

CLASSIFIEDS

NC Classifieds

ATTENTION OXYGEN THERAPY USERS! Discover Oxygen Therapy That Moves with You with Inogen Portable Oxygen Concentrators. FREE information kit. Call 877-443-0443

Notices

NOTICE TO READERS

The Nashville Graphic scans all classified ads, but we advise our readers to investigate any company asking for money to be mailed in advance.

TO ADVERTISE IN THE CLASSIFIEDS

Call 252-459-7101 or email classifieds@nashvillegraphic.com The Nashville Graphic

TO SUBSCRIBE TO THE NASHVILLE GRAPHIC

for home delivery, call Cindy at (252) 459-7101.

HAPPY BIRTHDAY!

The Nashville Graphic would like to acknowledge area residents' birthdays. To see that your birthday - or that of a loved one or friend - is acknowledged by The Nashville Graphic, mail a postcard to:

PLEASE CHECK YOUR AD

every effort is made to avoid errors in advertisements. Each ad is carefully checked and proofread. The Nashville Graphic asks that you check your ad carefully and in the event there is an error, report it immediately to our Classified Department by calling (252)459-7101.

Auctions

FARM & CONSTRUCTION EQUIPMENT AUCTION NOV 9 @ 9 AM

3675 NC HWY 581 LOUISBURG, NC SALE CONSISTING OF AC 8070, JD 6420, JD 7700, NH 1030 BACKHOE, (2) IH 140'S, MF 451, JD 700J DOZER, CAT 416F BACKHOE, CAT 305E EXCAVATOR, (3) CAT 421B PANS, JD 331G SKID STEER, CAT 977 TRACK LOADER, CAT 903D WHEEL LOADER, KOMATSU D85 DOZER, DELCOET TOBACCO HARVESTER, 2016 DODGE 4500, 1998 PETERBILT ROAD TRACTOR, 1994 VOLVO & 1995 MACK DUMP TRUCKS, 1995 GMC TOPKICK DUMP TRUCK, VAN TRAILERS, TAYLOR WAY OFFSET DISC, JD 1700 8-ROW STRIP TILL PLANTER, GREENSCAPE NO-TILL SEEDER, HAY EQUIPMENT, LARGE SELECTION OF AMERICAN MADE SKID STEER ATTACHMENTS, MANY MORE FARM EQUIPMENT ITEMS.

Notices

The Nashville Graphic Classified advertising deadlines: Friday, 12 noon for the Next Thursday Edition.

Auctions

CONSTRUCTION EQUIPMENT AUCTION NOV 16 @ 10 AM

7792 CLEVELAND RD CLAYTON, NC SALE CONSISTING OF CAT 426B BACKHOE, CASE 586E 4 X 4 FORKLIFT, 1979 GROVE 35-TON CRANE, KOMATSU 15 FORKLIFT, 1952 MACK B-42 BOOM TRUCK, 2000 FORD F-350 7.3 DSL SERVICE TRUCK, IH 574 TRACTOR, OLIVER ROW CROP 77 TRACTOR, FARM IMPLEMENTS, WOOD WORKING SHOP TOOLS, FABRICATION SHOP TOOLS, LOTS OF STEEL BUILDING MATERIALS, TONS OF RECYCLABLE METALS, MANY MORE RARE HARD TO FIND ANTIQUES ITEMS.

Miscellaneous

TO ADVERTISE IN THE CLASSIFIEDS Call 252-459-7101 or email classifieds@nashvillegraphic.com The Nashville Graphic

Agriculture

JOYNER'S PECAN CRACKER Commercial Cracker and Cleaner 252-443-4284 or 252-885-0001

Transportation for Sale

2013 HARLEY-DAVIDSON Super Glide Custom For Sale. Call 252-904-3621.

Employment

TO ADVERTISE IN THE CLASSIFIEDS Call 252-459-7101 or email classifieds@nashvillegraphic.com The Nashville Graphic

General Services

DOES YOUR HOME need cleaning? Call Debbie's Cleaning Services 252-813-2008

Real Estate for Rent

1035 S. FIRST STREET EXT., NASHVILLE, 3 Bedrooms, 2 Baths, No Pets, \$1,575/month. Contact 252-459-7868

FARM HOUSE FOR RENT NEAR ELM CITY. Traditional one story frame home, front and back porches, three bedrooms, one tiled bath, laundry room, kitchen with large pantry (and eating area), formal dining room, living room and den. Generous storage inside and outside home.

