

**1313 Old Highway 109 N**  
Gallatin, TN 37066

**SOLD!**

Auction  
06/18/2022 10:00AM



Listed By (Agent):

**Jay White**

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# ABSOLUTE AUCTION

## SATURDAY JUNE 18, 2022

Located 1313 Old Highway 109 N • Gallatin, TN 37066

### DIRECTIONS:

From I-40 take Exit-232 to State Route 109-N toward Gallatin, travel 13 miles, use left 2 lanes to turn left onto TN-109 N, travel 5.9 miles, turn right onto Old Highway 109-N, travel .5 mile. Watch for signs!!!

## BRICK RANCH HOME

### 5 ACRES • 2 STORY BARN

Established Neighborhood. Mature trees on a level 5 +/- Acre lot  
Convenient to Downtown Gallatin • *Shopping • Parks • Schools*  
*Country Living with Community Conveniences*

This Brick Ranch Home features 2 Bedrooms, 1 Bath, Eat-in Kitchen, and Large Utility Room

Fireplace in Den, Hardwood Floors in Living Room and Extra Storage

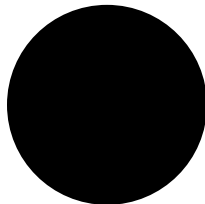
Handicap accessible front entrance

2 Story Barn and Additional Storage Buildings

Good Family Home or Investment Property

Call Jay White at 615.444.0909 or 615.308.4421

For Further Information



### EQUIPMENT:

Yard Machine 38" Cut • Front Tine Tiller • Wheel Barrel • Bicycle • Wooden Ladder • 2 Huffy Bicycles • 2 Wheel Dolly • Aluminum Step Ladder • Weed Eaters • Misc. Hand Tools • Kevinator Refrigerator • Lawn Chairs • Pet Carrier • Whirlpool Washer • Speed Queen Dryer • Gibson Upright Freezer • Flower Pots

### ANTIQUES & FURNITURE:

2 Antique Trunks • Antique Lamps • Cedar Chest • 3 Piece Bedroom Suite • Small Cedar Chest • 2 Piece Bedroom Suite • Square Trunk • Couch and Matching Chair • End Table • Sofa Table • Grandfather Clock • Upright Piano • Drop Leaf Dining Room Table • Curb Glass China Cabinet • Side Board China Cabinet • Oak Dining Room Table • 5 Whicker Chairs • 5 Ladder Back Chairs • Glass Front Book Case • Leather Couch • Recliner • Wood Glass Front Entertainment Stand • Visio TV • Marble Top Plant Stand • Library Table • Wood Glider with Cushion • TV Dinner • Quartz Mantle Clock • Dome Clock • Wall Clock • Wall Lamp • Gone With The Wind Lamp • Tradition Wall Clock • Antique Radio

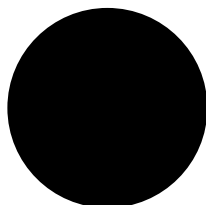
## **KITCHENWARE & MISC.:**

Misc Pot & Pans • Pitcher and Bowl with Basin • Corning Kitchenware • Misc. Diningware • Kitchen Aid Mixer • Microwave • Preserves Stand • Pink Glassware • 6 Unmarked Carnival Glasses with Pitcher • Clear Chinaware and Vases • Flatware and Kitchen Utensils • Iron Kettle • Smalls • Holiday Decorations • Wicker Baskets • Kerosine Lantern • Oil Lamps • Books • Record Albums • Mirror and Frames • Figurines • Linens • Embroidery Pieces • Towels • 2 Jewelry Boxes • Costume Jewelry • Hats and Hat Boxes • Shadow Box Picture Frame • Pictures and Frames • Antique Ansco Camera • 3 Quilts • Oil Vase • Glass Figurines • Angel Plant Holder

## ***MUCH MUCH MORE***

**Selling for Cash or Good Check Sale Date**

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**Call Jay White at 615-444-0909 or 615-308-4421  
For Further Information**

### **Estate of William and Juanita Watson**

**FINANCING: Available through Wilson Bank & Trust - Daniel Sampson - 615-444-2265; or Southern Bank of Tennessee - Chris Crowell - 615-444-3700;**

**or Liberty State Bank - David Penuel - 615-444-4166; or contact lender of your choice to prequalify prior to sale.**

SALE TERMS: CASH AT CLOSING ON OR BEFORE 30 DAYS FROM AUCTION DATE

SALE DATE TERMS: Pay 20% non-refundable deposit and sign purchase contract. Balance due upon delivery of deed.

