



PROPERTY INFORMATION PACKAGE

LAKWOOD ESTATES SUBDIVISION
at
LAKE SEMINOLE

16 Residential Lots in 6 Offerings

ONLINE ONLY

Auction Date:

July 25th, 2017

4:00 p.m.

All Bidding Subject to "Dynamic Close" Auto Extend



Property Information Package
LAKEWOOD ESTATES SUBDIVISION
AT
LAKE SEMINOLE
16 Residential Lots in 6 Offerings

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Lakewood Estates Subdivision at Lake Seminole
16 Residential Lots in 6 Offerings
Decatur County, GA



Booster Club Road, Bainbridge, GA 39819

Lakewood Estates is an established residential subdivision on Lake Seminole in the southwestern corner of Decatur County, GA, just north of Chattahoochee, FL.

The subdivision contains homes and vacant lots. Some vacant lots are lakefront while others are within the interior of the subdivision. The subdivision fronts Booster Club Road which is a paved county road. Within the subdivision, Beardsley Drive and Hewett Bundy Road are graded roads. All other roads shown as platted are unopened. Some lots have no frontage to open roads. The 16 lots selling at auction are grouped into 6 selling groups. These groups offer investment and future residential development opportunities.

Please review all documents and plan to make a site visit prior to bidding.

Decatur County Tax Parcel IDs:

Tract 1 – 0016C 017– 1.003 ± Acre

Tract 2 – 0016C 013 010 – 3.569 ± Acres

Tract 3 – 0016C 015, 0016C 024, 0016C 025 & 0016C 028 – 4.860 ± Acres

Tract 4 – 0016C 041 – 1.326 ± Acre

Tract 5 – 0016C 049, 0016C 050, 0016C 051 & 0016C 53 – 4.952 ± Acres

Tract 6 – 0016C 046, 0016C 047 & 0016C 057 058 – 5.157 ± Acres

2016 Ad Valorem Amount: approximately: \$4,109.25

For more property information please visit www.rowellauctions.com or call 800.323.8388.





NORTH THOMAS ROAD (UNOPENED)

HEWETT BUNDY ROAD

ROAD UNOPENED BEYOND THIS POINT

SOUTH JEFFERSON AVENUE

ROAD UNOPENED BEYOND THIS POINT

BOOSTER CLUB ROAD

BEARDSLEY DRIVE

SOUTH THOMAS ROAD (UNOPENED)



20.867 TOTAL ACRES±

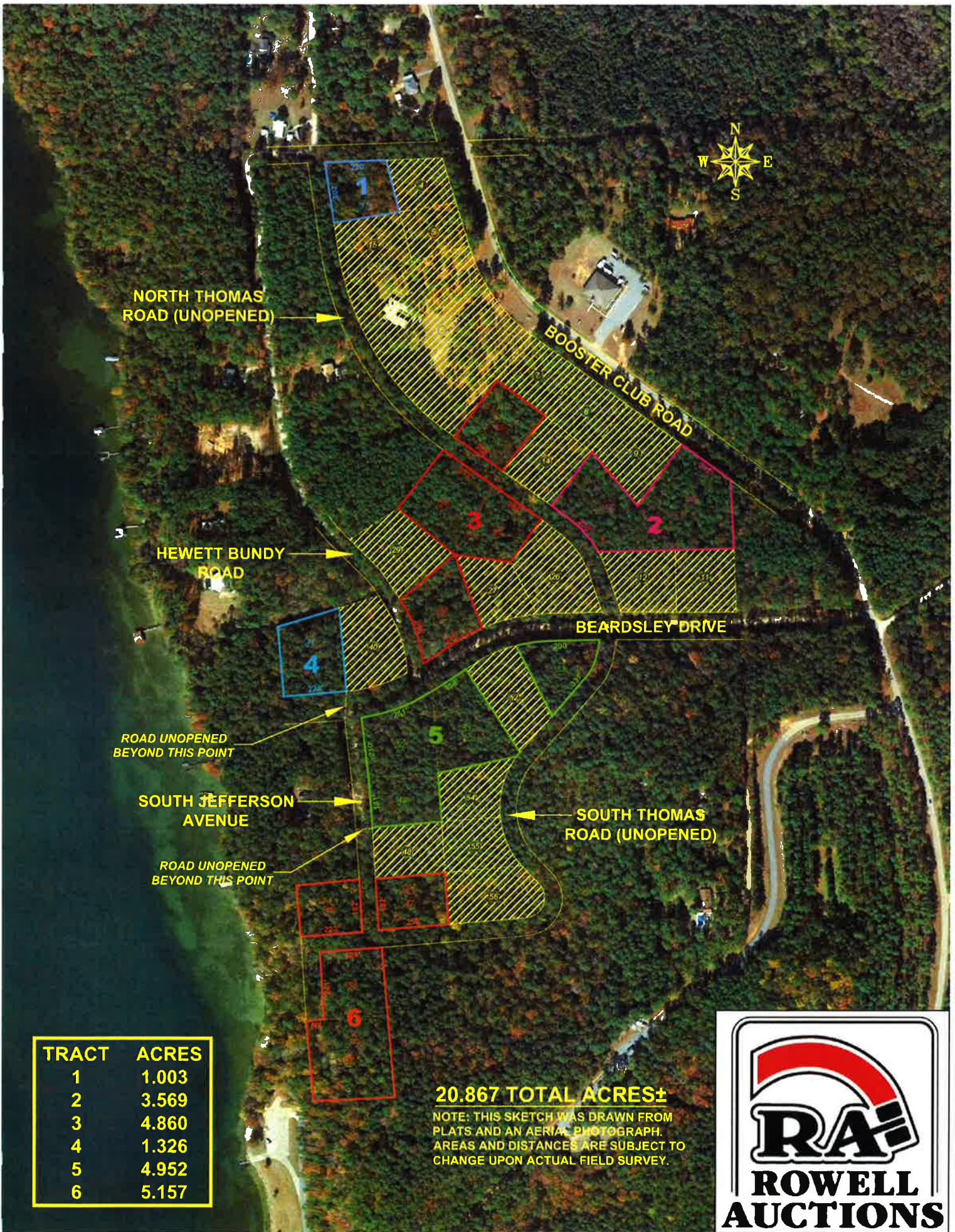
NOTE: THIS SKETCH WAS DRAWN FROM PLATS AND AN AERIAL PHOTOGRAPH. AREAS AND DISTANCES ARE SUBJECT TO CHANGE UPON ACTUAL FIELD SURVEY.

