



# Auto Dealership Real Estate

Since 1987 Granger Thagard has made its reputation working for sellers that knew when to hire a niche specialist.

The first niche in the early 90's was selling hospitals that were closing. That type of one of a kind real estate needed QUICK resolution to achieve the SELLER'S BEST FAIR MARKET VALUE. Starting in 1995, the company niche was commercial land in growth corridors around cities.

Now this niche reputation is making them a FIRST CHOICE in selling the real estate of Automotive Dealerships.

Granger Thagard is constantly compiling the databases of the most probable purchasing candidates for closing auto dealership facilities and as of 2009 has sold for the ownerships of Chrysler, Honda and Chevrolet facilities..

They have learned the secrets to motivating ready, willing and able buyers through their niche experiences. This rare knowledge is the catalyst of creating a speedy and satisfying sale transaction not found in "list & wait" offerings. For example:

- 1) Never, ever attempt to price a facility like rolling stock inventory
- 2) It is far easier "to bring the market to the OOK property" than attempt "to take this One Of A Kind real estate to the market"

The BIGGEST secret to share with you can be discussed in a visit on why a highly charged, aggressive marketing campaign benefits the ownership of a dealership facility.

Avoiding the traditional approach of listing or pricing these non-traditional locations is the seller's best friend. A (20) twenty minute interview with a GTA representative gets your sale ROLLING.



**Granger, Thagard & Associates, Inc.**

**Jack F. Granger, CAI, 873**

**800-996-2877  
205-326-0833**

**www.GTAuctions.com**

**Absolute AUCTION** No Minimums No Reserves  
Thursday June 28 1:00 PM  
2680 Mt. Moriah Road  
**MEMPHIS, TENNESSEE**  
The real estate of this successful location will be sold to the highest bidder BEFORE the move to the new ACURA OF MEMPHIS location on 2611 Ridgeway Road in the next few months.  
Imagine the possibilities for the next ownership!

**Absolute AUCTION** No Minimums No Reserves  
Wednesday October 1:00 PM  
Please register by 12:00 PM  
5600 Oporto Madrid Blvd  
**Birmingham, Alabama**

**Century Plaza**  
Grestwood Blvd  
Oporto Madrid Blvd  
Walmart  
Auction Site

**REAL ESTATE AUCTION**  
Daphne, AL  
**Granger Thagard & Associates, Inc.**  
Broker Co-op welcome call for terms  
Open house schedule online  
Call or see web for more info  
800-996-2877 / 205-326-0833  
www.GTAuctions.com

**Eastern Shore of Mobile Bay**  
Daphne, Fairhope, Malbis, Spanish Fort  
A Seller Ordered Public Auction on August 14th will offer the real estate of the former facility of Tameron Honda located at 1302 US Hwy 98 in Daphne, Alabama. This site had been the Honda flag ship location since July 2003. The dealership's move to their new location at 9871 Justina Avenue, Daphne, AL occurred in June 2008.  
The August 14th Auction of the US Hwy 98 real estate will include approximately a 29,000 sf +/- building on a 175,000 sf +/- site (4.04 +/- acres). The zoning for this site is B-2 (General Business District) with 250 +/- feet of road frontage on US Hwy 98.  
The existing structure, originally built in the 70's and totally renovated in 1999, consists of one building, which includes showroom, sales, administration and service facilities.  
Daphne, Alabama is known as a destination for dealerships, shopping centers, dining and hospitality on the Eastern Shore.

**Great Location High Traffic Easy Access**  
Site: 175,000 sf +/-  
Acres: 4.04 Acres +/-  
Building: 29,000 sf +/-

**Opportunity**  
Interested parties may take a virtual tour of the property through our website and therefore create the real estate plan of the property and information of the Daphne area. (www.gtauctions.com)  
Tom Acheson, a representative of the ownership, stated "Our preference is to sell the real estate and therefore create the real estate plan of the property and information of the Daphne area. We are willing to carry on that tradition. Going forward we have been good to sell a former location in Mobile public auction last summer."

See property virtual tour, gallery & much more on our website!  
www.GTAuctions.com