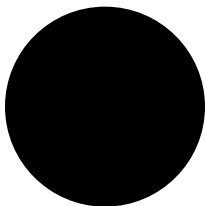
TITLE: Seller will furnish warranty deed; prorate 2022 property taxes; give possession with deed.

LEAD BASED PAINT/MOLD DISCLOSURE: Houses built prior to 1978 may contain lead based paint and/or mold. Prospective buyers may have house checked prior to sale date. Buyer to sign inspection waivers sale date.

BUYERS ARE ENCOURAGED TO MAKE ANY AND ALL INSPECTIONS AND DUE DILIGENCE PRIOR TO SALE DATE. SELLING "AS IS".

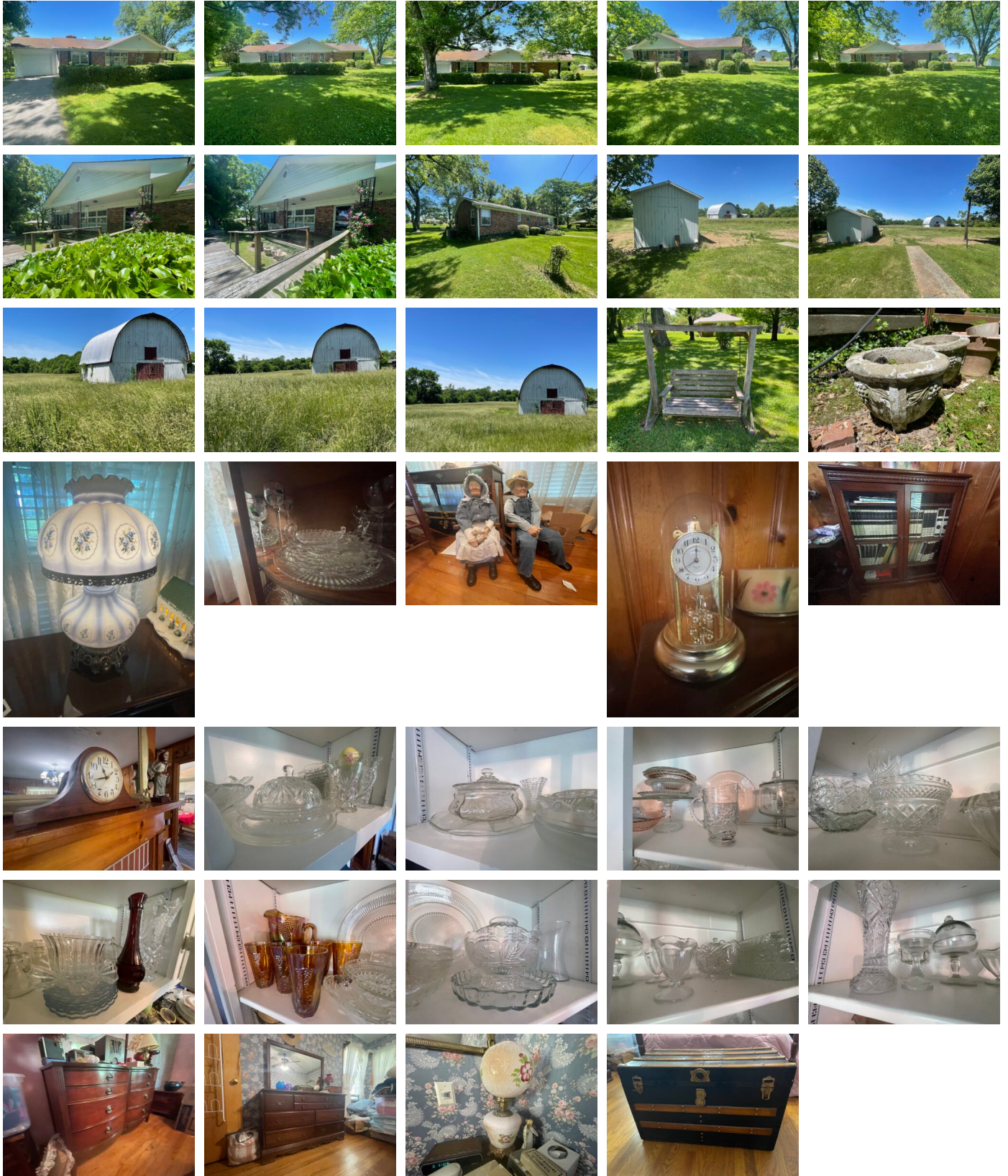
ALL ANNOUNCEMENTS MADE DAY OF SALE TAKE PRECEDENCE OVER PREVIOUS ADVERTISING, ALL INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED.

