

**2051 Cedar Grove Rd**  
Lebanon, TN 37087

**SOLD!**

Auction  
06/15/2024 10:00AM



Contact **Agee & Johnson** Today!

Listed By (Agent):

**Harry Bennett**

Phone (Office): 615-444-0909

Phone (Cell): 615-804-5527

Email: [bennett@realtracs.com](mailto:bennett@realtracs.com)



# **ABSOLUTE AUCTION**

**SATURDAY JUNE 15, 2024**

**Located 2501 Cedar Grove Rd • Lebanon, TN 37087**

**DIRECTIONS:**

**From Historic Lebanon Square travel north on N. Cumberland St./US-231, 4 miles, turn left on Cedar Grove Road. Watch for signs!!!**

## **BRICK RANCH HOME • 4 ACRES BRICK SHOP BUILDING • CARPORT**



### **3 Bedroom Brick Ranch Home**

Sitting on 4 Acres surrounded by Mature Trees in a Quiet Neighborhood

Kitchen features Built-In Cabinets, Dishwasher and Microwave

Plenty of space with the Large Living Room, Large Formal Dining Room and Study

Central Heat & Air

additional Storage found in the Lower Level featuring a Power Lift Chair for easy access

Laundry Room with Utility Sink and Cabinets for storage, Plus Hot Blast Wood Heater

Additional Room has multiple uses: Shop, Game Room, Extra Storage, Overhead Door



**Call Harry Bennett at 615.444.0909 or 615.804.5527  
For Further Information**

**AUTO • FARM EQUIPMENT • GUNS • TOOLS  
PERSONAL PROPERTY • MUCH MORE**

SELLING FOR CASH or GOOD CHECK SALE DATE

**AUTO / FARM EQUIPMENT / TOOLS:**

2000 Toyota Corolla - 138,400 Miles • 2210 John Deere Diesel Tractor-583 Hours • John Deere 4' Bush Hog • John Deere 115 Riding Lawn Mower • Poulan Pole Saw • Kobalt Blower • Kobalt Electric Weed Eater • Homelite Chain Saw • Craftsman Planer Molder • Drill Press Central Machine • Delta Bench Grinder • Campbell Hausfeld 3.5 HP Air Compressor • Troy-bilt Pressure Washer • Stihl Weed Eater • Lincoln Welder • Chicago 14" Chop Saw • Kenmore Up-right Freezer • Craftsman 10" Table Saw • 5 HP 20 Ton Log Splitter • Craftsman 12" Band Saw • Craftsman 4" Jointer • Craftsman 32 Gal Wet-Dry Vac • 5 HP Tiller Front Tine • Yard Machine-Rear Tine Tiller • Schumacher Battery Charger • Traveller Battery Charger • Turning Plow Disk Grader Blade for Yard Tractor • Corn Sheller • Hay Fork • Post Hole Digger • Extension Ladder • Fiber Glass Step Ladder • Gas Cans • Post Driver • Misc. Hand Tools • Drop Cords • Wood Clamps • Tamp Bar • Wheel Barrow • Iron Wheels • Meat Grinder • 2 Small Vises • Compost Bin

**FURNITURE:**

2 Corner Cupboards • Oak Table-8 Chairs • Oak Kitchen Cabinet w/Flour, Sugar Bin-Missing Meal Bin • Mahogany Buffet • Oak Sofa Table • Small Curio Cabinet • Oak Pie Safe • 4 Oak Bar Stools • Couch & Chair • Oak Dresser • Bed Side Table • Flat Top Trunk • Roll Top Desk • Glass Front Book Shelf • Kenmore Sewing Machine • Cedar Chest • Card Table • Oak Computer Stand • Magazine Rack • 2 Metal Filing Cabinets • Metal Glider & Swing • Patio Table & Chair • Wrought Iron Patio Table & Chairs • Metal Chairs • Lift Chair • Rumba Electric Chair • Suit Cases • Pictures & Frames • Console Stereo. • Cannon 24 Gun Safe

**COLLECTIBLES:**

#8 Crock • #3 Crock Jug • #6 Crock with Lid • Assorted Crocks • Quilts • John Wayne Cut Out • John Wayne Prints • 3 Vintage Bicycles • What Nots • Story Time Mickey Mouse • Wash Pot-Cracked

