

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated August 17, 2024, and the Deed of Trust of even date securing the same, recorded August 28, 2024, in Book No. 26, at Page 2130, in Office of the Register of Deeds for McNairy County, Tennessee, executed by Christian Brainard Faure, conveying certain property therein described to AVT Title Services as Trustee for Discover Bank; and the undersigned, Foundation Legal Group, LLP fka Wilson & Associates, P.L.L.C., having been appointed Successor Trustee by U.S. Bank Trust National Association, not in its individual capacity but solely as trustee on behalf of and for the benefit of Delta Loan Trust.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Foundation Legal Group, LLP fka Wilson & Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty, and authority vested in and imposed upon said Successor Trustee, by U.S. Bank Trust National Association, not in its individual capacity but solely as trustee on behalf of and for the benefit of Delta Loan Trust, will, on **October 19, 2026 on or about 11:00 AM, at the Southwest Door of the McNairy County Courthouse 170 W Court Ave., Selmer, TN 38375**, offer for sale certain property hereinafter described to the highest bidder FOR **certified funds** paid at the conclusion of the sale, or credit bid from a bank or other lending entity pre-approved by the successor trustee. The sale is free from all redemptions, which are expressly waived in the Deed of Trust, said property being real estate situated in McNairy County, Tennessee, and being more particularly described as follows:

SITUATED IN THE COUNTY OF MCNAIRY AND STATE OF TENNESSEE. CERTAIN REAL PROPERTY LOCATED IN THE 3RD CIVIL DISTRICT OF MCNAIRY COUNTY, TENNESSEE, AND WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT: MAP 36 PARCEL 17.00, 3842 HIGHWAY 22 N, ADAMSVILLE. BEGINNING AT THE SOUTHEAST CORNER OF THE JIM ERWIN TRACT AND THE NORTHEAST CORNER OF THIS TRACT, AT A STAKE ON THE ADAMSVILLE & MILLEDGEVILLE BLACKTOP ROAD; RUNS THENCE SOUTH WITH SAID ROAD 30 RODS TO A STAKE IN THE CENTER OF MUD CREEK; THENCE WEST WITH SAID MUD CREEK 23 1/3 RODS TO A STAKE IN THE EAST BOUNDARY LINE OF IRA DALLAS; THENCE NORTH WITH THE SAID DALLAS EAST BOUNDARY LINE 28 1/3 RODS TO A STAKE IN JIM ERWIN'S LINE; THENCE EAST WITH SAID ERWIN LINE, 14 2/3 RODS TO THE BEGINNING CORNER, CONTAINING 3 1/2 ACRES MORE OR LESS.

ALSO KNOWN AS: 3842 Highway 22 North, Adamsville, TN 38310

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:

CHRISTIAN BRAINARD FAURE

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. 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. In the event of inclement weather, the trustee hereby announces that the sale will be postponed and that notices of said postponement for inclement weather will be mailed to interested parties of record. As of July 1, 2025, notices pursuant to Tennessee Code Annotated

§35-5-101 et seq. are posted online at www.internetpostings.com by a third-party internet posting company. **FLG No. 367401**

DATED September 1, 2026

Foundation Legal Group, LLP fka
WILSON & ASSOCIATES, P.L.L.C.,
Successor Trustee