

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

STATE OF MISSISSIPPI
COUNTY OF 1ST DISTRICT YALOBUSHA
WHEREAS, default has occurred in the performance of the covenants, terms and conditions of a Deed of Trust dated August 20, 1986, executed by MATTIE T. MISTER AKA MATTIE MISTER conveying certain real property therein described to CARY C. LEDBETTER, as Trustee, for UNITED STATES OF AMERICA, ACTING THROUGH THE FARMERS HOME ADMINSTRATION, UNITED STATES DEPARTMENT OF AGRICULTURE, Original Beneficiary, to secure the indebtedness therein described, as same appears of record in the Office of the Chancery Clerk of 1st District Yalobusha County, Mississippi filed and recorded August 20, 1986, in Deed Book 88, Page 114; and

WHEREAS, the beneficial interest of said Deed of Trust was transferred and assigned to UNITED STATES OF AMERICA, ACTING THROUGH THE UNITED STATES DEPARTMENT OF AGRICULTURE RURAL HOUSING SERVICE (RHS) OR SUCCESSOR AGENCY, FORMERLY FARMERS HOME ADMINISTRATION; and

WHEREAS, Rubin Lublin, LLC has been appointed as Substitute Trustee; and

NOW, THEREFORE, the holder of said Deed of Trust, having requested the undersigned so to do, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substitute Trustee shall, on May 7, 2026 within the lawful hours of sale between 11:00AM and 4:00PM at the north door of the Courthouse proceed to sell at public outcry to the highest and best bidder for cash or certified funds

ONLY, the following described property situated in 1st District Yalobusha County, Mississippi, to wit:

1.0 ACRE, MORE OR LESS, IN THE SW1/4 OF SECTION 28, T25N, R6E IN THE FIRST JUDICIAL DISTRICT, YALOBUSHA COUNTY, MISSISSIPPI, SAID PROPERTY BEING FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH LIES 86.56 FT. NORTH AND 1208.37 FT. WEST OF THE SOUTHEAST CORNER OF THE SW1/4 OF SAID SECTION 28, PROCEED THENCE ALONG THE WEST R.O.W. LINE OF MISSISSIPPI HWY 7, S 22° 50' E FOR 119.96 FT., THENCE N 88° 49' W FOR 543.91 FT. TO THE CENTER OF DURDEN CREEK, THENCE ALONG DURDEN CREEK, N 3° 11' W FOR 96.41 FT., THENCE N 89° 39' E FOR 502.60 FT. TO THE POINT OF BEGINNING.

PROPERTY ADDRESS: The street address of the property is believed to be **15313 COUNTY ROAD 436, COFFEEVILLE, MS 38922**. In the event of any discrepancy between this street address and the legal description of the property, the legal description shall control.

Title to the above described property is believed to be good, but I will convey only such title as is vested in me as Substitute Trustee. The sale will be conducted subject (1) to confirmation that the sale is not prohibited under the U.S. Bankruptcy Code (2) to final confirmation and audit of the status of the loan with the holder of the Security Deed, and (3) purchaser's tendering to Rubin Lublin, LLC, anti-money laundering information as required pursuant to the FinCEN Real Estate Report Rule. Failure to provide information, could result in rescission of the sale.

THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Rubin Lublin, LLC
3145 Avalon Ridge Place, Suite 100
Peachtree Corners, GA 30071
rlselaw.com/property-listing
Tel: (877) 813-0992 Fax: (470) 508-9401
PUBLISH: 04/09/2026, 04/16/2026, 04/23/2026,
04/30/2026

Friends of Coffeeville Public Library
Patriotic Picnic Table Raffle
\$10 for a chance to win
American Flag Picnic Table



All proceeds will go to benefit Coffeeville Public Library.
Drawing will be held May 1, 2026, on Facebook Live.
Winner will be contacted for pickup or delivery in the county.
Contact Debbie Brooks (deb_ox@hotmail.com) or Lisa Kimbrough (lisakimbrough13@gmail.com) with questions or to purchase raffle tickets.
Cash/ Venmo only. Venmo: Debbie Brooks




FOURTH ANNUAL
SEED & PLANT SWAP
Thursday, April 30, 4:00 - 6:00 PM
Coffeeville Public Library
14432 Main Street, Coffeeville MS (662) 675-8822
This event is free and open to the public. Bring seeds and plants to swap. In the event of rain, the event will be moved to FBC Family Life Center.
Sponsors: Friends of the Library & Coffeeville Public Library

- Door Prizes.
- Kids' Crafts.
- Cooking demo by Pamela Redwine.
- Master Gardeners on site.
- Friends' Patriotic Picnic Table raffle.



