

IN THE CHANCERY COURT OF THE STATE OF TENNESSEE
THIRD JUDICIAL DISTRICT, SITTING AT ROGERSVILLE
LAND SALE NOTICE

RE: DOROTHY JOHNSON, Et Al

NO. 2021-CH-43

Vs

NOREEDA PARKER, Et Al

In obedience to an order of the Chancery Court at Rogersville, TN, in the above-styled case, the following described property will be sold **ON THE COURT HOUSE LAWN** on SATURDAY, the **8th** day of **March, 2025**, beginning at 10:00 a.m., said order being entered October 23, 2023, ordering the Clerk and Master, as Special Commissioner, to sell the following real property:

PROPERTY DESCRIPTION: Abbreviated description per TCA 35-5-104(a)(2) commonly known as the following tax parcel. (However, the property description shall control in the event of any inconsistencies between the description and address or tax ID number.)

HAWKINS COUNTY:

Tax Parcel ID No.: 017-017-036.00

Address: Housewright Hollow Rd

INTERESTED PARTIES: Michael C Wininger; Dorothy Johnson; Gregory Johnson; Thomas Johnson; Stephen Johnson; Jared Hicks; Julia Hicks; Bobby Davis; Cassandra Hall; Shannon Davis; Christopher Davis; Danny Davis, Jr; Cody Mulkey; Colby Reeves, Jr; Patricia Reeves; Noreeda Parker; and Unknow Heirs of Billy Davis

MORE PARTICULARLY DESCRIBED, FROM PREVIOUS RECORDED DEED DESCRIPTION, AS FOLLOWS:

SITUATE IN DISTRICT NO. 5 of Hawkins County, Tennessee, on the waters of Lick Branch, known as the "Allen Vaughn Premises," and bound as follows: on the north by the lands formerly of Ed H. Barrett, on the south by the lands formerly of John Collins and I.E. Simmons, on the east by the lands formerly of Gouldmon Edens, and on the west by the lands formerly of Ralph Anderson, containing, 71 acres, more or less.

TERMS OF SALE

BID(s) SHALL NOT BE LEFT OPEN. Sale of real property will be 10% down day of sale with the remainder paid on or before 30 days from date of sale confirmation. Free from and in bar of the equity of redemption and all statutory rights of redemption. Promissory note with approved security will be required of the purchaser and a lien on the land as further and additional security. **SALE IS SUBJECT TO CONFIRMATION OF HAWKINS COUNTY CHANCERY COURT.** The sale **IS NOT** contingent upon Buyer obtaining financing. Final financing approval must be obtained prior to sale.

ALL PROPERTY WILL BE SOLD "AS IS" WITH NO WARRANTIES AS TO THE CONDITION OF THE PROPERTY OR ANY IMPROVEMENTS OR FIXTURES THEREON OR THEREIN, AND WITH NO REPRESENTATION BEING MADE AS TO THE STATE OF THE TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE REAL PROPERTIES. (Said property will be sold subject to all rights-of-way and easements, applicable building/zoning regulations, any restrictive covenants, as well as any defects including structural defects and/or contamination, if any, which may exist. The Special Commissioner has undertaken NO inspections, examination or clean-up of the subject property.)

Brent Price, Special Commissioner 423-272-8150

3X 2/12; 2/19; 2/26