

# Home Near TTU • Personal Property

## ONLINE ONLY ABSOLUTE AUCTION

### BIDDING ENDS: THURSDAY • NOV 5 • 10 AM

### 505 Shepherd Hills Rd. • Cookeville, TN 38501

OPEN HOUSE  
THURSDAY • OCT 22  
4 - 6 PM



## *The Estate of Ernest Lee Lehman*

This cozy 2 bedroom 1 bathroom home offers approximately 1075 sq. ft. of living space with tremendous investment and residential appeal given its close proximity to Tennessee

Tech and downtown Cookeville, TN. You will notice attention to detail in the home and the large backyard is perfect for both relaxing and entertaining. The property includes an attached garage, modernized kitchen and nice

living area. Also selling a quality inventory of personal property including artwork, decor, furniture,

household items and more!



**Nathan Groce • Agent/Auctioneer • 606-688-1925**  
**Lee J. Amonett • Broker/Auctioneer • 931-252-1907**

Terms: 10% Buyer's Premium. RE: 20% Deposit at conclusion of sale, with balance due in 30 days. Seller to pay 2026 Taxes. Possession with Deed. Home built prior to 1978, Buyer to sign a 10 day waiver of inspection for lead based paint. PP: Payment in full @ pickup, Saturday • November 7 • 8AM-12PM @ 505 Shepherd Hills Rd. Cookeville, TN. Property selling "As Is, Where Is" both surface and subsurface with no warranties. Bidders should complete their own due diligence prior to the sale. Announcements & Updates Take Precedence Over All Other Advertising

 **AMONETT'S EAGLE AUCTION & REALTY...**

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