**KITCHEN, GLASSWARE & MISC:**

Cast Iron Skillets • Pitchers • Enamel Pans • Cookie Jars • Blue Mason Jars • Pots & Pans • Non Stick Skillets • Muffin Pan • Coffee Maker • Counter Top Ice Maker • Knives • Toaster • Corelleware 4 place setting • Coffee Cups • Kitchen Utensils • Glasses • Cat Tower • Shoe Last • Rotary Dial Phone

**GUNS:**

Smith & Wesson Mod 39-2 Cal 9 mm auto • Browning 25 Cal auto • Beretta Mod 950B-22 Cal short • Smith & Wesson Mod 17-4 22 LR • Smith & Wesson Mod 29-2 44 Mag with wood case • Remington Mod 700 Cal 25-06-W • Redfield Wide View Scope • Remington Mod 1100 16 GA Auto w/ vent rib • Remington Mod 510 22 Cal Bolt

Action • Remington Mod 552 Speedmaster 22 Cal Auto • Savage Mod 220B 410 Ga • Shinkosha Mod SB6 410 Ga • Stevens Mod 311 Ser-H 12 Ga Double Barrel • Winchester Mod 290 22 Cal Auto • Thompson Center Arm 50 Cal • Muzzleloader Hawkins • Powder Horn Muzzleloader Accs.

**MUCH MUCH MORE**

**Selling for Cash or Good Check Sale Date**



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FINANCING: Available through Wilson Bank & Trust - Daniel Sampson - 615-444-2265; or Southern Bank of Tennessee - Matt Pillow - 615-773-0184; or Liberty State Bank - David Penuel - 615-444-4166; or contact lender of your choice to prequalify prior to sale.

SALE TERMS: CASH AT CLOSING ON OR BEFORE 30 DAYS FROM AUCTION DATE

SALE DATE TERMS: Pay 20% non-refundable deposit and sign purchase contract. Balance due upon delivery of deed.

TITLE: Seller will furnish warranty deed; prorate 2024 property taxes; give possession with deed.

LEAD BASED PAINT/MOLD DISCLOSURE: Houses built prior to 1978 may contain lead based paint and/or mold. Prospective buyers may have house checked prior to sale date. Buyer to sign inspection waivers sale date.

BUYERS ARE ENCOURAGED TO MAKE ANY AND ALL INSPECTIONS AND DUE DILIGENCE PRIOR TO SALE DATE. SELLING "AS IS".

ALL ANNOUNCEMENTS MADE DAY OF SALE TAKE PRECEDENCE OVER PREVIOUS ADVERTISING, ALL INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED.

**Jay White, Principal Auctioneer - License #2309**



 Contact **Agee & Johnson** Today!

<b>Auction Date</b>	2024-06-15
<b>Buyer's Agent Comp.</b>	Call for Details
<b>Address Street</b>	2051 Cedar Grove Rd
<b>Address City</b>	Lebanon
<b>Address State</b>	TN
<b>Address Zipcode</b>	37087
<b>County</b>	Wilson

<b>Auction Highlights</b>	Absolute Auction Saturday June 15, 2024 @ 10am 2051 Cedar Grove Rd • Lebanon 3 Bedroom Brick Ranch • 4 Acres Auto • Farm Equipment • Tools • Guns • Personal Property
<b>Auction Time Start</b>	10:00AM
<b>Auction Type</b>	absolute
<b>Is Home</b>	yes

**ABSOLUTE AUCTION** Saturday June 15, 2024 10:00 AM  
2051 CEDAR GROVE ROAD, LEBANON, TN 37087

**BRICK RANCH HOME • 4 ACRES**  
**BRICK SHOP BUILDING • CARPORT**



3 Bedroom Brick Ranch Home sitting on 4 Acres surrounded by Mature Trees in a Quiet Neighborhood. Kitchen Features Built in Cabinets, Dishwasher and Microwave. Plenty of space with the Large Living Room, Large Formal Dining Room and Study. Central Heat & Air. Additional Storage Room by the Lower Level featuring a Large LP Cook for new arrivals. Laundry Room with Utility Sink and Cabinets for storage. Plus the Blue Wood Plaster AP-Filtered Awnings that include a Shop, Covered Porch, Extra Storage, Charcoal Grill.

**AUTO • FARM EQUIPMENT • GUNS • TOOLS**  
**PERSONAL PROPERTY • MUCH MORE**

**ABSOLUTE AUCTION** is pleased to announce the sale of a large quantity of quality items including but not limited to: Autos, Farm Equipment, Guns, Tools, Personal Property, and much more. The items are being sold as-is, where-is, and the buyer is responsible for all taxes, fees, and shipping. The items are being sold in a public auction and the highest bidder will win. The items are being sold in a public auction and the highest bidder will win. The items are being sold in a public auction and the highest bidder will win.

