

238-5440 ANOTHER JOHN SANDERS & JIM SMITH AUCTION

SATURDAY, APRIL 25

10:30 AM - WATERFRONT HOME

ALSO WATERFRONT LOT & PERSONAL PROPERTY SELLS AT PUBLIC AUCTION

**323 KIRKHAM DRIVE - ROCKWOOD, TN
IN ROANE COUNTY**



PERSONAL PROPERTY SELLING AT PUBLIC AUCTION

We'll also be selling a gorgeous restored 1966 Corvette Convertible after the sale of the real estate. Just imagine touring the countryside in this beauty with its 427 cubic inch / 425 horse power engine and factory side exhaust.



CRYE-LEIKE
THE NAME THAT SELLS!!!
AUCTIONS

YOUR PROFESSIONAL AUCTION TEAM



JOHN SANDERS
314.6001
TAL #4526 / AAL #1964
GAL #AUNR002746



JIM SMITH
255.1932
TAL #1333 / GAL #AUNR003083

5913 MAIN STREET
OOLTEWAH, TN 37363
423.238.5440

**Don't Miss Our
OPEN HOUSE**
Sunday, April 19 from
2 to 4, or call John or
Jim for Private
Showing!



YOUR PROFESSIONAL AUCTION TEAM



**FARM, BUSINESS, ESTATE LIQUIDATION SPECIALISTS,
REAL ESTATE AND PERSONAL PROPERTY, MACHINERY
AND HEAVY EQUIPMENT**
423.238.5440
Email: john@johnsandersauction.com
CRYE-LEIKE AUCTIONS FIRM #1473 / TBL #4553 / SERVING TN, GA & AL

**ANOTHER
JOHN SANDERS &
JIM SMITH AUCTION**

PUBLIC AUCTION • SATURDAY, APRIL 25th
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PUBLIC AUCTION

Saturday, April 25th

**BEAUTIFUL 4 BEDROOM
WATERFRONT HOME**

**323 Kirkham Drive - Rockwood, TN
beginning at 10:30 am**

**ALSO SELLING WATERFRONT LOT
AND PERSONAL PROPERTY**

CRYE-LEIKE
THE NAME THAT SELLS!!!
AUCTIONS

5913 MAIN STREET
OOLTEWAH, TN 37363
423.238.5440

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For More Information & Photos Visit
www.johnsandersauction.com

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Call John or Jim for your personal, no obligation Auction Presentation. Let us explain how an Auction can solve your Real Estate, Personal Property and Estate Settlement needs!

REAL ESTATE—20% non-refundable earnest money due day of sale for each property. Earnest money may be cashier, business or personal check with a bank letter guaranteeing funds, payable to Crye-Leike Realtors. Balance due at closing within 30 days. 5% BUYER'S PREMIUM!

PERSONAL PROPERTY—Cash or good check sale day. No debit or credit cards.

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 end of the auction. All closings shall take place as set forth in the sales contract.

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.

TERMS AND CONDITIONS

For More Information & Photos Visit
www.johnsandersauction.com



PUBLIC AUCTION

Don't Miss Our OPEN HOUSE
Sunday, April 19 from 2 to 4, or call John or Jim for Private Showing!

SATURDAY, APRIL 25

323 KIRKHAM DRIVE – ROCKWOOD, TENNESSEE

Beginning at 10:30 am

Short 45 minute drive from Chattanooga!!



