

AUCTION

WaterBound

County Road 351

Crane Hill, Cullman County, Alabama 35053

**Auction: Saturday, August 15, 2009 at 11:00 AM Central Time
Registration begins at 9:00 AM Central Time**

OVERVIEW:

The Most Beautiful Scenery In Alabama Rests Before WaterBound, An Exclusive, 205+/- Acre Waterfront Community On Lewis Smith Lake, Just Outside Of Cullman. Located Near The 180,000+/- Acre Bankhead National Forest, Smith Lake Is Rated The Second Cleanest Lake In The United States.

TO BE AUCTIONED:

Forty-Seven (47) Waterfront Lots And Eighteen (18) Water View Lots Being Offered At Auction With Two (2) Waterfront and Two (2) Water View Lots Being Offered at Absolute Auction, Regardless Of Price.

LOTS:

**Block Two (2): Lot 1 0.38+/- Acres
Lot 2 0.42+/- Acres
Lot 3 0.40+/- Acres
Lot 4 0.78+/- Acres
Lot 5 0.44+/- Acres
Lot 6 0.43+/- Acres
Lot 7 0.39+/- Acres
Lot 8 0.51+/- Acres
Lot 9 0.55+/- Acres
Lot 10 0.56+/- Acres
Lot 11 0.84+/- Acres
Lot 12 0.61+/- Acres
Lot 13 0.70+/- Acres
Lot 14 0.73+/- Acres
Lot 15 0.69+/- Acres
Lot 16 0.79+/- Acres
Lot 17 0.69+/- Acres
Lot 19 0.79+/- Acres
Lot 20 0.59+/- Acres
Lot 21 0.52+/- Acres
Lot 22 1.09+/- Acres**

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Crane Hill, Cullman County, Alabama

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07/29/09 10:40 AM

Block Three (3): Lot 1: 0.45+/- Acres
Lot 2: 0.48+/- Acres
Lot 3: 0.65+/- Acres
Lot 4: 0.66+/- Acres
Lot 5: 0.63+/- Acres
Lot 6: 0.52+/- Acres
Lot 7: 0.66+/- Acres
Lot 8: 0.64+/- Acres
Lot 9: 0.83+/- Acres
Lot 10: 0.83+/- Acres
Lot 11: 0.61+/- Acres
Lot 12: 0.45+/- Acres
Lot 13: 0.69+/- Acres
Lot 14: 0.56+/- Acres
Lot 15: 0.65+/- Acres
Lot 16: 0.54+/- Acres
Lot 17: 1.72+/- Acres
Lot 18: 1.34+/- Acres
Lot 19: 2.00+/- Acres
Lot 20: 1.38+/- Acres
Lot 21: 1.13+/- Acres
Lot 22: 0.86+/- Acres
Lot 23: 0.94+/- Acres
Lot 24: 0.90+/- Acres
Lot 25: 0.90+/- Acres
Lot 26: 0.86+/- Acres

Block Four (4): Lot 1: 0.81+/- Acres
Lot 2: 0.46+/- Acres
Lot 3: 0.44+/- Acres
Lot 4: 0.42+/- Acres
Lot 5: 0.44+/- Acres
Lot 6: 0.78+/- Acres
Lot 7: 0.46+/- Acres
Lot 8: 0.45+/- Acres
Lot 9: 0.66+/- Acres
Lot 10: 0.52+/- Acres
Lot 11: 0.56+/- Acres
Lot 12: 0.45+/- Acres
Lot 13: 0.45+/- Acres
Lot 14: 0.45+/- Acres
Lot 15: 0.69+/- Acres
Lot 16: 0.73+/- Acres
Lot 17: 0.45+/- Acres
Lot 18: 0.38+/- Acres

UTILITIES: Water, Electric, Sewer

HIGHLIGHTS: Deep-Water Dockage, Paved Roads, Double Boathouses Permitted

PUBLIC AIRPORT: Huntsville International Airport

PRIVATE AIRPORT: Folsom Field Airport

SCHOOLS: Cold Springs Elementary School
Cold Springs Middle School
Cold Springs High School
Harmony School K-8

GENERAL INFORMATION

BIDDER DEPOSIT: \$5,000.00 per lot being in personal check, business check or certified funds.

TERMS: 10% down on auction day with balance due at closing in 30 days.

BROKER PARTICIPATION: Broker participation welcome subject to certain guidelines. Call 1-800-650-0882.

PRE-SALE INSPECTION: The property is available for viewing, by appointment, from 10:00 a.m. to 5:00 p.m. beginning August 9th. To schedule an appointment prior to this date, please call (800) 650-0882. Beginning August 9th, you may call the site directly at (256) 504-5201 or (256) 504-6858.

FOR MORE INFORMATION: Visit our Web site at www.nationalauctiongroup.com or call (800) 650-0882 or (256) 547-3434.

DIRECTIONS:

From Huntsville, Decatur and Nashville: Take I-65 South toward Birmingham. Take Exit 304/Good Hope and turn right onto County Road 437. Drive 8/10 mile to first traffic light and turn right onto School Road. Drive 2/10 mile and bear left onto Trimble Road. Drive 3 9/10 miles and turn left onto County Road 222 at the Angler Seafood Restaurant. Drive 9 6/10 miles. At fork, bear left onto County Road 351 (also Pea Ridge Rd.). Proceed 2 miles to WaterBound on left.

From Birmingham: Take I-65 North toward Huntsville. Take Exit 304/Good Hope and turn right onto County Road 437. Drive 8/10 mile to first traffic light and turn right onto School Road. Drive 2/10 mile and bear left onto Trimble Road. Drive 3 9/10 miles and turn left onto County Road 222 at the Angler Seafood Restaurant. Drive 9 6/10 miles. At fork, bear left onto County Road 351 (also Pea Ridge Rd.). Proceed 2 miles to WaterBound on left.

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