

# PUBLIC ESTATE AUCTION

## 2 Bedroom House on City Lot Saturday, April 15th, 10:00 A.M. 710 W. Wood Street, Paris, TN

**Directions:** From Court Square in Paris, take West Wood Street ½ mile west to property on right. See auction signs



### REAL ESTATE

The real estate consists of a city lot improved with a home having approx. 750 sq ft of living area which includes two bedrooms, one bath, living room and kitchen. The home has natural gas heat and window air conditioning. The exterior features include a shingle roof, covered front stoop, rear screened back porch with washer & dryer hook ups and gravel driveway. The property is serviced with city water, city sewer and natural gas.

The property is currently an investment property used as a rental and is occupied. Due to the property now being in an Estate, the tenant is on a month to month lease. The occupant currently pays \$600.00 per month in rent.

DUE TO BEING OCCUPIED, PREVIEW OF THIS PROPERTY WILL BE ON AUCTION DAY ONLY FROM 8:00 A.M. TO 10:00 A.M., SATURDAY, APRIL 15TH

»» NO BUYERS PREMIUM ««

**Terms:** 10% down balance due on or before 30 days. Property sells in "AS IS" condition. Anyone not personally known by Bill Collier Realty & Auction Company must provide a bank letter of guarantee. This sale is being held to settle the Karen E. Papp Estate. Robert I. Thomason, Estate Attorney and closing Attorney at 102 South Court Square, Waverly, TN. Will O. Sanders, Auctioneer. For more details, go to [www.bcollier-realtyauction.com](http://www.bcollier-realtyauction.com) or contact Will O. Sanders, Auctioneer at 931-296-2766.

## BILL COLLIER REALTY & AUCTION COMPANY



Toll Free (844) 305-5435

Auctioneer License No. 5173

ESTABLISHED IN 1960

**BILL COLLIER**  
Realty & Auction Company

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

## **PUBLIC ESTATE AUCTION**

2 Bedroom House on City Lot  
Saturday, April 15th, 10:00 A.M.  
710 W. Wood Street, Paris, TN