

# CRYE-LEIKE® AUCTIONS



**180 Sam Johnson Rd.**

**Georgetown, TN 37336**

**4 BR/2.5 BA 3364 sq. ft.**

## **Riverfront home & Personal Property**

<b>Date:</b>	<b>June 21, 2008 – beginning at 1:30 p.m.</b>
<b>Inspection Time:</b>	June 8, 15 and 20 – 2-4 p.m.. and day of sale from 10:00 am  June 8 join us for lunch on the river while you preview the home! 2-4 p.m.
<b>Location &amp; Directions:</b>	180 Sam Johnson Rd., Georgetown TN 37336  From Cleveland: travel west on Georgetown Rd./Hwy. 60; turn right onto Eureka Rd., left onto Lower River Rd./Hwy 306, right onto Anderson Cabin Rd., left onto Sam Johnson Rd., home on right.  From Chattanooga: Travel north on Hwy 58, turn right onto Hwy 306/Lower River Rd., left onto Anderson Cabin Rd., left onto Sam Johnson Rd., home on the right  Watch for signs!
<b>Description:</b>	Enjoy the peace and quiet that you can only get through life on the river on this quiet, wooded acreage in a beautiful 3,364 sq. ft. home with all the amenities.  Featuring: 4 bedrooms, 2.5 baths, hardwood flooring, basement with kitchen, lovely rock fireplace, private boat launch with covered boat slip, 12 x 25 ft. dock, two hydra docks for your personal water craft, plenty of storage, balcony area and so much more!  <b>Personal property also selling:</b> <ul style="list-style-type: none"><li>• 1990 Mazda Miata with Z3 kit</li><li>• 2001 Mazda B2500 Truck</li><li>• 1984 24-foot Harris Pontoon Boat with trailer</li><li>• (2) 2000 GTX Sea Doo Jet Skis with double trailer</li></ul>

*All announcements made on auction day take precedence over printed material. Information deemed reliable, but not guaranteed.  
Crye-Leike Firm License Numbers: TN License #2774 - MS License #809F; #1473, #3758, #4923; #ACNR002328*

- Antique Victorian Sofa
- (2) Marble top tables
- Marble top coffee table
- (2) Lady's Chairs

**ALSO VIEW THIS AUCTION AT [WWW.AUCTIONZIP.COM](http://WWW.AUCTIONZIP.COM) – SEARCH FOR AUCTIONEER ID #11670 – JOHN SANDERS**

**Terms:**

- **REAL ESTATE – 20% down payment non-refundable day of sale. Earnest money may be cashier's, business or personal check with a bank letter guaranteeing funds, payable to Crye-Leike, Realtors. Balance due at closing within 30 days.**
- **PERSONAL PROPERTY – Cash or good check day of sale. No credit or debit cards will be accepted. Must be paid in full day of sale.**
- **BUYERS PREMIUM – A buyers premium of 10% will be added to the successful bidder's high bid to determine the total contract price. Buyers premium applies to all real & personal property.**
- **CLOSINGS – The successful bidder will sign a real estate sales contract and any other forms as required by state law at the auction. Closings shall be within 30 days of the auction. All closings shall take place as set forth in the sales contract.**
- **TITLE X – Under Title X the purchaser of a single family residence built before 1978 has a maximum of 10 days to inspect the property for the presence of lead base paint. The period of inspection is 10 days prior to the auction. All bidders must sign a waiver of the 10-day post-inspection period.**
- **DISCLAIMER – All property sells as is, where is, with no warranties either written or implied. Any announcement from auctioneer on day of sale will take precedence over any other statements, either written or oral.**
- **All information included herein was derived from sources believed to be correct, but is not guaranteed.**

**For More Info Contact:**

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