

# ABSOLUTE AUCTION

**SATURDAY, FEBRUARY 22, 2020 @ 10:00 A.M.**  
**LOCATED 222 CUMBERLAND DR., LEBANON, TN 37087**

**DIRECTIONS:** From Lebanon Public Square, go West Main St. to the 2nd traffic light, turn left on South Greenwood St., go 3 blocks, turn left on Cumberland Dr., go to 214. **WATCH FOR SIGNS!**

## **BRICK HOUSE W/ DETACHED GARAGE/APARTMENT NEAR CUMBERLAND UNIVERSITY**



**MAIN HOUSE** is 2 story – 1st floor consists of living room w/ fireplace, dining room, breakfast room, kitchen, utility room/back porch, 2 bedrooms and 1 bath. 2nd floor consists of 3 bedrooms and 1 bath.

**GARAGE / APARTMENT:** Large garage with 1 car bay and 2 large storage areas. Upstairs apartment consists of living room, kitchen, bedroom and bath.

Property also has an additional storage building. Selling "as is" condition.

**“REHAB SPECIAL”                      NEEDS EXTENSIVE REPAIR**  
**DO THE WORK – REAP THE REWARD!!**

**CALL CLAY SANDERS @ 615-504-3568 FOR FURTHER INFORMATION.**

**PROPERTY SELLING SUBJECT TO COURT ORDER • CIRCUIT COURT OF WILSON COUNTY, TN  
BOWERS VS. BOWERS • CIRCUIT COURT DOCKET NO. CV-197  
DEBBIE MOSS, CIRCUIT COURT CLERK**

**FINANCING** available thru Wilson Bank & Trust, Daniel Sampson, 615-444-2265; or Southern Bank of TN, David Penuel, 615-444-3700. Contact the lender of your choice to prequalify prior to sale date.

**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 2020 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.**

**AJ** **AGEE &  
JOHNSON**  
REALTY AND AUCTION, INC.  
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**728 WEST MAIN STREET, LEBANON, TENNESSEE**

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