

685 Brummitt Rd

Castalian Springs, TN 37031

SOLD!


Auction
11/14/2020 10:00 am

ABSOLUTE AUCTION

Saturday
November 14, 2020
10:00 AM

685 BRUMMITT RD. & HWY. 231, CASTALIAN SPRINGS, TN 37031
Directions: From I-40 at exit 238, take Hwy. 231 North for 9.2 miles, turn right onto Rankin Rd., go 2 mile, turn left onto Brummitt Rd., go 5 mile, property will be on left. Watch for signs!

18.41 BEAUTIFUL ACRES - SELLING IN 5 TRACTS
LOG HOME - BUILDING LOTS - MODULAR HOME




18.41 beautiful level to rolling acres divided into 5 tracts ranging in size from 2.00 - 6.10 acres.
 Tract 1: 2.35 acres, fronts 225 feet on Hwy 231, beautiful level to rolling land, prime building site, utility water available, soils tested for septic (details sale date).
 Tract 2: 2.00 acres, fronts 225 feet on Hwy 231, beautiful level tract, prime building site, utility water available, soils tested for septic (details sale date).
 Tract 3: 5.38 acres, fronts 350 feet on Brummitt Road, improved with a neat, clean 2 bedroom, 1 bath mobile home, beautiful acreage, open pasture dotted with large trees.
 Tract 4: 6.10 acres, fronts 277 feet on Brummitt Road, improved with beautiful 3 bedroom, 2 full bath modern log home, with large kitchen with built in cabinets, stone top hearth, wood burning stove, central heat & air, large wrap around porch, beautiful open land dotted with trees, barn with storage located on property.
 Tract 5: 2.58 acres, fronts 50 feet on Brummitt Road. Nice building lot with lots of open space. Storage shed located on property. Septic approved (details sale date).
 All tracts restricted to 3500 square feet site built homes.

ANTIQUES - GLASSWARE - PERSONAL PROPERTY

Selling For Cash or Great Credit Sale Price
 Call Jay White at 615-444-0909 or 615-308-4421 For Further Information
 Estate of Cecil Hardaway

FINANCING: Available through Wilson Bank & Trust - Daniel Sampson - 615-444-2885; or Southern Bank of Tennessee - David Penner - 615-444-3702; or contact lender of your choice to prequalify prior to sale.
 CASH: We encourage cash offers for all tracts at 2% discount with 15% premium. We agree to hold Agee & Johnson Realty & Auction, Inc. harmless for any and all other terms and conditions.
 SALE TERMS: CASH AT CLOSING OR BEFORE 30 DAYS FROM AUCTION DATE.
 SALE DATE: 11/14/2020 10:00 AM. For more details, contact the agent for terms and conditions. Escrow date upon delivery of deed.
 TITLE: Seller will furnish warranty deed, provide 300 copies to those given possession with deed.
 DISCLOSURE: Seller will provide the contract and deed and other documents to the prospective buyer prior to the sale date. Buyer to sign inspection waiver and deed.
 BUYER ARE ENCOURAGED TO MAKE ANY AND ALL INSPECTIONS AND DUE DILIGENCE PRIOR TO SALE DATE. SELLING "AS IS".
 ALL ANNOUNCEMENTS MADE OR BY SAID THE PRESENCE OF ANY PERSONS ACCEPTABLE. ALL INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED. Jay White, Personal Auctioneer, License #2020



615.444.0909

www.AgeeAndJohnson.com

Listed By (Agent):

Jay White

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ABSOLUTE AUCTION

SATURDAY NOVEMBER 14, 2020 @ 10:00am

**LOCATION 685 BRUMMITT RD & HWY 231 •
CASTALIAN SPRINGS TN 37031**

DIRECTIONS: From I-40 at exit 238, take Hwy 231 North, go 9.2 miles, turn right onto Rankin Rd, go .2 miles, turn left onto Brummitt Rd, go .5 mile, property will be on the left. Watch for signs!

**18.41 BEAUTIFUL ACRES • SELLING IN 5 TRACTS
LOG HOME • BUILDING LOTS • MODULAR HOME**

**18.41 beautiful level to rolling acres divided into 5 tracts ranging in size from 2.00
- 6.10 acres**

Tract 1: 2.35 acres, fronts 213 feet on Hwy. 231, beautiful level to rolling land, prime building site, utility water available, soils tested for septic (details sale date).