TRACT	ACRES
1	1.003
2	3.569
3	4.860
4	1.326
5	4.952
6	5.157



800-323-8388
Moultrie, GA

www.rowellauctions.com



NORTH THOMAS ROAD (UNOPENED)

BOOSTER CLUB ROAD

HEWETT BUNDY ROAD

BEARDSLEY DRIVE

ROAD UNOPENED BEYOND THIS POINT

SOUTH JEFFERSON AVENUE

SOUTH THOMAS ROAD (UNOPENED)

ROAD UNOPENED BEYOND THIS POINT

TRACT	ACRES
1	1.003
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3	4.860
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20.867 TOTAL ACRES±

NOTE: THIS SKETCH WAS DRAWN FROM PLATS AND AN AERIAL PHOTOGRAPH. AREAS AND DISTANCES ARE SUBJECT TO CHANGE UPON ACTUAL FIELD SURVEY.



Property Restrictions

All lots sell with the following restrictions:

- (a) No building shall be erected or used for any purpose other than that of a residence or for use in connection with said residence. Specifically, all business or commercial type buildings are excluded.
- (b) No building shall be erected closer than 40 feet to any land line of said lot on which the residence is situated.
- (c) No noxious or offensive trade or activity shall be carried on on said lot, nor shall anything be done thereon which is or may become any annoyance or nuisance to the neighborhood.
- (d) No trailer, basement, tenant shack, garage, barn or other out-building erected on said lot at any time shall be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a temporary residence.
- (e) No dwelling shall be erected on any of said lot or lots smaller than with a ground floor area of the main structure, exclusive of open porches and garages, of less than 1,200 square feet.
- (f) Any dwelling or residence erected on said lot shall have indoor sanitary and toilet facilities and no outdoor or shed-type privy shall be erected.

Please review all documents and plan to make a site visit prior to bidding.

Please call Rowell Auctions, Inc. with any questions, 800.323.8388.



0016C017

2017 Decatur County Board of Assessors

6/15/2017 10:50:13 AM
Acct # 1168
toni

Owner Information		General Property Information		Values	
EDWARDS STEPHEN L TRUSTE P O BOX 1503 HENDERSONVILL, TN 370771503		SITUS	0	Imp Val	0
		LEGAL	M13 127 LT2 LAKEWOOD EST	Acc Val	
Tax District	County	GMD	Homestead	Land Val	4,625
Total Acres	1.01	LL	No Covenant	Total Value	4,625
Zoning	LD	LD	Acc/Des	2016 : 4,625	2015 : 4,625
Unit	Return Value	0		2014 : 0	2013 : 0
- .00	- .00	- .00	- .00	- 1.00	- 1.00
NBB: 00000 NBL: 00000; LAKEWOOD EST 2					

SALES INFORMATION

Grantee	Grantor	Date	Deed Book	Plat Book	Saleprice	CS	Mkt Value	Reason
EDWARDS STEPHEN L TRUSTE		1984-05-16	M13 127	3 121	80,000	R4	0	UV

LAND INFORMATION

CS	Code / Description	Method	Units	Depth	From Front	Depth Table	Depth Factor	Unit Value	Adj Unit	Adj	Value
R4	42 FF-RES: 20.00	Front Foot	195.00	226	0	150	1.1719	20.00	20.00	1.00	4,625

0016C017

Review: by /

0016C050	2017 Decatur County Board of Assessors		6/15/2017 10:46:11 AM Acct # 1200 toni
Owner Information		General Property Information	
EDWARDS STEPHEN L TRUSTE P O BOX 1503 HENDERSONVILL, TN 370771503		SITUS 0 LEGAL M13 127 LT47 LAKEWOOD EST Tax District County GMD Homestead S0 Total Acres 1.19 LL No Covenant Zoning LD Acc/Des 0 - .000000 Unit Return Value 0	
- .00	- .00	- .00	- .00
NBB: 00000 NBL: 00000; LAKEWOOD EST 47		- 1.00	- 1.00

SALES INFORMATION			
Grantee	Grantor	Date	Deed Book
EDWARDS STEPHEN L TRUSTE		1984-05-16 M13 127	3 121
			80,000 R4
			0 UV

LAND INFORMATION			
CS	Code / Description	Method	Units
R4	41 FF-RES: 65.00	Front Foot	207.00
			250
			0
			150
			1.2167
			65.00
			52.00
			0.80
			12,867

0016C051

2017 Decatur County Board of Assessors

6/15/2017 10:45:48 AM
Acct # 1201
toni

Owner Information		General Property Information		Values	
EDWARDS STEPHEN L TRUSTE P O BOX 1503 HENDERSONVILL, TN 370771503		SITUS	0	Imp Val	0
		LEGAL	M13 127 LT48 LAKEWOOD EST	Acc Val	
Tax District	County	GMD	Homestead	Land Val	7,898
Total Acres	1.38	LL	No Covenant	Total Value	7,898
Zoning	LD	LD	Acc/Des	2016 : 7,898	2015 : 7,898
Unit	Return Value	0		2014 : 0	2013 : 0
- .00	- .00	- .00	- .00	- 1.00	- 1.00

NBB: 00000 NBL: 00000; LAKEWOOD EST 48

SALES INFORMATION

Grantee	Grantor	Date	Deed Book	Plat Book	Saleprice	CS	Mkt Value	Reason
EDWARDS STEPHEN L TRUSTE		1984-05-16	M13 127	3 121	80,000 R4		0 UV	

LAND INFORMATION

CS	Code / Description	Method	Units	Depth	From Front	Depth Table	Depth Factor	Unit Value	Adj Unit	Adj	Value
R4	41 FF-RES: 65.00	Front Foot	198.00	304	0	150	1.3008	65.00	32.50	0.50	7,898

0016C051

Review: by /

0016C053

2017 Decatur County Board of Assessors

6/15/2017 10:45:21 AM
Acct # 1203
toni

Owner Information		General Property Information		Values	
EDWARDS STEPHEN L TRUSTE P O BOX 1503 HENDESONVILL, TN 370771503		SITUS	0	Imp Val	0
		LEGAL	M13 127 LT53 LAKEWOOD EST	Acc Val	
Tax District	County	GMD	Homestead	Land Val	7,747
1.23		LL	No Covenant	Total Value	7,747
381		LD	Acc/Des	2016 : 7,747	
21		Return Value	0	2014 : 0	
0				2015 : 7,747	
				2013 : 0	
- .00	- .00	- .00	- .00	- 1.00	- 1.00