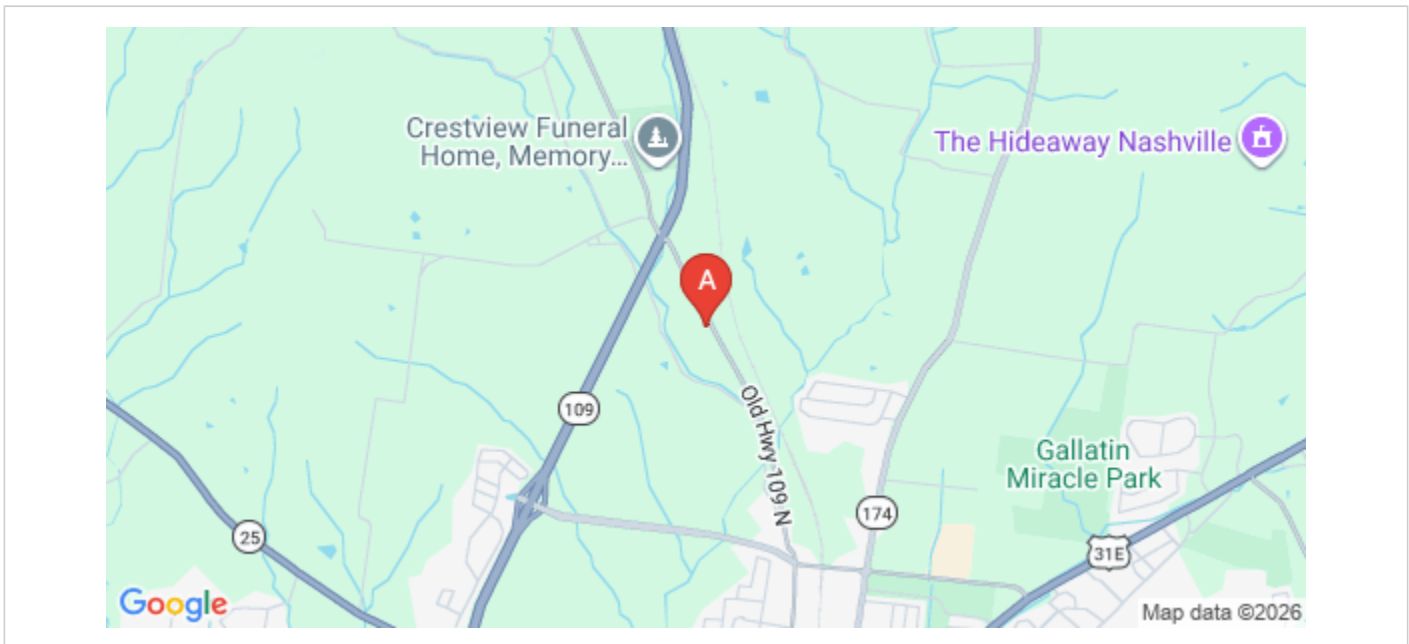
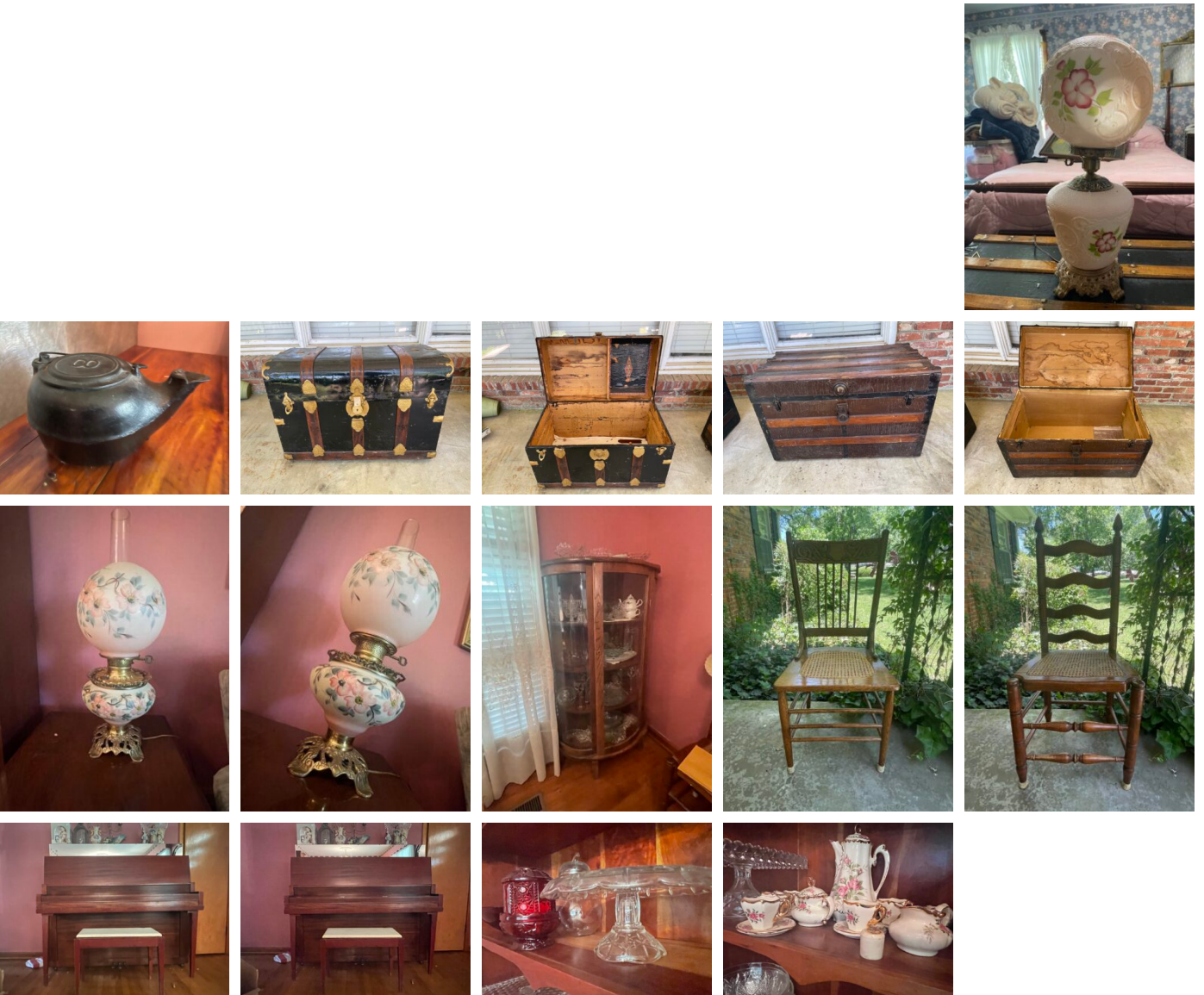
**Jay White, Principal Auctioneer - License #2309**



