

COUNTRY HOME + LAND - BLOOMINGTON, IN

Online Auction: **JULY 17 - 6 PM**

STOP BY TO TAKE A LOOK AT THE PROPERTY

PROPERTY LOCATION:

9955 W. GARDNER RD. | BLOOMINGTON, IN

SOLD IN 2 TRACTS:

TRACT 1 - 6.48± ACRES

TRACT 2 - 60± ACRES

PREVIEW:

JUNE 24TH @ 5 PM

JULY 13TH @ 10 AM



JIMMIE DEAN + CODY COFFEY
812.360.6005 812.360.8383

812.822.3200



**Coffey Realty
& Auction**

for more information

UnitedCountryIN.com

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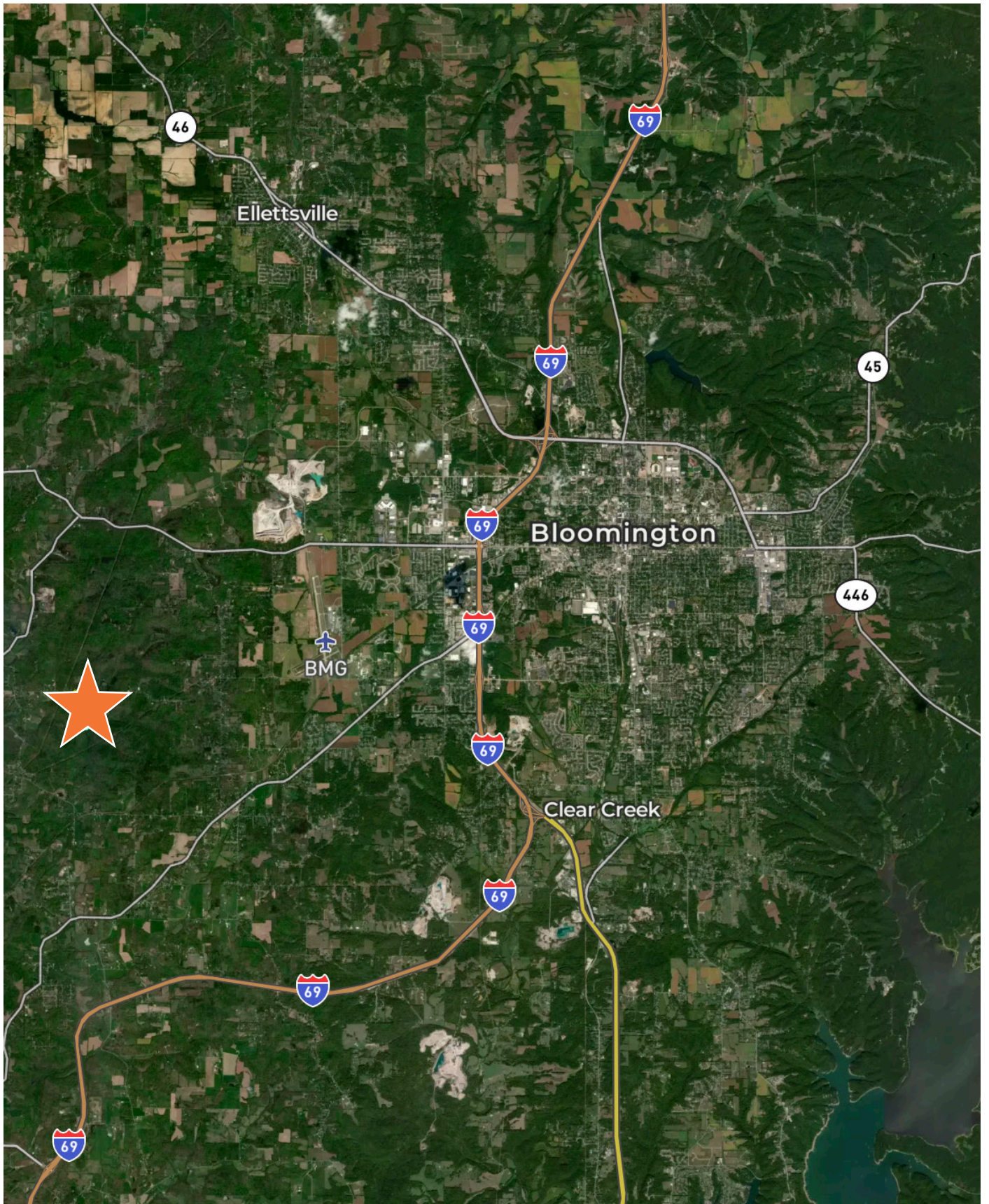
**Auction
Manager**

Jimmie Dean Coffey | 812.360.6005 | jcoffey@unitedcountryin.com
Cody Coffey | 812.360.8383 | ccoffey@unitedcountryin.com

DISCLAIMER: All Information contained is believed to be accurate and from accurate resources. However, buyers are encouraged to do their own due diligence. United Country - Coffey Realty & Auction assumes no liability for the information provided.