NBB: 00000 NBL: 00000; LAKEWOOD EST 53; LAND DIST: 21; LAND LOT: 381

SALES INFORMATION

Grantee	Grantor	Date	Deed Book	Plat Book	Saleprice	CS	Mkt Value	Reason
EDWARDS STEPHEN L TRUSTE		1984-05-16	M13 127	3 121	80,000 R4			0 UV

LAND INFORMATION

CS	Code / Description	Method	Units	Depth	From Front	Depth Table	Depth Factor	Unit Value	Adj Unit	Adj	Value
R4	41 FF-RES: 65.00	Front Foot	197.00	271	0	150	1.2536	65.00	32.50	0.50	7,747

0016C053

Review: by /

0016C046

2017 Decatur County Board of Assessors

6/15/2017 10:47:45 AM
Acct # 1196
toni

Owner Information		General Property Information		Values	
EDWARDS STEPHEN L TRUSTE P O BOX 1503 HENDERSONVILL, TN 370771503		SITUS	0	Imp Val	0
		LEGAL	M13 127 LT43 LAKEWOOD EST	Acc Val	
Tax District	County	GMD	Homestead	Land Val	68,750
Total Acres	0.00	LL	No Covenant	Total Value	68,750
Zoning	LD	LD	Acc/Des	2016 : 68,750	2015 : 68,750
Unit	Return Value	0		2014 : 0	2013 : 0
- .00	- .00	- .00	- .00	- 1.00	- 1.00

NBB: 00000 NBL: 00000; LAKEWOOD EST 43; LAND DIST: 21; LAND LOT: 381

SALES INFORMATION

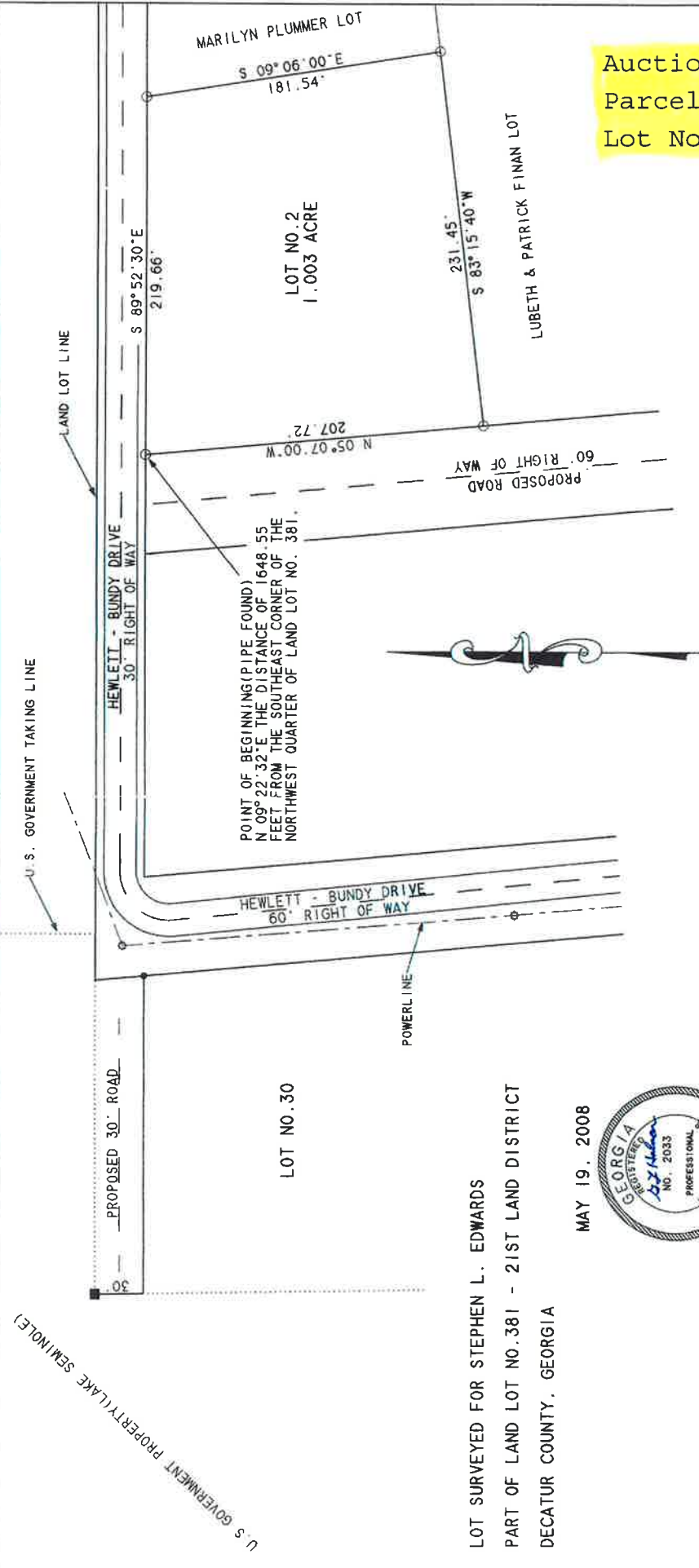
Grantee	Grantor	Date	Deed Book	Plat Book	Saleprice	CS	Mkt Value	Reason
EDWARDS STEPHEN L TRUSTE		1984-05-16	M13 127	3 121	80,000 R3		0 UV	

LAND INFORMATION

CS	Code / Description	Method	Units	Depth	From Front	Depth Table	Depth Factor	Unit Value	Adj Unit	Adj	Value
R3	32 TRACT-Lot: 125000.0	Lot	1.00	0	0	0		125,000.00	68,750.00	0.55	68,750

Legal Description

All of that certain tract or parcel of land lying, situate and being in Land Lot(s) _____
in the 21st District of Decatur County, Georgia and being all of Lot 30 of the Lakewood Estates
Subdivision, as shown in survey of R.H. Alcorn, Registered Engineer and Land Surveyor, dated May 5,
1956, and as shown in Plat Cabinet A, Slide 60 (formerly Plat Book 3, Page 121), in the Office of the Clerk
of the Superior Court of Decatur County, Georgia, to which is hereby made for a complete description of
same.



Auction Group 1
Parcel 17
Lot No. 2

0 60 120
SCALE 1 INCH = 60 FEET

- PIPE FOUND
- POWER POLE
- ▲ CONCRETE MONUMENT FOUND

NOTE:
1. REFERENCE IS GIVEN TO A PLAT OF "LAKEWOOD ESTATES" PREPARED BY R.H. ALORN DATED MAY 05, 1956 AND RECORDED IN PLAT BOOK 3 - PAGE 121 IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF DECATUR COUNTY.

