

**Tuesday, March 26th, 11:00 AM**

**Auction Held At Fulton Co. Fairgrounds  
Fulton Hall, St Rt 108, Wauseon, OH 43567**

**\*\*Get Prepared nice easy ground to farm 663' x 2559'.  
39 acres tillable, Hoytville soil.\*\***

**Tax Parcel 01-001952-00-000**

**Taxes \$1,776.32 Year**

**Evergreen Schools**

**South 12 acres in Zone A Flood Zone**

FSA Information	Base	Yield
Wheat Base	2.37	83
Corn Base	16.86	169
Soybeans Base	18.59	46

**Owner: Sharon R. Pflum**

**Terms: \$10,000 down the day of the auction in certified funds w/ balance at closing. Closing held on or before 40 days. Have finances ready, selling with immediate confirmation "as is where is". No Buyer's Premium. Possession of farming purposes upon receipt of down payment. All information on this flyer was derived from sources believed to be correct but not guaranteed. Dimensions are approximate. Buyers need to rely entirely on their own judgement and inspections of property records. Announcements made the day of the auction take precedence over printed materials.**

**40 Acres**

**2559'**

**663'**

**Co Rd N**

**Directions:** Farm Location just west of St Rt 64 on Co Rd N.

**WHALEN REALTY & AUCTION, LTD.**

**Auctioneers: John & Jason Whalen, Mike Murry**

**419-875-6317, 419-337-7653 [www.whalenauction.com](http://www.whalenauction.com)**

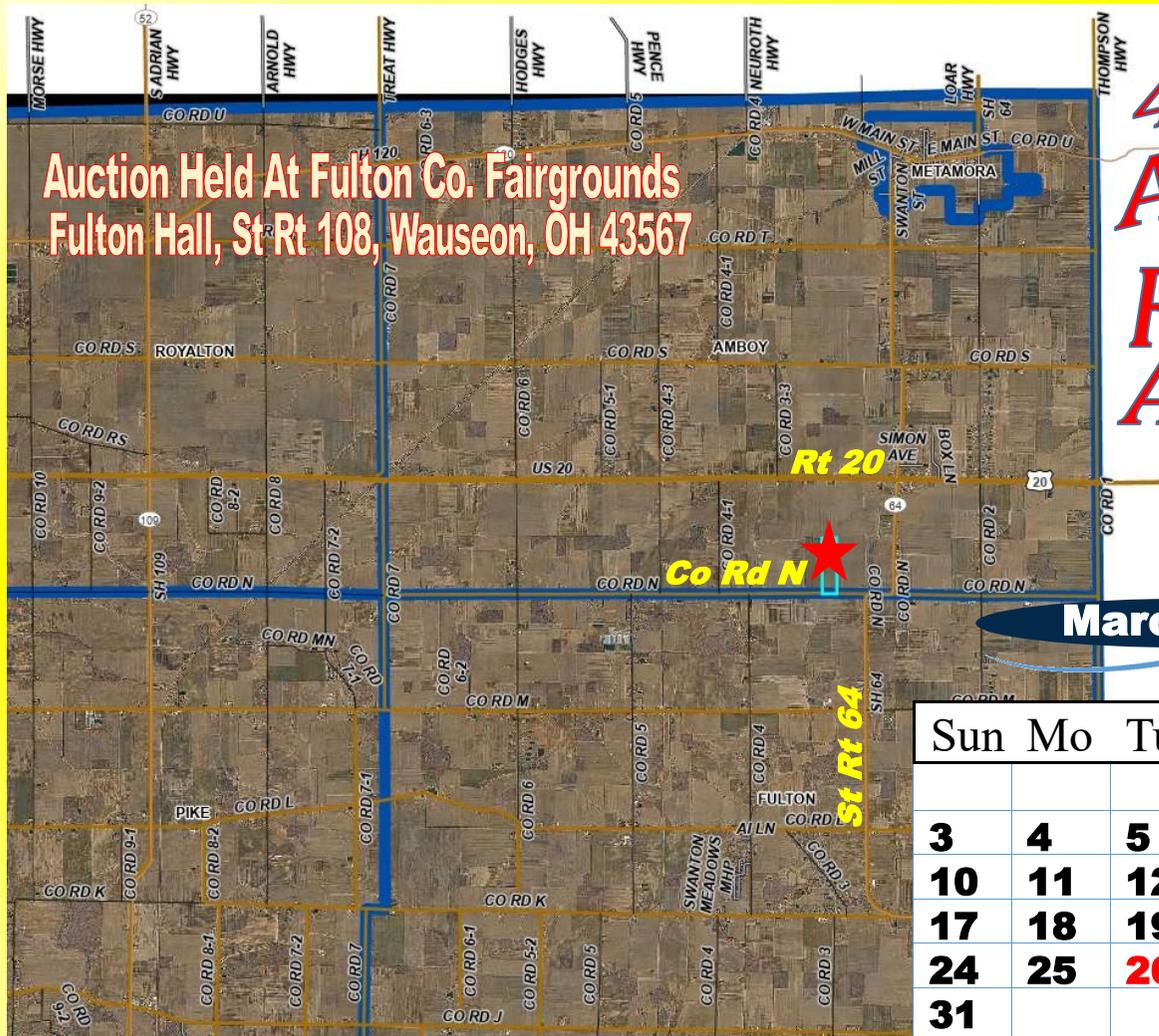
Information herein deemed reliable but not guaranteed

**WHALEN WHALEN**  
REALTY & AUCTION, LTD.

**40+/-  
ACRES**

**Farmland  
Auction**

**Amboy Twp  
Sec 27**



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**40+/-  
ACRES**  
**Farmland  
Auction**

**WHALEN**  
REALTY & AUCTION, LTD.  
PO Box 550  
Neapolis, OH 43547

**Tuesday, March 26th, 11:00 AM**

**March 2024**

Sun	Mo	Tue	We	Thu	Fri	Sat
					<b>1</b>	<b>2</b>
<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>	<b>7</b>	<b>8</b>	<b>9</b>
<b>10</b>	<b>11</b>	<b>12</b>	<b>13</b>	<b>14</b>	<b>15</b>	<b>16</b>
<b>17</b>	<b>18</b>	<b>19</b>	<b>20</b>	<b>21</b>	<b>22</b>	<b>23</b>
<b>24</b>	<b>25</b>	<b>26</b>	<b>27</b>	<b>28</b>	<b>29</b>	<b>30</b>
<b>31</b>						

**AUCTIONEERS**



**John Whalen**



**Michael Murry**



**Jason Whalen**

**419.875.6317 419.337.7653**

See [whalenauction.com](http://whalenauction.com) For Upcoming Auctions!