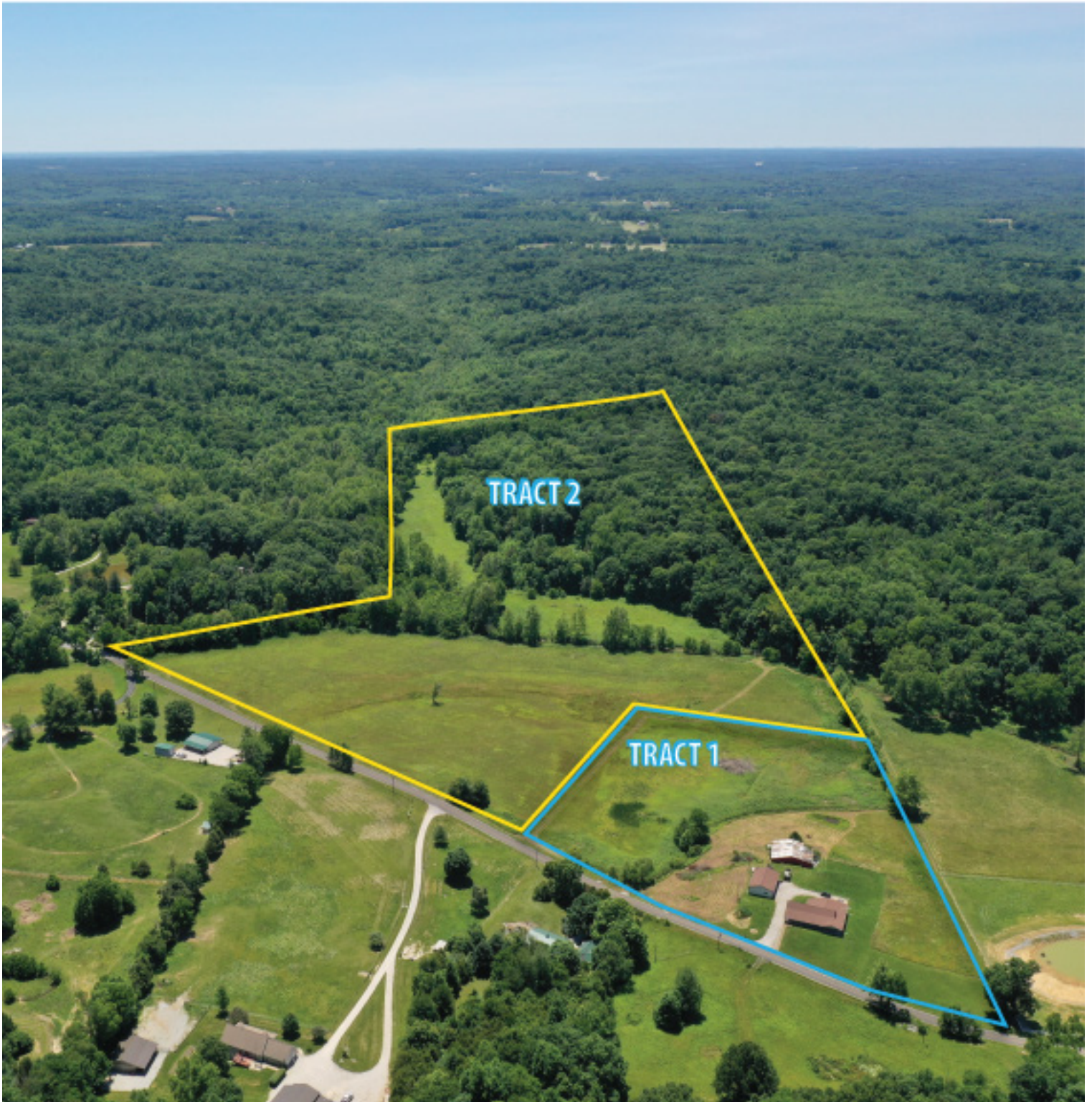
LOCATION

MAP



AERIAL

MAP



TERMS & CONDITIONS

OF THE AUCTION

TERMS & CONDITIONS

Goble - Real Estate Auction

**9955 W Gardner Rd. & 00 W. Gardner Rd
Bloomington, IN 47403**

Legal Description

016-10200-00 PT W1/2 NW 18-8-2W 6.48A; PLAT 17 MOBILE HOME ON REAL EST
016-10200-01 PT W1/2 W1/2 18-8-2W 32.51A; PLAT
016-10190-00 PT NW SW 18-8-2W 21.00A; PLAT 9
016-10195-00 PT NW SW 18-8-2W 4.00A; PLAT 10
016-12910-00 PT SE NW 18-8-2W 1.75A; PLAT 15

Tract 1 - Home on 6± Acres

Tract 2 - 60± Acres | Land is a mix of pasture/hay ground and wooded acreage.

- The property will be sold at Public "Online - Internet Auction", ending July 17, 2024 @ 6:00PM
- The property will be sold subject to seller's confirmation (sells with reserve).
- Property sells As-Is with no warranties expressed or implied
- The auction is Subject to prior sale (the property can be purchased prior to the end of the auction)
- The seller reserves the right to cancel the auction at any time prior to the final bid closing
- Buyers Premium
 - An **11%** buyer's premium will be added to the final bid and charged to the buyer, the final bid plus the 11% Buyer's premium will establish the final sales price.
- **A down payment of \$5,000.00 for each tract** must be paid by the successful bidder by direct wire transfer within 24 hours of acceptance of the auction contract by the sellers. Down payment will be payable to John Bethell Title Co. The down payment deposit will be non-refundable; your bidding is not conditional upon financing, so be sure you have arranged financing, if needed, and are capable of paying cash at closing. The balance of the purchase price will be due via a wire transfer to the closing company, on delivery of insurable title on or before August 19, 2024
 - A promissory note will be signed along with the down payment.
- Final closing is NOT contingent upon financing.
- The property will be conveyed by a Warranty Deed / Trustee's Deed
- The seller agrees to furnish buyer(s) with an owner's policy of Title Insurance Policy at closing.
- Real Estate Taxes: the taxes will be prorated to the day of closing.
- Closing:
 - Closing shall take place at the office of: **John Bethell Title Co. 2626 S Walnut St. Bloomington, IN 47401**
 - Closing fee will be paid by the buyer.
 - Closing will be held on or before August 19, 2024
- Possession will be granted at final closing.
- The successful Bidder shall execute electronically an "Auction Real Estate Sales Contract" for the property immediately after being declared the Successful Bidder by the Auctioneer.
- Each potential Bidder is responsible for conducting at their own risk, their own independent inspections, investigations, and due diligence concerning the property.
 - Further; Property sells as-is with no warranties expressed or implied
- JDC Group, INC dba United Country Coffey Realty & Auction and their representatives are exclusive agents of the Seller.
- All announcements made up to the final close of the Auction bidding take precedence over all advertising, oral or printed material.
- All information was gathered from reliable sources and is believed to be correct as of the date this brochure is published; however the seller or auctioneers have not independently verified this information. Auction plats and drawings are not to be relied on and are for representation purposes only. Its accuracy is not warranted in any way. There is no obligation on the part of the sellers or auctioneer to update this information.