LOT SURVEYED FOR STEPHEN L. EDWARDS
PART OF LAND LOT NO. 381 - 21ST LAND DISTRICT
DECATUR COUNTY, GEORGIA

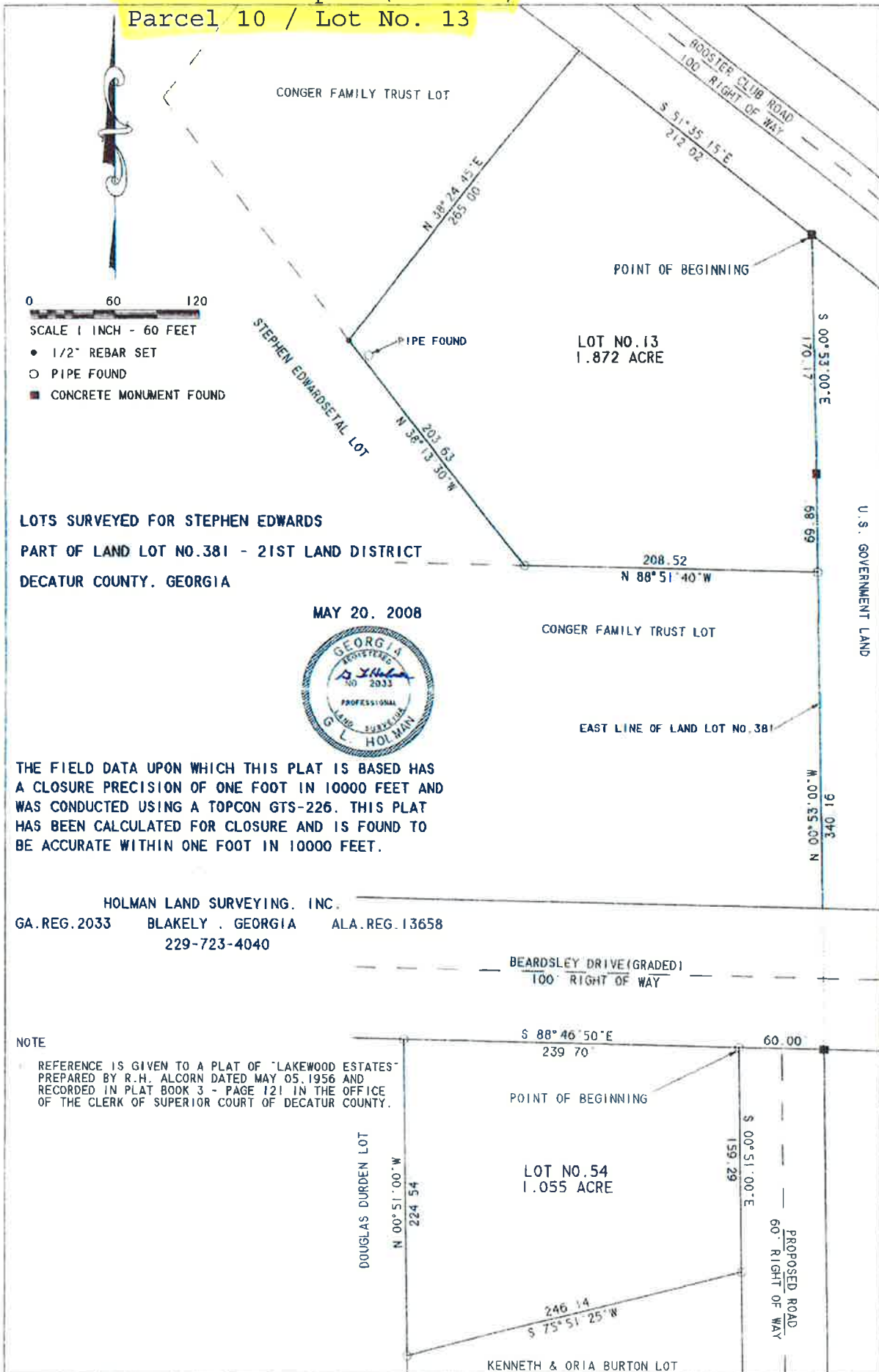
MAY 19, 2008



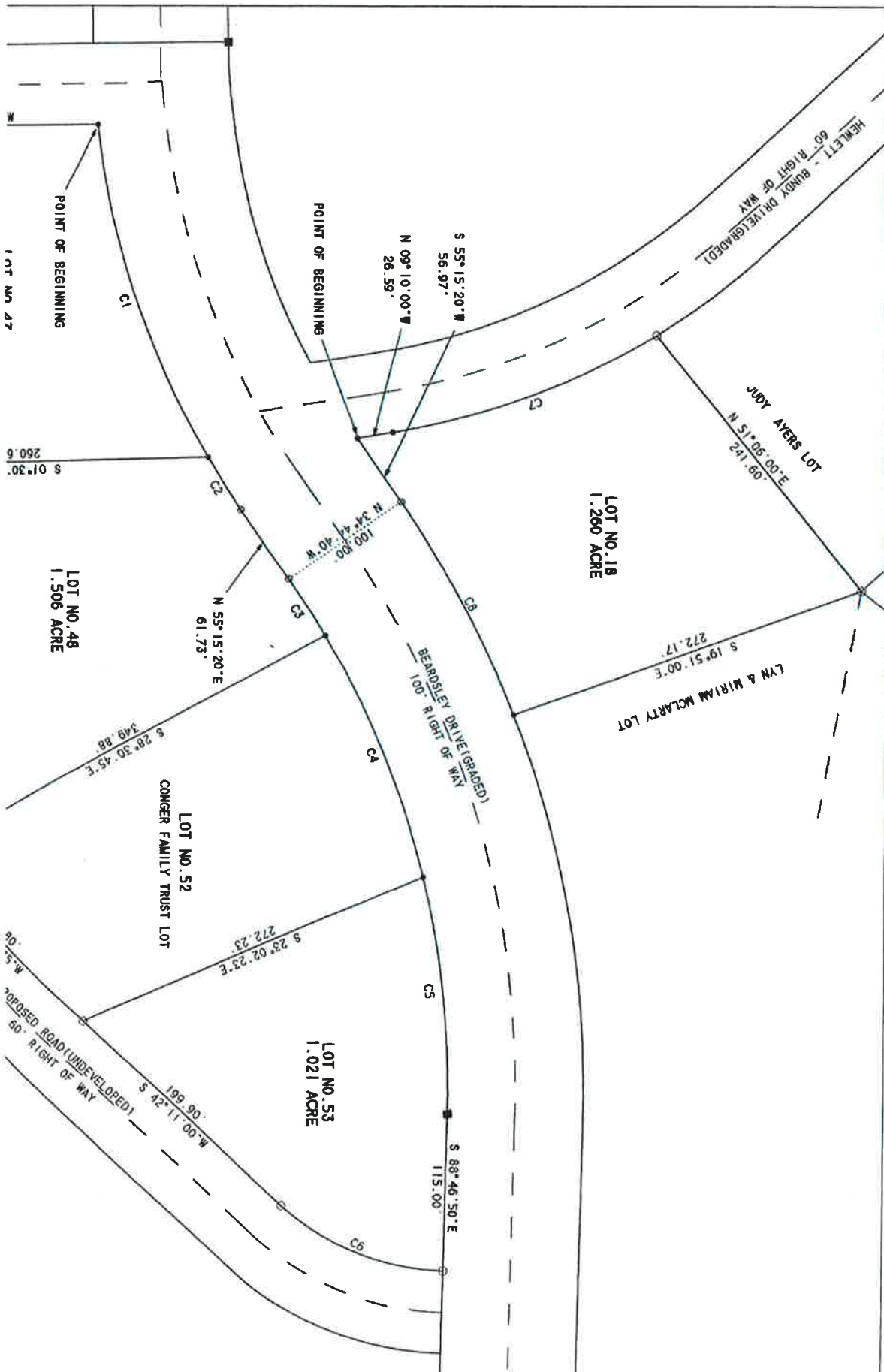
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10000 FEET AND WAS CONDUCTED USING A TOPCON GTS-226. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 10000 FEET.

