

ABSOLUTE AUCTION

Thursday
May 4, 2023
6:00 PM

528 CROWELL LANE, LEBANON, TN 37087

Directions: From Historic Lebanon Square head south on South Cumberland Street, .5 miles, turn right onto Leeville Pike, 2.8 miles, turn right onto Crowell Lane. Watch for signs!!!

**CUSTOM BUILT ESTATE HOME ON 5 ACRES
5 BEDROOMS • 3.5 BATHS • BARN**



LOCATION! LOCATION! LOCATION!
Highly Desirable Midtown Location

Custom Built Estate Home features 5 Bedrooms, 3.5 Bath. Home sits on 5 Fenced Level Acres. Custom Features include Wet Bar, Fireplace with external ash clean out, Gas Tap on property, water heater in Garage & crawl space, HVAC upstairs and downstairs, Large Bonus Room, Plus More. Sit on the Rocking Chair Front Porch, enjoy the serene environment, Circular Drive, 33' x 24' Barn, Lean-to with upper level and electricity.

ENDLESS OPPORTUNITIES! RARE 5+ ACRE TRACT
Convenient to I-40 • Shopping

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 - Drew Dixon - 615-444-3700; 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 2023 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

AGEE & JOHNSON
REALTY AND AUCTION, INC.
YOUR COMMUNITY'S TRUSTED
REALTY AND AUCTION COMPANY

615.444.0909

www.AgeeAndJohnson.com