TO SUBSCRIBE TO THE NASHVILLE GRAPHIC

for home delivery, call Cindy at (252) 459-7101.

Apartments to Rent

1 Bedroom Apartments for 62 YEARS AND OLDER

■ Refrigerator ■ Handicap Accessible Units Available ■ Range ■ Emergency Call System ■ Blinds ■ Community Room ■ Carpet ■ Coin Operated Laundry Room ■ Central Heat & Air

LEGALS

Legals

TOWN OF NASHVILLE NOTICE OF PUBLIC HEARING

Notice is hereby given that the Nashville Town Council will hold a public hearing on November 19, 2024, at 7:00 PM in the Town Council Chambers, 114 W. Church Street, Nashville, NC pursuant to NCGS 158-7.1, regarding an economic development agreement and real estate sales agreement between the Town of Nashville and Project Sprout i.e. WEK, LLC and Ripe, Inc.

More information and documents related to these public hearings is available at www.townofnashville.com. Any questions should be submitted to Lou Bennett, Town Clerk, at 459-4511, ext. 221 or Lou.bennett@townofnashville.nc.gov

Louise Bennett Nashville Town Clerk

Publication Date: November 7, 2024

NORTH CAROLINA NASH COUNTY

IN THE GENERAL COURT OF JUSTICE DISTRICT COURT DIVISION 12-CVD-1973

JERRY THOMAS MALLOY, JR., Plaintiff

vs.

SHERECE KING RISIEN Defendant

NOTICE OF PUBLICATION

TO: Sherece King Risen

Take Notice: that a pleading seeking relief against you has been filed in the General Court of Justice, District Court Division, by the Plaintiff herein, the nature of which is as follows: custody, visitation, and child support. You are hereby required by law to make defense to such pleading within forty (40) days from the date of the first publication of this Notice.

Legals

Robert D. Konegay, Jr. ROBERT D. KORNEGAY, JR., P.L.L.C. Post Office Box 7845 Rocky Mount, NC 27804 Telephone: (252) 442-8037

Publication Dates: October 24, 2024; October 31, 2024; November 7, 2024

NORTH CAROLINA NASH COUNTY

IN THE GENERAL COURT OF JUSTICE DISTRICT COURT DIVISION FILE NO. 24-CVD-1512

RUTH EVANS JOYNER, PLAINTIFF

vs.

RUDOLPH H. JOYNER, DEFENDANT

NOTICE OF SERVICE OF PROCESS BY PUBLICATION

TO: RUDOLPH H. JOYNER

TAKE NOTICE that a pleading seeking relief against you has been filed in the above-entitled action. The nature of the relief being sought is for absolute divorce. You are required to make defense to such pleadings no later than the 27th day of November 2024, said date being at least forty days from the first publication of this notice; and upon your failure to do so the party seeking relief against you will apply to the Court for the relief sought.

This the 18th day of October, 2024.

BY: Charles E. Craft, PLLC Attorney for Plaintiff 220 Bryant Street Rocky Mount, NC 27804 (252) 972-2279

Publication Dates: October 24, 2024; October 31, 2024; November 7, 2024

NOTICE OF A PUBLIC HEARING

Notice is hereby given that the Nashville Planning Board will hold a meeting on Monday, November 04, 2024, at 6:00PM in the Town of Nashville Town Council, to review the initial plat (CP-2024-01) for the proposed Birchwood Preserve Subdivision.

At this meeting recommendations will be made to be provided to the Town Council.

Following the Planning Board meeting, on November 19, 2024, at 7:00PM in the Town Council Chambers the Town of Nashville Town Council will hold a public hearing for the same request. Were a decision could be made to approve the proposed Birchwood Preserve Construction Plat Subdivision.

All interested citizens are invited to attend these hearing and be heard. Persons with disabilities who need accommodation to participate in the Town program should submit a request by phone for accommodation at least 72 hours prior to the program.

Information presented at the hearing may result in changes being made to the proposal. Further information on this proposal may be obtained at the Planning and Zoning Department in Town Hall located at 499 S. Barnes Street, Nashville, NC or by calling 459-4511 ext. 232.

