

# LAND AUCTION

**34 Acres Washington County IL NO BUYER'S PREMIUM**

**SALE DATE: SATURDAY, MARCH 18, 2017**  
**10 am — American Legion Post 233, Okawville**  
*(Legion Address: 205 North Hanover Street)*

## **CROPLAND - OPEN FOR SPRING 2017 PLANTING**

### **Washington County IL 34 Acres**

Property located on IL Rt 15, between IL Rt 153 & Okawville Rd

Short Legal: Pt NE $\frac{1}{4}$ , NW $\frac{1}{4}$ , Section 17, T2S-R4W, Washington Co IL

**131.7 bu weighted corn average**

**98.3 PI**

**Level to gently rolling**

**Survey provided**

**Taxes co-mingled, to be determined**

REAL ESTATE LAND AUCTION TERMS: 10% down, balance at closing. No Buyer's Premium. Auctioneer Mark Kennedy, IL Lic #4400202.

Complete terms, conditions, maps, photos, etc. on [buyafarm.com](http://buyafarm.com).

All statements made day of the sale take precedence over all printed advertisements.



*Farming rights available for Spring 2017*



## **buyafarm.com**

## **Specializing in Rural Real Estate Sales and Auctions**



1403 Hillcrest Drive - Sparta IL 62286 / 800-443-1998

**buyafarm.com**

CONTACT MANAGING BROKER

**Wayne Keller**

Cell 618-407-1679

Email [wkeller@buyafarm.com](mailto:wkeller@buyafarm.com)



BRANCH OFFICE: 1805 N. Market St, Sparta IL 62286