

CABIN + GARAGE + 5+/- AC. + PERS. PROP.

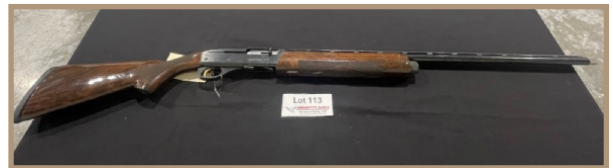
- ONLINE ONLY ABSOLUTE AUCTION -

BIDDING ENDS THURS. • DEC. 11 • 10 AM



Situated on 5.32+/- mostly wooded acres, this property offers privacy, charm, and country appeal. The cabin features 3 BR, 2 BA, and approx. 2,000 sq.ft. of comfortable living space. Inside, you'll find wood finishing throughout the kitchen and dining area, including the walls, ceiling, and cabinetry, creating a warm and inviting atmosphere. Enjoy the outdoors from the spacious covered back deck or the sunroom overlooking the property. The finished basement provides additional living space and highlights a beautiful stone wall fireplace—perfect for cozy evenings. A storage shed on the property adds convenient extra space for tools or equipment.

In addition to the real estate, we will be selling a variety of personal property, including guns, furniture, washer & dryer, glassware, and much more!



**For More Images, Survey
Plat, & Bidding Visit
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Lee J. Amonett • Broker/Auctioneer • (931) 252-1907



**AMONETT'S EAGLE
AUCTION & REALTY, LLC**

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Terms: 10% Buyer's Premium. **RE:** 20% Deposit at conclusion of sale, with balance due in 30 days. Seller Pays 2025 Taxes. Possession with Deed. **PP:** Payment & Pickup - Saturday, December 13 from 9 AM - 12 NOON at 340 Joe Stone Rd., Celina, TN 38551. Payment in Full at the time of pick up. Cash or Check. No Shipping. **Guns:** Lots 106-121 are located at S&R Guns - 1656 Burgess Falls Rd, Cookeville, TN 38506 (931)537-6862. Buyers will pay a \$20/handling fee & \$10/background check. Payment in Full at time of Pickup. Cash or Check Only. Out of state buyers are required to transfer any firearms through an FFL in their state of residence and are responsible for any additional handling fees. All 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.