Call Harry Bennett at 615-666-1627 For Further Information  
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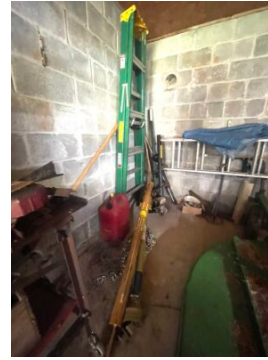
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**AGEE & JOHNSON** REALTY CORPORATION  
**615.444.0909**  
 www.AgeeAndJohnson.com



### Local & Nearby Area Resources / Businesses

- Restaurants: 20+
- Health / Medical: 20+
- Shopping: 20+

- Grocery: 20+
- Attractions / Things to Do: 20+

Local area results found within 20mi - powered by Yelp.com

#### Area Restaurants 20+

#	Name	Type	Distance	Phone	Rating
1	Down N The Bayou Food Truck	Cajun/Creole	1.39 mi	(225) 328-2234	1 Review(s) 5.0
2	Rice Box	Chinese	3.28 mi	(615) 449-9488	40 Review(s) 4.3
3	People's BBQ	Barbeque	3.32 mi	(615) 784-4175	4 Review(s) 3.0
4	Subway	Sandwiches	3.35 mi	(615) 453-3823	7 Review(s) 1.0
5	The Smoke House by Hoite's	Barbeque	3.51 mi	(615) 444-8300	1 Review(s) 3.0

6	RSVP at the Club	American	3.57 mi	(615) 470-7012	3 Review(s) 3.7
7	Xiao's Hibachi su Shi Buffet	Buffets	3.85 mi		3 Review(s) 3.7
8	Stroud's Barbeque	Barbeque	4.01 mi	(615) 444-6695	34 Review(s) 3.6
9	Sammy B's	New American	4.1 mi	(615) 547-4550	155 Review(s) 3.9
10	Frankie's Cafe	Cafes	4.12 mi	(615) 449-3140	17 Review(s) 3.8
11	Papa Johns Pizza	Pizza	4.12 mi	(615) 443-7272	13 Review(s) 2.5
12	Jersey Mike's Subs	Sandwiches	4.13 mi	(615) 444-9886	13 Review(s) 3.6
13	The Honey Baked Ham Company	Meat Shops	4.13 mi	(615) 443-4267	10 Review(s) 3.5
14	New China II Restaurant	Chinese	4.17 mi	(615) 449-4535	1 Review(s) 1.0
15	Mr Panchos Mexican Restaurant	Mexican	4.17 mi	(615) 443-3995	45 Review(s) 2.3
16	Krystal	Burgers	4.17 mi	(615) 444-7587	11 Review(s) 2.8
17	Arby's	Fast Food	4.18 mi	(615) 444-6044	12 Review(s) 2.6
18	Tropical Smoothie Cafe	Juice Bars & Smoothies	4.18 mi	(615) 784-4007	2 Review(s) 3.0
19	Wendy's	Burgers	4.18 mi	(615) 547-4391	18 Review(s) 2.7
20	1 China	Chinese	4.19 mi	(615) 965-2937	16 Review(s) 3.8