Tract 2: 2.00 acres, fronts 213 feet on Hwy. 231, beautiful level tract, prime building site, utility water available, soils tested for septic (details sale date).

Tract 3: 5.38 acres, fronts 150 feet on Brummitt Road, improved with a neat, clean 2 bedroom, 1 bath mobile home, beautiful acreage, open pasture dotted with large trees.

Tract 4: 6.10 acres, fronts 217 feet on Brummitt Road, improved with beautiful 3 bedroom, 2 full bath modern log home, with large kitchen with built in cabinets, stone rock hearth, wood burning stove, central heat & air, large wrap around porch, beautiful open land dotted with trees; barn with storage located on property.

Tract 5: 2.58 acres, fronts 50 feet on Brummit Road. Nice building lot with lots of open space. Storage shed located on property. Septic approved (details sale date). All tracts restricted to 1500 square feet site built homes.

ANTIQUES • GLASSWARE • PERSONAL PROPERTY

SELLING FOR CASH or GOOD CHECK SALE DATE

FURNITURE • GLASSWARE

ANTIQUES • PERSONAL PROPERTY

FURNITURE:

Primitive dry sink • Oak buffet • Maple glider rockers • Small cherry rocker • Oak curved glass china cabinet • Burlled carved marble top dresser • Oak wash stand • Square oak table • Camel back trunk • Oak bar stools • Church pew • Mechanical butter churn • Cedar bucket • Crank telephone • Mantle clock

GLASSWARE:

**Carnival Glass: Northwood & Imperial - Candlesticks • Bowl • Plates
Blue Carnival glass grape pattern: Pitcher • Glasses • Salt & pepper shakers • Candy dishes**

**Fostoria American pattern: Glasses • Sherbets • Cream and sugar • Tall and short compote
 Green Depression glass: Plates • Cups • Egg plates
 Moon and Stars blue Glassware • Pink depression glass • Hen on nest • Milk glass lamps • Blue lamp with fluted shade • Clear glass pitchers, bowls, candy dishes, glasses • Theo Haviland China
 Rosalinde pattern 16 piece setting • Apple canister set • Several pieces of Corningware • Figurines
 • Punch bowl with cups**

PERSONAL PROPERTY:

Yard trailer • Bunk feed through • His and hers bikes • Wood airplane propeller • Wheel barrow • Coolers • Corn cracker • Shovel • Axe • Hand saw • Nail keg • Walk boards • Scaffolding • Metal shelf • Sewing machine stand

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 Estate of Cecil Hardaway**

FINANCING: Available through Wilson Bank & Trust - Daniel Sampson - 615-444-2265; or Southern Bank of Tennessee - David Penuel - 615-444-3700; or contact lender of your choice to prequalify prior to sale.

COVID 19: We encourage persons attending this auction to follow all CDC guidelines while on the premises. You agree to hold Agee & Johnson Realty & Auction, Inc. harmless in the event you should contract Covid 19 or any other communicable disease.

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 2020 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.

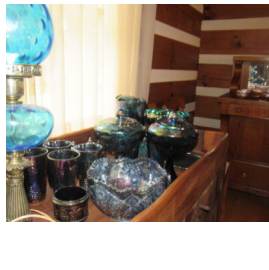
Jay White, Principal Auctioneer - License #2309

