

**1550 Simmons Bluff Rd**  
Lebanon, TN 37090

**SOLD!**

Auction  
07/23/2022 10:00 am



Listed By (Agent):

**Jim Agee**

Phone (Office): 615-444-0909

Phone (Cell): 615-504-0963

Email: ageej@realtracs.com



# **ABSOLUTE AUCTION**

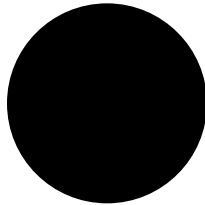
## **SATURDAY JULY 23, 2022**

**Located 1550 Simmons Bluff Rd • Lebanon, TN 37090**

### **DIRECTIONS:**

**From I-40 take Exit-239 towards Watertown, south on Sparta Pike, travel .5 mile, turn right onto Maddox-Simpson Parkway, .5 mile, turn left onto TN-266S/Cainsville Road, 11.2 miles, turn right onto Simmons Bluff Road, 1.5 miles, property will be on the right. Watch for signs!!!**

## **BRICK RANCH HOME 6 ACRES CORNER LOT**

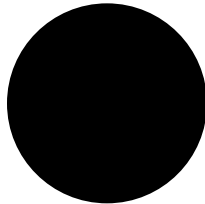


### **Ranch Brick House on 6 Acres**

This Home was built in 1976, has 3 Bedrooms, 2 Tiled Baths, Living Room / Dining Room Combination

Kitchen, Den with Fireplace, Attached Garage, Central Heat & Air

Outbuildings include Detached 2-Car Garage with Metal Carport, Barn and Tool Shed on 6 Level Fenced Acres  
Dotted with Trees



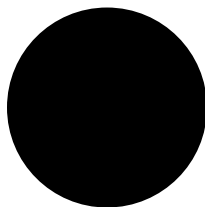
**Call Jim Agee at 615.444.0909 or 615.504.0963**

**For Further Information**

*Estate of James W. Green*

***Being sold under order of Probate Court of Wilson County, Tennessee, Case No. 2021-PR-555,***

***Millie Sloan, Clerk & Master/Special Commissioner & Receiver***



## **VEHICLE & EQUIPMENT:**

Allis Chalmers 160 Diesel Tractor • 6' Woods Bush Hog • 3-pt 1-Row Cultivator • Chevy S10 Truck-wrecked • 3-pt Cyclone Seeder • 3-Pt Boom Pole

## **TOOLS:**

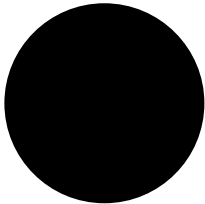
Metal Shelf • 220 Electric Heater • Craftsman Radial Arm Saw • Skilsaw • Rough Sawn Lumber • Metal Tool Box • 220 Stack Heater • Wizard 5 HP Garden Tiller • Box Fans • Shopmate Electric Grinder on Stand • Band Saw • Portable Air Tank • Pet Carrier • 10" Craftsman Table Saw • 2 Lawn Trailers • Wheelbarrow • Floor Jack • Hand Tools • Open End/Box End Wrenches • C-Clamps • Screws, Bolts, Etc. • Angle Grinder • Sawzall • All Impact Wrench • Sanborn Air Compressor • Yard & Garden Tools • Corn Scoop • Aluminum Extension Ladder • Stepladder • Gas Cans • Car Ramps

## **FURNITURE & HOUSEHOLD:**

Chest Freezer • Washer/Dryer • 2 - 2 Drawer File Cabinets • Magazine Table • Electric Organ & Bench • Book Shelf • Single Bed • Night Stand • TV Stand • Iron Skillets • Singer Sewing Machine • Ironing Board • Books • Misc. Dishes • Pots, Pans, Utensils

# ***MUCH MUCH MORE***

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



**Call Jim Agee at 615.444.0909 or 615.504.0963**

**For Further Information**

***Estate of James W. Green***

***Being sold under order of Probate Court of Wilson County, Tennessee, Case No. 2021-PR-555,***

***Millie Sloan, Clerk & Master/Special Commissioner & Receiver***

**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 10% deposit and sign purchase contract. Balance due upon delivery of deed.**

