

Selling At Absolute Auction

Thursday, June 8th, 2023, At 6:00 P.M.

“The Late Glen Neihoff Estate”

1148 State Route 1949, Symsonia, KY

**At The 4 Way Stop in Symsonia, Take Hwy 348
East To Hwy 1949, Proceed South 1.1 Mile!**



Situated On 2.64 Acres



**Real Estate
Purchase
Terms**

**10% Down,
Balance In 30 Days
No Buyer's Premium**

**Shown By Appointment
Call Cash Auction For An Appointment**

Each Potential Bidder Is Responsible For Conducting His Or Her Own Independent Inspections, Investigations, Inquires, And Due Diligence Concerning The Property. Lines On Aerial Plats Show Only The Relative Locations Of The Tracts Subject To Sale And May Not Be Relied On As An Exact Location Or Boundary. Although All Information In All Advertisements Is Obtained From Sources Deemed Reliable, The Auctioneer, Real Estate Broker And Sellers Make No Warranty Or Guarantee Actual Or Implied As To The Accuracy Of The Information. It Is For This Reason That The Prospective Buyers Should Avail Themselves The Opportunity To Make Inspection Prior To The Auction. Lead Paint Could Be Present In Any Home Built Prior To 1978. Make Your Inspection Before June 8th, 2023. Buyer Will Be Required To Sign A Disclosure Statement Of Lead Based Hazards Along With A Waiver Of A 10 Day Post Sale Inspection. All Announcements Day Of Sale Take Precedence Over All Advertisements.



A Well Constructed Brick Home

On A Pleasant 2.64 Acre Setting

Wonderful Trees - Landscaped

Two Bedroom - One Bath Home

Open Kitchen And Living Room

New Flooring Throughout - Fresh Paint!

Laundry Room • Den Area With Wood Stove

Central Heat & Air System “Gas”

With A 1000 Gallon Propane Tank

Two Car Detached Garage

Featuring... A Like New

40' x 100' Metal Building

Concrete Floors • Great Lighting

40' x 75' Enclosed - 40' x 25' Covered

Real Estate Sells At 6:00 P.M.

JAMES R. CASH

The AUCTIONEER & REAL ESTATE BROKER

P.O. Box 9, Fancy Farm, KY 42039

270-623-8466 – jamesrcash.com

“THE SELLING MACHINE”



Selling After The Real Estate

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Starting After The Real EstateHighlights - Very Nice!

JD M Tractor, Like New Rubber • JD Walk Behind Seed Sower • Troy Bilt Rear Tine Tiller • JD 1 Btm Plows • Land Pride Roller • JD 5' Disc • 2 Wheel Trailer • Pallet Jack • JD 39 Sickle Mower • JD 655 PTO Tiller • Land Pride PTS 500 Seeder • JD 2 Row Planter “Great Condition” • Land Pride Harrow • Stihl HT131 Pole Saw • Stihl MS661C And 025 Chain Saws • Echo Weed Eaters • Craftsman Air Compressor • Dewalt Chop Saw • Miller AC DC Thunderbolt Welder • Craftsman 48” Chest On Chest Tool Cabinet • Fence Row Sprayer • Shop Vac’s • Stihl RB800 Pressure Washer • Cherry Picker • Many Quality Hand Tools

GUNS...Two - Browning Auto 5, 12 ga • Thompson Center Arms 50 Cal Black Powder Rifle • Remington 870 Super Magnum, 12 ga • Winchester 190, 22 Cal • Remington Model 700 - 270 Cal w/Leupold 4-20x52 Scope • Browning Bar 3, 308, w/Leupold 3-15x44 Scope • Marlin Model 917 VS, 17 Cal, Stainless w/Leupold 3-9x40 Scope • Browning Buck Mark, 22 Long Semi Automatic • S&W 38 Revolver • Sigsaur P320, 9MML • Ammunition • Scopes • Liberty LZ-50 Gun Safe, 75 Minutes Fire Rates, 86,000 BTU
JD 425 Mower, 2219 Hours, 60” Deck • ‘92 Buick La Sabre ‘White”

Oak Round Table & 4 Chairs • Sofa • End Tables • 3 Piece Bedroom Suite • Curio Cabinets • Lamps

COMPLETE SETTLEMENT DAY OF SALE!!

JAMES R. CASH AUCTIONS

Jay Cash • Jimmy Treas Auctioneers • Fancy Farm, KY

