

# ABSOLUTE AUCTION

**Saturday  
December 4, 2021  
10:00 AM**

**677 PUCKETT ROAD, WATERTOWN, TN 37184**

Directions: From I-40 take Exit-239 towards Watertown, .5 mile right on Maddox-Simpson Parkway, .4 mile turn left onto TN-266S, 10.7 miles turn left on Puckett Road. Watch for signs!!!

**5 ACRE COUNTRY LIVING • 4 BEDROOM • 2 BATH  
HANDYMAN SPECIAL**



Quiet Country Living! Bring your toys and your livestock, these 5 acres are waiting for you. 4 bedroom home with 2 baths and hardwood floors. Kitchen with built-in cabinets, dishwasher and open concept eating area. Central heat & air, Master wood burning furnace outside. Storage building plus large barn/workshop.

**VEHICLES • FURNITURE • TOOLS • PERSONAL PROPERTY**

*Selling For Cash or Good Check Sale Date*

**VEHICLES:** 1995 Chevy 3500 Flat Bed-1 Ton Dually • 1994 Chevy 3500 Pickup Crew Cab • 2006 Buick Century-4 Door

**MOTORCYCLES, ETC NEED MAINTENANCE / NOT RUNNING:** Yamaha Road Star Motorcycle • Yamaha Star Road Star Classic Motorcycle • Honda 4 Wheeler (Rancher) • Coleman CC100X Mini Bike • Ozark 250 4 Wheeler • Baja DB 30 Doodle Bug Mini Bike • Honda Dirt Bike • 2 Wheeler

**GUN, TOOLS & EQUIPMENT:** Taurus PT 738 Pistol .380 • Aluminum Step Ladder • Cub Cadet XT1 22MP • Yamaha Star Road Star Classic • Craftsman 24 V-Twin 46" cut mower • Misc. Hand Tools Open End Box End • Wrenches-Sockets-Ratchets, Etc. • 15 Draw Metal Cabinet • Jack Stands • Stihl 202 Chainsaw • 3 Metal Shelves on Wheels • 6" Grinder on Stand • Black & Decker EL Blower • Aluminum Ladder • Floor Jack • Fan • 5 Gal Air Tank • Gold Gym Treadmill • Kettler Ergometer Cardio Cross Trainer • 4 Drawer File Cabinet • Tent • Air Tanks • Fishing Poles • Sears Air Compressor • Work Force 2500 PSI Pressure Washer • Air Stream 125 PSI Pressure Washer • Propane Fish Fryer • JD 2010 Tractor • Allis Chalmers WD 45 Tractor • Craftsman Rear Tine Tiller • 2 Bicycles • High Lift Jack • 3 Pt Carry All • 3 Pt Hay Spear • Air Tank • Hand Made 10' Trailer • 12 Plastic Pallets • Horse Hay Ring • 100 Gal Rubbermade Water Trough • 2 Saddles • Drop Cords • Wooden Gym Set • Aluminum Step Ladder

**FURNITURE:** Rocking Chair • Patio Table-4 Chairs (Metal) • 4' Bench • LG Flat Screen TV • Electric Heater • Vinyl Couch & Love Seat • Corner What Not • Boom Box Speaker • Wood/Metal End Tables • Seiko Clock • Small Wood Cabinet • Wood 2 Drawer File Cabinet • Dining Table & 4 Chairs • Glass Front Kitchen Cabinet • Metal Shelves • Microwave • Drum Set • Bakers Rack • Emerson Radio • J.D. Tractor Lamp • Saddle Rack

**APPLIANCES, KITCHENWARE & GLASSWARE:** GE Washer • Whirlpool Dryer • Small Frigidaire Chest Freezer • Microwave • Iron Skillets • Flat Irons • Western Figurines • Glass Box

**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 20% non-refundable deposit and sign purchase contract. Balance due upon delivery of deed.

**TITLE:** Seller will furnish warranty deed; prorate 2021 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**