

10801 E. 87TH ST. SOUTH, DERBY, KANSAS 67037:  
5.7 ACRE BUILDING SITE

# AUCTION

[www.sundgren.com](http://www.sundgren.com)

**Thursday, June 26, 2025 • 4:00 P.M.**

**AUCTION LOCATION:** 10801 E. 87th St. S., Derby, KS 67037  
ATLAS C. AND WANDA L. TURNER LIVING TRUST, SELLER

**Live auction at the property, with online simulcast bidding available!**



**PROPERTY ADDRESS:** 10801 E. 87th St. S., Derby, KS 67037

**PROPERTY DESCRIPTION:** 5.7 acres located near Derby, Kansas.

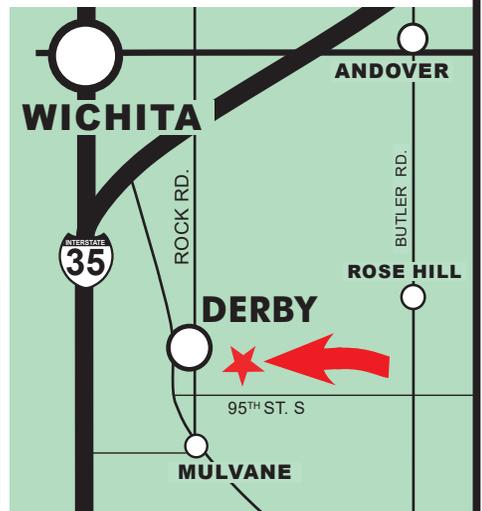
This property has a wide variety of appealing characteristics; blacktop frontage, mature trees, and a vintage concrete grain silo just to name a few. There are multiple old buildings on the property, usable for storage or potentially useful for repurposing of materials as you proceed with building your dream home. There is an active rural water meter with Sedgwick RWD #3. There is not an electric meter currently, but the area provider is Butler Rural Electric. The property location offers a nice rural setting with blacktop frontage, but less than 2 miles from Walmart. Convenience, location, and a nice amount of acreage to spread out and make your own! Invest in Land!

**PERSONAL ROPEYTY:** Personal property items will be sold via live auction only immediately following the real estate auction.

**2024 REAL ESTATE TAXES:** \$720.43

**LAND LOCATION:** From Rock Rd in Derby, east on 87th St. S. 1.7 miles to the property.

**ONLINE BIDDING IS AVAILABLE FOR THIS AUCTION INFORMATION AT SUNDGREN.COM**



**TERMS:** Bidding will close at 4:00 PM Central on Thursday June 26, 2025 with a live and online simulcast auction. Bidding will be total dollars plus a 10% buyer premium added to the high bid to determine contract price. Earnest money is \$15,000 due at the conclusion of the auction with the balance due upon Sellers submission of merchantable title and closing. Closing date shall be on or before July 28, 2025. Closing fee and title Insurance fee will be split 50/50 between Seller and Buyer. Selling subject to easements, restrictions, roadways, rights of way. The successful high bidder will be required to sign our real estate purchase contract and be purchasing the property subject to the title search report, both linked at [sundgren.com](http://sundgren.com). This property is not selling subject to financing, inspections or appraisal. Interested buyers need to view the property prior to the date of the auction and have financing available and any inspections performed prior to bidding. Fence lines, boundaries, and acreages are not guaranteed. All pertinent information is available upon request.

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BROKER  
AND AUCTIONEER  
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**RICK REMSBERG**  
AUCTIONEER AND REALTOR  
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