPERTY ADDRESS: The street address of the property is believed to be 310 GEAN LN, SAVANNAH, TN 38372. 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): ESTATE AND/OR HEIRS-AT-LAW OF BOBBY BANKS, ESTATE AND/OR HEIRS-AT-LAW OF MARY WARDLOW BANKS

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 accurate survey of the premises might disclose. This property is being sold with the express reservation that it is subject to confirmation by the lender or Substitute Trustee. This sale may be rescinded at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above. All right and equity of redemption, statutory or otherwise, homestead, and dower are expressly waived in said Deed of Trust, and the title is believed to be good, but the undersigned will sell and convey only as Substitute Trustee. The Property is sold as is, where is, without representations or warranties of any kind, including fitness for a particular use or purpose.

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

Rubin Lublin TN, PLLC, Substitute Trustee
3145 Avalon Ridge Place, Suite 100
Peachtree Corners, GA 30071
rslaw.com/property-listing
Tel: (877) 813-0992
Fax: (470) 508-9401 (#240395) (10243tc)

SUBSTITUTE TRUSTEE'S SALE

Sale at public auction will be on December 2, 2024 on or about 11:00AM local time, at the East door of the Hardin County Courthouse, Savannah, Tennessee, conducted by the Substitute Trustee as identified and set forth herein below, pursuant to Deed of Trust executed by LINDA F. KILLIAN, to Joseph B. Pitt, Jr., Trustee, on March 9, 2024, at Record Book 835, Page 2543-2558 as Instrument No. 173153 in the real property records of Hardin County Register's Office, Tennessee.

Owner of Debt: MUTUAL OF OMAHA MORTGAGE, INC.
The following real estate located in Hardin 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 Hardin, State of Tennessee, and is described as follows:

The following tract or parcel of real estate located in the 4th Civil District of Hardin County, Tennessee, more particularly bounded and described as follows, to-wit:

Beginning on a stake in the East margin of Thomas Street and the North margin of Sutton Street, and where said Thomas Street and Sutton Street intersect, runs thence with the North margin of Sutton Street, East 100 feet to an iron pin in the same; thence North 113 feet to an iron pin; thence West 100 feet to a stake in the East margin of Thomas Street; thence South with the same 113 feet to the beginning.

Being the same property conveyed to Thomas Alleva and wife, Bobbie Alleva by Corrected Tenants by the Entirety Deed executed on February 23, 2016 and of record in Record Book 638, Page 301 in the Register's Office of Hardin County, Tennessee.

Property subject to a Drainage Easement to the City of Savannah, Tennessee of record in Record Book 555, Page 127 in the Register's Office of Hardin County, Tennessee.

Being the same which Thomas Alleva and wife Bobbie Alleva by Deed Dated March 10, 2020 and recorded March 18, 2020 in the County of Hardin, State of TN in 146238 Book: 728 and Page: 454 conveyed unto Linda F. Killian.

Tax ID: 083C F 01400 000
Tax ID: 083C-F-014.00
Current Owner(s) of Property: LINDA F. KILLIAN

The street address of the above described property is believed to be 285 Thomas Street, Savannah, TN 38372, 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 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 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: 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 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 Mortgagee, the Mortgagee or the Mortgagee's attorney.

MWZM File No. 24-000194-391-1
Mackie Wolf Zientz & Mann, P.C., Substitute Trustee(s)
Cool Springs III
725 Cool Springs Blvd, Suite 140
Franklin, TN 37067
TN INVESTORS PAGE: HTTP://MWZMLAW.COM/TN_INVESTORS.PHP (#240502) (10243tc)

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust dated October 7, 2022, executed by Jordan E. Tinsley and wife, Keisha N. Tinsley, to National Registered Agents, Inc as Trustee, for Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Nationstar Mortgage LLC d/b/a Mr. Cooper, its successors and assigns, and appearing of record on October 17, 2022, in the Register's Office of Hardin County, Tennessee, at Record Book 812, Page 368, and Instrument Number 164977.