Shawn Lucas, Planning Director

Publication Dates: October 31, 2024; November 7, 2024; November 14, 2024

Foreclosures

The Nashville Graphic Legal Advertising Deadlines: Friday, 12 noon for the Next Thursday Edition

AMENDED NOTICE OF FORECLOSURE SALE 21 SP 104

Under and by virtue of the power of sale contained in a certain Deed of Trust made by Romaine Evans Boone (PRESENT RECORD OWNER(S): Romaine Evans Boone, Heirs of Romaine Evans Boone: Echelle Boone-Bernabe, Andre Boone, Kinard Boone) to American Pioneer, Trustee(s), dated September 30, 2004, and recorded in Book No. 2090, at Page 181 in Nash County Registry, North Carolina, default having been made in the payment of the promissory note secured by the said Deed of Trust and the undersigned, Substitute Trustee Services, Inc. having been substituted as Trustee in said Deed of Trust by an instrument duly recorded in the Office of the Register of Deeds Nash County, North Carolina and the holder of the note evidencing said indebtedness having directed that the Deed of Trust be foreclosed, the undersigned Substitute Trustee will offer for sale at the courthouse door in Nashville, Nash County, North Carolina, or the customary location designated for foreclosure sales, at 10:00 AM on November 20, 2024 and will sell to the highest bidder for cash the following real estate situated in Nashville in the County of Nash, North Carolina, and being more particularly described as follows:

All that certain piece, parcel or lot of land, together with improvements thereon, situated, lying and being in Griffins Township, Nash County, North Carolina, and more particularly described as follows:

Beginning at a point in the center line N.C. Highway No. 43 of which point is located approximately 530 feet South from the point where the centerline of S.R. 1530 intersects the center line of N.C. Highway No. 43, a new corner of C.R. Wester's property, said beginning point also being designated by an iron stake offset South 70 deg. 00' East 30 feet in the eastern edge of the right-of-way of N.C. Highway No. 43; thence a new line with C.R. Wester's property to and through the aforesaid iron stake South 70 deg. 00' East 230 feet to an iron stake, a new corner with C.R. Wester's property; thence a new line with C.R. Wester's property South 20 deg. 00' West 120 feet to an iron stake, a new corner with C.R. Wester's property; thence a new line with C.R. Wester's property North 70 deg. 00' West 230 feet to an iron spike in the center line of N.C. Highway No. 43, a new corner with C.R. Wester's property, said point also being designated by an iron stake offset, South 70 deg. 00' East 30 feet in the eastern edge of the right-of-way of N.C. Highway No. 43; thence with the center line of N.C. Highway No. 43 North 20 deg. 00' East 120 feet to the Beginning, as shown on a survey or plat of the Property of Etta Mae Evans by William B. McIntyre, C.E., April 13, 1970. Together with improvements located thereon; said property being located at 12511 NC Highway 43, Nashville, North Carolina.

This is the same property conveyed to Romaine Evans Boone by deed of Etta Mae Evans and husband, Willie Evans, reserving a life estate unto themselves, said deed dated May 30, 1991 recorded May 31, 1991 in Book 1334 page 75. This is the same property conveyed to Romaine Evans Boone by deed of Willie Evans, individually and wife, Etta Mae Evans, acting by and through Willie Evans her duly appoint Attorney-in-Fact, dated October 15, 1996 and recorded October 15, 1996 in the Office of the Register of Deeds for Nash County in Book 1542, Page 525.

NOW TAKING APPLICATIONS 1 and 2 bedroom apartments Rent Based on Income Rental Assistance Available Oak Tree Apartments NASHVILLE Managed by Formosa Management, LLC Conveniently located Washer/dryer hook up Pick up application at: Oak Tree Apartments 1847 S. First Street #10 • Nashville or call 252-459-2303 TDD# 711

