

SURPLUS PUBLIC LAND AUCTION

11.74 Acres, Brazzle Road, Waverly, TN Saturday, November 9th, 10:00 A.M.

Directions: From US Hwy 70 bypass in Waverly, take Clydeton Road North 1 mile. Turn right on Brazzle Road, go 0.3 mile to property on left. See signs and arrows.

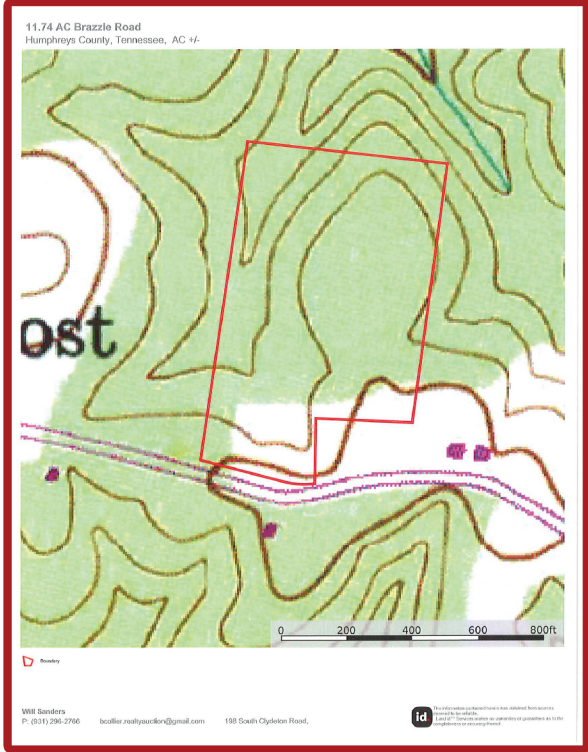
REAL ESTATE



The Real Estate consists of a wooded tract having approximately 11.74 acres just outside the city limits of Waverly on a paved county road. The tract has many amenities including approximately 350 ft. of road frontage along Brazzle Road. City water is on the property, as well as, electricity and natural gas being available. The tract has nice marketable timber and a really nice wide ridge on the eastern side of the property that could make one or more building sites. Don't miss this excellent opportunity to purchase a nice tract only minutes from downtown!



**NO
BUYER'S
PREMIUM**



Terms: 10% down balance due at closing. Anyone not personally known by Bill Collier Realty & Auction Company must provide a bank letter of guarantee. This property belongs to the City of Waverly and has been deemed surplus. Closing will be within 30 days of the City of Waverly Board Approval. John Lee Williams, City Attorney, at 102 South Court Square to be closing Attorney. For more details, contact Will O. Sanders, Auctioneer at 931-296-2766 or go to www.bcollier-realtyauction.com

BILL COLLIER REALTY & AUCTION COMPANY



Toll Free (844) 305-5435



Auctioneer License No. 5173



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