

ESTATE
AUCTION

WED. AUG. 22ND • 10:00 A.M.

Location: 730 W Harmons Ferry Road and Eubanks Road, Calhoun, KY. From the intersection of HWY 431 and W Harmons Ferry Road at Livia go west one mile to the property. Watch for signs!

In order to help settle the Juanita Eubank Estate, Kurtz Auction & Realty has been authorized to sell the following **at absolute auction**:

47 ACRES - 2 TRACTS

Open House: Sunday, Aug. 12th
3:00-5:00 p.m.



**For information,
soil maps & a drone flyover
go to kurtzauction.com.
Shown by appointment only.
For any questions call Clay
Taylor, Auctioneer.
270-926-8553**

Home and 10.184 Acres: Three bedrooms and one and a half bathrooms; family room, living room with fireplace & eat-in kitchen; full basement with washer/dryer hookup; updates to the home include newer HVAC, newer roof and replacement windows; machinery shed; 833' of frontage along W. Harmons Ferry Road.; approximate one acre lake; new survey.

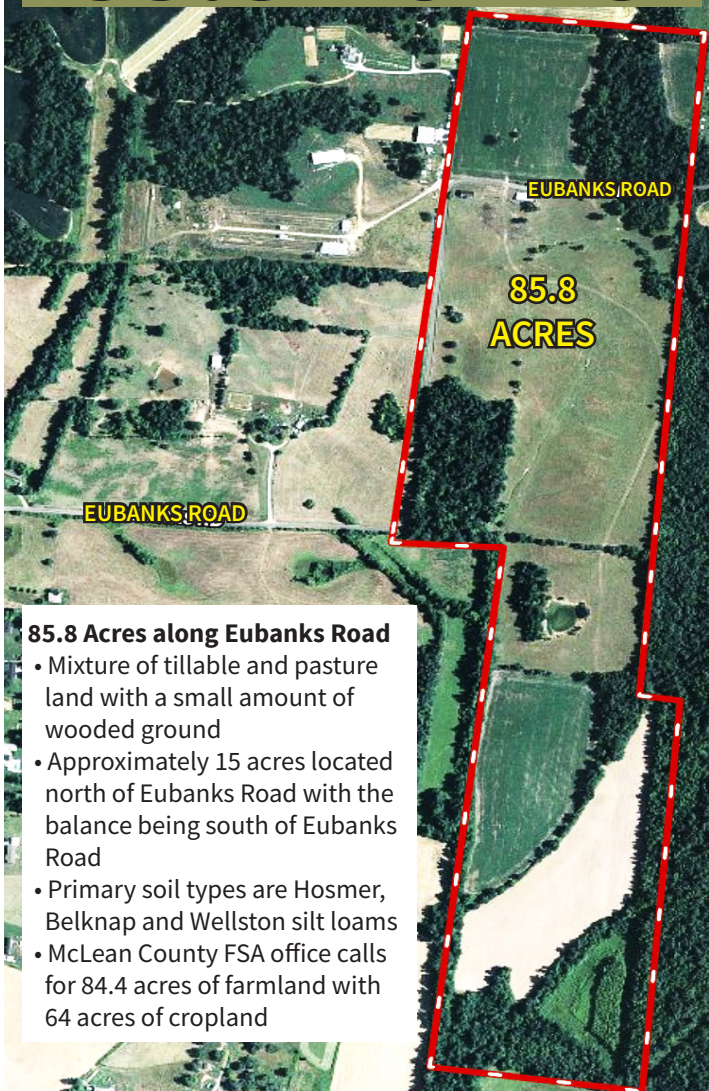
36.876 Acres

- Gently rolling pasture ground with mature trees
- Existing fencing
- Two machinery sheds
- Numerous home and lake sites
- Abundance of road frontage with approximately 2075' of frontage along W Harmons Ferry Road and approximately 1660' of frontage on Eubanks Rd.



10 miles south of Owensboro,
8.5 miles north of Livermore

85.8 ACRES



85.8
ACRES

85.8 Acres along Eubanks Road

- Mixture of tillable and pasture land with a small amount of wooded ground
- Approximately 15 acres located north of Eubanks Road with the balance being south of Eubanks Road
- Primary soil types are Hosmer, Belknap and Wellston silt loams
- McLean County FSA office calls for 84.4 acres of farmland with 64 acres of cropland

Furniture-Housewares

Sofa, loveseat and chair; coffee table and 2 end tables; oak pedestal table; sofa table; 4 piece full size cherry bedroom suite; roll top desk; Lincoln drape lamp; entertainment center; drop front desk; corner cabinet; oak table with leaves and 4 chairs; dresser with mirror; oak chest; oak washstand; glider with ottoman; sofa and vinyl chair; cedar chest; camel back trunk; metal desk; artificial flowers; coal oil & other lamps; folding chairs; Christmas decorations; harvest prints; quilts; Royal Dalton china; dishes; pressed glass pieces; flatware; figurines; GE deep freeze (2); Maytag washer; Whirlpool dryer; console record player; vacuum cleaner; exercise equipment; hand tools; tool boxes; canning jars; pressure cookers; 5800 watt Briggs and Stratton generator; Troy Bilt rear tine tiller; hoses; ladder; cooler; head gate and more!

TERMS: Real Estate: 10% down at the auction, balance on or before October 8th, 2018. Possession with deed. 2018 property taxes will be paid by the seller. Sellers to convey all mineral rights they own, if any. The farmland is currently leased for the 2018 farm year. Personal Property: by cash, check, VISA or MasterCard in full at the auction.

270-926-8553

800-264-1204

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KURTZ
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Owner: Juanita Eubank Estate