



# ONLINE ONLY ABSOLUTE AUCTION

## 162+/- Acres w/ Good Timber

BIDDING ENDS THURSDAY • MAY 16 • 12 NOON



162 acres that is primarily wooded offering numerous recreational and investment opportunities. This property is located just East of Livingston, TN on Jamestown Hwy (Hwy 52) and a short drive to Dale Hollow Lake. It consists of 162 surveyed acres full of mixed hardwood timber, seasonal & upland game, trails and a large pond. A recent Timber Cruise estimated over 814,000 board feet of standing timber on 135 wooded acres of this property. The land & timber will be offered together and sold in 1 tract. There is a neglected SW Mobile Home on the property located at 1418 Jamestown Hwy. For more info, survey plat, timber cruise or to bid, visit [eagleauctions.com](http://eagleauctions.com)



1418 Jamestown Hwy.  
Livingston, TN 38570



# eagleauctions.com

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

Terms: 10% Buyer's Premium. 20% Deposit at conclusion of sale, with balance due in 30 days. Current Years Taxes Pro-Rated. Possession with Deed. 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.

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