

# PUBLIC AUCTION

**40' Legacy Edition Fifth Wheel RV \* Mobile Home in Lake Community  
Saturday, February 29th, 10:00 A.M.**

**25 Pine Tree Cutoff Road, Birdsong Campground, Camden, TN 38320**

**Directions:** From I-40 Exit 133 - Take Hwy 191 North 9 miles to Birdsong Marina. Turn right on Marina Road, continue through campground towards boat ramp. Turn left and go behind Pearl Museum to home on the left. **From Camden Hwy 70 bypass** - Take Birdsong Road (Hwy 191 South) 5.1 miles, turn left into Birdsong Marina, continue through campground towards boat ramp. Turn left and go behind Pearl Museum to home on the left.

## Montana Fifth Wheel RV



This top of the line fifth wheel was purchased new in 2016. It is a 2015 40' MONTANA Four Season Legacy Edition Luxury RV and has been used approximately 5-6 times by one owner. It appears to be in "brand new" condition. It features 4 slide outs, full size sofa, theater seats, two flat screen TVs, gas logs, spacious bathroom, full size bedroom and extremely nice kitchen with top of the line stainless appliances, etc. Visit our website [www.bcollier-realtyauction.com](http://www.bcollier-realtyauction.com) for a complete list of amenity features and photos to learn more about this LUXURY Edition RV.

## Lake View Home



This lake view home is a 1999 Fleetwood 14'x56' having two bedrooms & one bath. Additions include a 12'x32' screened back porch and a 10'x32' covered front porch. Beautiful views! The home is in excellent condition and is fully furnished with new furnishings. Washer, dryer, refrigerator & flat screen TV are just a few of the many amenities included with the sale.

The home is located in the Birdsong Marina Campground directly behind the swimming pool and Birdsong Marina Community Center. This Lake Community is well established having homes that are very well kept. The lot is leased with water & sewer included. Paved roads, swimming pool, community center, boat ramp access are all included with lot lease. Excellent opportunity to purchase a move-in ready lake view home!

**Terms:** Cash or good check day of sale. Full payment day of sale. ANYONE not personally known by Bill Collier Realty & Auction Company must provide a bank letter of guarantee to accompany any check for purchase. Both items in this Auction are owned by an elderly widow who has moved away from the area. She has used the property & the RV very little and has taken great care to maintain each in excellent "like new" condition. For more details contact Will O. Sanders, AUCTIONEER (931)296-2766 or go to [www.bcollier-realtyauction.com](http://www.bcollier-realtyauction.com) for many more details and photos.

## BILL COLLIER REALTY & AUCTION COMPANY



MULTIPLE LISTING SERVICE



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TN Firm License No. 133

ESTABLISHED IN 1960

**BILL COLLIER**  
**Realty & Auction Company**

198 S. Clydeton Road  
Waverly, TN 37185  
931-296-2766

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