BUSINESS AND SERVICES Shop Locally Express Floors 252-266-1700 Carpet Cleaning Special \$65 - 2 rooms & hall New Location 111 West Nashville Drive Nashville SOLIS AUTO BODY & COLLISION 100 Industrial Dr Nashville, NC Body Repair & Painting Full Insurance Claim Service Complete Auto Glass Service Quality Service We buy wrecked cars FREE ESTIMATES 252-462-0018 SATURDAYS BY APPOINTMENT COX AUTO SALVAGE We Buy Junk Cars, You Bring or We Pickup, Scrap Metal & Appliances Call 252-977-0005 TO PLACE YOUR AD on this page, call 252-459-7101 WE BUY JUNK CARS 252-903-9626 or 252-442-8095

Foreclosures

Parcel Number: 3815-0062-0095

Property Address: 12511 NC Highway 43, Nashville, North Carolina 27856

Trustee may, in the Trustee's sole discretion, delay the sale for up to one hour as provided in N.C.G.S. §45-21.23.

Should the property be purchased by a third party, that party must pay the excise tax, as well as the court costs of Forty-Five Cents (\$0.45) per One Hundred Dollars (\$100.00) required by N.C.G.S. §7A-308(a)(1).

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust/security agreement, or both, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either the Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed. Also, this property is being sold subject to all taxes, special assessments, and prior liens or prior encumbrances of record and any recorded releases. Said property is also being sold subject to applicable Federal and State laws.

A deposit of five percent (5%) of the purchase price, or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in its sole discretion, if it believes the challenge to have merit, may request the court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

Additional Notice for Residential Property with Less than 15 rental units, including Single-Family Residential Real Property

An order for possession of the property may be issued pursuant to N.C.G.S. § 45-21.29 in favor of the purchaser and against the party or parties in possession by the clerk of superior court of the county in which the property is sold.

Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may after receiving the notice of foreclosure sale, terminate the rental agreement by providing written notice of termination to the landlord, to be effective on a date stated in the notice that is at least 10 days but not more than 90 days, after the sale date contained in this notice of sale, provided that the mortgagor has not cured the default at the time the tenant provides the notice of termination. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination.

SUBSTITUTE TRUSTEE SERVICES, INC.
SUBSTITUTE TRUSTEEc/o Hutchens Law Firm
P.O. Box 1028
4317 Ramsey Street
Fayetteville, North Carolina 28311
Phone No: (910) 864-3068
<https://sales.hutchenslawfirm.com>
Firm Case No: 4946 – 18762

Publication Dates: November 7, 2024; November 14, 2024

The Nashville Graphic Classified advertising deadlines:
Friday, 12 noon for the Next Thursday Edition.**The Nashville Graphic Legal Advertising Deadlines:**
Friday, 12 noon for the Next Thursday EditionNORTH CAROLINA
NASH COUNTY
IN THE GENERAL
COURT OF JUSTICE
SUPERIOR COURT DIVISION
BEFORE THE CLERK
FILE NO. 23 SP 264
IN THE MATTER OF THE FORECLOSURE OF THE DEED OF TRUST EXECUTED BY THADDIUS EARL SELLERS and TRACY CAROL SELLERS AKA THADDEUS EARL SELLERS & TRACY PEARSON SELLERS, a married couple, Recorded in Book 2897, Page 136, Nash County Registry
NOTICE OF FORECLOSURE SALE
DEED OF TRUST BEING FORECLOSED:
The Deed of Trust being foreclosed is that Deed of Trust executed by THAD-

Foreclosures

DIUS EARL SELLERS and TRACY CAROL SELLERS AKA THADDEUS EARL SELLERS & TRACY PEARSON SELLERS, a married couple to Jay B. Green, Attorney at Law, PC, Trustee, dated August 14, 2017 and recorded in Book 2897, Page 136 in the Nash County Registry of North Carolina.

RECORD OWNERS OF THE REAL PROPERTY:
The record owner(s) of the subject real property as reflected on the records of the Nash County Register of Deeds not more than 10 days prior to the posting of this Notice is or are Thad-dius Earl Sellers.**DATE, TIME AND PLACE OF SALE:**
The sale will be held on November 19, 2024 at 10:00 a.m. at the door of the Nash County Courthouse, Nashville, North Carolina.**PROPERTY TO BE SOLD.**
The following real property to be sold "sight unseen" together with any improvements is located in Nash County, North Carolina and is believed to have the address of 768 Moss Rd, Spring Hope, NC 27882 and is otherwise more particularly described as follows:

Parcel ID: 022841 PIN NO: 2798-0024-8929U (Parent)

Lying and situate in Coopers Township, Nash County, North Carolina, and being all of that property shown as "New Lot Area: 43,787 sq. ft. 1.00 acres" on that map entitled "Revision Plat P.B. 41 Pg. 65 Minor Subdivision Final Plat 768 Moss Road Spring Hope, NC 27882 Thaddius Earl Sellers" under date of 8/21/17 by Ted S. Hopkins of Civiltek East, a copy of which is recorded in Map Book 41, Page 73, Nash County Registry.