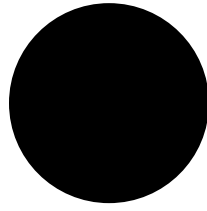
**TITLE: Court Deed will be furnished upon confirmation of sale by the Probate Court; 2022 property taxes will be prorated to date of deed; possession given with deed**

**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".**

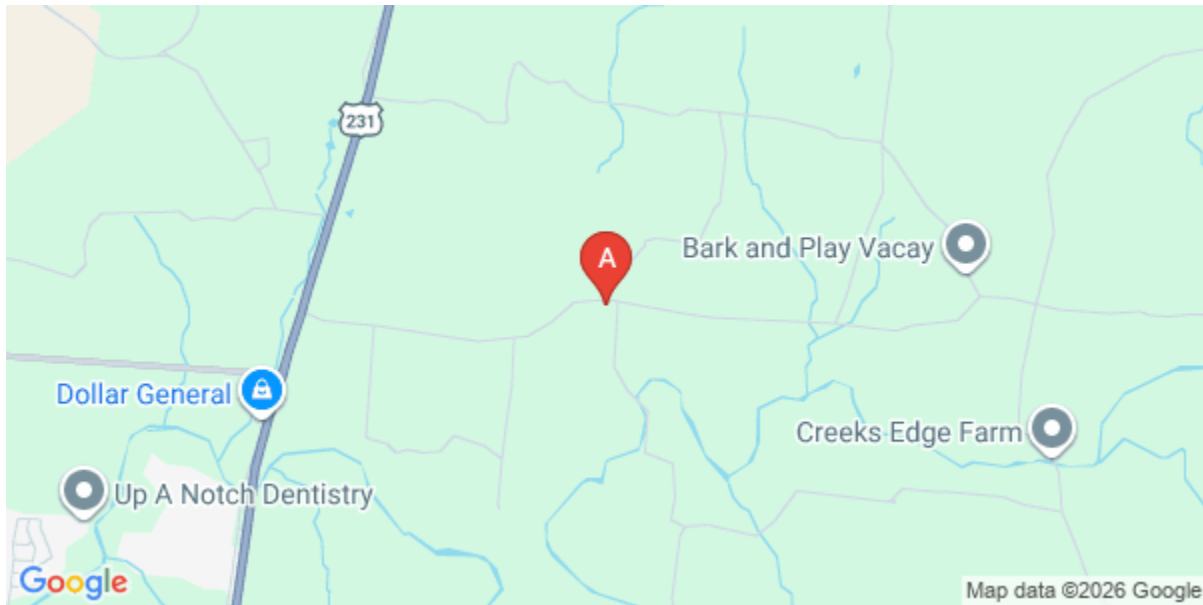
**ALL ANNOUNCEMENTS MADE DAY OF SALE TAKE PRECEDENCE OVER PREVIOUS ADVERTISING, ALL INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED.**

## Jay White, Principal Auctioneer - License #2309



Contact **Agee & Johnson** Today!

