

2 DAY ABSOLUTE AUCTION!

Thursday, **February 22nd** - 10:00 am - **PERSONAL PROPERTY**

LOCATION: 100 CR 1141, Fancy Farm, KY 42039

SATURDAY

February 24th - 10:00 am

REAL ESTATE & LAND

REAL ESTATE AUCTION HELD:

Harris Auction Facility

3855 St.Rt. 45 N, Mayfield, KY 42066



REAL ESTATE TO SELL

**ABSOLUTE AT
10:00 AM**

The Roger Handley ESTATE

**EXCELLENT BUILDING TRACTS!
TILLABLE FARMLAND!
84 TILLABLE ACRES!**

THREE HOMES
158±
Acres

**IN 13 TRACTS
& COMBINATIONS!**

*Carlisle & Hickman Counties
The Beulah Community*

FARM LOCATION:

100 CR 1141, Fancy Farm, KY 42039

HARRIS
Real Estate & Auction



SELLING:

**VEHICLES & SALVAGE - FARM
EQUIPMENT - TRAILERS - GUNS &
AMMUNITION - TOOLS &
SHOP ITEMS - MISC.**

270.247.3253

harrisauctions.com

Thursday, February 22nd PERSONAL PROPERTY SELLS!

AUCTION LOCATION: 100 CR 1141, Fancy Farm, KY 42039 @ 10 AM

VEHICLES & SALVAGE - FARM EQUIPMENT - TRAILERS - GUNS & AMMUNITION - TOOLS & SHOP ITEMS - MISC.

VEHICLES & SALVAGE:

- 1984 Chevrolet Custom Deluxe (VIN#: 1GCEK14H7EF352504)
- 2001 Dodge Dakota Ext. Cab Truck (VIN#: 1B7GL22X51S324966)
- 2006 Buick Lucerne CX (VIN#: 1G4HD57296U159642)
- 1992 Chevrolet Silverado 1500 Reg. Cab (VIN#: 1GCDC14Z7N2166350)
- Chevrolet C-60 Custom Dump Truck (VIN#: CE839P821587)
- 1995 Ford Ranger XLT (VIN#: 1FTCR442SPA95067)
- Chevrolet 2500 Box Truck (VIN#: 1GCFC24K2JZ11691)
- Chevrolet Colorado Truck (VIN#: 1GCDT136358186866)
- 2001 Jeep Cherokee (VIN#: 1J4FN28S81L657830)
- Pontiac Sunfire (VIN#: 1G2JB124227470744)
- Ford F-100 (VIN#: F10YUU25258)
- 1974 Ford F-100 (VIN#: F10YUU62727)
- 2002 Chevrolet Trail Blazer (VIN#: 1GNDS135322256050)
- Chevy Aveo LS (VIN#: KL1TJ62684B173751)
- 2004 Hyundai Elantra (VIN#: KMHDN46D44U72100)
- 2004 Toyota Corolla S (VIN#: 1NXBR32E94Z292380)
- 2002 Jeep Liberty Sport (VIN#: 1J8GL48K13W573163)
- Jeep Liberty (VIN#: 1J4GL38K96W246848)
- Jeep Liberty (VIN#: 1J4GL48K56W191028)
- 1999 Toyota Corolla CE (VIN#: 2T1BR12E8XC183211)
- Mazda (VIN#: 4A3AC44G83E054273)
- 2004 Toyota Sequoia (VIN#: 5TDZT34A74S227935)
- 1993 Ford Explorer (VIN#: 1FMBU34X2PUD72467)
- 1999 Chevrolet Lumina (VIN#: 2G1WL52MXX9169613)
- Chrysler (VIN#: 1D3BJ55B40C32371E)
- 2006 Ford Taurus (VIN#: 1FADP53U16A140892)
- Jeep 4x4 - 3.7L
- Kia Optima V6, 2001 Kia Rio
- Chevrolet Extended Cab
- Kia Rio Ex (Needs Motor Rebuilt)
- Hyundai Azera Limited
- 2003 Buick LeSabre Custom - Needs Work (VIN#: 1G4HP52K43U114232)
- Chevrolet Box Truck
- Ford E350 U-Haul Truck
- 2008 Chevy Colorado (Needs Timing Chain/Work)
- Superior School Bus
- Alero Oldsmobile- Salvage
- 2006 Honda CR-V
- Mercury Grand Marquis- Salvage
- Ford Mustang- Salvage
- Chevrolet Regular Cab- Salvage
- 98' OR 99' Jeep Grand Cherokee Laredo- Salvage
- GMC S-15 Sierra- Salvage
- 1979 Chevy C-60 2 TON Truck
- Jeep Liberty 4x4- Salvage
- Jeep Liberty- Salvage
- Jeep Liberty Sport- Salvage
- 2005 Dodge Stratus
- 2012 Nissan Versa SV (Needs Transmission) (VIN#: 3N1CN7AP5CL818093)
- 2004 Jeep Liberty 4x4 (Rebuilt Motor/Needs Work)
- 1976 Chevy C-60 2TON Truck with Dump Bed (Needs Brakes)
- Chevrolet Colorado- Salvage
- Chevrolet Van
- Old Dump Truck Body & GMC Engine

