

ABSOLUTE ESTATE AUCTION

Tues. June 28th 5:30 p.m. CDT

Location: 10653 HWY 690 (eastern Breckinridge County), Custer, KY. From the intersection of US HWY 60 and HWY 86 near Garfield take HWY 86 east approximately six miles to Custer, turn right on HWY 690 four miles to the property.

In order to assist in settling the Lowell Pile Estate, Kurtz Auction & Realty Co. has been authorized to sell the following regardless of price:

4 BEDROOM HOME 67.38 ACRES IN 3 TRACTS

**BRICK HOME WITH 3,677 SQUARE FEET
OF LIVING SPACE ON 3.852 ACRES:**

Main level:

- 2,175 sq. ft.
- Two bedrooms,
- Formal living room
- Family room
- Dining room
- Eat in kitchen with oak cabinets, dishwasher, side-by-side refrigerator and range
- Full bath
- Abundance of closet space
- Fireplace
- Deck

Lower Level – Walk-out Basement:

- 1,502 sq. ft.
- Two bedrooms
- Full bath with shower
- Family room with fireplace
- Abundance of storage space
- Washer and dryer

Other Home Features Include:

- Central heat and air
- County water
- Newly painted throughout
- Two and a half car garage
- Carpet



Home on Tract 1



Tract #1 - 3.85 acres +/- with home, barn and 592' of frontage.

Tract #2 & #3 - Mostly gently rolling crop or pasture land, both with wide frontage on HWY 690 and Annie Whitworth Lane.

There is also a 48'x 96' combination tobacco-stock barn on the home tract.



Barn on Tract 1

For more photos go to kurtzauction.com or contact Dwight Butler, Auctioneer for information.

Terms: 10% down, balance due within 45 days. Buyer receives the \$100 per acre crop income for the 2016 crop year.

Owner: Lowell Pile Estate



KURTZ

® AUCTION & REALTY CO.

Celebrating 70 Years

Announcements made day of sale take precedence over printed material.

270-505-6894

800-264-1204

109 Layman Lane

ELIZABETHTOWN, KY 42701

kurtzauction.com

2016