

80+- ACRES SEDGWICK COUNTY KANSAS
TILLABLE LAND FOR SALE

AUCTION

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Tuesday, October 9, 2018 • 6:00 P.M.

AUCTION LOCATION: MOTEL 6, 1075 Hopalong Cassidy Cir., Valley Center, KS 67147

LAND LOCATION: From I-135 North of Wichita, East 2½ miles on 125th St N to Oliver, South ¼ mile.
SELMA ENTZ, SELLER

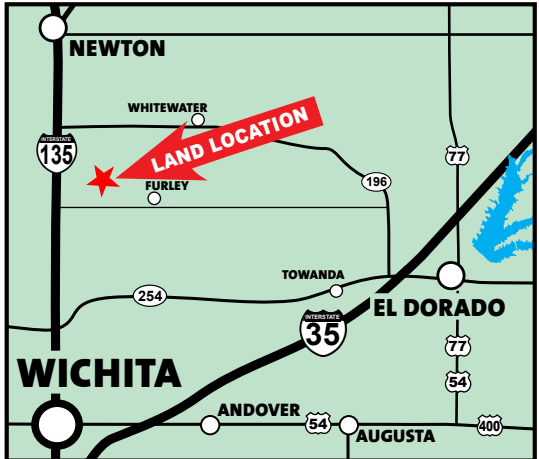


PROPERTY DESCRIPTION: 80+- acres of tillable land located in Northeast Sedgwick County, Kansas. This property is currently planted to Soybeans. Road access is provided by blacktop along the entire west boundary of the property. Great location with quick access to several major roads including I-135. Invest in Land and Agriculture!

LEGAL DESCRIPTION: South half of the Northwest Quarter of Section 1, Township 25 South, Range 1 East of the 6th P.M., Sedgwick County, Kansas.

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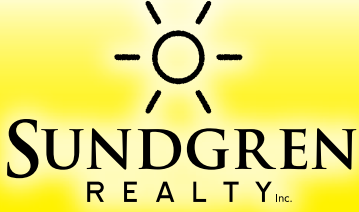
2017 REAL ESTATE TAXES: \$746.90.



TERMS: Earnest money is \$25,000 down 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 October 18, 2018. Closing fee and title insurance fee will be split 50/50 between Seller and Buyer. Selling subject to easements, restrictions, roadways and rights of way. This property is not selling subject to financing or inspections. 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. All pertinent information is available upon request. All announcements made the day of the auction take precedence over any other announcements or printed material.

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