SALE SITE: Internet Only

VIEWING INSTRUCTIONS: By Appointment

- The viewing of the property will be at the viewer's own risk. The Seller, Auctioneer nor the Listing Agency may not be held responsible for accidents.
- For questions call or text Jimmie Dean Coffey or Cody Coffey at United Country Coffey Realty & Auction (812) 822-3200 office (812) 360-6005 Jimmie Dean's cell or (812) 360-8383 Cody's cell.

I do hereby agree to these Auction Terms & Conditions.

Bidder

PROPERTY

INFORMATION

Online Only Auction: Bidding Ends July 17th @ 6 PM

Preview Dates:

June 24th @ 5 PM

July 13th @ 10 AM

Tract 1: Home on 6± Acres

Discover the perfect blend of country charm and modern convenience with this spacious home situated on 6± acres. This property features multiple outbuildings to meet all your needs. The home boasts hardwood floors throughout, an open floor plan, and a cozy front porch ideal for relaxing and enjoying the serene surroundings.

Features:

Master Suite

Enclosed Sunroom

Vaulted Ceiling in the Kitchen and Living Room

Close to town (Only 6 miles from Walmart on Bloomington's west side)

Don't miss your opportunity to own this slice of country living while being conveniently close to town!

Tract 2: 60± Acres of Mixed Pasture and Wooded Land

This expansive 60± acre tract offers a mix of pasture/hay ground and wooded acreage, providing a versatile landscape for various uses. Whether you're looking to expand your agricultural operations or enjoy the natural beauty of the woods, this property has it all.

Features:

Ideal for Pasture/Hay Ground

Scenic Wooded Acreage

Close to town (Only 6 miles from Walmart on Bloomington's west side)

Seize this opportunity to own a substantial piece of country living while still being close to the conveniences of town!

MLS INFORMATION

Spreadsheet Page

6/17/24, 5:07 PM



Residential Agent Full Detail Report

[Schedule a Showing](#)

Property Type RESIDENTIAL

Status Active

CDOM 4

DOM 4

Auction Yes

MLS # 202421530 9955 W Gardner Road Bloomington IN 47403 LP \$1



Area Monroe County Parcel ID 53-09-18-200-012.000-015 Type Site-Built Home Waterfront No
Sub None Cross Street Bedrms 3 F Baths 2 H Baths 1
Township Van Buren Style One Story REO No Short Sale No
School District MOCCS Elem Highland Park JrH Batchelor SrH Bloomington North ...

Legal Description 016-10200-00 PT W1/2 NW 18-8-2W 6.48A; PLAT 17 MOBILE HOME ON REAL EST

Directions From Garrison Chapel Rd. turn onto Gardner Rd. Property is on the left hand side of the road.

Inside City Limits

City Zoning

County Zoning

Zoning Description

Remarks Property to be sold via online bidding. Bidding ends July 17, 2024 @ 6:00pm. Don't miss your opportunity to own slice of country living with multiple outbuildings to cover all your needs. Enjoy country living while sitting on your front porch. The spacious home has hardwood floors through out with an open floor plan. There is a master suite, enclosed sunroom, vaulted ceiling in open kitchen and living room area, and more. Only 6 miles from Walmart on Bloomington's west side, you will feel like you're out in the country, while still being close to town! ***This property is Tract 1 of 2 tracts selling. Tract 2 is 60+- acres that adjoins tract 1. see MLS # 202421542 for details***

Agent Remarks Buyer Broker compensation to be 2% of high bid price

Sec	Lot	Lot Ac/SF/Dir	6.4800	/	282,269	/	6.48a	Lot Desc	Irregular, Rolling, 6-9.999																	
Above Gd Fin SqFt		2,496	Above Gd Unfin SqFt		0	Below Gd Fin SqFt		0	Ttl Below Gd SqFt		0	Ttl Fin SqFt		2,496	Year Built	1998										
Age	26	New Const	No	Date Complete			Ext	Vinyl	Bsmnt		Crawl				# Room:	6										
<u>Room Dimensions</u>			Baths	Full	Half	Water	PUBL	Basement Material																		
	RM DIM	LVL	B-Main	2	1	Well Type	Dryer Hookup Gas		No	Fireplace	No															
LR	31 x 16	M	B-Upper	0	0	Sewer	Septic	Dryer Hookup Elec	No	Guest Qtrs	No															
DR	9 x 14	M	B-BI...	0	0	Fuel /	Gas	Dryer Hookup G/E	No	Split FirPln	No															
FR	x		Laundry Rm	Main	Heating	Disposal		No	Ceiling Fan	No																
KT	13 x 11	M	Laundry L/W	10 x 7	Cooling	Central Air	Water Soft-Owned		No	Skylight	No															
BK	x		Water Soft-Rented		No	ADA Features	No																			
DN	x		Alarm Sys-Sec		No	Fence																				
1B	16 x 14	M	Alarm Sys-Rent		No	Golf Course	No																			
2B	11 x 12	M	Garden Tub		No	Nr Wlkg Trails	No																			
3B	12 x 11	M	Garage	2.0	/ Attached	/	28 x 24	/ 672.00	Jet Tub	No	Garage Y/N	Yes														
4B	x		Outbuilding 1	2nd Detached Gara	50 x 32	1600	Pool	No	Off Street Pk	Yes																
5B	x		Outbuilding 2	Barn	60 x 30	1800	Pool Type																			
RR	x		Assn Dues	Frequency		Not Applicable	FIREPLACE		None																	
LF	x		Other Fees																							
EX	23 x 15	M	Restrictions																							

Water Access

Wtr Name

Water Frontage

Channel Fronta...

Water Features

Water Type

Lake Type

Auctioneer Name Jimmie Dean Coffey

Lic # AU01049934

Auction Date 6/17/2024 Time 6:0...

Location Online

Financing: Existing

Proposed Cash, Conventional

Excluded Party None

Annual Taxes \$2,860.24 Exemption:

Year Taxes Payable 2024

Assessed Value

Possession At closing

List Office United Country Coffey Realty & Auction - Ofc: 812-822-...