Contact **Agee & Johnson** Today!

<b>Auction Date</b>	2022-06-18
<b>Buyer's Agent Comp.</b>	Call for Details
<b>Address Street</b>	1313 Old Highway 109 N
<b>Address City</b>	Gallatin
<b>Address State</b>	TN
<b>Address Zipcode</b>	37066
<b>County</b>	Sumner
<b>Property Type</b>	Residential
<b>Property Status</b>	Listed / Active
<b>Auction Highlights</b>	Absolute Auction Brick Ranch House • Furniture • Glassware • Personal Property Saturday June 18 @ 10am 1313 Old Highway 109 N • Gallatin TN
<b>Auction Time Start</b>	10:00AM
<b>Auction Type</b>	absolute
<b>Is Home</b>	yes






## Local & Nearby Area Resources / Businesses

 **Restaurants:** 20+

 **Health / Medical:** 20+

 **Shopping:** 20+

 **Grocery:** 20+

 **Attractions / Things to Do:** 20+

Local area results found within 20mi - powered by Yelp.com

### Area Restaurants 20+

#	Name	Type	Distance	Phone	Rating
1	Ashley & Trixie's Family Restaurant	Breakfast & Brunch	1.36 mi	(615) 452-9406	11 Review(s) 3.5
2	Marys place's	Coffee & Tea	1.49 mi	(615) 230-3030	11 Review(s) 4.0
3	Top Hog	Barbeque	1.61 mi	(615) 478-9330	147 Review(s) 4.5
4	La Sierra	Mexican	1.71 mi	(615) 681-1850	1 Review(s) 1.0
5	Tacos Y Mariscos El Unico	Tacos	1.71 mi	(615) 675-5625	5 Review(s) 4.5
6	Wilson's Restaurant	Buffets	2.07 mi	(615) 451-3451	10 Review(s) 4.0
7	Rico's Taqueria	Tacos	2.18 mi		1 Review(s) 4.0
8	Our Spot	Lounges	2.19 mi	(615) 989-7140	2 Review(s) 3.0
9	North Water Cafe	Restaurants	2.24 mi	(615) 452-2915	1 Review(s) 4.0
10	Prince Street Pizza & Pub	Pizza	2.25 mi	(615) 675-4640	119 Review(s) 4.5
11	Starr Ranch	Southern	2.25 mi	(615) 451-6961	112 Review(s) 4.5
12	Papa Johns Pizza	Pizza	2.26 mi	(615) 230-7272	12 Review(s) 2.0
13	King's Place	Chicken Wings	2.26 mi	(615) 675-5122	5 Review(s) 5.0
14	Chubbs Sports Bar & BBQ	Sports Bars	2.31 mi	(615) 675-4848	57 Review(s) 3.5
15	BYH	American (New)	2.32 mi	(615) 479-2703	7 Review(s) 5.0
16	Swaney Swifts	American (Traditional)	2.34 mi	(615) 675-4366	204 Review(s) 4.0
17	Lime Deli	Delis	2.37 mi	(615) 442-8323	42 Review(s) 4.0
18	Filly's Game and Grill	American (Traditional)	2.38 mi	(615) 206-8448	43 Review(s) 4.0
19	Krystal	Burgers	2.38 mi	(615) 452-0723	18 Review(s) 2.0
20	El Rey Azteca	Mexican	2.39 mi	(615) 451-7977	28 Review(s) 4.0

### Area Grocery 20+

#	Name	Type	Distance	Phone	Rating
1	H.G. Hill Market	Grocery	2.23 mi	(615) 452-0122	2 Review(s) 3.0
2	Kroger	Grocery	3.02 mi	(615) 451-2803	8 Review(s) 2.5
3	ALDI	Grocery	3.12 mi	(855) 955-2534	3 Review(s) 4.5
4	Walmart Supercenter	Grocery	3.23 mi	(615) 452-8452	11 Review(s) 1.5
5	Publix	Grocery	4.02 mi		1 Review(s) 5.0
6	Graball Market	Grocery	4.24 mi	(615) 452-7355	1 Review(s) 5.0
7	Publix Super Markets	Grocery	4.73 mi	(615) 451-6285	11 Review(s) 4.5
8	Galloway Farms	Specialty Food	6.27 mi	(615) 230-3119	1 Review(s) 5.0
9	Kroger Marketplace	Grocery	6.55 mi	(615) 230-3900	41 Review(s) 3.0
10	DG Market	Discount Store	8.43 mi	(615) 502-5794	1 Review(s) 5.0
11	Stagecoach General Store	Grocery	8.6 mi	(615) 452-0808	1 Review(s) 1.0
12	Worsham's Store	Grocery	9.38 mi	(615) 824-8803	5 Review(s) 4.0
13	Dollar General	Grocery	9.88 mi	(615) 745-1326	1 Review(s) 5.0
14	Food Lion	Grocery	10 mi	(615) 452-8593	2 Review(s) 2.5
15	Walmart Supercenter	Department Stores	10.2 mi	(615) 264-0770	11 Review(s) 2.0
16	ALDI	Grocery	10.53 mi	(855) 955-2534	2 Review(s) 3.0
17	Kroger	Grocery	10.88 mi	(615) 822-0193	16 Review(s) 2.5
18	Kroger	Grocery	11.14 mi	(615) 822-6155	18 Review(s) 2.5
19	Publix Super Markets	Grocery	11.2 mi	(615) 264-1350	20 Review(s) 3.5
20	Food Lion	Grocery	11.21 mi	(615) 325-5697	1 Review(s) 3.0

