

Powell Auction & Realty LLC and Alley Auction
George Hunter Estate Auction September 28, 2019

Item Number / Lot	Description	Bid Price	10 %	Survey Cost	TOTAL	Bidder
1	Swan Seymour Rd 11.06 ac Map 28 & 29			1000.00		
2	Swan Seymour Rd 8.77 ac Map 28 & 29			1000.00		
3	Swan Seymour Rd 13.11 ac Map 28 & 29			1000.00		
4	Swan Seymour Rd 13.00 ac Joint permanent easement Map 28 & 29			1000.00		
5	Swan Seymour Rd 11.17 ac Joint permanent easement Map 28 & 29			1000.00		
6	Swan Seymour Rd 23.75 ac Joint permanent easement Map 28 & 29			2000.00		
7	Swan Seymour Rd 22.43 ac Joint permanent easement Map 28 & 29			2000.00		
8	Swan Seymour Rd 9.52 ac House, Garage Map 28 & 29			1000.00		
9	Edwards Rd 10.18 ac Boat Dock & Storage Building TVA states that the dock was NOT built to permit on file. Map 28 & 29			1000.00		

10	Cool Branch Rd 37.79 ac Lake Front Map 28 & 29			2000.00		
11	Cool Branch Rd 24.20 ac Map 28 & 29			2000.00		
12	Cool Branch Rd 14.08 ac Map 28 & 29 Drainfield easement for lots 22&23 & 25-30 Well on property is furnishing water to homes on Cool Branch Rd.			1000.00		
13	Critter Circle Rd 13.16 ac Map 28 & 29			1000.00		
14	Critter Circle Rd 6.99 ac Map 28 & 29			1000.00		
15	Edwards Rd 5.80 ac Map 28 & 29			1000.00		
16	A.J. Lane 5.00 ac Joint permanent easement Map 28 & 29			1000.00		
17	A.J. Lane 6.35 ac Map 28 & 29			1000.00		
18	A.J. Lane 6.56 ac Barn, Well, Electric Map 28 & 29			1000.00		
19	A.J. Lane 5.42 ac Map 28 & 29			1000.00		
20	Circle Rd 17.4 ac Map 28 & 29			1000.00		
21	Swan Seymour Rd 8.00 ac Lake front Map 28 & 29			1000.00		
22	Cool Branch Rd .22 ac Lake front 95x100 Map 28 part of par 13			750.00		
23	Cool Branch Rd .30 ac Lake front 100x134 Map 28 part of par 13			750.00		

25	Cool Branch Rd .23 ac Lake front 50x145 Map 28 part of par 13			750.00		
26	Cool Branch Rd .29 ac Lake front 65x184 Map 28 part of par 13			750.00		
27	Cool Branch Rd .41 ac Lake front 88x184 Map 28 part of par 13			750.00		
28	Cool Branch Rd .38 ac Lake front 73x206 Map 28 part of par 13			750.00		
29	Cool Branch Rd .34 ac Lake front 75x184 Map 28 part of par 13			750.00		
30	Cool Branch Rd .33 ac Lake front 99x133 Map 28 part of par 13			750.00		
32	Edwards Rd .24 ac Lake front 100x125 Map 28 part of par 13			750.00		
33	Edwards Rd .19 ac Lake front 150x81 Map 28 part of par 13			750.00		
35	Edwards Rd .30 ac Lake front 97x118 Map 28 part of par 13			750.00		
38	Edwards Rd .34 ac Lake front 88x126 Map 28 part of par 13			750.00		
39	Edwards Rd .48 ac Lake front 87x183 Map 28 part of par 13			750.00		
Item 41 Lot 1	Walker Ford Rd 41.9 ac Public water on Walker Ford Rd Map 37 par 5			2000.00		

Item 42 Lot 2	Walker Ford Rd 34.9 ac Public water on Walker Ford Rd Map 37 par 5			2000.00		
Item 43 Lot 3	Walker Ford Rd 36.4 ac Public water on Walker Ford Rd Map 37 par 5			2000.00		
Item 44 Lot 4	Walker Ford Rd 45.4 ac Public water on Walker Ford Rd Map 37 par 5			2000.00		
Item 45 Lot 5	Walker Ford Rd 49.2 ac Public water on Walker Ford Rd Map 37 par 5			2000.00		
Item 46	5380 Maynardville Hwy 28.52 ac House / Barn Sold subject to getting release on lien. Map 51 par 14			2000.00		
Item 47	984 Walker Rd 2 ac Sharps Chapel Mobile home- 3 Bedrm, 2 Ba NO TITLE May have tenant. Map 019 par 007.09			No Survey		
Item 48	Marine Lane 2.5 ac Lot 4 Map 29 par 028.06			No Survey		

The property is being sold "AS IS, WHERE IS and WITH ALL FAULTS", without any warranties expressed, implied or guarantees of any kind or accuracy to information. All information concerning the auction sale was derived from sources believed to be correct, but not guaranteed. Buyer shall rely on his/her own information, judgment and inspection of property and records. **SPECIAL NOTES:** LOT 12 HAS DRAINFIELD EASEMENT FOR LOTS 22&23 & 25-30 AND WELL ON PROPERTY IS FURNISHING WATER TO HOMES ON COOL BRANCH RD. UNION CO ROAD SUPERINTENDENT STATED THAT ON COOL BRANCH & EDWARDS ROADS, THE COUNTY ROAD STOPS AT THE ASPHALT, BEYOND THAT POINT THE ROADS ARE PRIVATE. MARK YOUR BOUNDARY LINES FOR FUTURE REFERENCE. BUYER PAYS FOR SURVEY COST PER PROPERTY. NO SOIL REPORTS HAVE BEEN CONDUCTED. Lot 9 TVA STATES THAT THE DOCK WAS NOT BUILT TO PERMIT ON FILE. 5380 MAYNARDVILLE HWY IS SOLD SUBJECT TO GETTING RELEASE ON LIEN. Please do not bid unless you have read Terms & Conditions.