

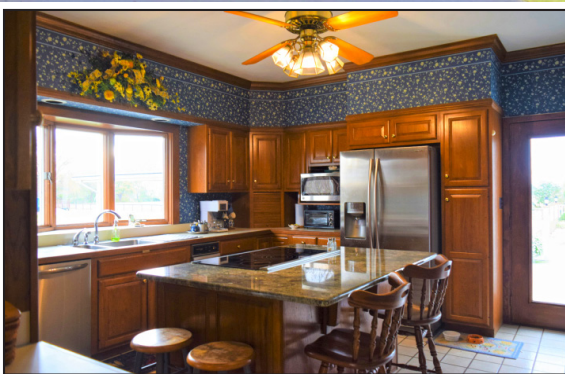
ABSOLUTE  
**AUCTION**

**Tues. April 10, 10 AM**

Location: 5228 State Route 144, Owensboro, KY. From the intersection of the Wendell Ford Expressway (HWY 60) and HWY 144 east of Owensboro KY, go east 0.7 mile on HWY 144 to the property. Watch for signs.

**Landmark Home  
28.392 Acres  
Two Tracts**

Since we are moving we have authorized Kurtz Auction & Realty to sell this property at absolute auction, regardless of price.



SEE REVERSE FOR ANTIQUES, HOUSEHOLD, EQUIPMENT AND MISC.



**Tract 1 - Home and 6.030 Acres**

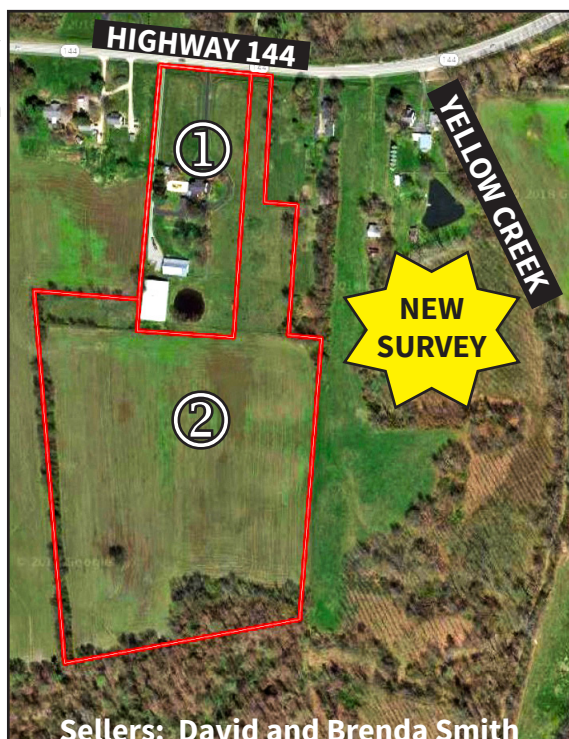
Beautiful executive home that has been a landmark in the Thurston community for many years. The 3,212 sq. ft. home features four bedrooms, three baths, large living room, family room, dining and adjacent sunroom, upgraded kitchen with major appliances, office, 1,288 sq. ft. unfinished basement, screened-in porch, carport and an in-ground swimming pool with composite deck. This home is located less than one mile from the US 60 bypass east of Owensboro on Highway 144.

- Excellent setting, nicely landscaped attractive garden areas, asphalt drive, board fencing and pond
- 70 ft. x 128 ft. metal sided horse barn with riding arena and ten adjacent stalls
- Shed with office, storage area and additional stalls
- Separate gravel entrance to the shed and barn

**Tract 2 - 22.362 Acres**

This outstanding property lies adjacent to and behind the home. It is primarily used as cropland and has some fenced pasture.

- Development potential
- 60 ft. of road frontage on US HWY 144
- Utilities available
- Predominately Alford silt loam soil



**Sellers: David and Brenda Smith**

**More photos at**  
**[kurtzauction.com](http://kurtzauction.com); for**  
**questions or to see the**  
**property contact**  
**David Hawes, Auctioneer**  
**at 270-926-8553.**

**270-926-8553**  
**800-264-1204**  
**kurtzauction.com**

**KURTZ**  
AUCTION & REALTY®

2018 Announcements made day of sale take precedence over printed material.



# AUCTION

SEE REVERSE  
FOR  
REAL ESTATE  
INFORMATION



## Tues. April 10 10 AM



### Landmark Executive Home 28.392 Acres In Two Tracts

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## ANTIQUES – HOUSEHOLD – EQUIPMENT & MISC.

**Antiques:** Oak secretary; walnut round table with three leaves; parlor table and six chairs; walnut full bed; school desk; child's bed; child's desk; doll furniture; Madam Alexander and other dolls; miniature lamps and shoes; drop leaf table; (4) oak chairs; misc. furniture; wicker (chairs, table, cart, etc.); pump organ; drop leaf coffee table;

(2) Saddles; (2) ox yokes; cast iron bell with yoke; tobacco basket; sleds; hand tools; misc. pots; twig tables;

**Household and Miscellaneous:** Set of Noritake china; couch and loveseat; pool furniture and supplies; large fish tank; kitchen items;

**Equipment:** Kawasaki 610 4-wheel drive Mule with dump bed; fifth wheel trailer with 18 ft. bed and ramps; Woods GT60 tiller (3 ph); 60" box blade (3 ph)

**Terms: Real Estate** - 10% down at the auction, balance on or before May 25th; possession with deed; 2018 taxes to be prorated and collected at closing. Bidders have ten days prior to auction for lead based paint and other inspections. **Personal Property** - paid in full at the auction by cash, check, Visa or Mastercard.

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