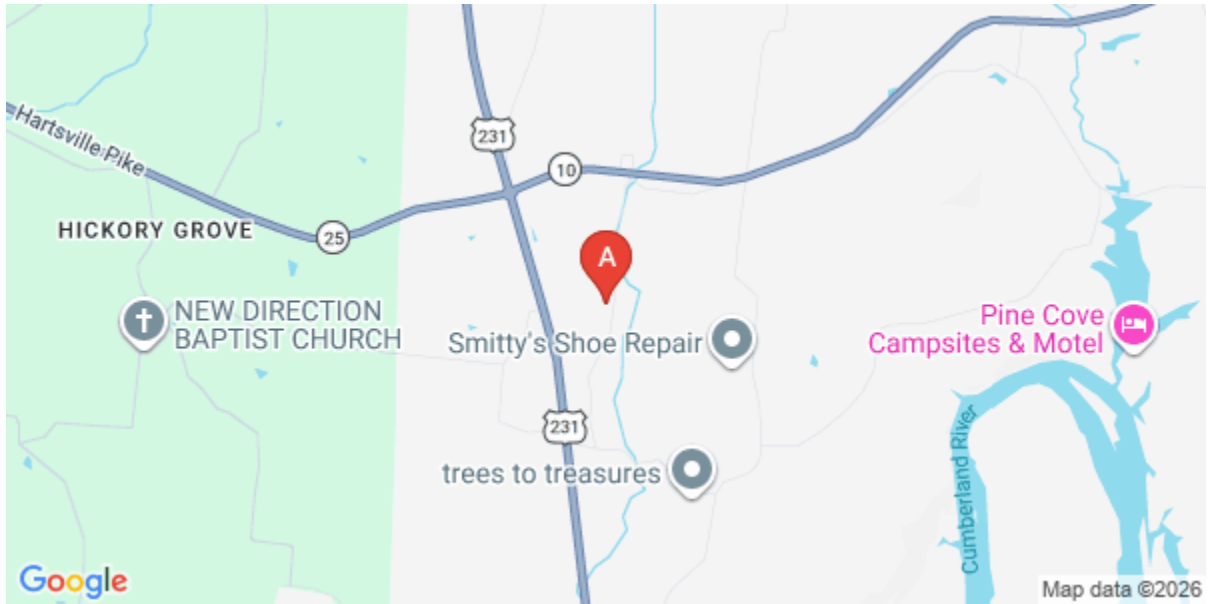


Contact **Agee & Johnson** Today!

Auction Date	2020-11-14
Buyer's Agent Comp.	Call for Details
Address Street	685 Brummitt Rd
Address City	Castalian Springs
Address State	TN
Address Zipcode	37031
County	Sumner
Property Status	Listed / Active
Auction Highlights	Absolute Auction Saturday November 14, 2020 @ 10am 18.41 Acres Selling in 5 Tracts • Log Cabin • Modular Home Antiques • Glassware • Personal Property
Auction Time Start	10:00 am

Auction Type	absolute
Is Home	yes





Local & Nearby Area Resources / Businesses

- Restaurants:** 20+
- Health / Medical:** 20+
- Attractions / Things to Do:** 20+
- Grocery:** 20+
- Schools / Education:** 20+
- Shopping:** 20+

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

Area Restaurants 20+

#	Name	Type	Distance	Phone	Rating
1	Keller's Restaurant	Restaurants	0.86 mi	(615) 374-4719	10 Review(s) 3.0
2	Dillehays Cafe	Restaurants	4.86 mi	(615) 374-2069	2 Review(s) 3.0
3	Hartsville Taco Co	Mexican	4.93 mi	(615) 680-8003	9 Review(s) 3.5
4	Sonic Drive-In	Burgers	5.1 mi	(615) 374-2776	1 Review(s) 2.0
5	Pig Pen Barbeque	Barbeque	5.13 mi	(615) 374-9100	15 Review(s) 4.5
6	The Mexican Grilled Cheese	Mexican	5.17 mi	(615) 680-3166	2 Review(s) 3.0
7	Subway	Sandwiches	5.22 mi	(615) 374-0259	3 Review(s) 2.5
8	China Buffet	Chinese	5.27 mi	(615) 374-3833	3 Review(s) 4.0
9	McDonald's	Fast Food	5.27 mi	(615) 374-0200	2 Review(s) 1.0
10	Village Pizza	Pizza	5.33 mi	(615) 374-2207	4 Review(s) 4.0
11	L & T Early Bird Cafe	Breakfast & Brunch	5.35 mi	(615) 374-5055	2 Review(s) 5.0
12	Korean BBQ	Restaurants	8.82 mi		1 Review(s) 5.0
13	Sully's Pub N Grub	Beer Bar	8.94 mi	(615) 675-5880	2 Review(s) 4.5
14	Mama's Kitchen	Southern	10.12 mi	(615) 230-7865	24 Review(s) 4.5
15	Sonic Drive-In	Burgers	10.13 mi	(615) 452-2044	2 Review(s) 3.0
16	Subway	Sandwiches	10.19 mi	(615) 452-4499	2 Review(s) 3.0
17	Hardee's	Burgers	10.21 mi	(615) 451-4931	12 Review(s) 2.5
18	Cherokee Steak House & Marina	Seafood	10.27 mi	(615) 444-2783	67 Review(s) 3.5
19	Captain D's - Opening Soon	Seafood	10.39 mi	(615) 452-3245	5 Review(s) 3.0
20	Mable's Dining Room	American (Traditional)	10.41 mi	(615) 452-2700	39 Review(s) 3.5

