

CHANCERY SALE

PEGGY HELTON AND NEIL HELTON

VS.

NO. 2013-CH-108

CINDY FERRELL MAGGARD, et al

By virtue of, and pursuant to, a decree of Chancery Court at Rogersville, TN, pronounced April 3, 2013, I will sell at public sale to the highest bidder the following described property. Said sale shall be CONDUCTED ON THE PREMISES on SATURDAY, the 13th day of JULY, 2013, at 10:01 A.M.

SITUATE in the THIRD Civil District of Hawkins County, Tennessee, and being the same property conveyed to Peggy Ferrell Helton and Neil Helton, et al, of record in Deed Book 332, page 808, in the Register's Office for Hawkins County, Tennessee.

Tax Parcel ID No. 03-048-048-031.00

Property Address: 611 Byrd Creek Road, Sneedville, TN 37869

INTERESTED PARTIES: None

TERMS OF SALE

Sale of real property will be 10% down day of sale with the remainder paid on or before 30 days from date of sale. Free from and in bar of the equity of redemption and all statutory rights of redemption. Note with approved security will be required of the purchaser and a lien on the land as further and additional security.

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.)

This 17th day of June, 2013.

Holly H. Jaynes, Special Commissioner

3X 6-19, 26, 7-3
Douglas T. Jenkins