

AUCTION *Sale!*

GREAT INVESTMENT OPPORTUNITY!

ATTENTION 1ST-TIME HOME BUYERS!

**LIVE AUCTION
ON SITE!**

*Selling to the
**HIGHEST
BIDDER!***

REGARDLESS OF WEATHER!

**1046 ROSS HOLLOW RD.
CHEATHAM COUNTY, TENNESSEE**

- ✓ **8.16± ACRES**
- 📍 **LEVEL, TREED BUILDING SITE**
- 🔌 **ELECTRIC, WATER & SEPTIC ON-SITE**
- 🛣️ **ROAD FRONTAGE & STANDING TIMBER**
- 🌲 **PARK-LIKE SETTING • BEAUTIFUL VIEWS**



**SUNDAY,
SEPTEMBER 13TH**

1:00 PM



**SELLING TO THE
HIGHEST BIDDER!**

REGARDLESS OF WEATHER!



**LEVEL, TREED BUILDING SITE
ELECTRIC, WATER & SEPTIC ON-SITE
ROAD FRONTAGE & STANDING TIMBER**



**8.16± ACRES
PARK-LIKE SETTING
BEAUTIFUL VIEWS**



**SELLING TO THE
HIGHEST BIDDER!
REGARDLESS OF WEATHER!**

Bluegrass
Auction Associates

BLUEGRASS AUCTION ASSOCIATES

615-537-1180

TN FIRM LICENSE #5487



REFERRING REAL ESTATE AGENTS

**MICHELLE GEORGE &
KAITY McARTHUR**

SIXONEFIVE REAL ESTATE ADVISORS

**OWNER TERMS AVAILABLE
SELLER FINANCING OFFERED**

JK GRAVES (615) 406-8508

GARY PAYNE (615) 456-9420

BLUEGRASSREALTY.COM

SCAN & TAKE ACTION



BID ONLINE



AUCTION INFO

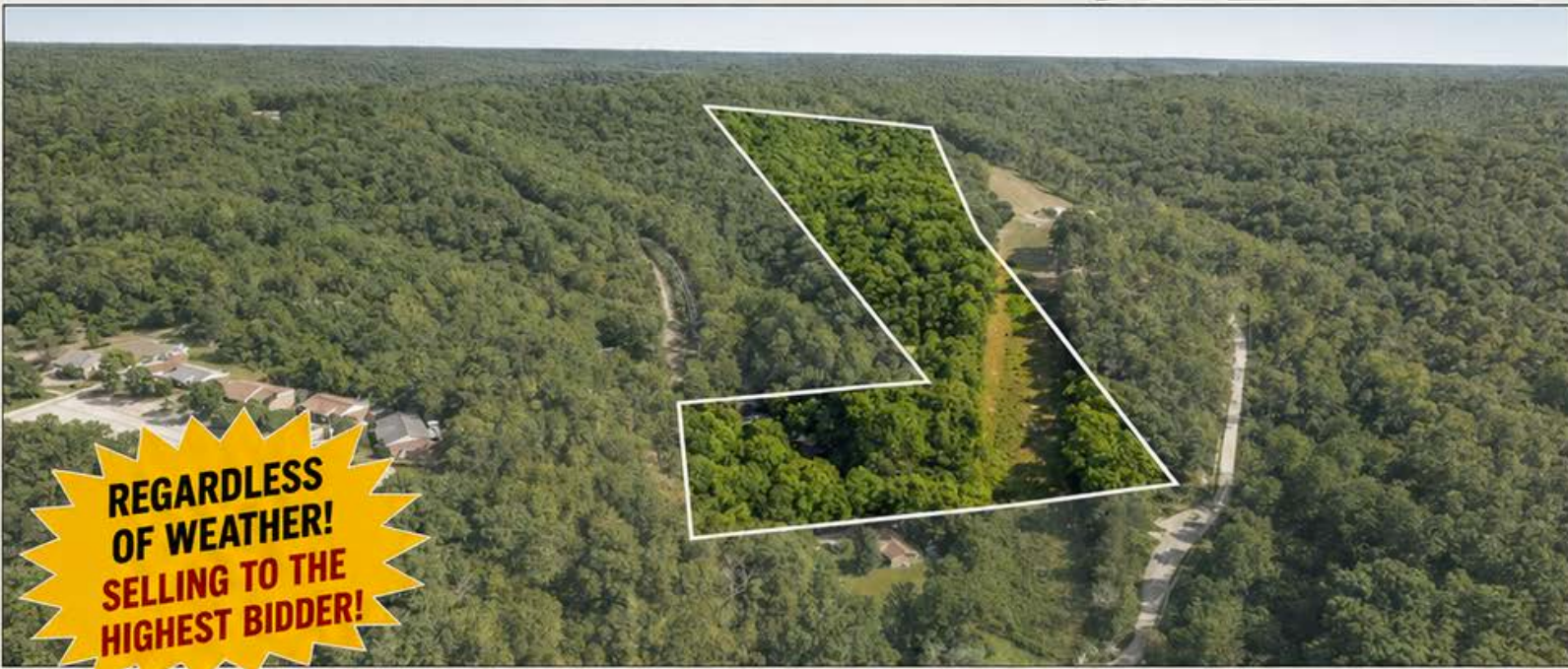
TERMS OF SALE: HIGHEST BIDDER MUST INVEST TEN (10%) PERCENT DOWN DAY OF SALE AND CLOSE WITHIN (30) DAYS.
SELLING SUBJECT TO ALL TERMS AND CONDITIONS AS ANNOUNCED BY AGENTS AND AUCTIONEER. ALL ANNOUNCEMENTS MADE DAY OF SALE SHALL TAKE PRECEDENCE OVER ALL PREVIOUS ADVERTISING.

