

# LIVE ONSITE Auction

Absolute/No Reserve

**7710 W 550 N**

**Sharpsville, Indiana**



For info visit: [SharpsvilleAuction.com](http://SharpsvilleAuction.com)

**Thursday | July 20th | 4:30pm<sup>\*EDT</sup>**

## Onsite Absolute - No Reserve Auction

7710 West 550 North  
Sharpsville, Indiana  
Thursday, July 20th  
4:30 pm (edt)

**27.08  
Acres**

*\*Feel free to walk  
over this property*

W David Dr

W 550 N

W 550 N

To N 800 W

To Sharpsville

To Highway 31

Make your plans to join SeniorCare Property Solutions on **Thursday, July 20th at 4:30pm** (\*EDT) for this great auction opportunity on **27.08 Acres of Tipton County Farmland** at 7710 West 500 North, in Sharpsville, Indiana.

### THIS AUCTION PROPERTY FEATURES:

- 27.08 Acres Offered - 1 Tract
- Prime Tipton County Farmland
- Tillable Land
- Soil ID as PN and DEA

For further info or your own special showing appointment call: **Murray McCandless (270-872-7507)**, or go online at [www.SharpsvilleAuction.com](http://www.SharpsvilleAuction.com) for details.

### DIRECTIONS:

#### From Kokomo:

Take Highway 931 South or Highway 31 South, and then turn right onto West 550 North at intersection, property is on the right. Auction Signs will be posted.

#### From Sharpsville:

Take Highway West 525 North, turn right onto North 550 West, then a left onto West 550 North, cross Hwy 31 intersection, go straight, property is on the right. Auction Signs will be posted.



**TERMS & CONDITIONS:** 10% DOWN DAY OF AUCTION with balance due on or before August 31, 2017. All 2017 Real Estate Taxes shall be prorated between the Buyer and Seller through the date of closing. 10% BUYER'S PREMIUM will be added to the final bid in order to determine the overall contract sales price on real estate. Possession of Real Estate at closing. Bidders shall satisfy themselves as to condition, quality and description of property before bidding. All information and descriptions are believed to be correct, however, no warranties are given for accuracy. Property sold "as-is-where-is" without warranties expressed or implied. Announcements made the day of Auction shall take precedence over any advertisements.

[www.SharpsvilleAuction.com](http://www.SharpsvilleAuction.com)



**Murray McCandless**

Auctioneer | SeniorCare Property Solutions

**270-872-7507**



**SeniorCare**  
PROPERTY SOLUTIONS LLC



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