NOTICE OF SPECIAL COMMISSIONER'S SALE OF REAL PROPERTY

Pursuant to a decree entered by the Chancery Court of Haywood County, Tennessee, in the matter of **Don Cannon v. Roberts Family Investments, LLC**, Docket No. **2025-CH-97**, notice is hereby given that a Special Commissioner's Sale of Real Property will be conducted exclusively online on **December 16, 2026, at 12:00 noon (CST)**.

The sale will be conducted by GovEase Auction, LLC, a Mississippi limited liability company, through its online auction platform at **www.govease.com**. The property will be sold to the highest and best bidder for cash.

The property consists of approximately **21.45 acres, including multiple structures**, located at:

1340 Hatchie, Brownsville, Tennessee

Also identified as:

- Map 75M – Group D – Parcel 55.00
- Map 75M – Group D – Parcel 55.00-001

A complete legal description of the property is recorded in Book 237, Page 523, in the Register's Office of Haywood County, Tennessee.

The property will be sold together and *as is*, without warranties, express or implied.

AUCTION AND REGISTRATION INFORMATION

- **Registration Opens:** November 16, 2026, at 11:00 a.m.
- **Pre-Bidding Opens:** December 14, 2026, at 10:00 a.m.
- **Registration Closes:** December 16, 2026, at 11:00 a.m.
- **Online Auction:** December 16, 2026, beginning at 12:00 noon.
- **Bidding Period:** One hour.

Interested bidders must register online at **www.govease.com** before the registration deadline.

TERMS OF SALE

A deposit of 10% will be applied toward the purchase price if the bid is successful. If a bidder is unsuccessful, the deposit will be fully refunded. A 5% buyer's premium will also

apply. Bidding will NOT remain open for 10 days. Additional terms of sale can be found at www.govease.com.

This sale is subject to the Rules of Chancery Court and the laws of the State of Tennessee.

Felicia R. Bond
Special Commissioner
731-772-0122

Nathan B. Pride
Attorney for Estate