

## Absolute Auction- Live Onsite

**Very Nice – Well Kept All Brick 3 BR 2 Bath Home on .64 Acre Lot**

**Partial Finished Basement**

**1112 Earls Street Gallatin TN. 37066**

**Thursday September 4<sup>th</sup> at 11:00 AM.**

For More Photos and Complete Auction Terms Click [HERE](#)



<b>Date:</b>	<b>Thursday September 4<sup>th</sup> at 11:00 AM (Registration begins at 9:30 AM, bidding begins at 11:00 AM)</b>
<b>Inspection Time:</b>	Property may be viewed on Auction date from 9 AM until Close of Auction
<b>Location &amp; Directions:</b>	<b>1112 Earls Street Gallatin TN. 37066</b> <b>From Nashville take 1-65 N to Vietnam Vets Pkwy. Right onto Hwy 109. Left on S. Water St. Left on Hawkins. Right on Earls. This lovely home will be on your Left.</b>

*All announcements made on auction day take precedence over printed material. Information deemed reliable, but not guaranteed.*  
Crye-Leike Firm License Numbers: TN License #2774 - MS License #809F; #1473, #3758, #4923; #ACNR002328

<b>Description:</b>	<p><b>This is a Rare Find*Great 3BR Home* 2 Full Baths* Awesome School District* Living Room* Kitchen with Built in Appliances*Den with Fireplace*Lots of windows in the spacious Sunroom*Secondary Den * plus Huge Sewing room in Basement Level* Paved Drive with Large turn around*2 Car Attached Garage* * 10x16 Storage Bldg*</b></p> <p><b>All this nestled on a gorgeous level 125x225 lot. Properties Like This Don't Come Along at Absolute Auction Often. So Don't Miss This Sale!</b></p> <p><b>This is your chance to own Prime Property and Buy at YOUR PRICE! Just Think of the Possibilities! Make Plans NOW to BE THERE!</b> <i>Preview the inside beginning at 9:30 AM on the day of the Auction.</i></p>
<b>Terms:</b>	<p><b>Auction Terms:</b> 10% Buyer's Premium to be added to the final bid to establish the purchase price. The successful bidder will be required to put down a 10% (of the Purchase Price) NON-REFUNDABLE deposit and sign a sales contract with all pertinent addenda. Balance will be due at closing on or before October 3rd, 2025. Make all financial arrangement prior to the sale as we are selling for CASH with NO Contingencies. The seller will provide a general warranty deed and insured title.</p> <p>Att: Realtors: A 2% (of the bid amount) Referral will be offered to a properly licensed Realtor who pre-registers the successful bidder <b>at least 24 hours in advance and is present at the sale. NO EXCEPTIONS!</b> Registration form at: <a href="https://timbrewer.com/default.asp.pg-ForRealtors">https://timbrewer.com/default.asp.pg-ForRealtors</a>.</p> <p>Announcements made day of sale take precedence over printed and internet material.</p>
<b>Referring Agent:</b>	None
<b>For More Info Contact:</b>	<p><b>Tim Brewer Master Auctioneer, CRS, GRI, SRES, C2EX, VP 383 E Main St. Suite 100 Hendersonville TN. 37075 Direct Line: 615-424-9711 Office: 615-824-8008 Ext. 11101</b></p> <p><a href="mailto:Tim@TimBrewer.com">Tim@TimBrewer.com</a></p> <p><b><a href="#">Click Here</a> for more information and photos</b></p>

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