Also conveyed herewith is a perpetual, non-exclusive easement for ingress, egress, regress over that certain "Existing Drive" shown on the map recorded in Map Book 41, Page 73, Nash County Registry to which the conveyance is also subject.

BEING a portion of that property described in that instrument recorded in Book 931, page 660, Nash County Registry.

Included is a 2017 CLAY manufactured home bearing serial no. OHC026787NC.

TERMS OF SALE:
Pursuant to the provisions of N.C.G.S. §45-21.10(b) and the terms of the Deed of Trust, any successful bidder may be required to deposit with the Trustee or Clerk of Superior Court immediately upon the conclusion of the sale a cash deposit to be determined by the greater of 5% of the bid or \$750.00. Unless the Substitute Trustee agrees otherwise, the successful bidder will be required to tender the "full purchase price" so bid in cash or certified check at the time the Trustee tenders to him a Deed to the property or attempts to tender such Deed, and should the successful bidder fail to pay the full amount, then the successful bidder shall remain liable as provided for in N.C.G.S. §45-21.30. By submitting your bid, you agree that the "full purchase price" shall be defined as the amount of bid plus the Trustee's commission as defined in the subject Deed of Trust plus the costs of the action, unless the Trustee agrees otherwise. For example, if the amount of bid is \$20,000.00 and the trustee's commission is defined in the subject Deed of Trust as 5% of the gross proceeds of the sale, then the "full purchase price" shall equal \$21,000.00 plus the costs of the action. A tender of Deed shall be defined as a letter from the Trustee to the successful bidder offering to record the Deed upon receipt of full purchase price as described herein and listed in said letter. If the trustee is unable to convey title to this property for any reason such as a bankruptcy filing, the sole remedy of the successful bidder is the return of the deposit. As to any manufactured home, the following shall apply: Any not considered real property is being foreclosed pursuant to N.C.G.S. §25-9-604, if necessary; there is no warranty that any is actually located on the subject tract; and there is no warranty given by the Substitute Trustee as to whether said home is real property or personal property. The sale will be made subject to all prior liens, unpaid taxes, assessments, restrictions and easements of record, if any.

Should the property be purchased by a third party, that party must pay the excise tax, as well as the court costs of Forty-Five Cents (\$0.45) per One Hundred Dollars (\$100.00) required by N.C.G.S. §7A-308(a)(1).

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust/security agreement, or both, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either the Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed. Also, this property is being sold subject to all taxes, special assessments, and prior liens or prior encumbrances of record and any recorded releases. Said property is also being sold subject to applicable Federal and State laws.

A deposit of five percent (5%) of the purchase price, or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in its sole discretion, if it believes the challenge to have merit, may request the court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

Additional Notice for Residential Property with Less than 15 rental units, including Single-Family Residential Real Property
An order for possession of the property may be issued pursuant to N.C.G.S. § 45-21.29 in favor of the purchaser and against the party or parties in possession by the clerk of superior court of the county in which the property is sold. Pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may, after receiving the notice of sale, terminate the rental agreement by providing written notice of termination to the landlord, to be effective on a date stated in the notice that is at least 10 days, but not more than 90 days, after the sale dates contained in the notice of sale, provided that the mortgagor has not cured the default at the time the tenant provides the notice of termination. This notice further states that upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination.

Foreclosures

This the 25th day of September, 2024.

THE GREEN LAW FIRM, P.C.

