

Leasehold Available

Fleur de Lis
Cottage # 58
\$330,000

For Tour/Details
Contact Scott Parrish
931-924-2286
scott.parrish@mssa1882.org



Front of House



Screened-in Porch



Open Floor Plan

Cottage Features

- 3 Bedrooms, 2 Baths
- Corner lot conveniently located near the Mall
- Beautiful hardwood floors throughout
- 2 Porches and a deck
- Bathrooms updated 2012
- Open Floor Plan
- Whole house fan

Monteagle Sunday School Assembly

THE MONTEAGLE SUNDAY SCHOOL ASSEMBLY

Notice of Intent

The undersigned lessee(s) give(s) notice of intent to transfer the leasehold hereinafter described.

This **is not an offer**. The right is reserved to reject any and all offers.

The undersigned acknowledge(s) that this notice will not be published or otherwise be processed by the **Monteagle Sunday School Assembly**, until the undersigned lessee accepts this offer to purchase and includes,

1. the original of the extant lease to the leasehold, if available,
2. the original of any extant assignments pertaining thereto, and
3. a survey of the leasehold with a legal description which conforms with the lease legal description and locates all structures on the leasehold.

In the event there is no such survey of the leasehold the undersigned acknowledge(s) that the **Monteagle Sunday School Assembly** shall order such survey to be made which shall be paid for from the proceeds of the transaction which are deposited with the **Monteagle Sunday School Assembly** as escrowee for the benefit of the parties to the transaction.

The undersigned acknowledge(s) that a written agreement must be submitted to the **Monteagle Sunday School Assembly** subject to approval by the Board of Trustees of the proposed new leaseholder for membership in the **Monteagle Sunday School Assembly**.

The undersigned further acknowledge(s) that a new ninety-nine (99) year lease shall be issued by the **Monteagle Sunday School Assembly** upon closing of an agreement to the new leaseholder(s) approved by the Board of Trustees for membership. A sum equal to ten (10) percent of the gross proceeds of a transaction concerning the cancellation of lease(s) for a leasehold to enable such leasehold to be leased to new leaseholder(s) approved for Assembly membership by the Board of Trustees shall be paid to the **Monteagle Sunday School Assembly** as a leasehold fee to the new leaseholder(s) and shall be paid from proceeds deposited with **the Monteagle Sunday School Assembly** as escrowee.

Name of Lessee(s) Sallie Stroud

Address 711 W. First Ave. Lenoir City, TN 37771

Name of Cottage Fleur de Lis Phone (865) 816-4787

Cottage Description Form

LEASEHOLDER NAMES: Sallie F. Stroud
Cottage Number 58 Cottage Name: Fleur de lis
Telephone number: (865) 816-4787

GENERAL COTTAGE INFORMATION

Number of Bedrooms: 3
King Beds 2
Queen Beds _____
Double Beds _____
Twin Beds 1

Number of Bathrooms: 2
Showers _____
Shower/Tubs 2

Living Rooms (Common Rooms): 1

Dining Rooms: 1

Kitchens: 1

Dishwasher: yes

Appliances: microwave, coffee maker, toaster

Porches: 3 1-front 2-screened 3-back deck

Air and Heat: window unit in master bedroom/wall heaters

Washer/Dryer: yes

Special Features of Cottage:

The cottage is conveniently located very close to the mall, chapel, dining hall, & auditorium. The cottage features beautiful hardwood floors throughout. A screen porch was added in 2011.

Number of rooms (excluding baths) _____ Number of baths 2

Number of Bedrooms 3 Number & type porches 3-front, screen, back deck

Are contents included? Yes

Suggested transaction amount \$ 330,000

Will you consider Terms? no

Comments concerning cottage:

Almost all rooms painted in 2009. Every room has overhead fan. Back deck and screen porch built in 2011. Bathrooms updated in 2012 with tile floor & showers.

Signed: Sallie Stroud

Date: July 18, 2018

All leasehold transactions must be processed through the MONTEAGLE SUNDAY SCHOOL ASSEMBLY office