

ABSOLUTE AUCTION

Saturday - Jan. 11, 2025

113 Second Ave. East

Carthage, Tennessee

Seller: Turner Chapel AME Church

10:00 AM
Start time



CHURCH BUILDING & LOT • VACANT ADJOINING LOT • PARTIAL CONTENTS

DIRECTIONS: From I-40 Exit 258: Carthage/Gordonsville - Take Hwy 53 toward Carthage, Go approximately 5 miles to red light (Wal-Mart) turn left onto Upper Ferry Rd., go approximately 1/2 mile turn right onto Spring Street, turn left onto Second Ave.



Brick church building has approximately 1902 sq. ft. with a metal roof and 3 window air conditioners and 3 natural gas heaters. Kitchen/Dining Room (11x38) Church Auditorium (24x44) Office (8x11) Foyer (6x8) 2 Half Baths (5x6) (4x8) Laundry Room (4x5)

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REALTY & AUCTION
Smith County's Auction Company

615.735.2244

505 N. Main Street • Carthage, TN 37030
C.D. "Digger" Poindexter, Auctioneer # 2629

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Auctioneer's Notes: This church has been a place of worship for many years, with an extra adjoining lot that could be used for parking or future development. We are pleased to sell this church and a portion of the contents. This would be a great place to start a small church or great rental investment. Make plans to attend this sale.

Title: Seller will provide Attorney Title Opinion Letter and Warranty Deed.
2025 County & City Taxes will be assumed by buyer.

Closing Attorney: Jamie Winkler

Terms: 20% non-refundable deposit down day of sale, sign sales contract, w/balance due at closing. Real Estate is selling "As Is" "Where Is" with no written or implied warranties, and no contingencies including and not limited to financing, appraisal, or inspections of any kind.



SUPER TERMS AVAILABLE FROM AREA BANKS

Citizens Bank – Jared Goad – (615) 735-1490
Wilson Bank & Trust – David West – (615) 735-3990
Smith County Bank – Pat Nixon – (615) 735-2800
Farm Credit Service – Chris Ferrell – (615) 444-1861
Bank Tennessee – Eddie Dale Sykes – (615) 735-9805

Personal Property: Cash or Good Check day of sale.
Driver's License required to obtain Bidder Number
Sellers: Turner Chapel AME Church

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