HOLMAN LAND SURVEYING, INC.
GA. REG. 2033 BLAKELY, GEORGIA ALA. REG. 13658
229-723-4040

Auction Group 2 (Partial)
Parcel 10 / Lot No. 13



Auction Group 3 (Partial)
 Parcel 28 / Lot No. 18



**Auction Group 4
Parcel 46 / Lot No. 38**

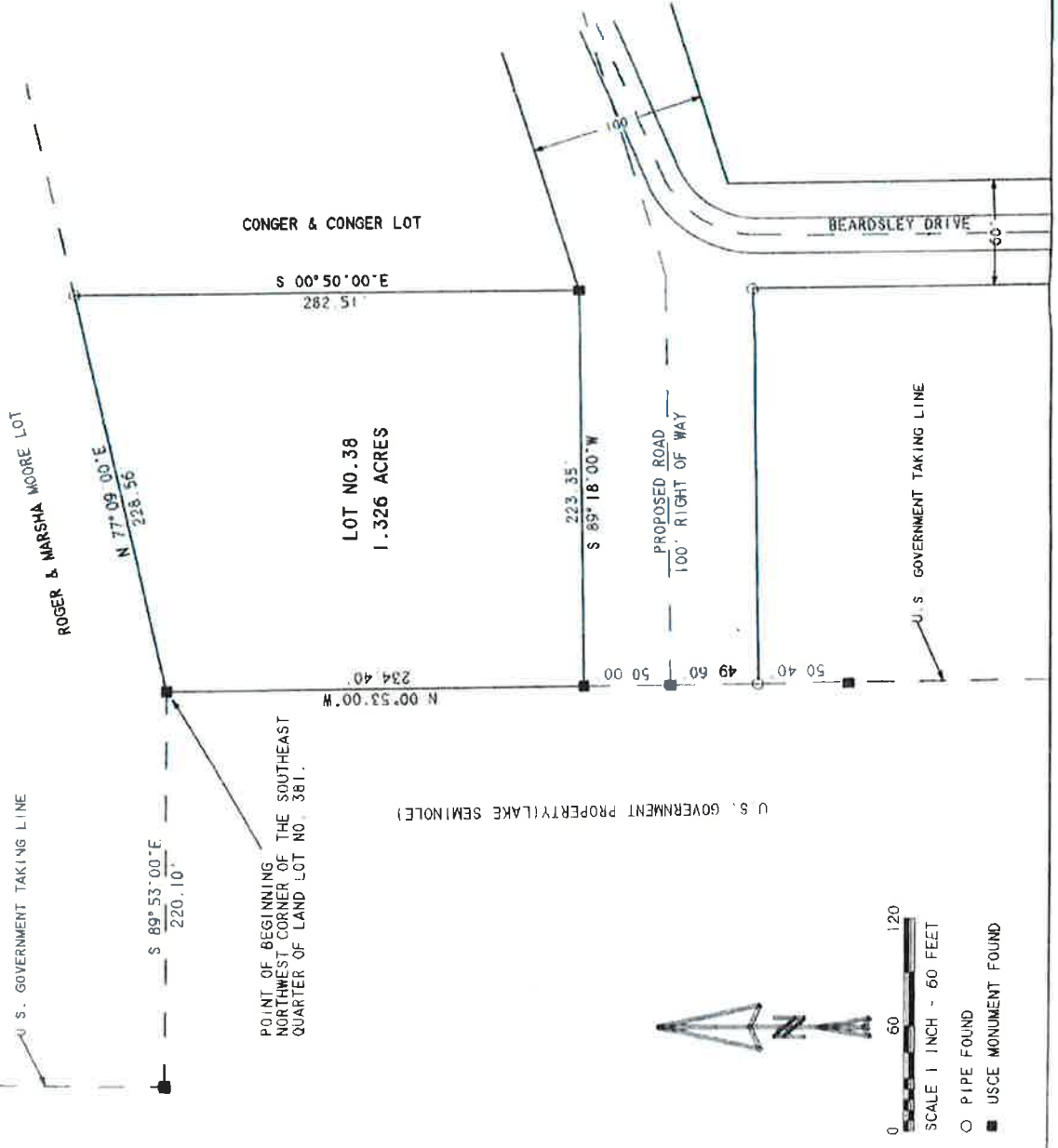
LOT SURVEYED FOR STEPHEN L. EDWARDS
PART OF LAND LOT NO. 381 - 21ST LAND DISTRICT
DECATUR COUNTY, GEORGIA

OCTOBER 17, 2006



THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS
A CLOSURE PRECISION OF ONE FOOT IN 10000 FEET AND
WAS CONDUCTED USING A TOPCON GTS-226. THIS PLAT
HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO
BE ACCURATE WITHIN ONE FOOT IN 10000 FEET.