1046 ROSS HOLLOW ROAD

CHEATHAM COUNTY, TN | 8.16± ACRES

REAL ESTATE AUCTION

**REGARDLESS
OF WEATHER!
SELLING TO THE
HIGHEST BIDDER!**



BID IN PERSON OR ONLINE!

- ✓ LIVE AUCTION ON-SITE
- ✓ SUNDAY, SEPTEMBER 13TH @ 1:00 PM
- ✓ SALE RAIN OR SHINE!
- ✓ OWNER TERMS AVAILABLE
- ✓ SELLER FINANCING OFFERED

CAN'T MAKE IT TO THE AUCTION?

BID ONLINE WITH



1. CREATE AN ACCOUNT



2. FIND THE AUCTION



3. BID WITH CONFIDENCE



BLUEGRASSAUCTIONASSOCIATES.HIBID.COM

IT'S EASY TO BID ONLINE!

- ✓ VISIT OUR HIBID AUCTION SITE
- ✓ SCAN THE QR CODE OR GO TO THE LINK BELOW
- ✓ REGISTER FOR FREE
- ✓ BROWSE THE CATALOG
- ✓ PLACE ABSENTEE BIDS OR BID LIVE ON SALE DAY!

Bluegrass
Auction Associates, Inc.

SALE CONDUCTED BY
BLUEGRASS AUCTION ASSOCIATES
TN FIRM LICENSE #5487
615-537-1180



CALL AUCTIONEER'S FOR DETAILS:

JK GRAVES (615) 406-8508
SGT. MAJOR GARY PAYNE (615) 456-9420

DIRECTIONS: Use GPS. From Briley Parkway TN-155 N take Exit 24 toward TN-12 N/Ashland City. Right on Caldwell Road, continue onto Cemetery Road, veer left onto Ross Hollow Road. Property is on the left. Follow signs.

10% down day of sale. Balance due at closing. 10% buyer's premium. Taxes prorated. Possession date of deed. Announcements day of sale take precedence.