IN THE CHANCERY COURT OF THE FIRST JUDICIAL DISTRICT OF YALOBUSHA COUNTY, MISSISSIPPI

ESTATE OF J.T., DECEASED CAUSE NO. 26-CV-17 PL
BILLY SCOTT MARTIN, EXECUTOR
NOTICE TO CREDITORS

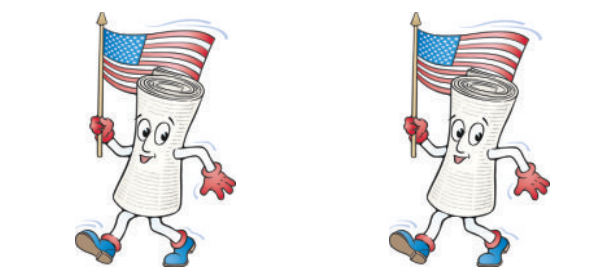
Letters Testamentary having been granted on the 24 th day of March, 2026, by the Chancery Court of the First Judicial District of Yalobusha County, Mississippi, to the undersigned upon the estate of J.T. MARTIN, deceased, NOTICE is hereby given to all persons having claims against said estate to present the same to the clerk of said court for probate and registration, according to law, within ninety (90) days from the date, of the first publication of this notice or they will be forever barred.

This the 24th day of March, 2026.

/s/ Billy Scott Martin
BILLY SCOTT MARTIN

KEETON & EMBRY, P.A.
Post Office Box 666
Grenada, Mississippi 38902-0666
601-226-1291
By /s/ Phil Embry
PHIL EMBRY

Publication Dates: April 9, 16, and 23, 2026



IN THE CHANCERY COURT OF THE FIRST JUDICIAL DISTRICT OF YALOBUSHA COUNTY, MISSISSIPPI

ESTATE OF SARAH BETH MARTIN, DECEASED CAUSE NO. 26-CV-16VD
BILLY SCOTT MARTIN, EXECUTOR
NOTICE TO CREDITORS

Letters Testamentary having been granted on the 4 th day of March, 2026, by the Chancery Court of the First Judicial District of Yalobusha County, Mississippi, to the undersigned upon the estate of SARAH BETH MARTIN, deceased, NOTICE is hereby given to all persons having claims against said estate to present the same to the clerk of said court for probate and registration, according to law, within ninety (90) days from the date, of the first publication of this notice or they will be forever barred.

This the 4th day of March, 2026.

/s/ Billy Scott Martin
BILLY SCOTT MARTIN

KEETON & EMBRY, P.A.
Post Office Box 666
Grenada, Mississippi 38902-0666
601-226-1291
By /s/ Phil Embry
PHIL EMBRY
Publication Dates: April 9, 16, and 23, 2026

Craig . . .

(Cont'd from page 6)

Haman walked out of the palace on cloud nine. He just had a private dinner with the king and queen as the queen's special guest. Very few people, if any, could say they had a private meal with the king and queen, and the queen invited him to another private dinner with her and the king the following evening. Haman must have been thinking, "Man, I'm really something. My star is really shining! The sky is the limit for me." But as he walked out of the palace on his ego trip, it all comes crashing down when he crossed paths with Mordecai that Jew who refused to show him any respect. Haman became enraged at the sight of Mordecai, but he bit his tongue and went home. Inciting Mordecai and having him killed now would mean that Mordecai would not live to see the demise he has brought upon his people. I imagine Haman thought to himself, "Your day is coming Mordecai. Soon you and all your people will be wiped out, and I made it happen." Haman went home and invited his family and friends over, so they could listen to him tell them about how great he is and how rich he is and how privileged he is. He bragged about how much money he had, how many sons he had, and most importantly he boasted about private meals with the king and queen. You would think with all that, a person would be happy, but not Haman! He could not get his mind off Mordecai and shared his hatred for Mordecai with his family.

After listening to Haman's complaints, his wife and friends basically told him, "Haman, we're tired of hearing you complain about this guy. If

you're so great, why don't you do something about him?"

Haman took their advice and had gallows built that were 75 feet tall. This was not the gallows that you and I picture with the hangman's noose. This was a pole that a person would be impaled on and their body left hanging for everyone to see. Haman built his gallows much higher than normal. No doubt he wanted to hang Mordecai so high that everyone throughout the city could see what happened to those who defy the great, powerful Haman.

Haman's pride consumed him and from his pride grew a hatred for Mordecai so strong that only Mordecai's agonizing death would satisfy it. I imagine Haman going to sleep that night, with a smug grin on his face, listening to the construction crew as they worked through the night building the pole in his yard on which Mordecai would hang. Over the next couple of weeks, we will learn more about what Haman's pride got him.

We close this week by going back where we started, two people with problems. Both were closer to the king than anyone else. Both seem to have had friends and family who supported them, but their responses to their problems could not have been more opposite and those responses dictated their futures. Esther humbled herself. Haman puffed himself up. Esther prayed. Haman boasted. Esther pleaded. Haman plotted. How do you respond when you have been wronged? Do you humble yourself in prayer or puff yourself up in pride? Do you seek God's will, or do you seek revenge?

