



Absolute ESTATE AUCTION

4 TRACTS OF LAND

Saturday, November 5th, 2022 - 10:30 AM

(See plat on back of this flyer)

Address: 75 Johnson Branch Rd. Parkville Ky 40464

Directions: Auction held near the corner of Ky. Hwy 37 and Johnson Branch Rd.
(See signs and arrows posted)

We have been authorized by the Executor for the estate of the late Mr. Glen Steinberger to sell to the "highest bidder" these 4 tracts of land in Boyle Co. near the Parkville and Forkland communities.

Tract #1: 10555 Forkland Rd. 1.1 Acres – a nice flat lot.

Tract #2: 75 Johnson Branch Rd. Containing 3.69 acres and offers a very large workshop and 1 other large building.

Tract #3: 75 Johnson Branch Rd. Containing 20.9 acres of mainly woods and it also has a barn on it. Great place for a weekend retreat for hunting or recreation.

Tract # 4: 1110 Johnson Branch Rd. 8.4 acres with road frontage on both sides of the road. This tract has an old house on it that has been abandoned.

On-site Auction Preview Date: Saturday, October 29th from 10:30 a.m. until 12 noon. Agents will be there to help you with any questions.

Terms: Real Estate – 20% down day of sale, balance due on or before 30 days, possession with deed. 2022 property taxes will be paid by the seller. Property is being sold by the deed and boundary. Sold "as is where is," no warranties implied or expressed. Seller reserves the right to combine tracts #1 and # 2 There will be a 10% buyer's premium added to the final sale price of each tract sold to determine the final sale price.

Announcements made day of sale takes precedence over written material.

Contact Betsy Wilson Broker @ 859-326-7610 or Tony Wilson Realtor/ Auctioneer @ 859-326-2121. A printable flyer can be found at www.danvillekyrealty.com or www.auctionzip.com.



**WILSON REALTY
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