<b>Auction Date</b>	2022-07-23
<b>Buyer's Agent Comp.</b>	Call for Details
<b>Address Street</b>	1550 Simmons Bluff Rd
<b>Address City</b>	Lebanon
<b>Address State</b>	TN
<b>Address Zipcode</b>	37090
<b>County</b>	wilson
<b>Property Type</b>	Residential
<b>Property Status</b>	Listed / Active
<b>Auction Highlights</b>	Absolute Auction Saturday July 23, 2022 @ 10am 1550 Simmons Bluff Rd • Lebanon TN
<b>Auction Time Start</b>	10:00 am
<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	Hardee's	Burgers	6.01 mi	(615) 583-3461	1 Review(s) 1.0
2	Great Wall	Chinese	6.02 mi	(615) 890-9559	22 Review(s) 3.5
3	Spooky's Pizza and Grill	Pizza	6.04 mi	(615) 217-5000	61 Review(s) 4.0
4	Gladeville Market And Grill	Breakfast & Brunch	7.48 mi	(615) 470-5010	7 Review(s) 4.5
5	Ziggy's Pizzeria	Pizza	7.52 mi	(615) 449-8887	43 Review(s) 3.5
6	The GLADE DINER	American (Traditional)	7.53 mi	(615) 547-0414	34 Review(s) 4.5
7	Subway	Sandwiches	7.67 mi	(615) 449-1400	7 Review(s) 4.5
8	Helenbak Bar & Grill	Bars	8.01 mi	(615) 784-4065	3 Review(s) 4.0
9	Mar Y Tierra Taqueria	Tacos	8.01 mi	(615) 547-9421	1 Review(s) 5.0
10	Yummy Yum Thai Restaurant	Thai	8.52 mi	(615) 956-6112	45 Review(s) 4.0
11	Taco Bell	Mexican	8.61 mi	(615) 624-6058	10 Review(s) 2.5
12	McDonald's	Fast Food	8.64 mi	(629) 207-3118	25 Review(s) 2.0
13	Camino Real	Mexican	8.67 mi	(615) 907-8778	70 Review(s) 3.0
14	Jet's Pizza	Pizza	8.76 mi	(615) 896-5550	19 Review(s) 2.0

15	Subway	Sandwiches	8.77 mi	(615) 895-1606	7 Review(s) 1.5
16	Hoppys Harbor Grill	American (Traditional)	8.87 mi	(615) 459-6219	7 Review(s) 4.0
17	Sir Pizza - Murfreesboro	Pizza	9.07 mi	(615) 890-9798	33 Review(s) 2.0
18	Azteca Bakery	Bakeries	9.15 mi	(615) 220-0089	14 Review(s) 4.0
19	King Chef	Chinese	9.46 mi	(615) 223-0006	22 Review(s) 3.5
20	Fat Mo's	Burgers	9.46 mi	(615) 355-4300	33 Review(s) 3.0

### Area Grocery 20+

#	Name	Type	Distance	Phone	Rating
1	Dollar General	Discount Store	5.17 mi	(615) 965-3350	2 Review(s) 3.5
2	Gladeville Smoke Shop	Tobacco Shops	7.68 mi	(615) 443-2226	1 Review(s) 1.0
3	Dollar General	Grocery	7.68 mi	(615) 250-3534	2 Review(s) 2.5
4	96 Food Mart	Grocery	8.47 mi	(615) 893-7070	2 Review(s) 2.0
5	Publix	Grocery	8.48 mi	(615) 849-6254	13 Review(s) 4.0
6	ALDI	Grocery	8.88 mi	(855) 955-2534	2 Review(s) 4.5
7	Dollar General	Grocery	9.46 mi	(615) 821-0833	4 Review(s) 1.0
8	Food Lion	Grocery	9.54 mi	(615) 355-6901	1 Review(s) 5.0
9	Dollar General	Grocery	9.56 mi	(615) 624-9766	1 Review(s) 3.0
10	Walmart Supercenter	Grocery	9.79 mi	(615) 355-1029	15 Review(s) 2.0
11	Kroger	Drugstores	10.12 mi	(615) 867-2216	12 Review(s) 2.5
12	ALDI	Grocery	10.5 mi	(855) 955-2534	5 Review(s) 2.5
13	Sprouts Farmers Market	Grocery	10.58 mi	(615) 486-6081	36 Review(s) 4.0
14	Walmart Supercenter	Grocery	10.61 mi	(615) 995-7092	14 Review(s) 1.5
15	Walmart Supercenter	Grocery	10.61 mi	(615) 995-7092	3 Review(s) 1.0
16	Kroger	Grocery	10.71 mi	(615) 907-6223	17 Review(s) 2.5
17	Lascassas Market	Convenience Stores	10.82 mi	(615) 396-8521	2 Review(s) 2.5
18	Mercados Marias	Grocery	11.12 mi	(615) 217-9764	9 Review(s) 3.0
19	Dollar General	Grocery	11.16 mi	(615) 624-9079	1 Review(s) 1.0
20	Trading Post Market	Grocery	11.18 mi	(615) 355-1690	1 Review(s) 5.0