TRUSTEE'S NOTICE OF SALE

WHEREAS, SGGGS, INC. executed a Deed of Trust to Malcolm D. McAuley, III, Trustee, for the benefit of First Choice Bank, Pontotoc Mississippi, dated February 7, 2024, and recorded in Book 20241 Page 160, in the Office of the Chancery Clerk of the First Judicial District of Yalobusha County, Mississippi; and

WHEREAS, default has been made in the payment of the indebtedness secured by the Deed of Trust mentioned hereinabove and recorded in Book 20241 Page 160; and

WHEREAS, the holder of the Note and Deed of Trust having requested the undersigned Trustee so to do, will on the 8th day of May, 2026, offer for sale at public outcry and sell during the legal hours of 11:00 o'clock a.m. and 4:00 o'clock p.m. at the East front door of the First Judicial District of Yalobusha County Courthouse, in Coffeeville, Mississippi, for cash to the highest and best bidder, the following described land and property lying and being situated in Yalobusha County, Mississippi, and more particularly described as follows, to wit:

The land described as: INDEXING INSTRUCTION: SE1/4 of the SE1/4 of Section 13, Twp. 24 North, Range 7 East, First Judicial District of Yalobusha County, Mississippi.

4.50 acres, more or less, lying and being in the Southeast Quarter of the Southeast Quarter of Section 13, Township 24 North, Range 7 East, described as follows, to-wit:

Commencing at USA Monument Number 184 at the Southeast corner of said Section 13; run thence South 89 degrees 33 minutes 38 seconds West a distance of 702.55 feet to the point of beginning.

From said point of beginning, run thence South 89 degrees 39 minutes 16 seconds West a distance of 355.12 feet to the point on the public road (referenced by an iron pin 8.44 feet North); thence North 00 degrees 56 minutes 56 seconds West a distance of 626.10 feet to an iron pipe on the South R.O.W. of the Old M and SD Railroad; thence North 65 degrees 50 minutes 00 seconds East along said R.O.W. a distance of 305.78 feet to an iron pipe; thence South a distance of 551.57 feet to an iron pipe; thence South 24 degrees 18 minutes 28 seconds East a distance of 209.90 feet to the point of beginning.

SUBJECT TO: Road Right-of-Ways and Easements for public utilities now in existence, and mineral reservations and conveyances if any, of record.

TOGETHER WITH ALL BUILDINGS, HEREDITAMENTS AND APPURTENANCES THEREUNTO BELONGING.

I will convey only such title as is vested in me as Trustee. WITNESS MY SIGNATURE, on this the 1st day of April, 2026.

/s/ Malcolm D. McAuley, III
MALCOLM D. McAULEY, III
Trustee
MS State Bar No. 8596

Publish: April 16, 23, 30, and May 7, 2026



IN THE CHANCERY COURT OF YALOBUSHA COUNTY, MISSISSIPPI FIRST JUDICIAL DISTRICT

IN THE MATTER OF THE ESTATE OF KENNETH CARVAN, DECEASED
NO: 26-CV-19PL
SUZANNE THOMAS, PETITIONER

SUMMONS BY PUBLICATION

STATE OF MISSISSIPPI COUNTY OF YALOBUSHA TO: THE HEIRS AT LAW OF KENNETH CARVAN, DECEASED

You have been made a Respondent in the Petition To Determine Heirs filed in this Court by Suzanne Thomas, on behalf of the Heirs of Kenneth Carvan, seeking an Order adjudicating Suzanne Thomas and Brandon Carvan as the sole heirs at law of Kenneth Carvan.

Other Respondents in this action are: NONE.

You are summoned to appear and defend against the Petition filed against you in this action at 9:00 a.m. on Wednesday the 6th day of May, 2026, in the courtroom of the PanolabCounty Chancery Court, at the Panola County Courthouse located at 151 Public Square, Batesville, MS, and in the case of your failure to appear and defend, a judgment will be entered against you for the relief demanded in the Petition To Determine Heirs of Kenneth Carvan. Youbare not required to file an answer or other pleadings but you may do so if you desire. If youvdesire to file an answer, you must mail the original of same to the Chancery Clerk of Yalobusha County, Mississippi, and a copy thereof to Thomas Womble Jr. at the address listed below before the above listed hearing date.

ISSUED under my hand and the seal of said Court this 23rd day of March, 2026.

Donald Gray
14400 Main Street
Yalobusha County Chancery Clerk
Coffeeville, MS 38922

BY: /s/ Annie Harris, D. C.

Of Counsel:
Thomas Womble Jr., MSB#106428
BAILEY, WOMBLE & YELTON
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