

ABSOLUTE AUCTION

**Saturday
December 11, 2021
10:00 AM**

731 LOVERS LANE, LEBANON, TN 37087

Directions: From Historic Lebanon Square, travel north on US-231N, .3 mile turn right on East High Street, .2 mile turn left on TN-141, 1.8 miles turn right on Lovers Lane. Watch for signs!!!

BRICK RANCH HOUSE HANDYMAN SPECIAL



Handyman Special. Brick Ranch House with 3 bedrooms, 1 1/2 baths, kitchen with built-in cabinets sitting on a Large Corner Lot, 1.38 acres with Mature Trees, located on the North Side of Lebanon.

**HOME BUYERS • INVESTORS • SPECULATORS • FLIPPERS
"OPPORTUNITY IS KNOCKING"**

CHANCERY COURT AUCTION

*Being sold under order of Chancery Court of Wilson County, Tennessee, Case No. 2021-CV-102,
Millie Sloan, Clerk & Master/Special Commissioner & Receiver. Absolute Auction*

Call Jay White at 615-308-4421 or 615-444-0909 For Further Information

FINANCING: Available through Wilson Bank & Trust - Daniel Sampson - 615-444-2265; or Southern Bank of Tennessee - Chris Crowell - 615-444-3700; or Liberty State Bank - David Penuel - 615-444-4166; or contact lender of your choice to prequalify prior to sale.

COVID 19: We encourage persons attending this auction to follow all CDC guidelines while on the premises. You agree to hold Agee & Johnson Realty & Auction, Inc. harmless in the event you should contract Covid 19 or any other communicable disease.

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

SALE DATE TERMS: Pay 10% non-refundable deposit and sign purchase contract. Balance due upon delivery of deed.

TITLE: Court Deed will be furnished upon confirmation of sale by the Chancery Court; 2021 property taxes will be prorated to date of deed; possession given 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



615.444.0909

www.AgeeAndJohnson.com