### Area Health / Medical 20+

#	Name	Type	Distance	Phone	Rating
1	Veterans Administration Medical Center	Hospitals	8.24 mi	(615) 867-6000	2 Review(s) 3.0
2	Alvin C York VA	Hospitals	8.25 mi	(615) 867-6000	8 Review(s) 3.0
3	Fisher Dental	Cosmetic Dentists	8.51 mi	(615) 962-7262	6 Review(s) 4.5
4	Kimberly Dryden Pitts DDS, PC	General Dentistry	8.73 mi	(615) 890-4587	2 Review(s) 3.0
5	Davis Dentistry - Murfreesboro North	General Dentistry	9.15 mi	(615) 956-7041	4 Review(s) 1.0
6	Mid Tn Dentistry Smyrna	Cosmetic Dentists	9.16 mi	(615) 930-3062	1 Review(s) 5.0
7	Reed Kristal MD	Doctors	9.18 mi	(615) 355-5432	1 Review(s) 1.0
8	George L Alissandratos , DDS	General Dentistry	9.22 mi	(615) 459-4474	1 Review(s) 1.0
9	Primary Care & Hope Clinic Smyrna	Medical Centers	9.56 mi	(615) 893-9390	2 Review(s) 1.5
10	Knoell Alex N DMD	General Dentistry	9.6 mi	(615) 459-6974	1 Review(s) 5.0
11	Creekview Dental	Cosmetic Dentists	9.6 mi	(615) 751-0259	6 Review(s) 3.5
12	Family & Cosmetic Dentistry of Smyrna	General Dentistry	9.65 mi	(615) 355-1062	3 Review(s) 5.0
13	Fresh Start Massage Therapy	Massage Therapy	9.71 mi	(615) 625-5061	4 Review(s) 5.0
14	Walmart Pharmacy	Pharmacy	9.86 mi	(615) 355-0805	1 Review(s) 1.0
15	Family Dental Care of Smyrna	General Dentistry	9.91 mi	(615) 625-3233	8 Review(s) 3.5
16	Stones River Manor	Retirement Homes	9.93 mi	(615) 893-5617	1 Review(s) 5.0
17	Cindy Hadfield Mobile Massage	Massage Therapy	9.98 mi	(408) 420-0502	13 Review(s) 5.0
18	Ascension Saint Thomas Urgent Care - Murfreesboro	Urgent Care	9.98 mi	(615) 217-6900	8 Review(s) 2.0
19	Jeff Leech Family Dentistry	Cosmetic Dentists	9.99 mi	(615) 809-2742	4 Review(s) 5.0
20	Morter Family Chiropractic	Chiropractors	9.99 mi	(615) 900-3770	1 Review(s) 5.0

### Area Attractions / Things to Do 20+

#	Name	Type	Distance	Phone	Rating
1	Guy Personal Defense	Gun/Rifle Ranges	4.12 mi	(615) 603-7824	7 Review(s) 5.0
2	Cedars of Lebanon State Park Swimming Pool	Swimming Pools	4.37 mi	(615) 444-9797	5 Review(s) 4.5
3	Cedars Of Lebanon State Park	Parks	4.45 mi	(615) 443-2769	41 Review(s) 4.0
4	Cedar Crest Golf Club	Golf	5 mi	(615) 849-7837	5 Review(s) 4.0
5	Stones River Kayak and Canoe Rental	Rafting/Kayaking	5.92 mi	(615) 767-7501	3 Review(s) 5.0
6	Daybreak Farm & Riding Academy	Horseback Riding	6.32 mi	(615) 979-2199	3 Review(s) 5.0

