

640+- ACRES FLINT HILLS LAND AUCTION  
GREENWOOD COUNTY, KANSAS

# AUCTION

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**Friday, August 30, 2019 • 2:00 P.M.**

**AUCTION LOCATION: Greenwood Hotel, 300 N. Main, Eureka, KS**  
**BRADLEY HENDRICKSON, SELLER**



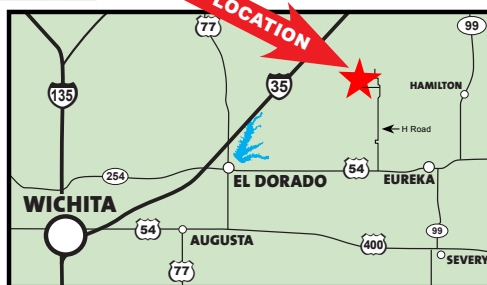
## PROPERTY DESCRIPTION:

640+- acres of top quality native Kansas Flint Hills pasture. This scenic property is located in Northwest Greenwood County, one of the most iconic stretches of the Flint Hills. Water is provided by a large pond, springs, and a live water creek that runs through the center of the property. Fences are all steel post and 5 strand barbed wire. The timber lined draw makes this property a candidate for winter livestock pasture and offers excellent Kansas Whitetail Deer hunting. Rarely do you see the opportunity to purchase a full section of pasture in this region of Kansas, so take advantage and Invest In Land!

**LEGAL DESCRIPTION:** All of Section 9, Township 24 South, Range 09 East of the 6th PM, Greenwood County, Kansas.

**2018 REAL ESTATE TAXES:** \$1391.12.

**LAND LOCATION:** From HWY 54 West of Eureka, North on H Rd 12 Miles to 260th St, then 1 Mile West to the Property. (H Rd jogs left ½ mile then back right ½ mile 4 miles North of HWY 54)



**TERMS:** \$50,000 earnest money will be due 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 30, 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 or inspections. 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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