

# ***ABSOLUTE ESTATE LAND AUCTION***

***SATURDAY OCT. 8<sup>TH</sup> 2016  
10:00 AM RAIN OR SHINE***

**171 Acres +/-**

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At the home of the late Rita Beaman, 1098 Tom Prather Church Rd. Mayfield, KY. From the Dick Castleman Bypass in Mayfield take Highway 58 East 9.3 miles to Tom Prather Church Rd. turn right, proceed 1 mile to Auction Site. Signs Posted.

## ***REAL ESTATE - CAR - PERSONAL PROPERTY***

REAL ESTATE- 3 Bedroom, 1 bath Home, living room, eat-in-kitchen, utility and carport. This home was built in 1984. 171 Acres +/- FSA showing 70 acres tillable, remainder in timber, brush and wild life. This property has lots of road frontage on Tom Prather Church Rd. and Leon Andrus Lane. 107 acres in Marshall County and 64 acres in Graves County. The farm does connect. All information is in the FSA office in Marshall County. Tillable land is in beans and is reserved.

NOTE- You may view this property anytime before auction date by contacting selling agent at 270 674-5523 or 270 705-0783. Property will sell ABSOLUTE AT 10 AM.

TERMS- 10% down day of auction cash balance with passing of deed within 45 days.

Possession of House and non tillable property with passing of deed. Tillable property possession after beans come off.

CAR- 1987 Oldsmobile Regency Brougham.

FURNITURE- 2 piece den set, coffee table & side tables, round lamp table, Johnston 3 piece bedroom suite, 2- 1950's chairs with cane on side, pictures, table w/6 chairs, dinette set w/4 chairs, Singer sewing machine, Frigidaire refrigerator, GE upright deep freeze, Whirlpool washer & dryer, lamps & misc.

Refreshments available.

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