

2 Brick Homes • Support Bldgs. 34.78+/- Acres • Personal Property

ONLINE ONLY ABSOLUTE AUCTION

ENDS THURSDAY • SEPTEMBER 28 • 10 AM



**OPNSITE PREVIEW
THURSDAY • SEPTEMBER 14 • 4-6 PM**



**2159 Fairview Rd.
Byrdstown, TN**



**2155 Fairview Rd.
Byrdstown, TN**

A wonderful opportunity to purchase improved real estate near Dale Hollow Lake. This 34+ acres is improved with 2 brick homes, 2 metal buildings and 2 barns. It is located near Cove Creek Campground & Boat Ramp and only 2.5 miles off Hwy 111. There is a new survey and the property will be offered in 5 tracts.

Tract 1 - 15.04 Ac, Dakota's Ln - A balance of rolling pasture and woodland improved with a barn and pond.

Tract 2 - 8.27 Ac, 2155 Fairview Rd - A brick home and detached garage. The home offers 3 bedrooms, 1 bathroom and a full walkout basement.

Tract 3 - 8.35 Ac, 2159 Fairview Rd - A brick home, large shop building and barn. The home offers 3 bedrooms, 1 bathroom and a full walkout basement.

Tract 4 - 1.51 Ac, Fairview Rd - Unimproved, residential lot with restrictions and septic approved for a 2 bedroom home.

Tract 5 - 1.51 Ac, Fairview Rd - Unimproved, residential lot with restrictions and septic approved for a 3 bedroom home.

Lee J. Amonett • Broker/Auctioneer • (931) 252-1907



**AMONETT'S EAGLE
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Terms: RE: 10% Buyer's Premium. 15% Deposit at conclusion of sale, with balance due in 30 days. Seller Pays 2023 Taxes. Possession with Deed. PP: Payment and Pickup shall be Saturday, Sept. 30 from 9 AM - 4 PM at 2155 Fairview Rd, Byrdstown, TN. Cash or Check Only. No Shipping. 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 Day of Sale Take Precedence Over All Other Advertising.



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