

# **450+/- ACRES** **OFFERED IN LARGE TRACTS**

- Farmhouse
- Barns • Outbuildings
- Multiple Ponds • Creek
- Mature Hardwoods
- Open Pasture • Springs
- Utility Water & Soil Sites
- Frontage on 3 Roads
- Tracts Range in Size from 37+/- to 90+/- Acres

**AUCTION Saturday, Dec. 5th @ 11:00 AM**

See More Details and Videos of this Property  
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**Farmhouse**



**Creek**

**2620 Newman Rd. • ROCKVALE, TN**  
**RUTHERFORD COUNTY**  
**AUCTION HELD ON LOCATION**

 **COMAS MONTGOMERY**  
REALTY & AUCTION CO., INC.  
FIRM # 1478  
FIRM # 246019

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## AUCTION Saturday, Dec. 5th @ 11:00 AM

### 2620 Newman Rd. • Rockvale, TN in RUTHERFORD COUNTY



**PREVIEW**  
Wednesday, Nov. 25th  
from 3-5 PM  
& Sunday, Nov. 29th  
from 1-2 PM



**COMAS MONTGOMERY**  
REALTY & AUCTION CO., INC.  
817 S. CHURCH ST., SUITE A • MURFREESBORO, TN 37130  
615-895-0078 • 800-825-5523



**Auctioneer: Carl Montgomery • Lic. #2851 • (615) 589-0078**

**Directions:** From I-24 Exit 80 TN99/New Salem Hwy. towards Rockvale/Eagleville to right on Veterans Pkwy. Left on Windrow Rd. right on Newman Rd. Look for auction signs.  
**Real Estate Terms:** Selling On Location. 10% Buyers Premium added to the final bid price to determine final selling price. 10% down day of sale and balance due at closing. Must close on the property within 45 days after the auction. Property information believed to be accurate but not guaranteed. Buyer should independently verify all information prior to bidding. Any house built prior to 1978 may contain lead-based paint. Any prospective buyer has 10 days prior to auction to complete any inspections. Announcements made day of sale take precedence over any previous advertising. Any items remaining on the property at closing shall be the buyer's responsibility to remove.

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