

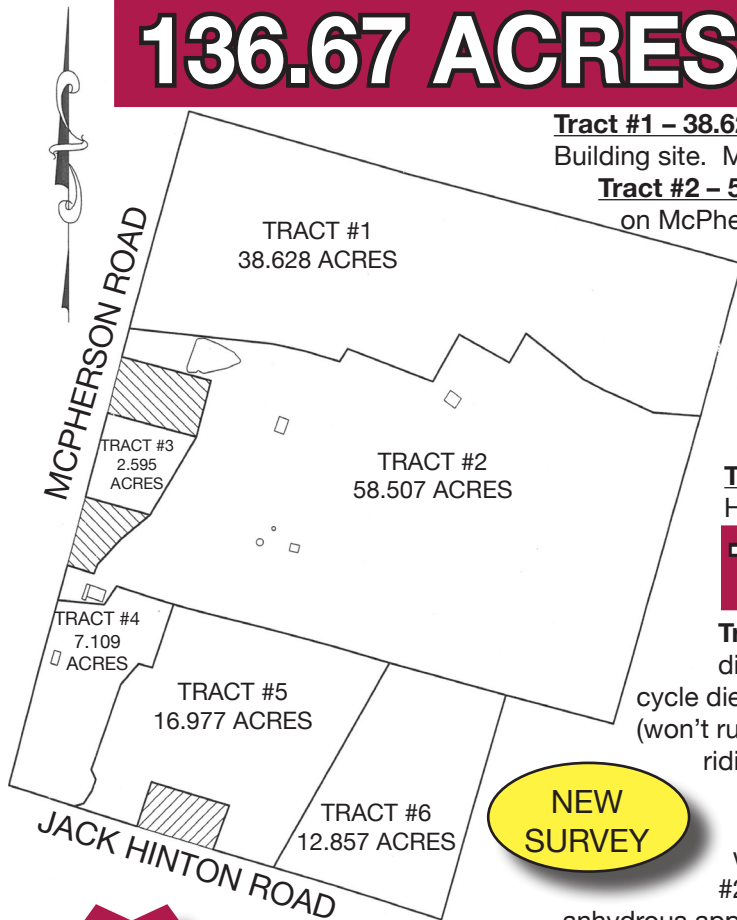
ESTATE AUCTION

TUES. APRIL 12TH, 10:00 A.M.

Location: 6450 McPherson Road, Philpot, KY. From the Owensboro, Kentucky By-pass take HWY 54 east five miles, then Jack Hinton Road north 1.5 miles to the farm located at the corner of McPherson Road and Jack Hinton Road.

In order to partially settle the Walter McPherson, Sr. Estate, Kurtz Auction & Realty Co. has been authorized to sell the following regardless of price:

136.67 ACRES IN SIX TRACTS



Tract #1 – 38.62 Acres with 896 ft. of frontage on McPherson Road. Building site. Mostly all tillable.

Tract #2 – 58.5 Acres with three barns, pond, 223 ft. total frontage on McPherson Road. Older home and other buildings. Mostly tillable.

Tract #3 – 2.59 Acres with 346 ft. frontage on McPherson Road. Building site.

Tract #4 – 7.10 Acres with a three bedroom home, garden area, two-car carport and building site on corner of McPherson Road and Jack Hinton Road.

Tract #5 – 16.97 Acres with a total of 526 ft. of frontage on Jack Hinton Road. Several building sites.

Tract #6 – 12.85 Acres with 721 ft. of frontage on Jack Hinton Road. Several building sites.

TRACTORS – MACHINERY – TOOLS

Tractors and Machinery: John Deere, diesel 4430, 7700 hrs.; John Deere tri-cycle diesel; Ford 2000, diesel; (2) IH tractors (won't run); 2-14" plow; John Deere #214 riding mower; John Deere 6-row planter; Gehl #95 grinder mixer; one-row tobacco setter; Willmor #500 fertilizer wagon; (2) silage wagons; John Deere #220 disk; chisel plow; cultmulcher; anhydrous applicator; (3) David Bradley 4-wheel wagons; John Deere #1219 mower-conditioner; Unipower PTO generator; pull type spray rig; 1-row cultivator; tobacco frames; old wagon wheels.



NEW
SURVEY

Tools and Miscellaneous: Craftsman table saw; wood planer; jigsaw; air compressor; Craftsman and rolling tool boxes; vintage tools; lard press; wrenches; saws; metal bins; bolt bins; single trees; boomers; vise; chains; axes; shovels; milk cans; iron kettles; lumber and more.

Also Selling: 1997 El Dorado National Aerotech 12-Passenger Mini-Bus with Ford chassis, V-8, AT, AC, CD, runs but could use some work. 170,858 miles.

Feel free to walk or drive over the property at your own risk.

TERMS: 10% down day of sale, balance in 30 days on Real Estate. The farm is not rented for 2016. Property taxes for 2016 will be paid by the buyers and will be collected at closing. Possession of the home, 30 days after closing. Personal property paid in full day of sale.

For more photos go to kurtzauction.com or for more information call Jim Knott, Auctioneer.

Announcements made day of sale take precedence over printed material.

OPEN HOUSES:
Tues. March 29th
and Tues. April 5
3-5 pm



Home on
Tract #4

The home on Tract #4 has a master bedroom with large bath and walk-in closet, two additional bedrooms, second full bath, large carpeted living room, kitchen with built-in gas range and refrigerator, dining room, laundry room, 1,512 sq. ft. and was built in 1995.

Owner: Walter McPherson, Sr. Estate
Mary Rose McPherson, Executrix



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2016