

95+/- Acres Offered in 7 Tracts

A Once-in-a-Lifetime Opportunity!

Farm House Tract - Tracts Range from 5+/- to 24+/- Acres Each

All Tracts with Soil Sites!



Scan QR Code to See More!

625 Burt Burgen Rd
WOODBURY, TN
"The Faye Brandon Estate"



- Breathtaking farm estate convenient to both Murfreesboro and Woodbury!
- Build your dream home amidst the picturesque surroundings
- Utility Water & Soil Sites available
- Don't miss out on this rare chance to own a stunning tract of land
- Create your own legacy amidst the beauty of Woodbury, TN

- Tract 1: 10.57+/- Acres
- Tract 2: 12.13+/- Acres (Adjoins Cason Fork Creek)
- Tract 3: 17.67+/- Acres (Adjoins Cason Fork Creek)
- Tract 4: 15.48+/- Acres
- Tract 5: 10.02+/- Acres
- Tract 6: 5.01+/- Acres with a Farmhouse and Barn (With Septic Records)
- Tract 7: 23.94+/- Acres

AUCTION
BID LIVE or ONLINE
SATURDAY
SEPT.
21st
@ 10:00 AM

See More @ ComasMontgomery.com

PREVIEW: Sunday, Sept. 15th from 1-2 PM or Feel free to walk the property at anytime

AUCTIONEER: John C. Montgomery - Lic. 7148 • (615) 631-3468 / (615) 895-0078

Directions: From the Intersection of Hwy 70S (John Bragg Hwy) and Bradyville Rd (Hwy 64), Proceed South on Bradyville Rd, Turn Left on Burt Burgen Rd. Property on the left -- look for the Auction Signs.

Real Estate Terms: On Location Terms: 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 30 days after the auction or as it is stated on the contract for sale of real estate. 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. See website for full online terms.



COMAS MONTGOMERY
REALTY & AUCTION CO., INC.

817 S. CHURCH ST., SUITE A., MURFREESBORO, TN 37130

615-895-0078 • 800-825-5523

COMASMONTGOMERY.COM



BOUNDARY SURVEY FOR **FAYE BRANDON** LOCATED IN THE 3RD CIVIL DISTRICT OF CANNON COUNTY, TENNESSEE

SCALE : 1" = 150'
 DATE : JUNE 3, 2024
 SIZE : 94.82 AC.+-
 DEED : R. B. 14, PG. 589, R.O.C.C.T.
 MAP : MAP 50, PAR. 73.00, T.A.O.C.C.T.



ADJOINING OWNERS TABLE

A	CEMETERY	N/E	MAP 50, PAR. 73.00
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