IT'S SALE TIME... IT'S SALE TIME!! IT'S SALE TIME... IT'S SALE TIME!!

2-STORY BRICK HOME

ABSOLUTE AUCTION

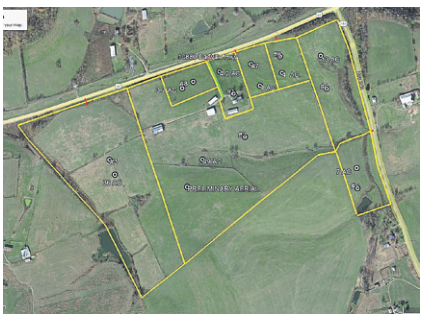
CROPLAND

Gene & Montrude Lanham Estates'

2 STORY BRICK HOME & 123 ACRES IN 8 TRACTS

SATURDAY MARCH 2ND, 10:30AM

Located: 10880 Danville Hwy., Gravel Switch, Ky.



Tract #1 - 4.2 acres m/l with 2-story brick home, 3 car garage and nice barn. Home has entry foyer, living room, dining room, updated kitchen, den, utility room, bedroom, full bath and front porch on the first floor. The second floor has 4 bedrooms and a full bath. Home has 2 F/A Gas furnace & central air with lots of updates. In addition home has detached 3 car garage and barn.

Tract #2 - 49 acres m/l of Prime land mostly Lowell Silty Loam soil types with 3 nice barns & frontage on Danville Hwy.

Tract #3 - 36 acres m/l of Lowell & Fay Wood Silty Loam soil. Large frontage on Danville Hwy.

Tract #4 - 13 acres m/l of Lowell & Nolin soil types on Hwy 243 (Gravel Switch Rd.)

Tract #5 - 7 acres m/l with small lake & frontage on Hwy 243.

Tracts #6, 7 & 8 - Range from 3.7 acres to 4 acres m/l, all super nice building tracts with frontage on Danville Hwy.

ORDER OF SALE

FIRST - 123 acres m/l as a whole

SECOND - Tract #1 house tract

THIRD - Tracts #2, 3, 4 & 5 by the acre pick and choose the tract or tracts you desire.

FOURTH - Tracts #6, 7 & 8 by the lot pick and choose the lot or lots you desire.

House on Tract #1 was built before 1978 and there is the possibility of lead base paint. This serves as your 10 day notice prior to auction to do inspection.

NOTE: 10% buyers premium will be added to all winning bids. 20% down payment day of sale, balance in 30 days.

ANOUNCEMENTS day of sale supersede any prior announcements.

Principle Broker/Auctioneer
Wm. Monty Parman 270-402-1176

For Aerial Map, Survey & Photos go to www.mayandparman.com

TEAM MAY & PARMAN
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