### Area Grocery 20+

#	Name	Type	Distance	Phone	Rating
1	Dollar General	Discount Store	1.39 mi	(615) 547-8051	2 Review(s) 5.0
2	H. G. Hill's Grocery Store	Grocery	1.39 mi		1 Review(s) 1.0
3	Al's Foodland	Grocery	3.37 mi	(615) 449-8293	9 Review(s) 2.7
4	DG Market + pOpshelf	Discount Store	4.09 mi	(615) 965-4320	1 Review(s) 1.0
5	Publix Super Markets	Grocery	4.17 mi	(615) 444-2581	23 Review(s) 3.3
6	Kroger	Grocery	4.25 mi	(615) 449-4631	18 Review(s) 2.7
7	Dollar General	Grocery	4.25 mi	(615) 784-5191	1 Review(s) 1.0
8	La Tienda Hispana	Grocery	4.76 mi	(615) 444-9859	9 Review(s) 4.3
9	Walmart Supercenter	Department Stores	5.6 mi	(615) 444-0471	39 Review(s) 1.8
10	ALDI	Grocery	5.75 mi	(855) 955-2534	5 Review(s) 4.6
11	Kroger	Grocery	5.77 mi	(615) 883-4259	1 Review(s) 1.0
12	Publix - Lebanon	Grocery	8.11 mi	(615) 443-4349	4 Review(s) 5.0
13	Stagecoach General Store	Grocery	8.47 mi	(615) 452-0808	1 Review(s) 1.0
14	DG Market	Discount Store	8.52 mi	(615) 502-5794	1 Review(s) 5.0
15	Publix	Grocery	10.1 mi		3 Review(s) 4.0
16	Food Lion	Grocery	11.04 mi	(615) 452-8593	5 Review(s) 3.6
17	H.G. Hill Market	Grocery	11.61 mi	(615) 452-0122	5 Review(s) 3.4
18	Kroger	Grocery	11.67 mi	(615) 451-2803	11 Review(s) 2.0
19	Piggly Wiggly	Grocery	11.68 mi	(615) 374-0600	1 Review(s) 3.0
20	Dollar General	Discount Store	11.91 mi	(615) 965-3350	2 Review(s) 3.5

### Area Health / Medical 20+

#	Name	Type	Distance	Phone	Rating
1	Shane Selby, LMT, CLT	Massage Therapy	1.39 mi	(931) 260-5991	2 Review(s) 5.0
2	Lindsay Backus, Speech-Language Pathologist	Speech Therapists	1.39 mi	(318) 243-4395	5 Review(s) 5.0
3	The Pavilion Senior Living at Lebanon	Rehabilitation Center	3.69 mi	(615) 444-5556	1 Review(s) 1.0
4	Vanderbilt Wilson County Hospital	Hospitals	3.8 mi	(615) 444-8262	23 Review(s) 2.1
5	Vanderbilt Otolaryngology	Ear Nose & Throat	3.82 mi	(615) 444-6667	1 Review(s) 5.0
6	Tate John MD	Ear Nose & Throat	3.82 mi	(615) 444-6667	3 Review(s) 2.3
7	Family Eye Med	Optometrists	3.85 mi	(615) 449-0541	11 Review(s) 3.1
8	STAR Physical Therapy	Physical Therapy	3.85 mi	(615) 443-4938	5 Review(s) 4.2
9	John M. Pino, OD,PhD	Optometrists	3.85 mi	(615) 449-0541	1 Review(s) 5.0
10	Clarinda Burton-Shannon, MD	Obstetricians & Gynecologists	3.89 mi	(615) 547-5400	1 Review(s) 1.0
11	Tennessee Implant & Oral Surgery	Oral Surgeons	3.9 mi	(615) 453-7800	3 Review(s) 4.0
12	Womens Health Center	Obstetricians & Gynecologists	3.92 mi	(615) 449-6780	8 Review(s) 1.3
13	Baker T Scott MD	Doctors	3.92 mi	(615) 257-0900	1 Review(s) 5.0
14	Family Medical Associates	Pediatricians	3.95 mi	(615) 444-6203	1 Review(s) 1.0
15	Hearing Health Center	Hearing Aid Providers	3.95 mi	(615) 444-5425	2 Review(s) 5.0
16	Sport Ortho Urgent Care	Urgent Care	3.96 mi	(615) 553-5000	1 Review(s) 5.0
17	Neuhaus Foot & Ankle	Podiatrists	4.02 mi	(615) 805-6633	4 Review(s) 4.0
18	Witherow Orthodontics	Orthodontists	4.02 mi	(615) 754-2027	1 Review(s) 5.0
19	Results Physiotherapy Lebanon, Tennessee	Physical Therapy	4.02 mi	(615) 443-9036	2 Review(s) 5.0
20	Lifecare Family Services	Counseling & Mental Health	4.02 mi	(615) 453-1606	2 Review(s) 1.0