### Area Health / Medical 20+

#	Name	Type	Distance	Phone	Rating
1	Portland Vision Clinic	Optometrists	1.98 mi	(615) 325-2020	2 Review(s) 3.0
2	Tennessee Orthopaedic Alliance - Gallatin	Sports Medicine	2.35 mi	(615) 567-5024	1 Review(s) 1.0
3	Gallatin Women's Center	Obstetricians & Gynecologists	2.44 mi	(615) 452-8705	2 Review(s) 3.0
4	Tigges Michael J DC	Chiropractors	2.5 mi	(615) 452-1575	2 Review(s) 1.0
5	Tigges Chiropractic	Chiropractors	2.51 mi	(615) 452-1575	2 Review(s) 5.0
6	Gautsch Thomas MD	Sports Medicine	2.52 mi	(615) 452-3320	2 Review(s) 5.0

7	Southern Sports Medicine Institute	Sports Medicine	2.52 mi	(615) 452-3320	1 Review(s) 1.0
8	Shangri-La Massage & Bodywork Studio	Massage	2.52 mi	(615) 451-2708	1 Review(s) 5.0
9	Schroeder Chiropractic	Chiropractors	2.54 mi	(615) 451-4306	2 Review(s) 5.0
10	Sumner Regional Medical Center	Medical Centers	2.59 mi	(615) 328-8888	11 Review(s) 2.5
11	Vanderbilt Orthopaedic	Orthopedists	2.59 mi	(615) 936-0149	1 Review(s) 2.0
12	Bennett Stephen MD	Internal Medicine	2.59 mi	(615) 230-8070	3 Review(s) 2.5
13	Sumner Women's Associates, Dr Terri J Holt, MD, FACOG - OB/Gyn	Obstetricians & Gynecologists	2.59 mi	(615) 328-3390	1 Review(s) 5.0
14	Mid State Ent	Doctors	2.59 mi	(615) 452-0048	2 Review(s) 2.5
15	Middle Tennessee Chiropractic	Chiropractors	2.62 mi	(615) 461-7359	3 Review(s) 5.0
16	Fields Family Dentistry	Cosmetic Dentists	2.62 mi	(615) 452-9696	1 Review(s) 5.0
17	The Waters of Gallatin	Skilled Nursing	2.65 mi	(615) 452-7132	3 Review(s) 1.5
18	CVS Pharmacy	Drugstores	2.65 mi	(615) 452-4750	4 Review(s) 2.0
19	Christopher G Frazier, DPM - Frazier Foot & Ankle	Podiatrists	2.68 mi	(615) 450-0906	1 Review(s) 5.0
20	Nashville Podiatry	Podiatrists	2.71 mi	(615) 452-8899	2 Review(s) 2.0