Area Grocery 20+

#	Name	Type	Distance	Phone	Rating
1	Stagecoach General Store	Grocery	3.16 mi	(615) 452-0808	1 Review(s) 1.0★
2	Piggly Wiggly	Grocery	5.3 mi	(615) 374-0600	1 Review(s) 3.0★
3	H. G. Hill's Grocery Store	Grocery	7.74 mi		1 Review(s) 1.0★
4	Galloway Farms	Specialty Food	9.38 mi	(615) 230-3119	1 Review(s) 5.0★
5	Al's Foodland	Grocery	11 mi	(615) 449-8293	1 Review(s) 5.0★
6	H.G. Hill Market	Grocery	11 mi	(615) 452-0122	2 Review(s) 3.0★
7	Kroger	Grocery	11.78 mi	(615) 451-2803	6 Review(s) 2.5★
8	Publix Super Markets	Grocery	12 mi	(615) 444-2581	8 Review(s) 3.5★
9	Mike's Foodland	Grocery	12.03 mi	(615) 644-2291	3 Review(s) 4.5★
10	Price Less Foods	Grocery	12.23 mi	(615) 644-3245	1 Review(s) 2.0★
11	Kroger	Grocery	12.24 mi	(615) 449-4631	6 Review(s) 3.5★
12	ALDI	Grocery	12.27 mi	(855) 955-2534	3 Review(s) 4.5★
13	Graball Market	Grocery	12.32 mi	(615) 452-7355	1 Review(s) 5.0★
14	Walmart Supercenter	Grocery	12.41 mi	(615) 452-8452	10 Review(s) 1.5★
15	La Tienda Hispana	Grocery	12.41 mi	(615) 444-9859	7 Review(s) 4.5★
16	Buffet Pizza	Grocery	12.47 mi	(615) 644-3658	1 Review(s) 4.0★
17	Walmart Supercenter	Department Stores	13.22 mi	(615) 444-0471	17 Review(s) 2.0★
18	ALDI	Grocery	13.45 mi	(855) 955-2534	3 Review(s) 4.5★
19	Publix Super Markets	Grocery	13.54 mi	(615) 451-6285	8 Review(s) 5.0★
20	Walmart Supercenter	Department Stores	15.33 mi	(615) 666-2135	3 Review(s) 1.5★

Area Health / Medical 20+

#	Name	Type	Distance	Phone	Rating
1	Fit Farm	Weight Loss Centers	4.78 mi	(615) 654-6818	2 Review(s) 3.0★
2	Hartsville Dental Care	Endodontists	5.26 mi	(615) 374-9181	2 Review(s) 3.0★
3	Middle Tennessee Chiropractic	Chiropractors	9.91 mi	(615) 461-7359	1 Review(s) 5.0★
4	Comprehensive Pain Specialists	Chiropractors	9.96 mi	(615) 824-3737	1 Review(s) 1.0★
5	Gautsch Thomas MD	Sports Medicine	10.01 mi	(615) 452-3320	1 Review(s) 5.0★
6	Southern Sports Medicine Institute	Sports Medicine	10.01 mi	(615) 452-3320	1 Review(s) 1.0★
7	Sumner Regional Medical Center	Medical Centers	10.02 mi	(615) 328-8888	6 Review(s) 3.0★
8	Vanderbilt Orthopaedic	Orthopedists	10.04 mi	(615) 936-0149	1 Review(s) 2.0★
9	Bennett Stephen MD	Internal Medicine	10.05 mi	(615) 230-8070	2 Review(s) 3.0★
10	Sumner Women's Associates, Dr Terri J Holt, MD, FACOG - OB/Gyn	Obstetricians & Gynecologists	10.05 mi	(615) 328-3390	1 Review(s) 5.0★
11	Mid State Ent	Doctors	10.05 mi	(615) 452-0048	1 Review(s) 4.0★
12	Tigges Chiropractic	Chiropractors	10.09 mi	(615) 452-1575	2 Review(s) 5.0★
13	The Waters of Gallatin	Skilled Nursing	10.11 mi	(615) 452-7132	1 Review(s) 3.0★
14	Portland Vision Clinic	Optometrists	10.19 mi	(615) 325-2020	2 Review(s) 3.0★
15	Tennessee Orthopaedic Alliance - Gallatin	Sports Medicine	10.49 mi	(615) 567-5024	1 Review(s) 1.0★
16	Generation Chiropractic	Chiropractors	11.23 mi	(615) 527-7960	1 Review(s) 5.0★
17	Schroeder Chiropractic	Chiropractors	11.3 mi	(615) 451-4306	2 Review(s) 5.0★
18	Shangri-La Massage & Bodywork Studio	Massage	11.3 mi	(615) 451-2708	1 Review(s) 5.0★
19	Elite Dentistry	Cosmetic Dentists	11.31 mi	(615) 230-6611	6 Review(s) 3.5★
20	Schuh Eric E DDS	Oral Surgeons	11.35 mi	(615) 230-6611	1 Review(s) 5.0★