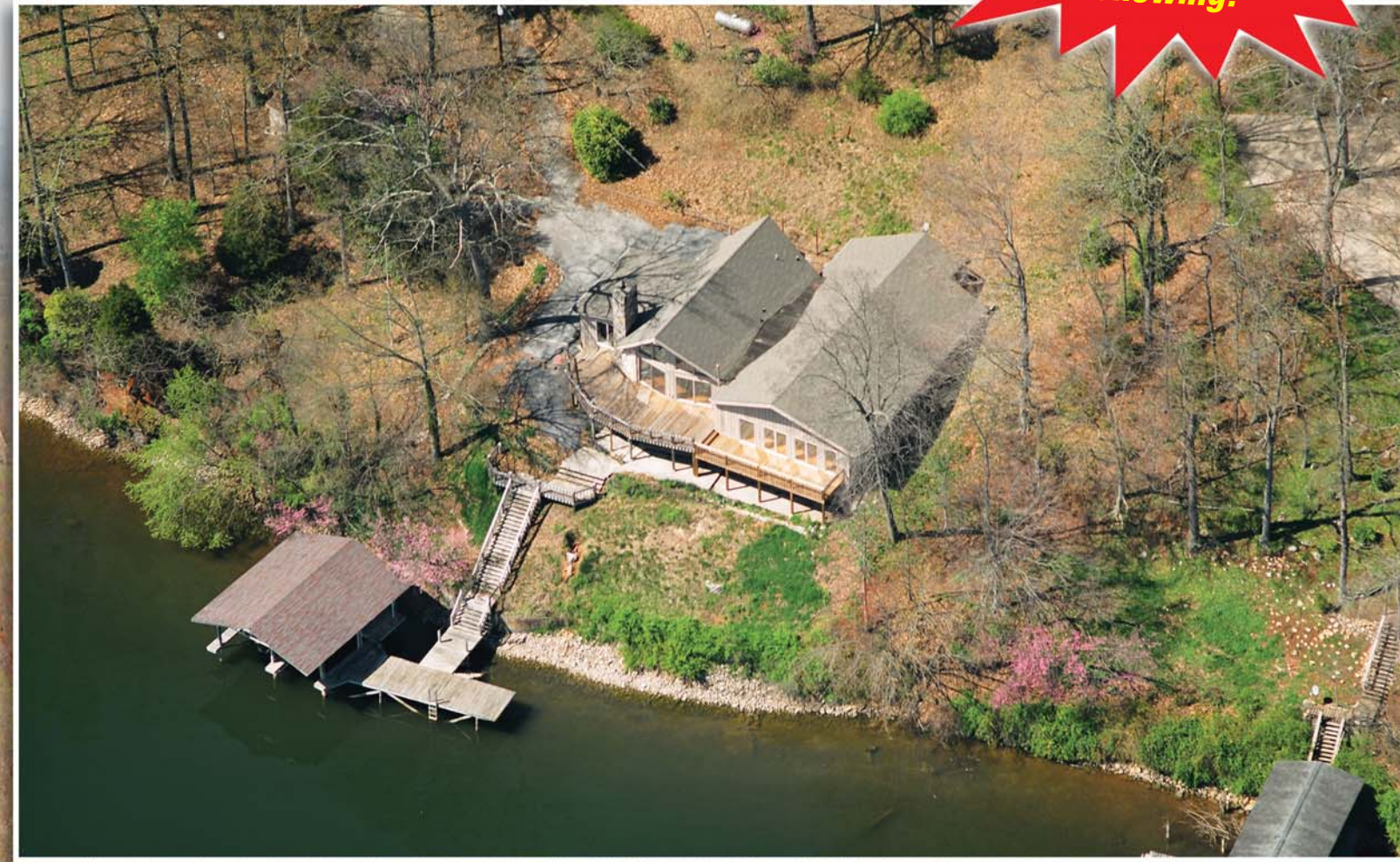
Nice Covered Double Boat Slip with Lifts, large enough to accommodate pontoon or mid-size cruiser.



DIRECTIONS FROM CHATTANOOGA: Take Highway 58 North, turn left on Hwy 60, turn right on Hwy/US-27 North/TN-29 North, turn right on Eagle Furnace Road, left to stay on Eagle Furnace Road, right on Winton Chapel Road, right on Peninsula Drive, and turn right on Kirkham Drive. Watch for Auction Signs!!

A Separate Waterfront Lot with 134± ft of Water Frontage Also Selling!

Selling in Tracts or As A Whole!!



If you're looking for the perfect vacation home we've found it for you...enjoy year-round water on the river in Roane County, Tennessee. This beautiful, well-maintained home offers panoramic water views & covered boat slips. A spacious deck covers the entire length of the home and offers 3,528± sq/ft of living space with a terrific floor plan. It has been freshly painted in neutral colors and has new hardwood & carpet throughout. There's easy access to the kitchen, dining room & pantry. The great room offers floor-to-ceiling windows, vaulted ceilings with exposed beams and a cozy fireplace. A spacious master suite is just one of the 4 bedrooms and you also have 4 full baths. Walk out to the dock to relax or go fishing any time you like. If this sounds like your dream home then don't let it get away! Come on out April 25th at 10:30 am & take ownership before Memorial Day Weekend!!

5% BUYER'S PREMIUM!!