

***The previous sale date of 7/6/2026 was postponed until 9/15/2026 at 11:00 AM, local time, Front Door of the Anderson County Courthouse, 100 North Main Street, Clinton, TN 37716**

***The previous sale date of 4/28/2026 was postponed until 7/6/2026 at 11:00 AM, local time, Front Door of the Anderson County Courthouse, 100 North Main Street, Clinton, TN 37716**

***The previous sale date of 3/17/2026 was postponed until 4/28/2026 at 11:00 AM, local time, Front Door of the Anderson County Courthouse, 100 North Main Street, Clinton, TN 37716**

***The previous sale date of February 2, 2026 was postponed until March 17, 2026 at 11 am, local time, at the Front Door of the Anderson County Courthouse, 100 North Main Street, Clinton, TN 37716**

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, LARRY E LOWE, AN UNMARRIED MAN by Deed of Trust (the "Deed of Trust"), dated 12/30/2020 and of record in Deed Book 1746, Pages 1388-1403, and as Instrument Number 21000447, in Register's Office of Anderson County, Tennessee, conveyed to Charles E. Tonkin, II, Trustee, the hereinafter described real property to secure the payment of a certain Promissory Note (the "Note") described in the Deed of Trust, which Note was payable to Mortgage Investors Group, and subsequently assigned to Freedom Mortgage Corporation, and

WHEREAS, Nestor Solutions of Tennessee, LLC has been duly appointed Substitute Trustee by the owner and holder of the Note by instrument recorded in Deed Book 1880, Pages 1343-1345 and as Instrument Number 25014473 in Register's Office of Anderson County, Tennessee; and

WHEREAS, default has been made in the payment of the Note; and

WHEREAS, the owner and holder of the Note has demanded that the hereinafter described real property be advertised and sold in satisfaction of the indebtedness and costs of foreclosure in accordance with the terms and provisions of the Note and Deed of Trust. The notice requirements of T.C.A. §35-5-101 and 35-5-104 have been satisfied.

NOW, THEREFORE, notice is hereby given that an agent of Nestor Solutions of Tennessee, LLC, Substitute Trustee, pursuant to the power, duty, and authority vested in and conferred by the Deed of Trust, will proceed to sell the below-mentioned property on **2/2/2026, at 11:00 AM at the Front Door of the Anderson County Courthouse, 100 North Main Street, Clinton, TN 37716**, to the highest call bidder for cash free from all legal, equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Deed of Trust, certain real property located in Anderson County, Tennessee, described as follows:

SITUATED IN THE 2ND CIVIL DISTRICT OF ANDERSON COUNTY, TENNESSEE WITHIN THE CITY OF OAK RIDGE, TENNESSEE AND BEING DESIGNATED AS LOT 67 AND LOT 68 ON THE PLAT OF THE ENTIRE CITY OF OAK RIDGE, SUBDIVISION PLAN AS SHOWN ON BLOCK PLAN SD C-6 (NEW BLOCK 14BU) PREPARED BY MICHAEL BAKER, JR., INC., AND RECORDED IN OAK RIDGE PLAT BOOK 2, PAGE 49 IN THE ANDERSON COUNTY REGISTER'S RECORDS. LOTS 67 AND 68 HAVE BEEN COMBINED AS MAP 14BU PARCEL 67 AND ARE DESCRIBED IN METES AND BOUNDS AS FOLLOWS:

BEGINNING AT AN IRON PIN ON THE NORTHERLY RIGHT OF WAY OF NORTH SENECA ROAD SAID IRON PIN BEING LOCATED 549.50 FEET, MORE OR LESS, NORTHEAST OF STANTON LANE; THENCE WITH SAID POINT OF BEGINNING NORTH 53 DEGREES 23 MINUTES 00 SECONDS WEST 198.35 FEET TO AN IRON PIN; THENCE NORTH 36 DEGREES 34 MINUTES 06 SECONDS EAST 152.49 FEET TO AN IRON PIN; THENCE SOUTH 53 DEGREES 21 MINUTES 25 SECONDS EAST 197.90 FEET TO AN IRON

PIN ON THE NORTH RIGHT OF WAY OF SENECA ROAD; THENCE ALONG SAID RIGHT OF WAY SOUTH 36 DEGREES 23 MINUTES 57 SECONDS WEST 152.40 FEET TO THE POINT OF BEGINNING, THE AFORESAID CALLS AND DISTANCES ARE IN ACCORDANCE WITH THE SURVEY OF WILLIAM R. EASTER, REGISTERED LAND SURVEYOR, 119 CHARLES SEIVERS BOULEVARD, SUITE 204, CLINTON, TENNESSEE 37716, LICENSE NO. 1514, DRAWING NO. 67-A-91, DATED MARCH 26, 1991.

THIS CONVEYANCE IS MADE SUBJECT TO APPLICABLE RESTRICTIONS, BUILDING SETBACK LINES, EXISTING EASEMENTS, AND ALL CONDITIONS OF RECORD.

THE ABOVE DESCRIPTION IS THE SAME AS THE PREVIOUS DEED OF RECORD; NO BOUNDARY SURVEY HAVING BEEN MADE AT THE TIME OF THIS CONVEYANCE.

The street address of the above-described property is believed to be **141 N. SENECA RD, OAK RIDGE, TN 37830**, but if such address is not part of the legal description of the property sold herein and in the event of any discrepancy, the legal description herein shall control.

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; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property:

Owner of Property: Larry E. Lowe

Knoxville TVA Employees Credit Union, Book 1796, Pages 885-886 and Instrument # 22007187

The sale is subject to occupant(s) rights in possession of the premises.

All right of equity of redemption, statutory and otherwise, and homestead are expressly waived in said Deed of Trust, and the title is believed to be good, but 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.

If the sale is set aside for any reason, the purchaser at the sale shall be entitled only to a return of the purchase price. The purchaser shall have no further record against the grantor, the grantee or the trustee.

NOTICE TO BIDDERS: Please be advised that the Trustee may require entity or trust bidders at this trustee's sale to provide information, documentation and/or certification of the vesting instructions and the data required to be reported pursuant to FinCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. The required information must be provided to the trustee before a trustee's deed upon sale will be issued for covered transfers. These federal regulations will require reporting if a trustee's deed is issued on or after March 1, 2026, even if the foreclosure sale is conducted prior to March 1, 2026. Additional information regarding these regulations and the required transferee information and certifications can be found at <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-f...> and https://www.fincen.gov/rre-faqs#D_5.

Internet Posting Website: <https://tennesseepostings.com/>

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