List Agent Cody Coffey

Agent E-mail cody.coffey@homefinder.org

List Agent - User Code BL383060700

List Team

Co-List Office

Co-List Agent

Showing Instr

List Date 6/13/2024 Start Showing Date Exp Date 6/10/2025 Owner/Seller a Real Estate Licensee No Agent/Owner Related No

Contract Type Exclusive Right to Sell Buyer Broker Comp. 2%

Variable Rate No

Special List Cond. None

Virtual Tours: Unbranded Virtual Tour

Lockbox Type None

Lockbox Location garage code

Type of Sale

Pending Date

Closing Date

Selling Price

How Sold

Ttl Concessions Paid

Sold/Concession Remarks

Conc Paid By

Sell Office

Sell Agent

Sell Team

MLS INFORMATION

Spreadsheet Page

6/17/24, 5:08 PM



Lots & Land Agent Full Detail



Page 1 of 1

Listings as of 06/17/2024

Property Type LOTS AND LAND

Status Active

CDOM 4

DOM 4

Auction Yes

MLS 202421542 **00 W Gardner Road** **Bloomington** **IN 47403** **Status** Active **LP \$1**



Area Monroe County **Parcel ID** 53-09-18-300-003.000-015 **Type** Residential Land
Sub None **Cross Street**
School District M... **Elem** Highland Park **JrH** Batchelor **SrH** Bloomington North
REO No **Short Sale** No **Waterfront Y/N** N
Legal Description 016-10200-01 PT W1/2 W1/2 18-8-2W 32.51A; PLAT & 016-10190-00 PT NW SW 18-8-2W 21.00A; PLAT ...
Directions From Garrison Chapel Rd. turn onto Gardner Rd. Property is on the left hand side of road.
Inside City Limits **City Zoni...** **County Zoning** **Zoning Description**

Remarks Property to be sold via online bidding. Bidding ends July 17, 2024 @ 6:00pm. Don't miss your opportunity to own slice of country living. Only 6 miles from Walmart on Bloomington's west side, you will feel like you're out in the country, while still being close to town. Property is a mix of pasture/hay ground and wooded acreage. ***This property is Tract 2 of 2 tracts selling. Tract 1 is a house on 6 acres that adjoins tract 2. see MLS # 202421530 for details***

Agent Remarks Buyer broker compensation to be 2% of high bid price.

Sec **Lot** **Lot Ac/SF/Dim** 59.2500 / 2,580,930 / 59.25a
Parcel Desc Irregular, Partially Wooded, Pasture, 15+ **Platted Development** No **Platted Y/N** Yes
Township Van Buren **Date Lots Available** **Price per Acre** \$0.02
Type Use Agriculture, Residential, Re... **Road Access** County **Road Surface** Asphalt **Road Frontage** County
Water Type Available **Well Type** **Easements** No
SEWER TYPE None **Water Frontage**
Type Fuel Available **Assn Dues** Not Applicable
Electricity Available **Other Fees**

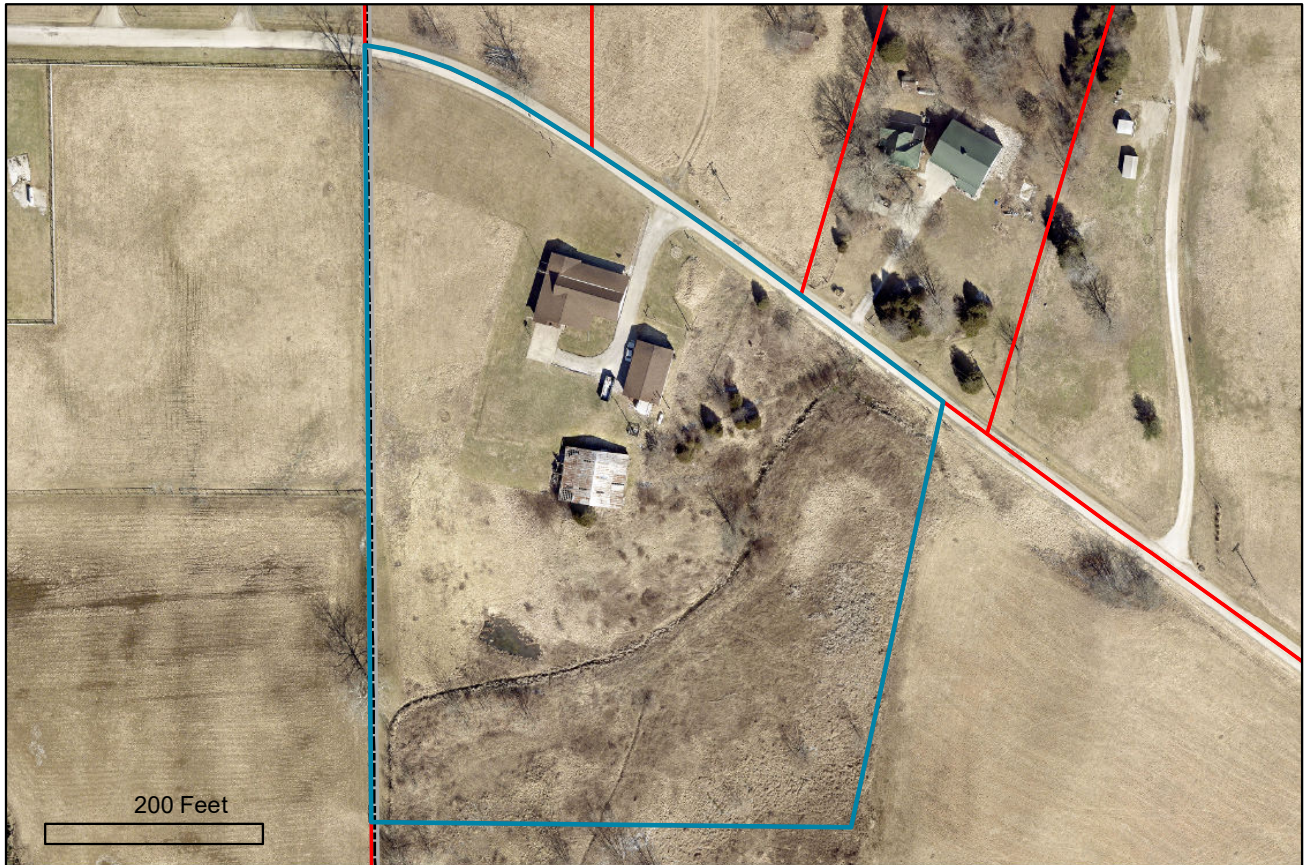
Features **DOCUMENTS AVAILABLE** Aerial Photo

