

# \* AUCTION SALE \*

SATURDAY, APRIL 26, 2014

10:00 am

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**LOCATED AT : 3620 OLD MUNFORDVILLE ROAD,**

DIRECTIONS : APPROX. 3 1/2 MILES OLD MUNFORDVILLE ROAD ADJACENT TO ROSE AVE (SUBDIVISION). ALSO ACCESS OF 31E AT RED BARN RD, OR VETERANS PKWY ONTON OLD MUNFORDVILLE RD.

--- SIGNS POSTED---



**7 ACRES +/- AND METAL SHOP BUILDING:** .....7 ACRE+/- TRACT OF LAND IN COUNTRY SETTING WOULD MAKE A GREAT HOME SITE. PLUS A LARGE METAL SHOP HAS 2400 SQUARE FEET. HAS CONCRETE FLOOR, GREAT FOR YOUR HOME GARAGE/WORKSHOP OR YOUR OFF-PREMISE WORKSHOP FOR CAR ENTHUSIASTS OR WOODWORKING/ HOBBY SHOP.

**EQUIPMENT/PERSONAL PROPERTY:** 18' utility trailer with gate, Scag Turf Tiger mower 61"( deck does not run), 325 gal water tank fits in pick up, 718 grasshopper mower (motor bad), Turfco power seeder, Turfco walk behind Aerator, 12' Prolawn sprayer with trimming wand, Aerator (fits grasshopper mower), 150 gal water tank, front tine tiller, patio table with chairs, tool box, walk behind Trencher, Transmission Jack, one-man gasoline post hole digger, propane heater, manual miter saw, leaf blower, dual axle trailer(Ditch Witch brand), gooseneck double horse trailer with dressing area, and numerous misc. tools.

**AGENT'S NOTE:** MARK YOUR CALENDAR & MAKE SURE YOU ATTEND THIS SALE. CALL HAROLD ARMSTRONG, AUCTIONEER, FOR YOUR OWN VIEWING PRIOR TO THE AUCTION.

HE CAN ASSIST YOU IN PRE-QUALIFYING FOR A LOAN  
SO YOU WON'T MISS THIS GREAT OPPORTUNITY.

**TERMS OF SALE:** 15% DOWN DAY OF SALE (NON-REFUNDABLE) ; BAL. DAY OF DEED

**Personal Property:** CASH OR GOOD CHECK WITH ID; 6% SALES TAX TO BE APPLIED

**POSSESSION:** UPON DELIVERY OF DEED/ CLOSING

**TAXES:** 2014 TAXES TO BE PRO-RATED DAY OF CLOSING.

**INSURANCE :** BUYER TO OBTAIN INSURANCE BY CLOSING.

**INSPECTIONS:** PROPERTY SELLING "AS IS", "WHERE IS" WITH NO WARRANTIES EXPRESSED OR IMPLIED.

INSPECTIONS PRIOR TO AUCTION CAN BE MADE BY CONTACTING HOMETOWN REALTY & AUCTION @ 270-651-7579.

**ANY ANNOUNCEMENTS MADE DAY OF SALE SUPERCEDES ANY PRIOR STATEMENTS OR ADVERTISEMENTS.  
NEITHER OWNERS NOR AGENTS SHALL BE RESPONSIBLE FOR ACCIDENTS OR INJURY.**

**NO BUYER'S  
PREMIUM**

**Hometown**

REALTY & AUCTION

301 Happy Valley Road, Glasgow, KY

HAROLD ARMSTRONG , BROKER-AUCTIONEER

(270) 651-7579 or (270) 646-7000

BEN CENTERS, AUCTIONEER/SALES ASSOCIATE

(270) 622-1505

Visit our website at : [www.hometown-realty-auction.com](http://www.hometown-realty-auction.com)

Email us at : [hometown@glasgow-ky.com](mailto:hometown@glasgow-ky.com)