By: Jay B. Green
Attorneys for The Green Law Firm, P.C., Substitute Trustee
908 E. Edenton Street
Raleigh, North Carolina 27601
Telephone: 919-829-0797
Facsimile: 919-829-0799

Publication Dates: November 7, 2024; November 14, 2024

AMENDED
NOTICE OF FORECLOSURE SALE
24 SP 113

Under and by virtue of the power of sale contained in a certain Deed of Trust made by Karen Lee Passmore (PRESENT RECORD OWNER(S): Karen Lee Passmore) to NC Real Estate Law Firm, Trustee(s), dated November 25, 2019, and recorded in Book No. 3021, at Page 510 in Nash County Registry, North Carolina, default having been made in the payment of the promissory note secured by the said Deed of Trust and the undersigned, Substitute Trustee Services, Inc. having been substituted as Trustee in said Deed of Trust by an instrument duly recorded in the Office of the Register of Deeds Nash County, North Carolina and the holder of the note evidencing said indebtedness having directed that the Deed of Trust be foreclosed, the undersigned Substitute Trustee will offer for sale at the courthouse door in Nashville, Nash County, North Carolina, or the customary location designated for foreclosure sales, at 10:00 AM on November 13, 2024 and will sell to the highest bidder for cash the following real estate situated in Rocky Mount in the County of Nash, North Carolina, and being more particularly described as follows:

BEING all of Lot 7 as shown on Plat entitled "Final Plan "Shellcastle", Property of Clay T. Strickland and wife, Dianne G. Strickland, Oak Level Twp., Nash County, N.C.", dated August 18, 1998, prepared by Chamblee & Strickland, Nashville, North Carolina, a copy of which is recorded in Map Book 26 ,Pages 30, 31 and 32, Nash County Registry and to which reference is hereby made for a more complete description. Together with improvements located thereon; said property being located at 412 Shellcastle Road, Rocky Mount, North Carolina.

Trustee may, in the Trustee's sole discretion, delay the sale for up to one hour as provided in N.C.G.S. §45-21.23.

Should the property be purchased by a third party, that party must pay the excise tax, as well as the court costs of Forty-Five Cents (\$0.45) per One Hundred Dollars (\$100.00) required by N.C.G.S. §7A-308(a)(1).

The property to be offered pursuant to this notice of sale is being offered for sale, transfer and conveyance "AS IS, WHERE IS." Neither the Trustee nor the holder of the note secured by the deed of trust/security agreement, or both, being foreclosed, nor the officers, directors, attorneys, employees, agents or authorized representative of either the Trustee or the holder of the note make any representation or warranty relating to the title or any physical, environmental, health or safety conditions existing in, on, at or relating to the property being offered for sale, and any and all responsibilities or liabilities arising out of or in any way relating to any such condition are expressly disclaimed. Also, this property is being sold subject to all taxes, special assessments, and prior liens or prior encumbrances of record and any recorded releases. Said property is also being sold subject to applicable Federal and State laws.

A deposit of five percent (5%) of the purchase price, or seven hundred fifty dollars (\$750.00), whichever is greater, is required and must be tendered in the form of certified funds at the time of the sale.

If the trustee is unable to convey title to this property for any reason, the sole remedy of the purchaser is the return of the deposit. Reasons of such inability to convey include, but are not limited to, the filing of a bankruptcy petition prior to the confirmation of the sale and reinstatement of the loan without the knowledge of the trustee. If the validity of the sale is challenged by any party, the trustee, in its sole discretion, if it believes the challenge to have merit, may request the court to declare the sale to be void and return the deposit. The purchaser will have no further remedy.

Additional Notice for Residential Property with Less than 15 rental units, including Single-Family Residential Real Property

An order for possession of the property may be issued pursuant to N.C.G.S. § 45-21.29 in favor of the purchaser and against the party or parties in possession by the clerk of superior court of the county in which the property is sold.

Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may after receiving the notice of foreclosure sale, terminate the rental agreement by providing written notice

Foreclosures

of termination to the landlord, to be effective on a date stated in the notice that is at least 10 days but not more than 90 days, after the sale date contained in this notice of sale, provided that the mortgagor has not cured the default at the time the tenant provides the notice of termination. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination.

SUBSTITUTE TRUSTEE SERVICES, INC.
SUBSTITUTE TRUSTEE
c/o Hutchens Law Firm
P.O. Box 1028
4317 Ramsey Street
Fayetteville, North Carolina 28311
Phone No: (910) 864-3068
<https://sales.hutchenslawfirm.com>
Firm Case No: 20147 – 96622

Publication Dates: October 31, 2024; November 7, 2024

Estate Notices

File No. 24 E 640

EXECUTOR'S NOTICE

Having qualified as Executor of the estate of **Melvin Randolph Strickland** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 8804 Hometown Drive, Raleigh, NC 27615 on or before January 31, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 31st day of October, 2024.

