

ABSOLUTE AUCTION

SATURDAY

JUNE 10th @ 10 AM

137 ACRE FARM

HOUSE • 2 BARNs • SHOP • FARM MACHINERY

Located at 983 ShrouT Road

From I-64 at Owingsville Exit 121 Take Hwy. 36 North 1/2 Mile. Turn Left on Kendall Springs Road and Continue 3 Miles. Turn Right on the ShrouT Road and Proceed 9/10ths Mile. Sale will be Located on the Left. WATCH FOR SIGNS!

REAL ESTATE SELLS AT 12:00 NOON

This Beautiful Farm is Located in the Very Fertile and Highly Productive Kendall Springs Area of Bath County. Approximately 75% Cleared. Fertile Ridges for Cropland and Rolling HillSides for Livestock Production. Ample Shade, Watered by 6 Ponds, Slate Creek, and City Water Available.



IMPROVEMENTS INCLUDE a 1 1/2 Story Frame Home with Approximately 2300 Sq. Ft. Living Space. Home has 3 Bedrooms, 1 Bath, Space Heat and Well Water. A 24'x30' Metal Sided Shop, 5 Bent Tobacco Barn and a 3 Bent Stockbarn.

FARM MACHINERY

2004 M 9000 Kobota CHA, 4WD with Loader (Around 2000 Hrs). 98' MF 390 Tractor with 2896 Hrs., Like New Vermeer VR 820 8 Wheel Hay Rake, (2) Vicon Disc Mowers, 849 NH Roll Baler, MF #12 Square Baler, IH 85 Grinder Mixer, 309 2 Row Corn Planter, 2 Row - NI Corn Picker, (4) Gravity Beds w/Running Gears, (2) Wagons with Flats, MF #74 4 Bottom Mounted Plows, MF #43 3 Bottom Mounted Plows, Century Spray, Metal Bed Wagon, 16' Bumper Hitch Stock Trailer, High Jacker, Boom Pole, 3 Point Seeder, 8' Box Blade, 300 Gal. Fuel Tank, Hay Spike, (2) 18.4-30 Tires, (3) Box Tobacco Baler (Air Operated), Several Thousand Tobacco Sticks, Creep Feeders, Troughs, and Several Rolls of Good Hay.

MISCELLANEOUS

EZ Go Golf Cart, Platform Scales, Air Compressor, Craftsman 5600 Watt Generator, Aluminum Extension Ladders, Pot Belly Stove, Warm Morning Coal or Wood Stove, Car Dolley, Antique Dump Rake, Dinner Bell, Milk Can, All Kinds of Hand and Shop Tools.

SELLING ABSOLUTE!!! AS-IS, WHERE-IS!!!

Contact Selling Agents for More Information or to View Prior to Auction. Looking Forward to Seeing You on Sale Day!



~ OWNERS ~

Ronnie & Tony Norris

★ NO BUYERS PREMIUM • LUNCH WILL BE SERVED ★

TERMS:

REAL ESTATE: 10% Down Payment Day of Auction. Balance on or Before 30 Days. Possession with Deed. 2017 Property Taxes Pro-Rated. Potential Bidders Will Have 10 Days Prior to the Auction to Conduct any Lead Based Paint Assessment or Other Inspections. Buyers Will Sign a Waiver to Any Post Auction Test.

ANNOUNCEMENTS DAY OF SALE TAKE PRECEDENCE OVER ANY PREVIOUS ADVERTISEMENTS.

Sale Conducted By:

LISA ROGERS REALTY

Lisa Rogers
Principal Broker

www.lisarogersrealty.com

811 West Highway 60
Owingsville, KY 40360
(606) 674-2599

Bobby Rogers - Principal Auctioneer
L.W. Patton - Auctioneer
Vernon Stamper - Auctioneer
Rick Rogers - Auctioneer



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