## Area Attractions / Things to Do 20+

#	Name	Type	Distance	Phone	Rating
1	Don Fox Park	Parks	3.8 mi	(615) 449-0303	12 Review(s) 3.3
2	Jimmy Floyd Family Center	Fitness & Instruction	3.81 mi	(615) 453-4545	8 Review(s) 3.5
3	Pro Bowling Center	Bowling	3.97 mi	(615) 449-3898	8 Review(s) 3.4
4	Guardian MMA Lebanon	Brazilian Jiu-jitsu	4.06 mi	(615) 506-0428	1 Review(s) 5.0
5	Premier Martial Arts	Martial Arts	4.1 mi	(615) 443-4783	1 Review(s) 5.0
6	Young's Performance Skis & Cycles	Jet Skis	4.11 mi	(615) 449-2373	1 Review(s) 1.0
7	Julia's Body Shop	Trainers	4.15 mi	(615) 828-5385	2 Review(s) 5.0
8	Planet Fitness	Gyms	4.17 mi	(615) 994-6905	3 Review(s) 4.7
9	Pro Pools	Swimming Pools	4.21 mi	(888) 352-7582	27 Review(s) 1.4
10	World Classic Martial Arts	Martial Arts	4.23 mi	(615) 547-9606	1 Review(s) 5.0
11	David Deaton Karate Studios	Martial Arts	4.26 mi	(615) 547-1754	5 Review(s) 5.0
12	US Ju Jitsu & Karate Center	Karate	4.28 mi	(615) 974-0246	1 Review(s) 5.0
13	Sports Village Fitness	Trainers	4.28 mi	(615) 449-0031	13 Review(s) 4.4
14	Flex Fitness	Gyms	4.32 mi	(615) 450-6151	1 Review(s) 5.0
15	Wilkies Outfitters	Rafting/Kayaking	4.47 mi	(615) 784-4179	1 Review(s) 5.0
16	Profectus Jiu-jitsu Lebanon	Brazilian Jiu-jitsu	4.64 mi	(804) 305-2321	1 Review(s) 5.0
17	Veneshia Yoga	Yoga	4.65 mi	(615) 808-1600	2 Review(s) 5.0
18	The Dancing Lights Of Christmas	Kids Activities	5.38 mi		25 Review(s) 3.2
19	Wilson United Soccer Club	Amateur Sports Teams	5.52 mi		1 Review(s) 5.0
20	Anytime Fitness	Gyms	6.89 mi	(615) 547-4736	8 Review(s) 4.5

## Area Shopping 20+

#	Name	Type	Distance	Phone	Rating
1	Dollar General	Discount Store	1.39 mi	(615) 547-8051	2 Review(s) 5.0
2	Arnold's Safe & Lock	Keys & Locksmiths	1.39 mi	(615) 286-5625	3 Review(s) 5.0
3	Cracker Barrel Corporate Office	Flowers & Gifts	3.33 mi	(615) 444-5533	55 Review(s) 1.6
4	ABC Reglazing	Building Supplies	3.38 mi	(615) 470-8300	2 Review(s) 1.0
5	Roy Vaden Pools Construction	Pool Cleaners	3.62 mi	(615) 604-5400	4 Review(s) 3.5
6	Family Eye Med	Optometrists	3.85 mi	(615) 449-0541	11 Review(s) 3.1
7	Smokers House And Vape Convinent store	Vape Shops	3.89 mi		1 Review(s) 5.0
8	The Western Look	Shoe Stores	3.89 mi	(615) 547-7159	5 Review(s) 5.0
9	Sea of Silver and Sass	Women's Clothing	3.94 mi	(615) 788-4503	2 Review(s) 4.5
10	Gibbs Pharmacy	Drugstores	3.96 mi	(615) 449-3355	12 Review(s) 3.0
11	Harbor Freight Tools	Hardware Stores	4.09 mi	(615) 453-5261	1 Review(s) 5.0
12	DG Market + pOpshelf	Discount Store	4.09 mi	(615) 965-4320	1 Review(s) 1.0
13	Wilson Farmers Co-Op	Farming Equipment	4.1 mi	(615) 444-5212	1 Review(s) 5.0
14	Tractor Supply	Hardware Stores	4.1 mi	(615) 449-4466	6 Review(s) 2.8
15	Ulta Beauty	Cosmetics & Beauty Supply	4.1 mi	(629) 600-4953	2 Review(s) 1.0
16	Aaron's	Electronics	4.11 mi	(615) 453-2286	2 Review(s) 1.0
17	Harbor Freight	Hardware Stores	4.11 mi	(615) 527-4242	1 Review(s) 5.0
18	Marti & Liz's Discount Shoes	Shoe Stores	4.11 mi	(615) 449-2629	10 Review(s) 2.8
19	Bargain Hunt	Discount Store	4.14 mi	(615) 547-1654	10 Review(s) 3.1
20	K2 Agriculture & Turf	Farming Equipment	4.16 mi	(615) 547-6551	6 Review(s) 2.2