HOLMAN LAND SURVEYING, INC.
GA. REG. 2033 BLAKELY, GEORGIA ALA. REG. 13658
229-723-4040



NOTE:
1. REFERENCE IS GIVEN TO A PLAT OF "LAKEWOOD ESTATES" PREPARED BY R. H. ALCORN DATED MAY 05, 2006 AND RECORDED IN PLAT BOOK 3 - PAGE 121 IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF DECATUR COUNTY.

**Auction Group 6 (Partial)
Parcel 47 / Lot No. 44**

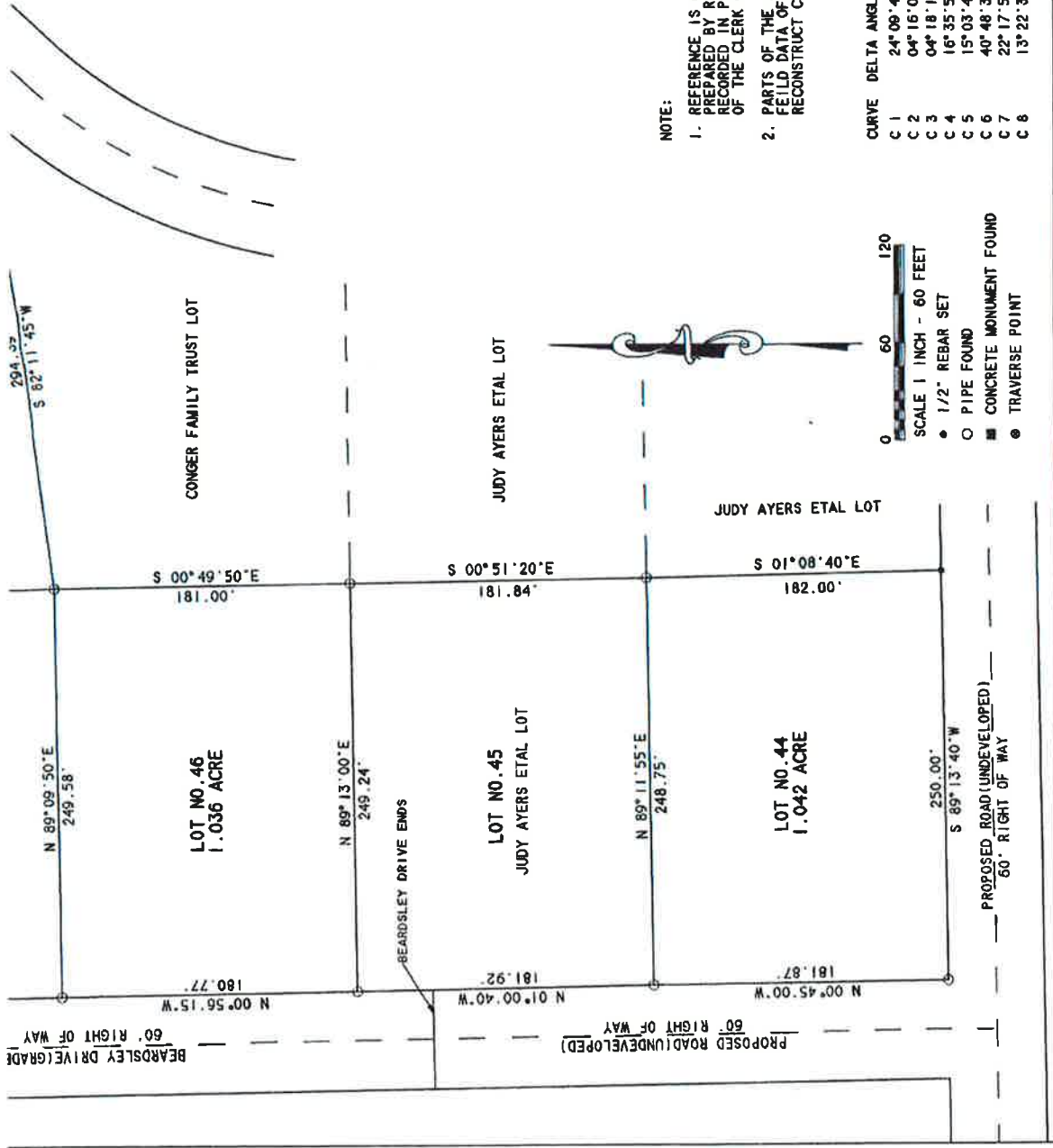
LOTS SURVEYED FOR STEPHEN L. EDWARDS
PART OF LAND LOT NO. 381 - 21ST LAND DISTRICT
DECATUR COUNTY, GEORGIA

MAY 16, 2000



THE FIELD DATA UPON WHICH THIS PLAT IS BASED IS A CLOSURE PRECISION OF ONE FOOT IN 10000 FEET WAS CONDUCTED USING A TOPCON GTS-226. THIS HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 10000 FEET.

HOLMAN LAND SURVEYING INC.
GA. REG. 2033 BLAKELY, GEORGIA ALA. REG. 229-723-4040



NOTE:

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- PARTS OF THE ABOVE MENTIONED PLAT ARE NOT LEGIBLE. FIELD DATA OF EXISTING CORNERS WAS USED TO RECONSTRUCT CURVES AND CORNERS OF SOME LOTS.

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD
C 1	24° 09' 47"	616.70'	260.08'	132.00'	258.15'	N 7
C 2	04° 16' 09"	616.70'	45.95'	22.99'	45.94'	N 5
C 3	04° 18' 11"	665.74'	50.00'	25.01'	48.99'	N 5
C 4	16° 35' 58"	665.74'	192.87'	97.12'	192.20'	N 6
C 5	15° 03' 41"	665.74'	175.00'	88.01'	174.50'	N 8
C 6	40° 48' 31"	184.00'	131.05'	68.44'	128.30'	S 2
C 7	22° 17' 59"	536.00'	208.61'	105.64'	207.30'	N 2
C 8	13° 22' 38"	765.74'	178.76'	89.80'	178.37'	S 6

