



ONLINE ONLY AUCTION



4 Tracts - 168 +/- Acres

Tillable, Hunting & Homestead

57 E 1475th Str N., Mulberry Grove

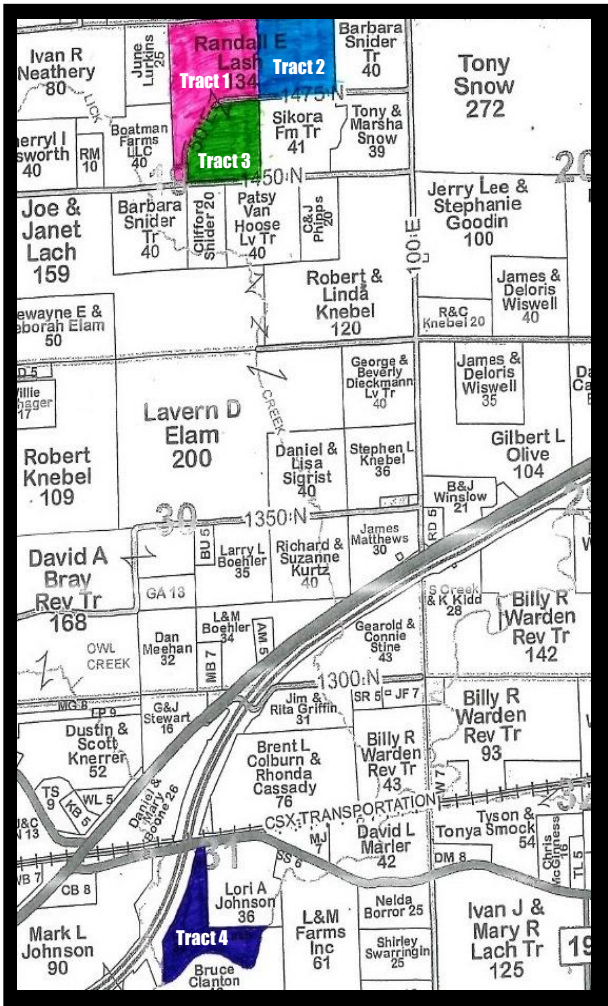
BID NOW thru FEB 27th 7PM

Public Viewing: February 18th

Tracts 1-3 12-2PM; Tract 4 3-4 PM

Register
BID NOW

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Heirs of Randy Lash Estate from rural Vandalia IL will be offering for sale farmland in 4 tracts. Tract 1 consists of 59.07 acres with roughly 30 acres tillable, mobile home, machine shed, barn loafing shed and silo. Tract 2 consisting of 40.09 acres is mostly timber and hunting ground with roughly 8 acres of tillable. Tract 3 consists of 34.93 acres with roughly 30 acres tillable and a little timber. Tract 4 is located just under the overpass west of the junction of Hwy 40 and Hwy 140 on the east side of Mulberry Grove IL consisting of 34 +/- acres along I 70 and north of Hurricane creek-this land is mostly in a flood plain. Farming rights are available for 2023 season.



Terms & Conditions: NOTICE! The tracts will be individually offered for sale as a lump sum per tract. However they will be linked together so that no tract will close until bidding has stopped on all tracts. Real Estate is sold 'AS IS, WHERE IS' with no guarantees or warranties, expressed, written or implied. Potential buyers may do inspections at their expense. Real Estate requires 10% earnest money plus 2% buyer's premium of final bid price by certified funds (all non-refundable) and must be taken to Seven Oaks Realty, 989 E. Beaumont Ave., Greenville, IL no more than 24 hours following notification from the auction service that your bid have been accepted by the sellers, with the balance due and possession give in approximately 45 days. You will also enter into a real estate purchase contract with Seven Oaks Realty for said property. Auction Company provide information from seller and county records, it is the responsibility of the buyer to verify all data. All inspection must be done prior to close of the auction at buyer's expense. This sale is not contingent on any inspections, appraisals, or financing. Again property is sold "AS IS WHERE IS" SELLER HAS RIGHT TO REJECT OR REFUSE ANY AND ALL BIDS. . Again property is sold "AS IS WHERE IS" Thank you! Wayne & Adam

Mollett Auction Services, LLC Auctioneers and Realtors

Wayne (Lic #440.000839) 618.920.6694 & Adam (Lic #441.002086) 618.267.3086

Myra Mollett, Managing Broker of Seven Oaks Realty

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