Christopher Sean Bennett
8804 Hometown Drive
Raleigh, NC 27615
Executor
of above named decedent.

Publication Dates: October 31, 2024; November 7, 2024; November 14, 2024; November 21, 2024

NORTH CAROLINA
Nash**NOTICE TO CREDITORS**
File #2024 E 000643

The undersigned having qualified as Executor of the Estate of Rachel Ann Wade, deceased, in the office of the Clerk of Superior Court of Nash County, does hereby notify all persons, firms and corporations having claims against the said deceased to present the same to the undersigned on or before the 17th of January 2025, or the same will be pleaded in bar of their recovery. All person indebted to said Estate, please make immediate payment.

This notice is given pursuant to the provisions of G.S. 28A-14-1.

This the 17th day of October, 2024.

Jerry Smith, Executor
2201 Wilson Mills Ct
Pleasant Garden NC 27313

Publication Dates: October 17, 2024; October 24, 2024; October 31, 2024; November 7, 2024

File No. 24 E 543

NOTICE OF ADMINISTRATION

Having qualified as Administratrix of the estate of **Trace Elijah Christman** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 4052 Barnes Hill Church Rd, Nashville NC 27856 on or before January 17, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 17th day of October, 2024.

Amanda Langley Christman
4052 Barnes Hill Church Rd
Nashville, NC 27856
Administratrix
of above named decedent.

Publication Dates: October 17, 2024; October 24, 2024; October 31, 2024; November 7, 2024

The Nashville Graphic Legal Advertising Deadlines:
Friday, 12 noon for the Next Thursday Edition

File No. 24 E 592

EXECUTOR'S NOTICE

Having qualified as Executor of the estate of **Kenneth Edward Gilliam** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 105 Winding Ridge Dr., Cary, NC 27518 on or before February 7, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 7th day of November, 2024.

Estate Notices

Tony Lee Gilliam
105 Winding Ridge Dr
Cary, NC 27518
Executor
of above named decedent.

Publication Dates: November 7, 2024; November 14, 2024; November 21, 2024; November 28, 2024

File No. 24-E-22

EXECUTOR'S NOTICE

Having qualified as Executor of the estate of **Ruth Dean Sadler** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 619 Compton Lane, Rocky Mount, NC 27804 on or before January 17, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 17th day of October, 2024.

Cynthia Ann Hunter
619 Compton Lane
Rocky Mount, NC 27804
Executor
of above named decedent.

Publication Dates: October 17, 2024; October 24, 2024; October 31, 2024; November 7, 2024

File No. 2024 E 000664

EXECUTOR'S NOTICE

Having qualified as Executor of the estate of **Dorothy Klutz Smith** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 3540 Rose Loop Rd, Nashville, NC 27856 on or before January 24, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 24th day of October, 2024.

Deborah A. Jeffreys
3540 Rose Loop Rd
Nashville, NC 27856
Executor
of above named decedent.

Publication Dates: October 24, 2024; October 31, 2024; November 7, 2024; November 14, 2024

NOTICE TO CREDITORS

Having qualified as Executor of the Estate of John Franklin Bailey, Jr. aka John Franklin Bailey, deceased, late of Nash County, North Carolina, the undersigned Executor does hereby notify all persons, firms and corporations having claims against the Estate of said decedent to present such claims to Katherine A. McCarthy at 10015 Smith Rd., Middlesex, NC 27557 on or before the 28th day of January, 2025, or this notice will be pleaded in bar of their recovery. All persons, firms and corporations indebted to the said Estate will please make immediate payment to the Estate.

This, the 24th day of October 2024.