Strctr/Bldg Imprv No
Can Property Be Divided? No
Water Access Creek
Water Name **Lake Type**
Water Features
Water Frontage **Channel Frontage** **Water Access**
Auction Yes **Auctioneer Name** Jimmie Dean Coffey **Auctioneer License #** AU01049934
Auction Location Online **Auction Start Date** 6/17/2024
Financing: Existing **Proposed** Cash, Conventional **Excluded Party** None
Annual Taxes \$1,111... **Exemption** **Year Taxes Payable** 2024 **Assessed Value**
Is Owner/Seller a Real Estate Licensee No **Possession** At closing
List Office United Country Coffey Realty & Auction - Offc: 812-822-3200 **List Agent** Cody Coffey
Agent ID RB14046997 **Agent E-mail** cody.coffey@homefinder.org
Co-List Office **Co-List Agent**
Showing Instr
List Date 6/13/2024 **Exp Date** 6/10/2025
Contract Type Exclusive Right to Sell **BBC** 2% **Variable Rate** No **Special Listing Cond.** None
Virtual Tours: Unbranded Virtual Tour **Type of Sale**
Pending Date **Closing Date** **Selling Price** **How Sold** **CDOM** 4
Total Concessions Paid **Sold/Concession Remarks**
Sell Office **Sell Agent** **Sell Team**

COUNTY PROPERTY INFORMATION

Monroe County, IN

9955 W Gardner RD, Bloomington, IN 47403-9115
53-09-18-200-012.000-015



Parcel Information

Parcel Number: 53-09-18-200-012.000-015

Alt Parcel Number: 016-10200-00

Property Address: 9955 W Gardner RD
Bloomington, IN 47403-9115

Neighborhood: Gardner Road - A

Property Class: 1 Family Dwell - Unplatted (0 to 9.99 Acres)

Owner Name: Goble, Scott A & Kimberly A

Owner Address: 9955 W Gardner Rd
Bloomington, IN 47403

Legal Description: 016-10200-00 PT W1/2 NW 18-8-2W
6.48A; PLAT 17 MOBILE HOME ON REAL
EST

