

ESTATE AUCTION

SATURDAY • AUGUST 4 • 10:00 A. M.

HOUSE & 1.85 ACRES / PERSONAL PROPERTY

1521 Hillcrest Road, Waverly, Humphreys Co., TN

Directions:

From Waverly: From Hunt's Outdoors in Waverly, take Clydeton Road North approximately 6 miles. Turn right on Hillcrest Road. Go approximately 1000 feet and continue left on Hillcrest Road. Go approximately 1 mile to sale on the left. See auction signs and arrows.

From Erin: Take Hwy. 13 South toward Waverly approx. 14 miles. Turn right on TN Ridge Road. Go approx. 2 miles and go left on Greenbrier Rd. Go approx. 4 miles and turn left on Halls Creek Rd. Go 1 mile and turn left on Hillcrest Rd. Proceed 1/2 mile to sale on right.



Front View of House



1992 Dodge Dakota



284 International Tractor



5 Ft. Disc & 6 Ft. Grader Blade

Real Estate

The property consists of a framed house having 1104 sq. ft. of living area with 3 bedrooms and 1 bathroom. The house has recently been remodeled. It has wall air conditioning with natural gas and electric heat. There is an electric range and refrigerator that will remain with the house. The house has hardwood floors and carpeting and is in a good state of repair. The 1.85 acres is level with large shade trees and a good garden spot. It also has a well, septic, and a nice pond. Also being sold is a 1992 Dodge Dakota truck with a magnum 6 cylinder engine with automatic transmission, air and an in bed tool box. Other items being sold are a 284 International tractor with only 160 hours, 3 pth 5 ft. disc, 3 pth 5 ft. bushhog, 3 pth 6 ft. grader blade and a 1 bottom plow.

The above items are from the estate of the late Claude Elkins. Ronald W. Elkins, Successor Trustee. For further information or an appointment to inspect the house prior to sale, contact **Gene Trotter**, Auctioneer & Agent, at (931) 296-2766.

Terms: Real Estate: 10% deposit day of sale; balance on or before 30 days.

Personal Property: Cash or good check sale day.

See Website!

www.bcollier-realtyauction.com

BILL COLLIER REALTY & AUCTION COMPANY

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