Area Schools / Education 20+

#	Name	Type	Distance	Phone	GS Rating	Parent Rating
1	Trousdale Co High School	9-12 Public	4.54 mi	(615) 374-2201	8.0★	4.0★
2	Jim Satterfield Middle School	6-8 Public	5.2 mi	(615) 374-2748	7.0★	5.0★
3	Trousdale Co Elementary School	PK-5 Public	6.39 mi	(615) 374-3752	8.0★	3.0★
4	Carroll Oakland Elementary School	PK-8 Public	7.4 mi	(615) 444-5208	4.0★	3.0★
5	Bethpage Elementary School	K-5 Public	7.61 mi	(615) 841-3212	6.0★	5.0★
6	Friendship Christian School	PK-12 Private	9.11 mi	(615) 449-1573	N/A	3.0★
7	Vena Stuart Elementary School	PK-5 Public	9.74 mi	(615) 452-1486	5.0★	5.0★
8	Sumner County Middle College High School	11-12 Public	9.95 mi	(615) 451-5200	10.0★	N/A
9	Joe Shafer Middle School	6-8 Public	10.33 mi	(615) 452-9100	7.0★	4.0★
10	Guild Elementary School	PK-5 Public	10.51 mi	(615) 452-5583	5.0★	5.0★
11	Teaching All Children (Tac) Academy	7-12 Private	10.57 mi	(615) 230-9640	N/A	N/A
12	Benny C. Bills Elementary School	PK-5 Public	10.65 mi	(615) 451-6577	4.0★	4.0★

13	R T Fisher Alternative School	K-12 Public	10.7 mi	(615) 451-6558	N/A	5.0
14	Southside Christian School	3-12 Private	10.8 mi	(615) 452-5952	N/A	4.0
15	St John Vianney Catholic School	PK-8 Private	10.83 mi	(615) 230-7048	N/A	5.0
16	Sam Houston Elementary School	PK-5 Public	10.96 mi	(615) 444-7494	6.0	4.0
17	Castle Heights Elementary School	PK-5 Public	11.06 mi	(615) 444-2483	5.0	3.0
18	Westside Elementary School	K-5 Public	11.16 mi	(615) 666-3128	7.0	4.0
19	Abm Family Preparatory School	9-11 Private	11.28 mi	(615) 572-4505	N/A	N/A
20	Union Elementary School	PK-5 Public	11.29 mi	(615) 452-0737	7.0	4.0