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Nationstar Mortgage LLC, the party entitled to enforce said security interest; and having appointed Clear Recon LLC, the undersigned, as Substitute Trustee by instrument filed or being filed for record in the Register's Office of Hardin County, Tennessee, with all of the rights, powers, and privileges of the original Trustee named in said Deed of Trust.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable as provided in said Deed of Trust, and that the undersigned, Clear Recon LLC, 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 November 19, 2024, at 11:00 AM, local time, at the Hardin County Courthouse, located in Savannah, Tennessee, proceed to sell at public outcry to the highest and best bidder for cash or certified funds ONLY, paid at the conclusion of the sale, the following described property situated in Hardin County, to wit:

The land referred to herein below is situated in the County of Hardin, State of Tennessee, and is described as follows:

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF GROUND SITUATE, LYING AND BEING IN THE COUNTY OF HARDIN, STATE OF TENNESSEE AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING LOT 51 IN THE ARMSTRONG-WILLIAMS SUBDIVISION IN THE CITY OF SAVANNAH, A PLAT OR PLAN OF SAID SUBDIVISION BEING OF RECORD DEED BOOK NO. 41, PAGE 198, IN SAID REGISTER'S OFFICE, AND REFERENCE IS HERE MADE TO SAID PLAT AND TO THE BOOK AND PAGE WHERE RECORDED FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT NO. 51, AND THE DESCRIPTION THEREGIVEN IS MADE A PART HEREOF BY THIS REFERENCE THERETO, AS FULLY AND TO THE SAME EXTENT AS IF COPIED IN FULL HEREIN; SAID LOT NO. 51 IS 100 FEET ON ITS EAST, FACING WILLOW STREET AND EXTENDS WEST FROM THE WEST EDGE OF WILLOW STREET A DISTANCE OF 167 FEET SAID LOT IS BOUNDED ON THE NORTH BY LOT 48, ON THE SOUTH BY LOT 54 THE EAST BY THE WEST EDGE OF WILLOW STREET, AND ON THE WEST BY LOT 50.

Being that parcel of land conveyed to Jordan E. Tinsley and Keisha N. Tinsley, WIFE from Joseph Naranjo and Melisha Naranjo, WIFE by that deed dated 08/29/2019 and recorded 08/30/2019 in Book 715, Page 598, of the Hardin County, TN public registry. According to the public records, there has been no conveyance of the land within a period of twenty-four months prior to the date of this report, except as follows: None

PARCEL ID(S): 0830 D 00500 000
Commonly known as 100 Willow St Savannah, TN 38372

The street address and parcel number(s) of the above described property are believed to be correct; however, such references are not a part of the legal description of the property sold herein, and, in the event of any discrepancy, the legal description herein shall control

This sale is subject to tenant(s)/occupant(s) rights in possession.

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: Jordan E. Tinsley and Keisha N. Tinsley.

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.

All right and equity of redemption, statutory and otherwise, homestead, and dower are expressly waived in said Deed of Trust, and the title is believed to be good; however, the undersigned will sell and convey only as Substitute Trustee.

The transfer shall be AS IS, WHERE IS, AND WITH ALL FAULTS, and without warranties of any kind, express or implied, as to the condition of the Property and the improvements located thereon, including merchantability or fitness for particular purpose. Trustee shall make no covenant of seisin or warranty of title, express or implied, and will sell and convey the subject real property by Substitute Trustee's Deed only.

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 ACTING AS A DEBT COLLECTOR AND IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Clear Recon LLC
Substitute Trustee
651 East 4th Street Suite 200
Chattanooga, Tennessee 37403
Phone: (877) 319-8840
File No: 1006-431A
Newspaper: The Courier (#240108)
Publication Dates: 10/17/2024, 10/24/2024, 10/31/2024

On the Record week of Oct. 24

Savannah Police Dept.

The following items are derived directly from official Savannah Police Department reports and spokesmen.

Oct. 12

Melody Gilmore, 28, Savannah, was cited on charges of trespassing at Savannah Village Apartments on Stout Street and reckless driving after side-swiping a logging trailer.

