

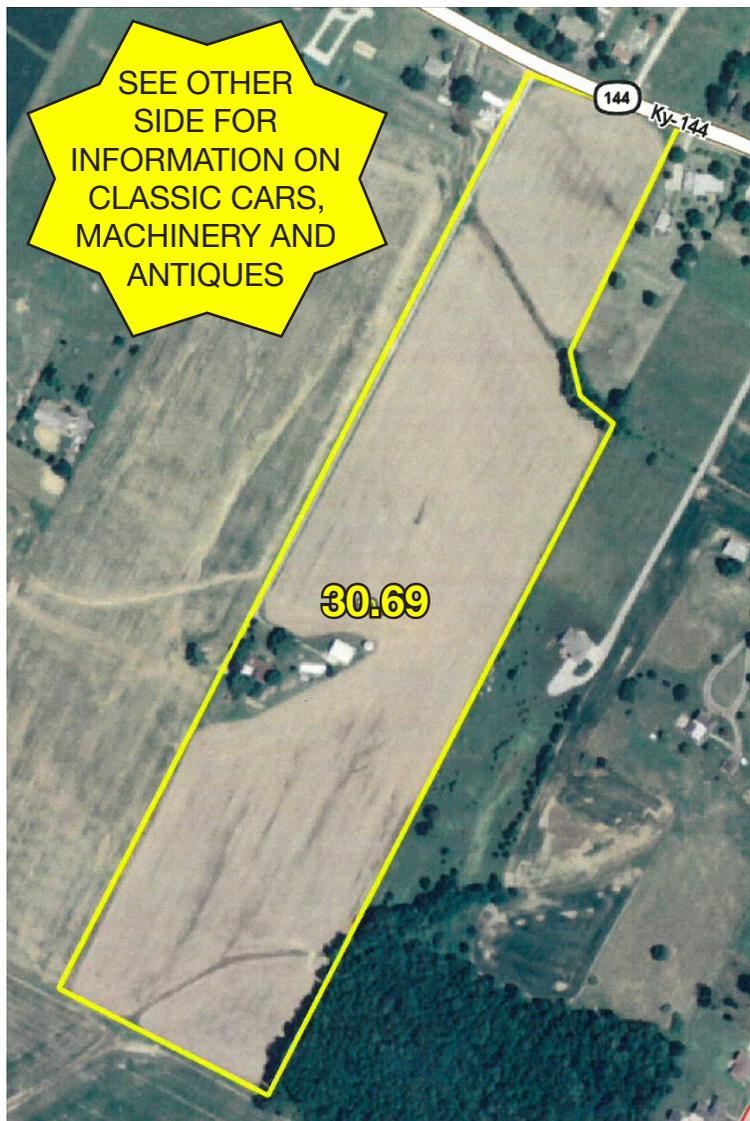
AUCTION

Thursday, December 8th, 10:00 a.m.

Location: 5960 KY HWY 144, Owensboro, Kentucky. From the intersection of US HWY 60 Bypass and KY HWY 144, take HWY 144 east two miles to the property.

Kurtz Auction & Realty Co. has been authorized by the Norman Ray Mattingly Heirs to sell the following property *regardless of price*:

HOME AND 30.69 ACRES CLASSIC VEHICLES & FARM MACHINERY



This brick home is on a beautiful east Daviess County hilltop setting surrounded by gently rolling cropland. The house is just minutes from US 60/231, the new hospital and Yellow Creek Park. Being well off HWY 144, the homestead is ideal for families.

Farm:

The deed calls for 30.69 acres. The FSA calls for almost 28 acres of cropland. Soil types are Wilbur, Alford, Patton, Uniontown and Hosmer Silt Loams. Whether you farm the cropland yourself or rent it to any of the good area farmers, this land will produce a good income each year.

Home Features:

- According to PVA the home has 1,218 sq. ft. of living space plus 1,107 sq. ft. in the poured basement
- Two bedrooms
- One Bath
- Fireplace
- Enclosed breezeway
- Central gas heat and central air
- Two-car attached garage

The homestead location has mature shade, a 36' x 48' tobacco barn, a grain bin and a small storage building.

Contact David Hawes, Auctioneer or Amy Whistle, CAI, Auctioneer for more information. For more photos go to kurtzauction.com.

TERMS: Real Estate - The successful purchaser will pay 10% down at the auction by cash or check with the balance due with delivery of deed on or before Jan. 20th, 2017. Possession will be granted with delivery of deed. Vehicles, equipment and personal property to be paid in full at the auction.

Seller: Heirs of Norman Ray Mattingly



270-926-8553

800-264-1204

kurtzauction.com

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AUCTION

Thursday, December 8th, 10:00 a.m.

CLASSIC VEHICLES



1957 Ford Thunderbird Convertible
Red/White Top
Original Leather Interior
25,000 + miles
V8 with Automatic on Floor
Power Steering and Power Brakes
Air Conditioning
Power Windows and Door Locks
Convertible Top Cover



1960 Ford Thunderbird Hardtop
White – Excellent Condition
53,000 + miles
Excellent Interior
V8 with Automatic on Column
Power Steering
Air Conditioning
Power Windows and Door Locks
Protective Storage Car Cover

**SEE OTHER
SIDE
FOR REAL
ESTATE
INFORMA-
TION,
TERMS AND
CONDITIONS**



1966 Ford Ranger F-100 (Restored)
Custom Cab
Bucket Seats (Factory option)
V8 Automatic on Column
Power Steering and Power Brakes

2008 Ford Taurus

FARM EQUIPMENT AND TOOLS: Ford 4000 tractor; hydraulic grader blade; “modern” rotary cutter; grain auger; 21-gallon air compressor, drill press, Wacker generator; Task Force table saw; scroll saw; John Deere tool box; miscellaneous shop and hand tools.

ANTIQUES AND HOUSEHOLD: Weaving loom, camelback trunk, quilts, hobnail pitcher and glasses; maple bedroom suite; table and six chairs; stairway lift chair; lift recliner and more.

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