

ABSOLUTE LAND AUCTION - 1000+- ACRES
MEADE COUNTY KANSAS TILLABLE

AUCTION

www.sundgren.com

Friday, August 2, 2019 • 2:00 P.M.

**AUCTION LOCATION: Forst Center, St John Catholic Church
416 W. Carthage St., Meade, KS 67864**

1000+- acres of Meade County Kansas tillable ground. This excellent opportunity to expand your current farm operation or invest in land will be offered in 4 tracts. Each tract has good township road access, and each is located within 2½ miles of blacktop HWY 160. Full possession of each tract shall be granted at closing.



TRACT 1 — DESCRIPTION

320+- acres of nearly 100% tillable planted to wheat for a 2019 harvest. Legal description is the N/2 of Section 23, Township 32 South, Range 27 West of the 6th PM, Meade County Kansas.

2018 REAL ESTATE TAXES: \$2,025.56

TRACT 2 — DESCRIPTION

360+- acres of nearly 100% tillable planted to wheat for a 2019 harvest. Legal description is the N/2 of Section 24, Township 32 South, Range 27 AND The Southeast Quarter of the Southwest Quarter Section 13, Township 32 South, Range 27 ALL West of the 6th PM, Meade County Kansas.

2018 REAL ESTATE TAXES: \$2,417.86

TRACT 3 — DESCRIPTION

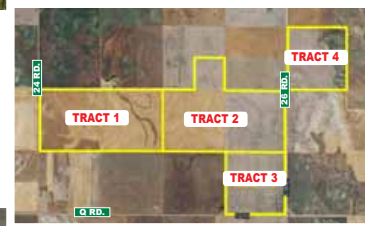
160+- acres of nearly 100% tillable planted to wheat for a 2019 harvest. Legal description is The Southeast Quarter of Section 24, Township 32 South, Range 27 West of the 6th PM, Meade County Kansas.

2018 REAL ESTATE TAXES: \$1,082.44

TRACT 4 — DESCRIPTION

160+- acres with a combination of tillable ground planted to wheat for a 2019 harvest and pasture. Legal description is The Southwest Quarter of Section 18, Township 32 South, Range 26 West of the 6th PM, Meade County, Kansas.

2018 REAL ESTATE TAXES: \$386.28



LAND LOCATION

From Meade KS, 5 Miles East on HWY 160 to 24 Road, then 2 Miles South (Northwest corner of Tract 1) OR 7 Miles East on HWY 160 to 26 Road, then 1½ Miles South (Northwest corner of Tract 4). See map for more details.

TERMS: The land will be offered choice tract. Earnest money will be 10% down from Buyer at the conclusion of the Auction with the balance due upon Sellers submission of merchantable title and closing. Closing date shall be on or before September 2, 2019. Closing fee and title Insurance fee will be split 50/50 between Seller and Buyer. Selling subject to easements, restrictions, roadways and rights of way. This property is not selling subject to financing, inspections, or appraisal. Interested buyers need to view the property prior to the date of the auction and have financing available and any inspections performed prior to bidding. All pertinent information is available upon request. All announcements made the day of the auction take precedence over any other announcements or printed material.

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