

## NOTICE OF SUBSTITUTE TRUSTEE'S FORECLOSURE SALE

WHEREAS, Ricky Lee Wolf executed a Deed of Trust to Arnold W, Weiss, ESQ. Weiss Spicer Cash, PLLC, Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., ("MERS") as beneficiary, as nominee for National Mortgage Home Loans, LLC, on July 7, 2023 and recorded on August 21, 2023 in Book 2369, Page 3963, as Instrument Number 2510038 in the Office of the Register of Rutherford 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 Lakeview Loan Servicing, LLC (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 April 9, 2026, at 11:00 am at the DoubleTree by Hilton Murfreesboro, 1850 Old Fort Parkway, Murfreesboro, TN 37129, proceed to sell at public outcry to the highest and best bidder for cash, the following described property situated in Rutherford County, TN:

Situated in District Number Three (3) of Rutherford County, State of Tennessee and within the corporate limits of the City of Smyrna, Tennessee and being known and designated as all of Lot Number Ten (10) of the Sand Stone Forest, Section II, as the same appears of record in Plat Book 12, Page 37, in the Register's Office of Rutherford County, Tennessee and on survey of Francis Steele & Associates, Inc., Surveyor dated November 8, 1989 to which plat and survey specific is hereby made for a particular description.

Tax ID No.: R0016572

Street Address: 301 Short Ct, Smyrna, TN 37167

Parcel Number: R0016572

Current Owner: Ricky Lee Wolf aka Ricky L. Wolf aka Ricky Wolf

Other Interested Party(ies): Tennessee Quick Cash, Inc. and Murfreesboro Pure Milk Co., Inc. and Tennessee Department of Revenue

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](http://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.: 25-004471-01