LOTS SURVEYED FOR STEPHEN L. EDWARDS
 PART OF LAND LOT NO. 381 - 21ST LAND DISTRICT
 DECATUR COUNTY, GEORGIA

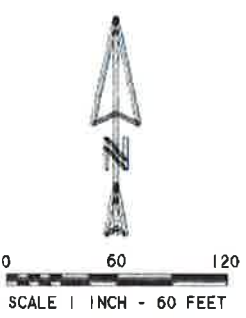
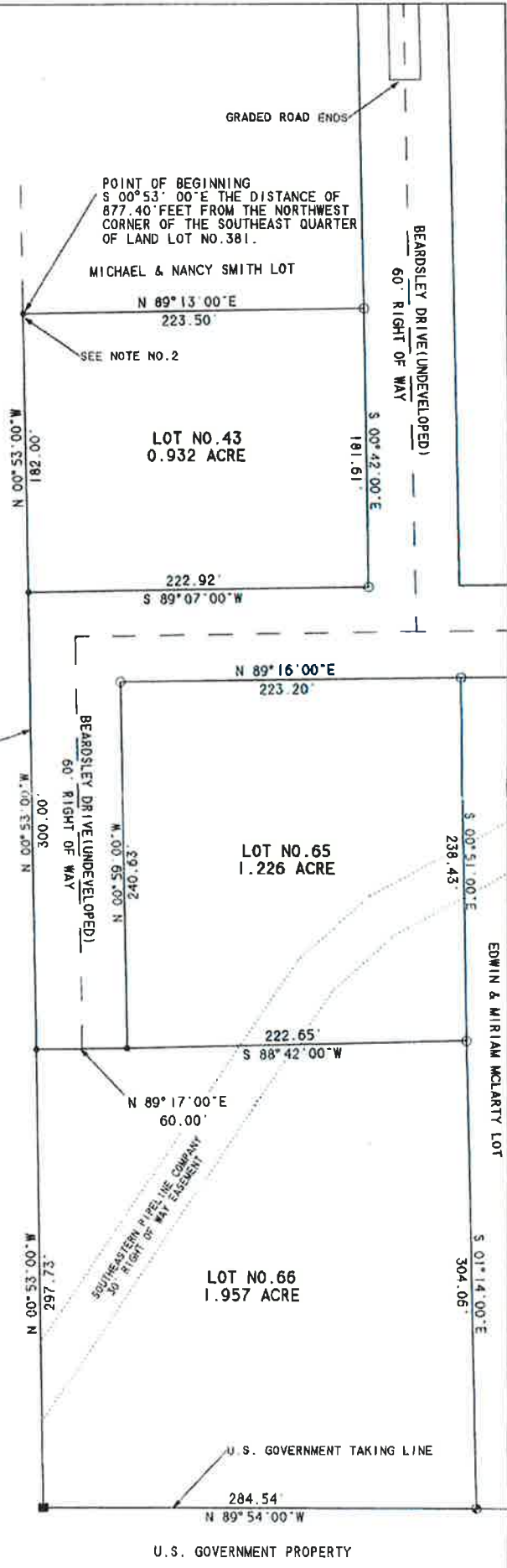
OCTOBER 16, 2006



THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10000 FEET AND WAS CONDUCTED USING A TOPCON GTS-226. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 10000 FEET.

HOLMAN LAND SURVEYING, INC.
 GA.REG.2033 BLAKELY, GEORGIA ALA.REG.13658
 229-723-4040

Auction Group 6 (Partial)
 Parcels 46,57 & 58
 Lot Nos. 43,65 & 66



- 1" AXLE FOUND
- 1/2" REBAR SET
- PIPE FOUND
- USCE MONUMENT FOUND

NOTE:
 1. REFERENCE IS GIVEN TO A PLAT OF "LAKEWOOD ESTATES" PREPARED BY R.H. ALCORN DATED MAY 05, 1956 AND RECORDED IN PLAT BOOK 3 - PAGE 121 IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF DECATUR COUNTY.
 2. 1/2" PIPE FOUND S 02°06'00"W THE DISTANCE OF 14.10 FEET FROM REBAR SET AT NORTHWEST CORNER OF LOT NO.43.

U.S. GOVERNMENT PROPERTY

FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET----- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 4625 71-ACRES
----- (MAP) ----- S* 52- 1.01
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 017 000 DI 54- .00
090 OLD MAP 0016B 00000 002 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) --- 58-
25-DESC M13 127 LT2 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 2 32-APL TOTAL 4625 75-B DATE
28-LDLL 33-Y ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $58.04 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
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FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET----- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 20574 71-ACRES
----- (MAP) ----- S* 52- 3.30
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 013 010 DI 54- .00
011 OLD MAP 0016B 00000 011 012 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) -- 58-
25-DESC M13 127 LT12&13 LAKEWOOD 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 12-13 32-APL TOTAL 20574 75-B DATE
28-LDLL 21 381 33-Y ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $258.24 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
```

FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET---- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 2477 71-ACRES
----- (MAP) ----- S* 52- 1.14
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 015 000 DI 54- .00
015 OLD MAP 0016B 00000 007 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) -- 58-
25-DESC M13 127 LT8 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 8 32-APL TOTAL 2477 75-B DATE
28-LDLL 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $31.11 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
```

FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET----- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 4068 71-ACRES
----- (MAP) ----- S* 52- 1.35
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 024 000 DI 54- .00
035 OLD MAP 0016B 00000 019 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) --- 58-
25-DESC M13 127 LT21 LAKEWD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 21 32-APL TOTAL 4068 75-B DATE
28-LDLL 33-Y ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $51.06 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN)

```


FILE MAINTENANCE FOR THE YEAR 2016
ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```
----- (OWN) ----- (DBP) -----  
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127  
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121  
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3  
5-ADD3 13-INC 47-CONS 80000 48-USE  
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMFS  
9-LEND +-20-HMSTD--+- (VAL) --MARKET----- (ACR) --  
14-BANK/GUAR 14A-DATE S- 0 51-R4 4996 71-ACRES  
----- (MAP) ----- S* 52- 1.17  
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE  
LINE CUR MAP 0016C 00000 025 000 DI 54- .00  
030 OLD MAP 0016B 00000 018 000 04 55- 73-TM VAL  
----- (PRF) ----- 56-  
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL  
----- (LOC) ----- +- (MIS) --- 58-  
25-DESC M13 127 LT20 LAKEWD EST 30-APPEALS 59- BILL NO.  
26-ST L 31-REV 60- 005119  
27-SUBD LAKEWOOD EST 20 32-APL Y TOTAL 4996 75-B DATE  
28-LDLL 33-Y 2014 ----- 8/22/2016  
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE  
35-F2 TAX= $62.70 12/20/2016  
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
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FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET---- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R3 7500 71-ACRES
----- (MAP) ----- S* 52- .00
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 028 000 DI 54- .00
025 OLD MAP 0016B 00000 017 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) -- 58-
25-DESC M13 127 LT18 LAKEWD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 18 32-APL TOTAL 7500 75-B DATE
28-LDLL 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $94.14 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
```

