



4 BEDROOM, 3 BATH HOME, WITH FINISHED BASEMENT. TIMBER AND 235.28 +/- ACRES OFFERED IN 14 TRACTS. THIS FARM HAS AMAZING HOMESITES, LARGE ACREAGE TRACTS, SMALLER FARM TRACTS, BUILDING LOTS AND A VERY GOOD STAND OF VALUABLE TIMBER THAT WILL BE OFFERED SEPARATELY. WITH 13 BARN AND OVER 235 ACRES OF PASTURE GROUND, CROP GROUND THIS FARM OFFERS SOMETHING FOR EVERYONE. NESTLED JUST ONE HOUR NORTH OF NASHVILLE, TN AND 20 MINUTES FROM BOWLING GREEN, KY THIS PROPERTY IS IN A TERRIFIC LOCATION WITH BEAUTIFUL RURAL SETTING.



DEED RESTRICTIONS WILL APPLY TO THE BARN AND THE FARM. PLEASE CONTACT MICHAEL WILSON FOR ALL DETAILS RELATED TO THE RESTRICTIONS

TERMS & CONDITIONS: ALL BIDDERS MUST REGISTER WITH PHOTO ID. 10% DOWN DAY OF AUCTION. BALANCE DUE ON OR BEFORE 45 DAYS. 2026 PROPERTY 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. ALL REAL ESTATE AND PERSONAL PROPERTY SOLD AS IS WHERE IS WITH NO WARRANTY EXPRESSED OR IMPLIED. 10% BUYERS PREMIUM ON ALL REAL ESTATE & EQUIPMENT. EQUIPMENT PAID IN FULL DAY

BEAUTIFUL SOUTHERN KENTUCKY FARM AUCTION

SEP
SATURDAY
19TH
10:00 AM

973 & 1095 CLAUDIS HARRIS RD ADOLPHUS, KY



HOME,
TIMBER &
235.28 +/-
ACRES
OFFERED IN
14 TRACTS.

MILLS
REAL ESTATE & AUCTION CO.
"A COMPANY YOU CAN TRUST WITH PROVEN RESULTS"
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Russell Mills Auctioneer 270-237-7625

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

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