Katherine A. McCarthy
10015 Smith Rd
Middlesex, NC 27557C. Terrell Thomas, Jr.
Kirk, Kirk, Howell, Cutler & Thomas
Post Office Box 729
Wendell, NC 27591
Attorney for the Estate
(919) 365-6000

Publication Dates: October 24, 2024; October 31, 2024; November 7, 2024; November 14, 2024

NORTH CAROLINA
NASH COUNTYIN THE GENERAL
COURT OF JUSTICE
SUPERIOR COURT DIVISION
BEFORE THE CLERK
24-E-658

NOTICE OF ADMINISTRATION

The undersigned, Stephen E. Webb, II, having qualified as Administrator of the Estate of Leslie Marie Faulkenberry of Nash County, North Carolina, hereby notifies all persons, firms and corporations having claims against the decedent, Leslie Marie Faulkenberry, to exhibit the same to the undersigned on or before the 31st day of January, 2025, which said date is three months from the date of the first publication of this notice or this notice will be pleaded in bar of their recovery. All persons, firms and corporations indebted to said decedent are requested to make immediate payment

This, the 31st day of October, 2024.

Stephen E. Webb, II
Administrator of the Estate of
Leslie Marie Faulkenberry, Deceased
P.O. Box 847
Nashville, NC 27856Valentine, Adams, Lewis,
Bass & Webb, LLP
Attorneys at Law
P. O. Box 847
Nashville, North Carolina 27856
Telephone: (252) 459-1111
Fax: (252) 459-1112

Estate Notices

Publication Dates: October 31, 2024; November 7, 2024; November 14, 2024; November 21, 2024

STATE OF NORTH CAROLINA
COUNTY OF NASH

NOTICE TO CREDITORS

The undersigned, having qualified as Executor of the Estate of Evelyn Cahoon Overby of Nash County, North Carolina, hereby notifies all persons, firms and corporations having claims against the decedent, Evelyn Cahoon Overby, to exhibit the same to the undersigned Executor on or before the 7th day of February, 2025 which said date is three months from the date of the first publication of this notice, or this notice will be pleaded in bar of their recovery. All persons, firms and corporations indebted to said decedent are requested to make immediate payment.

This the 7th day of November, 2024.

ROBIN O. WARD
4166 N. BROWNTOWN ROAD
BATTLEBORO, NC 27809
EXECUTOR OF THE ESTATE OF
EVELYN CAHOON OVERBY**BATTS, BATTS & BELL, L.L.P.**
ATTORNEYS AT LAW
P. O. DRAWER 8228
103 CANDLEWOOD ROAD
ROCKY MOUNT,
NORTH CAROLINA 27804-1228
TELEPHONE: (252) 977-6450

Publication Dates: November 7, 2024; November 14, 2024; November 21, 2024; November 28, 2024

File No. 24 E 248

NOTICE OF ADMINISTRATION

Having qualified as Administrator of the estate of **Thomas Henry Deaner, Jr.** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 311 Emerson Dr., Mebane, NC 27302 on or before January 17, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 17th day of October, 2024.

Joseph T. Deaner
311 Emerson Dr
Mebane, NC 27302
Administrator
of above named decedent.

Publication Dates: October 17, 2024; October 24, 2024; October 31, 2024; November 7, 2024

The Nashville Graphic Legal Advertising Deadlines:
Friday, 12 noon for the Next Thursday Edition

File No. 24 E 696

EXECUTOR'S NOTICE

Having qualified as Executor of the estate of **Lynn Vick Boyette** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 5629 Eppes Island PI, Manassas, VA 20112 on or before February 7, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 7th day of November, 2024.

Beth Boyette Dye
5629 Eppes Island PI
Manassas, VA 20112
Executor
of above named decedent.

Publication Dates: November 7, 2024; November 14, 2024; November 21, 2024; November 28, 2024

-File No. 24 E 588

EXECUTOR'S NOTICE

Having qualified as Executor of the estate of **Franklin Jones** deceased, late of **Nash County**, North Carolina, this is to notify all persons having claims against said estate to present them, duly verified, to the undersigned at 1152 Swift Creek School Rd, Whitakers, NC 27891 on or before January 17, 2025 or this notice will be pleaded in bar of their recovery. All persons indebted to said estate will please settle immediately.

This the 17th day of October, 2024.

Gregory Jones
1152 Swift Creek School Rd
Whitakers, NC 27891
Executor
of above named decedent.

Publication Dates: October 17, 2024; October 24, 2024; October 31, 2024; November 7, 2024

The Nashville Graphic Legal Advertising Deadlines:
Friday, 12 noon for the Next Thursday Edition