Taxing District

Township: VAN BUREN TOWNSHIP

Corporation: MONROE COUNTY COMMUNITY

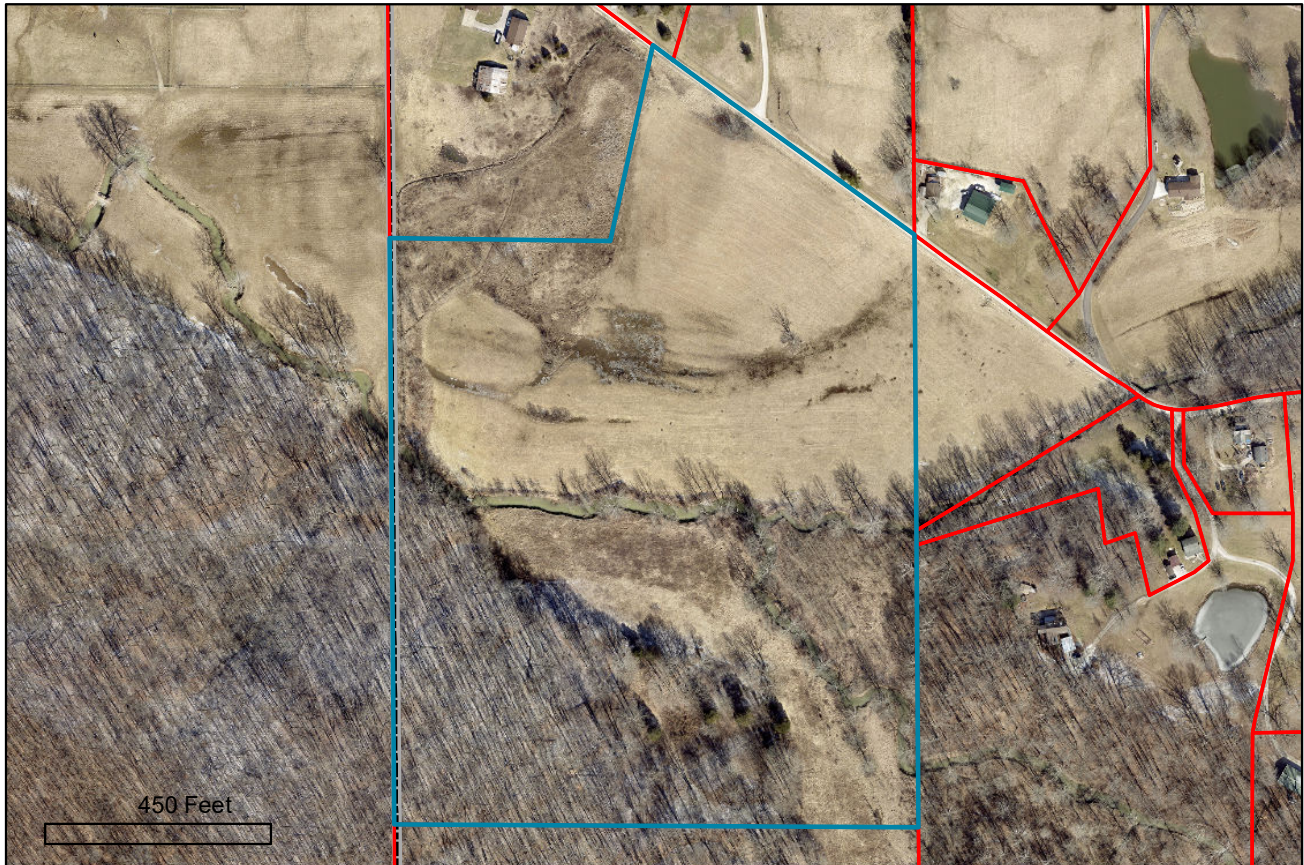
Land Description

<u>Land Type</u>	<u>Acreage</u>	<u>Dimensions</u>
9	1.0	
91	5.48	

COUNTY PROPERTY INFORMATION

Monroe County, IN

W Gardner RD, Bloomington, IN 47403
53-09-18-200-005.000-015



Parcel Information

Parcel Number: 53-09-18-200-005.000-015

Alt Parcel Number: 016-10200-01

Property Address: W Gardner RD
Bloomington, IN 47403

Neighborhood: Gardner Road - A

Property Class: Vacant Land

Owner Name: Goble Family Trust

Owner Address: 4287 W Angels Way
Bloomington, IN 47403

Legal Description: 016-10200-01 PT W1/2 W1/2 18-8-2W
32.51A; PLAT

Taxing District

Township: VAN BUREN TOWNSHIP

Corporation: MONROE COUNTY COMMUNITY

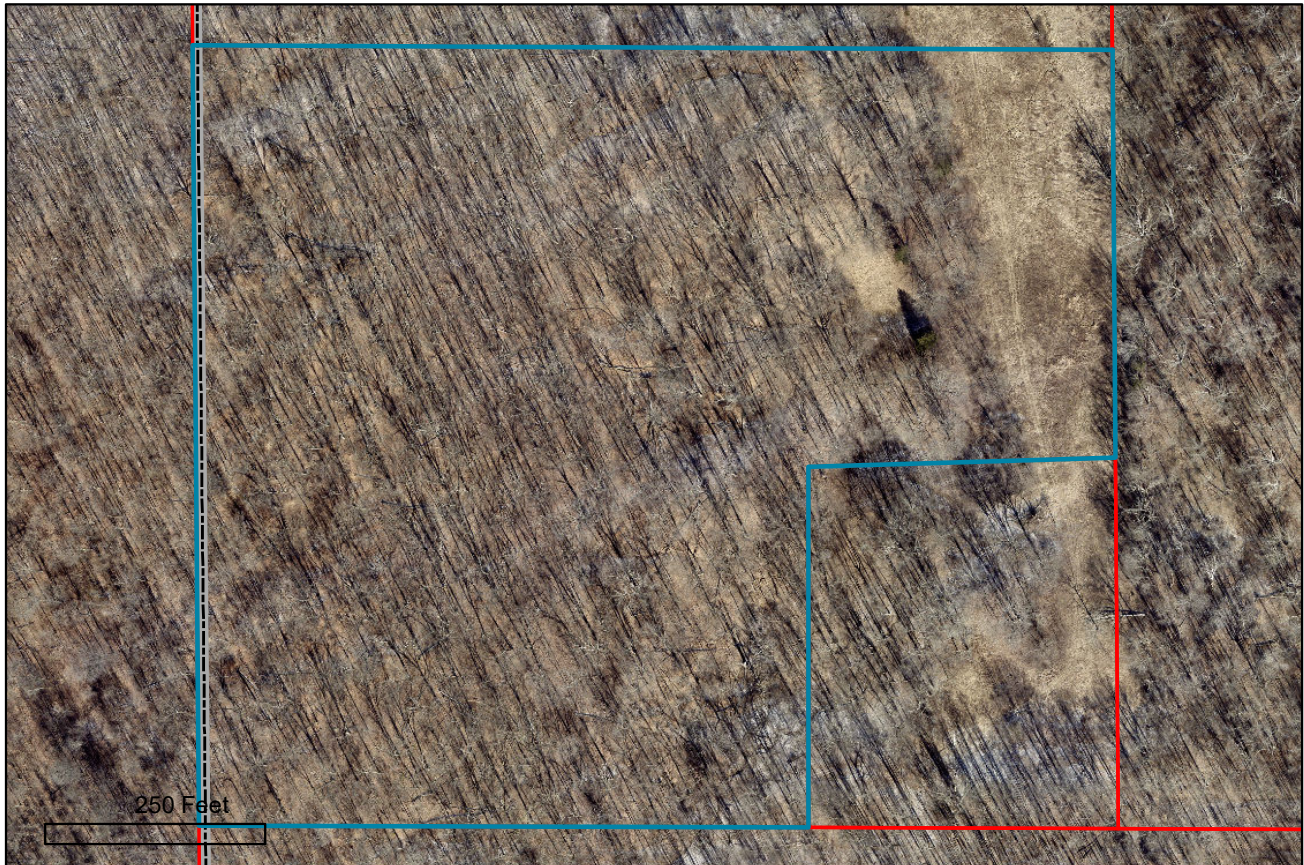
Land Description

<u>Land Type</u>	<u>Acreage</u>	<u>Dimensions</u>
6	2.0	
5	11.52	
41	18.99	

COUNTY PROPERTY INFORMATION

Monroe County, IN

W Gardner RD, Bloomington, IN 47403
53-09-18-300-001.000-015



Parcel Information

Parcel Number: 53-09-18-300-001.000-015

Alt Parcel Number: 016-10190-00

Property Address: W Gardner RD
Bloomington, IN 47403

Neighborhood: Gardner Road - A

Property Class: Vacant Land

Owner Name: Goble Family Trust

Owner Address: 4287 W Angels Way
Bloomington, IN 47403

Legal Description: 016-10190-00 PT NW SW 18-8-2W
21.00A; PLAT 9

Taxing District

Township: VAN BUREN TOWNSHIP

Corporation: MONROE COUNTY COMMUNITY

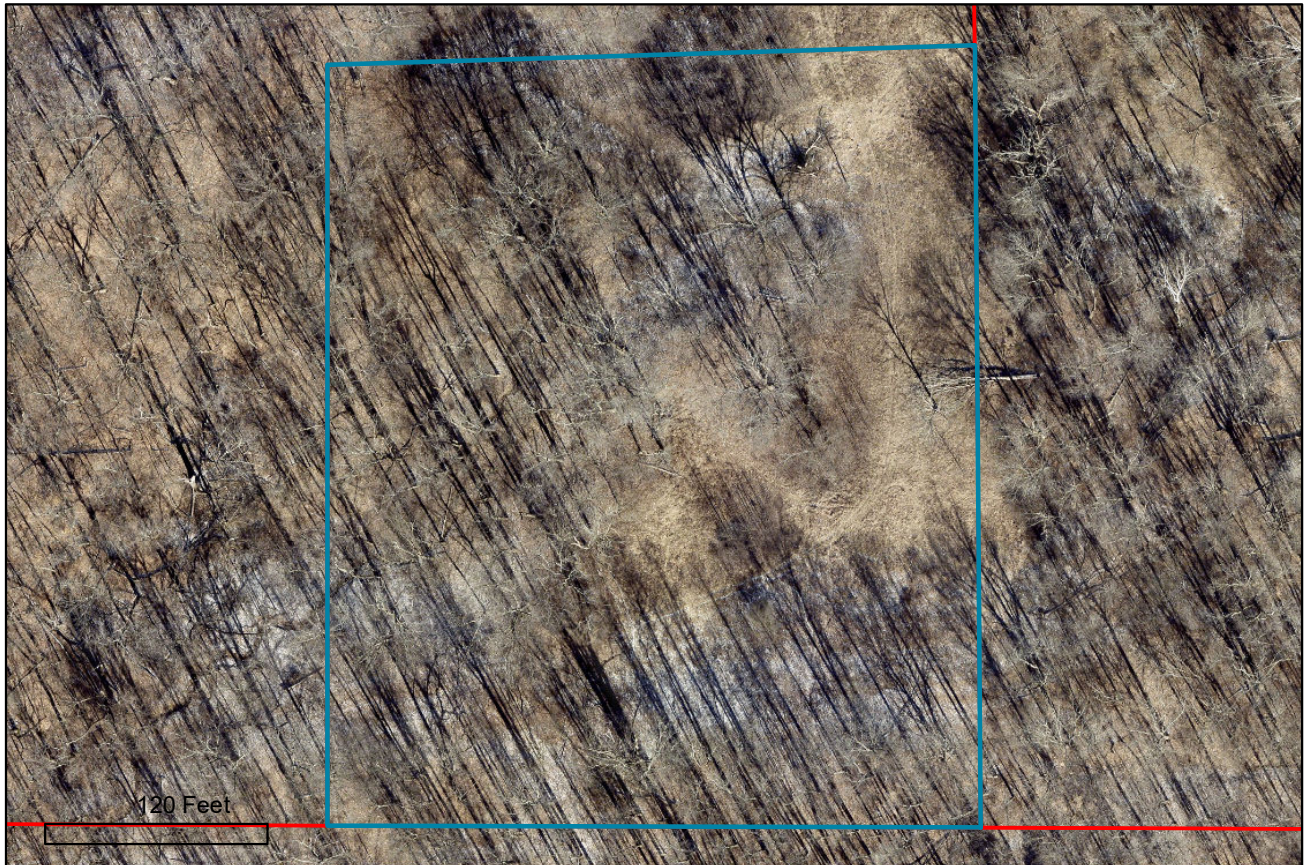
Land Description

<u>Land Type</u>	<u>Acreage</u>	<u>Dimensions</u>
6	14.33	
5	2.66	
41	4.0	

COUNTY PROPERTY INFORMATION

Monroe County, IN

W Gardner RD, Bloomington, IN 47403
53-09-18-300-003.000-015



Parcel Information