Oct. 15

Mackenzie Duplacy, 24, 70 Drake Loop, was cited on a charge of shoplifting an item valued at \$5.88 from Walmart.

Oct. 16

Daniel M. Roberts, 135 Malcomb St., was pulled over on Fairground Street for not wearing a seat belt and cited on a charge of driving on a suspended license.

Derek G. Lee, 29, 100 Harmon Drive, was arrested on charges of simple possession of marijuana, possession of drug paraphernalia (glass pipe, digital scale), and manufacture/sale/delivery of meth. Lee was arrested after being pulled over on Wayne Road because the vehicle he was driving did not have head-

lights turned on after dark.

Warren Johnson, 35, Cordova, Tennessee, was cited on a charge of driving on suspended license after police got a call about a suspicious vehicle.

Oct. 17

Amanda Collins, 49, 165 Edna St., was pulled over on Lewis Street for an expired license tag. Collins was arrested on charges of driving on a suspended license and possession of a Schedule IV drug (14 pills) with intent to manufacture, deliver or sell.

Police were dispatched to Cochran Street regarding some suspicious vehicles. Alex D. Ransom, 26, 430 Austin St., was arrested on a charge of simple possession of marijuana.

Chandler D. Wesson, 20, 220 Belmont St., was cited on charges of simple possession of marijuana (seven grams) and failure to provide proof of vehicle insurance. Wesson was pulled over on Wayne Road for driving a vehicle without an attached license plate.

Oct. 18

Brian Wilkerson, 39, 260 Arch Loop, Olive Hill, was arrested on charges of driving on a

revoked license, possession of drug paraphernalia (glass pipe, torch lighter), display of plates and possession of open alcohol. Wilkerson was stopped on Wayne Road because the license tag light on the vehicle he was operating was out.

Jamie Knight, 45, 230 Ryan St., was pulled over on Fairground Street for not wearing a seat belt. Knight was arrested on charges of driving on a revoked license and driving without a required interlock device.

Cody Snodgrass, 33, 210 Meadowlane Drive, was arrested on charges of driving on a revoked license and possession of marijuana with intent to sell/distribute. The arresting officer said he pulled Snodgrass over on Bain Road because it was known his license was invalid.

Oct. 19

Police were dispatched to Sonic on Wayne Road regarding a report of a subject passed out behind the wheel of a vehicle. Dylan O. Malone, 31, 115 Lula Ferrell Drive, was cited on a charge of possession of drug paraphernalia (glass pipe, grinder.)

Oct. 20

Steven H. Frazier, 41,



365 Olive Hill Lane, was arrested on charges of reckless driving and two counts of driving while license revoked for DUI. According to the report, the license tag on the Ford Ranger pickup Frazier was driving was previously on a Ford Mustang. Frazier told an officer he was the driver of a Ford Mustang that ran from him on Oct. 8 because his license was revoked for DUI.

PUBLIC NOTICE
To whom it may concern
I am filing for a new title for a
1997 Black Mitsubishi 3000GT
VIN#: JA3AM44H2WY002972
Anyone with proof of claim should contact
Landon Burkhead
1045 Coy Hill Rd.
Olivehill, TN 38475
by certified mail, return receipt requested within 10 business days from this publication.

PUBLIC NOTICE
Geraldine Romero, The Cuban Spot, has applied for an "ON Premises" beer permit, to sell beer for retail only at 1427 Florence Rd. Savannah Beer Board will meet at 7 p.m., Thursday, November 7, 2024, at City Hall.

BID NOTICE
The Hardin County School System is now accepting bids for a new football scoreboard. Specifications on what is to be bid can be obtained by contact the Board Office at 731-925-3943. Bids must include all the work needed to install the new scoreboard. Sealed bids are due by 2pm (CST) on Friday, October 25, 2024. Bids should be mailed or delivered to the Hardin County Board of Education, 155 Guinn Street, Savannah, TN and Attention to Michael Davis. The Board reserves the right to reject any and all bids.

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