7	Walter Hill Dam	Fishing	6.32 mi		4 Review(s) 4.0
8	Ms Sue's Swimming	Swimming Lessons/Schools	7.1 mi	(615) 459-5124	1 Review(s) 1.0
9	Va Golf Course	Golf	7.99 mi	(615) 893-2543	3 Review(s) 3.5
10	Sharp Springs Disc Golf Park	Disc Golf	8.89 mi		1 Review(s) 5.0
11	Tru 360 Fit	Barre Classes	9.47 mi	(615) 768-5911	2 Review(s) 3.0
12	Smyrna Bowling Center	Bowling	9.48 mi	(615) 355-0501	26 Review(s) 3.5
13	Planet Fitness	Gyms	9.53 mi	(615) 956-0100	5 Review(s) 4.0
14	McKnight Park	Parks	9.98 mi		2 Review(s) 4.5
15	Murfreesboro Greenway-Thompson Lane Trailhead	Parks	9.98 mi	(615) 890-5333	5 Review(s) 5.0
16	Brian Carper	Fishing	9.98 mi	(615) 801-2408	2 Review(s) 4.5
17	SportsCom	Recreation Centers	10.06 mi	(615) 895-5040	10 Review(s) 3.5
18	Boro Beach	Kids Activities	10.08 mi		3 Review(s) 3.5
19	Sweetman Swim School	Swimming Lessons/Schools	10.2 mi	(615) 223-6144	4 Review(s) 4.0
20	Hooptown	Gyms	10.2 mi	(615) 459-7676	1 Review(s) 5.0

## Area Shopping 20+

#	Name	Type	Distance	Phone	Rating
1	Parkland Flea Market	Flea Markets	4.73 mi	(615) 449-6050	7 Review(s) 3.0
2	Country Cove Christmas Tree Farm	Christmas Trees	4.76 mi	(615) 848-8564	14 Review(s) 4.5
3	Dollar General	Discount Store	5.17 mi	(615) 965-3350	2 Review(s) 3.5
4	Lebanon Vacuum & Sewing Center	Fabric Stores	5.29 mi	(615) 443-7644	3 Review(s) 3.5
5	Norene General Store	Department Stores	5.46 mi	(615) 286-2229	3 Review(s) 4.5
6	Rooms To Go Outlet - Lebanon	Outlet Stores	6.19 mi	(615) 235-8400	2 Review(s) 2.0
7	Turf Dynamics	Landscaping	6.21 mi	(615) 904-2211	1 Review(s) 5.0
8	Lascassas Feed Supply	Farmers Market	6.6 mi	(615) 893-4142	2 Review(s) 4.5
9	Lascassas Drug	Drugstores	7.46 mi	(615) 933-2769	2 Review(s) 5.0
10	Gladeville Smoke Shop	Tobacco Shops	7.68 mi	(615) 443-2226	1 Review(s) 1.0
11	Dollar General	Grocery	7.68 mi	(615) 250-3534	2 Review(s) 2.5
12	Medical Center Supply	Medical Supplies	8.41 mi	(615) 273-3426	1 Review(s) 5.0
13	Walgreens	Drugstores	8.59 mi	(615) 867-6720	6 Review(s) 2.5
14	The Premier Group	Auction Houses	8.87 mi	(615) 456-8161	1 Review(s) 1.0
15	Cricket	Mobile Phones	8.91 mi	(615) 900-3045	1 Review(s) 1.0
16	CBD American Shaman - Murfreesboro	Vitamins & Supplements	8.92 mi	(629) 201-5971	1 Review(s) 5.0
17	Green Sod	Nurseries & Gardening	9.06 mi	(615) 709-0132	1 Review(s) 5.0
18	Designs by Sylvanye Studio	Arts & Crafts	9.1 mi	(615) 397-6406	1 Review(s) 5.0
19	U-Haul Neighborhood Dealer	Truck Rental	9.11 mi	(615) 410-4115	1 Review(s) 5.0
20	Gil's Hardware	Hardware Stores	9.14 mi	(615) 459-4457	9 Review(s) 4.5