Parcel Number: 53-09-18-300-003.000-015

Alt Parcel Number: 016-10195-00

Property Address: W Gardner RD
Bloomington, IN 47403

Neighborhood: Gardner Road - A

Property Class: Vacant Land

Owner Name: Goble Family Trust

Owner Address: 4287 W Angels Way
Bloomington, IN 47403

Legal Description: 016-10195-00 PT NW SW 18-8-2W
4.00A; PLAT 10

Taxing District

Township: VAN BUREN TOWNSHIP

Corporation: MONROE COUNTY COMMUNITY

Land Description

<u>Land Type</u>	<u>Acreage</u>	<u>Dimensions</u>
5	2.67	
6	1.33	

COUNTY PROPERTY INFORMATION

Monroe County, IN

W Gardner RD, Bloomington, IN 47403-9294
53-09-18-200-007.000-015



Parcel Information

Parcel Number: 53-09-18-200-007.000-015
Alt Parcel Number: 016-12910-00
Property Address: W Gardner RD
Bloomington, IN 47403-9294
Neighborhood: Gardner Road - A
Property Class: Vacant Land
Owner Name: Goble Family Trust
Owner Address: 4287 W Angels Way
Bloomington, IN 47403
Legal Description: 016-12910-00 PT SE NW 18-8-2W
1.75A; PLAT 15

Taxing District

Township: VAN BUREN TOWNSHIP
Corporation: MONROE COUNTY COMMUNITY

Land Description

<u>Land Type</u>	<u>Acreage</u>	<u>Dimensions</u>
5	1.75	

PURCHASE CONTRACT

SAMPLE



Coffey Realty
& Auction

REAL ESTATE AUCTION PURCHASE CONTRACT

This Contract of sale made and entered this 17th day of July 2024, by and between
Kimberly A. Goble hereinafter called
the Seller(s) and
_____ hereinafter called the Buyer(s):

The Buyer hereby agrees to purchase, the Seller hereby agrees to sell this property in "As is" condition
(except conditions stated in statement of sale and Terms & Conditions)

Located at and commonly known as: 9955 W. Gardner Rd.
in the City of Bloomington, County of Monroe, and State of Indiana.