Area Attractions / Things to Do 20+

#	Name	Type	Distance	Phone	Rating
1	Lazy Day Horse Farm	Horse Boarding	3.27 mi	(615) 403-7528	1 Review(s) 5.0
2	Fit Farm	Weight Loss Centers	4.78 mi	(615) 654-6818	2 Review(s) 3.0
3	Nashville Kayak Lessons	Rafting/Kayaking	4.99 mi	(615) 461-0711	2 Review(s) 5.0
4	Bledsoe Creek State Park	Parks	5.72 mi	(615) 452-3706	11 Review(s) 3.5
5	Maple Hill Road Driving Range	Golf	10.03 mi	(615) 444-4833	2 Review(s) 2.5
6	Excel Aquatics	Swimming Pools	10.38 mi	(615) 826-3943	1 Review(s) 4.0
7	Holder Family Fun Center	Bowling	10.42 mi	(615) 230-7967	4 Review(s) 3.0
8	Young's Performance Skis & Cycles	Jet Skis	10.7 mi	(615) 449-2373	1 Review(s) 1.0
9	Blue Line Gun Store	Gun/Rifle Ranges	10.72 mi	(615) 230-6049	2 Review(s) 3.0
10	Jump For Joy Dance Studio	Performing Arts	10.98 mi	(615) 452-3177	1 Review(s) 5.0
11	Sumner Gun & Supply	Gun/Rifle Ranges	11.39 mi	(615) 206-8685	4 Review(s) 3.5
12	Ernie Reyes' World Martial Arts	Martial Arts	11.42 mi	(615) 230-9658	3 Review(s) 4.5
13	Organic Fitness Factory	Dance Studios	11.55 mi	(615) 519-5844	2 Review(s) 5.0
14	Jimmy Floyd Family Life Center	Fitness & Instruction	11.57 mi	(615) 453-4545	4 Review(s) 3.5
15	Don Fox Park	Parks	11.69 mi	(615) 449-0303	9 Review(s) 4.0
16	Pro Bowling Center	Bowling	11.75 mi	(615) 449-3898	6 Review(s) 3.5
17	Guardian MMA Lebanon	Brazilian Jiu-jitsu	11.8 mi	(615) 506-0428	1 Review(s) 5.0
18	Premier Martial Arts	Martial Arts	11.99 mi	(615) 443-4783	1 Review(s) 5.0
19	Lebanon CrossFit	Interval Training Gyms	12.04 mi	(615) 390-4031	1 Review(s) 5.0
20	Sports Village Fitness	Gyms	12.06 mi	(615) 449-0031	9 Review(s) 4.0

Area Shopping 20+

#	Name	Type	Distance	Phone	Rating
1	Dollar General	Discount Store	3.33 mi	(615) 451-7800	1 Review(s) 5.0
2	G & L Garden Center	Gift Shops	5.09 mi	(615) 374-2331	1 Review(s) 1.0
3	Arnold's Safe & Lock	Keys & Locksmiths	7.74 mi	(615) 286-5625	1 Review(s) 5.0
4	Bellagio Granite & Marble	Countertop Installation	8.39 mi	(615) 206-0505	3 Review(s) 2.5
5	Cabinet Express	Countertop Installation	8.6 mi	(615) 451-6210	3 Review(s) 2.5
6	Perkins Drugs & Gift Shoppe	Drugstores	10.09 mi	(615) 452-6111	1 Review(s) 5.0
7	Tennessee Hardware	Hardware Stores	10.4 mi	(615) 452-9309	7 Review(s) 3.5
8	Gallatin Antiques	Antiques	10.43 mi	(615) 452-4373	1 Review(s) 5.0
9	Mattie Lou's Flower & Gift Shop	Florists	10.46 mi	(615) 451-3333	3 Review(s) 3.5
10	Pickled Treats & Antiques	Antiques	10.46 mi	(615) 461-8399	4 Review(s) 5.0
11	Phone Zone	Mobile Phones	10.53 mi	(615) 977-7500	5 Review(s) 3.5
12	Michaels Cover Up	Fabric Stores	10.69 mi	(615) 444-8329	1 Review(s) 1.0
13	Coach House Antiques & Gifts	Antiques	10.69 mi	(615) 443-1905	1 Review(s) 3.0
14	Gallatin Furniture	Mattresses	10.71 mi	(615) 230-8305	1 Review(s) 1.0
15	Worthington Galleries	Art Galleries	10.72 mi	(615) 527-7970	1 Review(s) 1.0
16	Gibson Furniture And Patio	Furniture Stores	10.74 mi	(615) 452-4420	2 Review(s) 4.5
17	Cannon Creative	Interior Design	10.74 mi	(615) 920-6375	1 Review(s) 1.0
18	DT's Used Appliances	Appliances	10.74 mi	(615) 452-8444	3 Review(s) 2.5
19	Joey's Carpet Store	Carpeting	10.74 mi	(615) 452-2018	1 Review(s) 5.0
20	Towne Square Records And Comics	Comic Books	10.76 mi	(615) 670-9627	1 Review(s) 4.0