

ONLINE ONLY REAL ESTATE AUCTION

398 THREE FORKS RD, SMITHS GROVE, KY 42171

BIDDING BEGINS:
MONDAY
MAY 12TH @ 10AM

BIDDING WILL BEGIN TO CLOSE:

MAY
THURSDAY
22ND 5:30 PM



PREVIEW TIME:
SATURDAY - MAY 17TH
12 - 4 PM

HOME AND GARAGE ON A 1 +/- ACRE LOT. 2 BED 1 BATH HOME IN A BEAUTIFUL COUNTRY SETTING - SURROUNDED BY COWS AND FARMLAND - FORD RANGER PICKUP, JOHN DEERE MOWER, KNIVES, TOOLS, GLASSWARE, FURNISHINGS AND MUCH MORE

PICK-UP TIME:
SATURDAY
MAY 24TH
10 AM - 4 PM



FOR MORE INFO CALL LISTING AUCTIONEER: MICHAEL WILSON 270-622-0545

MILLS
REAL ESTATE & AUCTION CO.
SCOTTSVILLE - GAMALIEL - GLASGOW
Russell Mills Auctioneer 270-237-7625
Sandy Mills Broker/Realtor 270-618-9560
270-618-7800

ALL BIDDERS MUST REGISTER ONLINE WITH A CREDIT CARD. REAL ESTATE- 15% NON REFUNDABLE DEPOSIT DUE WITHIN 24 HRS OF AUCTION ENDING. BALANCE DUE ON OR BEFORE 45 DAYS. **10% BUYERS PREMIUM ON REAL ESTATE.** POSSESSION WITH DEED. 2025 TAXES PRORATED AT CLOSING. ALL HOMES BUILT BEFORE 1978 MAY CONTAIN LEAD BASE PAINT. PROSPECTIVE BUYERS ARE GIVEN 10 DAYS PRIOR TO AUCTION TO CONDUCT LEAD BASE PAINT TEST. BUYER WILL BE REQUIRED TO SIGN A WAIVER OF ALL POST SALE INSPECTIONS. **10% BUYERS PREMIUM ON PERSONAL PROPERTY.** PAYMENT TO BE MADE BY: CREDIT CARD ONLINE (4% fee). ALL ITEMS SELLING AS-IS WHERE-IS WITH NO WARRANTY EXPRESSED OR IMPLIED. ALL ANNOUNCEMENTS MADE DAY OF AUCTION TAKE PRECEDENCE OVER ALL ADVERTISEMENTS. SELLERS NOR AGENT RESPONSIBLE FOR ACCIDENTS.

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