Legally described as: 016-10200-00 PT W1/2 NW 18-8-2W 6.48A; PLAT 17 MOBILE HOME ON REAL EST

Buyer herewith agrees to deposit with John Bethel Title Co., \$ 5,000.00
dollars as non-refundable earnest money deposit, and the balance of the purchase price will be due on
delivery of clear title.

Seller(s) agrees to furnish a Warranty Deed with insurable title. Free from all encumbrances, and an
Owners Title Insurance Policy at closing. If the seller is unable to convey clear and marketable title the
buyer's down payment can be refunded.

Seller will furnish the buyer with an Owners Policy of Title Insurance at closing.

Real Estate Taxes: Will be pro-rated to date of closing.

Closing shall take place on or before August 19, 2024 and shall take place at the office of
John Bethel Title Company. 2626 S. Walnut St. Bloomington, In 47401

The buyer will pay the closing fee.

Possession is to be given day of final closing.

Buyer agrees to pay all cost of obtaining a loan to include preparing and recording Deed & note, Title
Opinion if desired.

Title is to be conveyed subject to all restrictions, easement and covenants of record, subject to zoning
ordinance or laws of any governmental authority. These premises are to be in the same condition as
they are as of the date of this contract, ordinary wear and tear excepted. Seller is expected to bear risk
of loss through the date of deed. In the event the premises are wholly or partially destroyed before the
consummation of the transaction or delivery of the final papers, the Buyer shall elect or choose whether
or not he will go through with the transactions, and in the event he chooses to go through with it, all
insurance damages collectible as a result of the damage or destruction shall be assigned to him, the
Buyer. If he chooses not to go through with the transaction, any earnest money held in escrow will be
refunded in full.

PURCHASE CONTRACT

SAMPLE

Time being of the essence of this agreement, if the Buyer shall fail or refuse to perform this agreement of Buyer's part, and the Seller shall be ready and willing to perform, the Seller shall be entitled to retain the entire down payment / earnest money as liquidated damages for the breach of this agreement. "All successful bidders will be required to sign a note for the deposit amount. Note shall become null and void when undersigned shall complete all requirements for closing as set out in this contract."

Per the terms & conditions as contained herein and announced in "statement of sale", the property sells as shown below. This contract is subject to clearance of any check presented to and payable to: **John Bethell Title Co.**

High Bid Selling Price	\$.00
Plus 11% Buyer's Premium	\$.00
Total Purchase Price	\$.00
Less Down Payment	\$		
Total Due at Closing	\$.00

This offer will expire if not accepted on or before: July 18 2024 at 5:00pm

Purchased By:

Buyer Date _____

Printed Phone _____

Buyer Address: _____ City _____ State _____ Zip _____

Buyer Date _____

Printed Phone _____

Buyer Address: _____ City _____ State _____ Zip _____

Buyer's Agent Date _____

Printed Phone _____

Agent Address: _____ City _____ State _____ Zip _____

Names for Deed: _____

Accepted By:

Seller Date _____

Kimberly A. Goble Time: _____

Printed

Seller Date _____

PURCHASE CONTRACT

SAMPLE



Coffey Realty
& Auction

PROMISSORY NOTE

9955 W. Gardner Rd. Township
Monroe County, Bloomington, IN 47403

\$ _____
Amount

7/17/24
Date

FOR VALUE RECEIVED, the undersigned promises to pay by wire transfer to the Order of:

John Bethel Title Company, Inc.

2626 S Walnut St.
Bloomington, IN 47401

The Sum of _____dollars

(\$ _____), as a deposit for the purchase of real estate described in Contract of even date herewith and attached hereto executed the undersigned, payable at the closing of said Contract.

This promissory note shall bear no interest until the date of closing of the Contract; thereafter it shall bear interest at the highest rate allowable by law.

This Note shall become null and void if and when the undersigned shall complete all requirements for closing as set out in the attached Contract. If said requirements are not fulfilled this Note shall be fully enforceable at law.

If this Note is placed in the hands of an attorney for collection, by suite or otherwise, the undersigned agree to pay all costs of collection and litigation together with a reasonable attorney's fee.

Signature

_____, 2024
Date

Signature

_____, 2024
Date

BID CERTIFICATION

DOCUMENT

Internal Office Use

Received _____
Date Time By

Approved By _____



BID CERTIFICATION

I acknowledge this is a confirmation auction and that my offer will be subject to the Seller's (Personal Representatives) approval.

By signing this certification and returning it to the offices of United Country – Coffey Realty & Auction, or an employee therein, **I hereby certify** that:

1. I acknowledge that I have received a complete PIP (Property Information Packet).
2. I have read the auction rules and bidding format as set out by the Auctioneers and contained in the PIP and I completely understand them.
3. I understand that the terms and rules of the auction will be strictly enforced and that there will be no exceptions.
4. I currently have sufficient funds to meet the "Deposit" and "Further sum" requirements as called for by the agreement of purchase and sale.
5. I have examined the proposed agreement of purchase and sale given to me as part of the PIP and understand that it is a legally binding contract and is not contingent upon financing or anything else.
6. I understand that if I am the successful bidder, I will be required to sign the agreement of purchase and sale immediately upon notice of being the successful bidder. I agree to complete and sign the agreement of purchase and sale immediately upon such transmitted notice.
7. I understand that an 11% Buyers Premium will be added to my final bid and is due in addition to my final bid to complete the final purchase price.
8. I understand that the Auctioneers are working for the Seller and there is no relationship of dual agency.
9. I understand that my registration for the auction will not be accepted without providing ALL of the information below and signing and returning a copy of the Terms & Conditions of this auction and by doing so you are agreeing to the terms of the auction.
10. I understand that I am responsible for the down payment and that my credit card below will be charged for the deposit if the wire transfer is not received by the time stated on the terms and conditions of the auction.

Property Address: _____

Printed Name: _____

Bidder Address: _____

Phone: _____

Email Address: _____

Signature: _____

Return to: 4228 State Road 54 W - Springville, IN 47462
(812) 822-3200 | UnitedCountryIN.com

E-mail: jcoffey@UnitedCountryIN.com cc: pcoffey@UnitedCountryIN.com