## Area Attractions / Things to Do 20+

#	Name	Type	Distance	Phone	Rating
1	Excel Aquatics	Swimming Pools	1.57 mi	(615) 826-3943	1 Review(s) 4.0
2	Jump For Joy Dance Studio	Performing Arts	2.31 mi	(615) 452-3177	1 Review(s) 5.0
3	Long Hollow Golf Course	Golf	2.47 mi	(615) 451-3120	6 Review(s) 3.0
4	Sumner Gun & Supply	Gun/Rifle Ranges	2.54 mi	(615) 206-8685	8 Review(s) 4.0
5	Blue Line Gun Store	Gun/Rifle Ranges	2.55 mi	(615) 230-6049	3 Review(s) 3.5
6	Organic Fitness Factory	Dance Studios	2.62 mi	(615) 519-4844	2 Review(s) 5.0
7	Workout Anytime Gallatin	Gyms	3.13 mi	(615) 442-6572	5 Review(s) 2.5
8	Checkmat BJJ Gallatin	Brazilian Jiu-jitsu	3.13 mi	(615) 527-7642	1 Review(s) 5.0
9	CenterStage Performing Arts Academy	Dance Studios	3.14 mi	(615) 230-9341	1 Review(s) 1.0
10	Ernie Reyes' World Martial Arts	Martial Arts	3.29 mi	(615) 230-9658	3 Review(s) 4.5
11	Anytime Fitness	Gyms	4.85 mi	(615) 461-7429	6 Review(s) 3.0
12	Nashville SUP & Yoga	Yoga	5.2 mi	(629) 777-8109	1 Review(s) 5.0
13	Fairvue Plantation	Venues & Event Spaces	5.56 mi	(615) 451-0909	2 Review(s) 4.0
14	Lock 4 Mountain Bike Park	Parks	6.23 mi		6 Review(s) 5.0
15	Bledsoe Creek State Park	Parks	6.37 mi	(615) 452-3706	18 Review(s) 4.0
16	Nashville Kayak Lessons	Rafting/Kayaking	7.15 mi	(615) 461-0711	3 Review(s) 5.0
17	Cumberland Riding Academy	Horseback Riding	7.28 mi	(615) 423-0038	2 Review(s) 1.0
18	Country Hills Golf Course	Golf	7.57 mi	(615) 824-1100	5 Review(s) 4.5
19	Avondale Recreation Center	Parks	8.17 mi		1 Review(s) 3.0
20	The Master's School of Gymnastics	Gymnastics	8.31 mi	(615) 822-8116	4 Review(s) 4.0

## Area Shopping 20+

#	Name	Type	Distance	Phone	Rating
1	Tennessee Hardware	Hardware Stores	2.03 mi	(615) 452-9309	6 Review(s) 4.0
2	Fast Partitions	Kitchen & Bath	2.08 mi	(877) 296-8862	2 Review(s) 1.0
3	Swim World Pools	Pool & Hot Tub Service	2.16 mi	(615) 452-7665	3 Review(s) 3.5
4	Binkley Nash Furniture & Design	Furniture Stores	2.17 mi	(615) 452-7096	5 Review(s) 4.0
5	Bee Inspired	Antiques	2.2 mi	(614) 452-3000	1 Review(s) 5.0
6	Long Hollow Suri Alpacas	Farms	2.23 mi	(615) 452-7852	1 Review(s) 5.0
7	Kwik Kash Pawn of Gallatin	Pawn Shops	2.24 mi	(615) 989-1254	2 Review(s) 3.5
8	Sumner Farmers Co-Op	Farming Equipment	2.24 mi	(615) 452-1755	1 Review(s) 5.0
9	Fridley's	Electronics	2.3 mi	(615) 230-9414	1 Review(s) 1.0
10	Gibson Furniture And Patio	Furniture Stores	2.31 mi	(615) 452-4420	2 Review(s) 4.5
11	Heartstrings At Beverly's	Florists	2.32 mi	(615) 451-2524	4 Review(s) 3.0
12	Worthington Galleries	Art Galleries	2.33 mi	(615) 527-7970	1 Review(s) 1.0
13	Towne Square Records And Comics	Comic Books	2.33 mi	(615) 670-9627	1 Review(s) 4.0
14	Iddy & Oscar's	Accessories	2.34 mi	(615) 917-5975	3 Review(s) 5.0
15	Coach House Antiques & Gifts	Antiques	2.37 mi	(615) 443-1905	1 Review(s) 3.0
16	Michaels Cover Up	Fabric Stores	2.37 mi	(615) 444-8329	1 Review(s) 1.0
17	Cannon Creative	Interior Design	2.38 mi	(615) 920-6375	1 Review(s) 1.0
18	Amerigas	Appliances & Repair	2.38 mi	(615) 452-3843	1 Review(s) 1.0
19	DT's Used Appliances	Appliances	2.38 mi	(615) 452-8444	3 Review(s) 1.0
20	Fast Cash 2	Pawn Shops	2.39 mi	(615) 452-2880	1 Review(s) 1.0