

# AUCTION

Saturday, November 2, 2019 at 10:00 a.m. (CST)

KY HWY 90 E., Albany, KY 42602

## 48' x 60' Shop on 1.906 +/- Acres with Personal Property

Metal building is 48' x 60' with concrete floors, insulated, 12' x 9' electric garage door, 9' x 7' garage door, bathroom with stand-up shower, 200 amp service, all situated on 1.906 acres +/-, with over 360 feet of road frontage on Hwy 90 East. Property offers two septic systems.



### Personal Property



1992 GMC 3500 Extended Cab, automatic, long wheel base, 222,000 miles.

2002 International 4300 Spreader Truck, automatic, 215,000 miles.



Antonio Carraro Tractor 9400 TGF

Restored John Deere B Tractor



Also included: pallets of sandstone rock, 400 electric transfer box, Sunbeam tanning bed, Kenmore 110 dryer, pallet racks, Ridgit pipe threader, Toyota transmission, Toyota transfer case, other miscellaneous Toyota parts, oil furnace, accessories for Yamaha Rhino, several electric motors, John Deere model B tractor parts, Dewalt power tools: 18 volt and 14 volt, gooseneck plate, Bostick nail gun, angle grinder, and other miscellaneous tools.

**Terms:** 15% Down Payment – Sale Date: Balance due on or before 30 days; Possession with deed. 10 % BUYER'S PREMIUM WILL BE ADDED TO PERSONAL PROPERTY, 10% BUYER'S PREMIUM WILL BE ADDED TO THE WINNING BID to determine PURCHASE PRICE OF THE REAL ESTATE. Real estate selling "AS-IS, WHERE IS", both surface and subsurface; sold subject to any restrictions, right of ways or easements, recorded or unrecorded. Bidders are invited to inspect the property and are responsible to complete their own due diligence before the sale date. All information herein was obtained from sources believed to be reliable, however accuracy is not guaranteed. Payment in cash or good check. All announcements sale day take precedence over advertising. Each franchise is independently owned and operated.

**Hunter Shearer - Auctioneer**  
**Nancy Mims - Owner/Broker**

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