ACCT 216425 1-ONE BILL PER PARCEL? N

(OWN)

(DBP)

2-NAME EDWARDS STEPHEN L TRUSTE	10-HMC	41-D.B. M13	42-D.P. 127
3-ADD1 P O BOX 1503	11-SSN	43-P.B. 3	44-P.P. 121
4-ADD2	12-SSN	45-DATE 5/16/1984	46-QUC 3
5-ADD3	13-INC	47-CONS 80000	48-USE
6-CITY HENDERSONVILL	7-ST TN	49-CMTS	
8-ZIP 370771503			
9-LEND	+--20-HMSTD--+	---(VAL)---	---MARKET---
14-BANK/GUAR	14A-DATE	51-R3 67500	71-ACRES
	(MAP)	52-	.00
PROP	15-MAP 16-BLK 17-P 18-S	53-	72-P ACRE
LINE	CUR MAP 0016C 00000 041 000	54-	.00
045	OLD MAP 0016B 00000 037 000	55-	73-TM VAL
	(PRF)	56-	
22-CD 0	23-YR	24-VAL	74-PEN VAL
	(LOC)	57-	
25-DESC M13 127 LT38 LAKEWOOD EST	30-APPEALS	58-	BILL NO.
26-ST L	31-REV	59-	005119
27-SUBD LAKEWOOD EST	32-APL	60-	TOTAL 67500
28-LDLL	33-Y 2014		75-B DATE
	34-F1	80-AN 81-FL 83-TB	8/22/2016
	35-F2	TAX= \$847.20	76-D DATE
	(MESSAGES)		12/20/2016

DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____

FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

```

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET---- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 11316 71-ACRES
----- (MAP) ----- S* 52- 1.04
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 049 000 DI 54- .00
060 OLD MAP 0016B 00000 045 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) --- 58-
25-DESC M13 127 LT46 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 46 32-APL TOTAL 11316 75-B DATE
28-LDLL 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $142.02 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
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FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

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----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET---- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 12867 71-ACRES
----- (MAP) ----- S* 52- 1.19
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 050 000 DI 54- .00
065 OLD MAP 0016B 00000 046 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) -- 58-
25-DESC M13 127 LT47 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 47 32-APL TOTAL 12867 75-B DATE
28-LDLL 33-Y ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $161.49 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN)

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FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

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----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET---- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 7898 71-ACRES
----- (MAP) ----- S* 52- 1.38
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 051 000 DI 54- .00
070 OLD MAP 0016B 00000 047 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) ---- 58-
25-DESC M13 127 LT48 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 48 32-APL TOTAL 7898 75-B DATE
28-LDLL 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $99.12 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
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FILE MAINTENANCE FOR THE YEAR 2016
 ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

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----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD-+- (VAL) --MARKET---- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 7747 71-ACRES
----- (MAP) ----- S* 52- 1.23
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 053 000 DI 54- .00
075 OLD MAP 0016B 00000 052 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) +- 58-
25-DESC M13 127 LT53 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 53 32-APL TOTAL 7747 75-B DATE
28-LDLL 21 381 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $97.24 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
  
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ACCT 216425 1-ONE BILL PER PARCEL? N

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----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+- (VAL) --MARKET----- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R3 68750 71-ACRES
----- (MAP) ----- S* 52- .00
PROP | 15-MAP 16-BLK 17-P 18-S | 19 53- 72-P ACRE
LINE | CUR MAP 0016C 00000 046 000 | DI 54- .00
050 | OLD MAP 0016B 00000 042 000 | 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +--- (MIS) --- 58-
25-DESC M13 127 LT43 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 43 32-APL TOTAL 68750 75-B DATE
28-LDLL 21 381 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= /ANR- $862.91 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) ____
    
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FILE MAINTENANCE FOR THE YEAR 2016
ACCT 216425 1-ONE BILL PER PARCEL? N

FUNCTION: (ADD/CHG/END) C

----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. M13 42-D.P. 127
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 5/16/1984 46-QUC 3
5-ADD3 13-INC 47-CONS 80000 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS
9-LEND +-20-HMSTD--+--- (VAL) --MARKET----- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R4 7080 71-ACRES
----- (MAP) ----- S* 52- 1.04
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 047 000 DI 54- .00
055 OLD MAP 0016B 00000 043 000 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +- (MIS) --- 58-
25-DESC M13 127 LT44 LAKEWOOD EST 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 44 32-APL TOTAL 7080 75-B DATE
28-LDLL 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= \$88.86 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____

ACCT 216425 1-ONE BILL PER PARCEL? N

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----- (OWN) ----- (DBP) -----
2-NAME EDWARDS STEPHEN L TRUSTE 10-HMC 41-D.B. X12 42-D.P. 122
3-ADD1 P O BOX 1503 11-SSN 43-P.B. 3 44-P.P. 121
4-ADD2 12-SSN 45-DATE 4/28/1981 46-QUC 1
5-ADD3 13-INC 47-CONS 4800 48-USE
6-CITY HENDERSONVILL 7-ST TN 8-ZIP 370771503 49-CMTS INCLUDES PAR 65 67
9-LEND +-20-HMSTD--+--- (VAL) --MARKET----- (ACR) --
14-BANK/GUAR 14A-DATE S- 0 51-R3 100000 71-ACRES
----- (MAP) ----- S* 52- .00
PROP 15-MAP 16-BLK 17-P 18-S 19 53- 72-P ACRE
LINE CUR MAP 0016C 00000 057 058 DI 54- .00
010 OLD MAP 0016C 00000 058 057 04 55- 73-TM VAL
----- (PRF) ----- 56-
22-CD 0 23-YR 24-VAL 57- 74-PEN VAL
----- (LOC) ----- +--- (MIS) --- 58-
25-DESC X12 122 LTS 65-66 LAKEWOO 30-APPEALS 59- BILL NO.
26-ST L 31-REV 60- 005119
27-SUBD LAKEWOOD EST 65-66 32-APL TOTAL 100000 75-B DATE
28-LDLL 33-Y 2014 ----- 8/22/2016
----- (MESSAGES) ----- 34-F1 80-AN 81-FL 83-TB 76-D DATE
35-F2 TAX= $1,255.12 12/20/2016
DATA OK? (YES, RMK, CAN, ITEM#, NLN) _____
    
```

**For more information about this property or the
auction terms and procedures please contact:**



Office: 800-323-8388