FARM EQUIPMENT:

- Massey Ferguson Model #: 300 & Serial #: 119603974
- Ford 5000 Tractor Model: E2015M Tractor#: C440775
- 2022 Mini Excavator CE Model HT 10 (Serial #: 202209075)
- Massey Ferguson 150 Tractor with Loader
- Ford 601 Tractor
- Ford Tractor
- Tractor- Salvage
- Ford 801 Power Master Tractor
- 3 PTH Box Blade
- 7ft Rotary Cutter
- 3 PTH Pond Scoop - Grater Blade
- Horse Drawn Disc
- 3 PTH 8ft Disc
- Bad Boy ZT Elite Mower Zero Turn Mower 60" Cut
- McCormick Farmall Cub
- KAPS 400 Four Wheeler
- **TRAILERS:**
- Utility Trailer with Ramp
- 7ft Rotary Cutter
- 3 PTH Pond Scoop - Grater Blade
- Horse Drawn Disc
- Metal Storage Container
- 16ft Bumper Hitch Trailer
- Utility Trailers include: 7ft, 8ft, (2) 14ft
- Utility Truck Bed
- Enclosed Trailer 6ft x10ft
- Utility Trailer 7ft x12ft with Gate
- 16ft Bumper Trailer
- Tri-Axel Bumper Hitch Trailer
- 16ft Bumper Hitch Car Hauler

GUNS & AMMUNITION:

- Browning 12 Ga Pump - Western Field Montgomery Ward & Co
- Made In Brazil - Model: SB - 410 ga - 3 in - Serial# 1122355
- Maverick Arms 12 Ga Pump - Model 88 - Z 8 in - Accu-Choke - Serial# MV0299454
- Stevens Savage Arms Corp USA 16 GA - Model 94C - 2 3/4 in Chamber - Single Shot
- H & R 1871 LLC Pardner Pump - 12 Ga - 2 3/4 or 3 in - Serial# NZ859487
- Baikal Russia EAA Corp - Cocoa FL - 12 Ga - 3 in - Serial# 12H-18EM-M
- Mossberg 12 Ga - 28" Accu Mag - Model 835 - Ultra Mag Pump - Chambered 2 3/4", 3" & 3 1/2" - Serial# UM161321
- Marlin Firearms Company - Glenfield - Model 68 - CAL 22 LR - Serial# 20596354
- F. Mossberg Sons Inc. - New Haven Conn. USA - 20 Ga - 2 3/4" - Model 185K-B

F. Mossberg & Sons Inc - 22

- Magnum - Model 640K - Chuckster w/Scope
- Solid American Walnut - The Marlin Firearm Company - Microgroove Barrel - .22 Cal - w/ Kassnar Scope Dual Reticle - Model 783 - Serial# 26507101
- Remington Model 770 - Made in Mayfield, KY - 7MM - 08REM Cal - Serial# M71917123 - CP Scope, Case & Strap
- 20 Gauge Slugs
- .223 Bullets
- .22 Longs
- 12 Gauge Shells
- 38 Special Ammunition
- **TOOLS, SHOP ITEMS & MISC:**
- Metal Storage Container
- Several Pry bars
- Tractor Top links
- Rigid Pipe Vise
- Air Compressors
- Engine Stands
- Engine Crane
- Several Ladders
- Several LP Tanks
- 3 & 4 Ton Floor Jacks

Bench Grinders on Stand

- Jack Stands
- Car Ramps
- Hydraulic Fuel Tank
- Wheel Barrows
- A/C/D/C Lincoln Welders
- Battery Chargers
- Shop Vac
- Shop Fans
- Chicago Drill Press
- 90-amp Flux Wire Welder
- PowerMax Generator
- Honda Generator
- Handy Man Jacks
- DeWalt Air Compressor
- Weed Eaters
- Several Wrought Iron Pieces
- Anvils
- Vices
- Several Hand Tools
- Several Cases of Oil
- Several Log Chains, Boomers & Chain Hoists
- Sledge Hammers
- Cable Blocks
- 4-6-8-inch Vises
- Hand Grinders
- Side Grinders

Ryobi Drill Press

- Bostitch Air Nailer
- Porta - Power
- Several End Wrenches
- Cross Cut Saws
- Chainsaws- Stihl - Husqvarna
- Electrical Tools
- Batter Powered Tools
- Shop Press - 3 Ton
- Liberty Gun Safe
- Extensions - All Sizes
- Large Selection of Sockets & Ratchets
- Car Parts
- Filters
- Misc Specialty Tools

PERSONAL PROPERTY TERMS:

A 10% Buyer Premium Will Be Added To The Final Bid. Full Settlement Due Day Of Sale. Cash Or Check Accepted With Proper Identification.



SELLING FROM TWO AUCTION RINGS ALL DAY!



NO GUARANTEE OF TITLES



Saturday, February 24th - 10:00 am - REAL ESTATE & LAND

FARM LOCATION: 100 CR 1141, Fancy Farm, KY 42039

THREE HOMES
158±
Acres

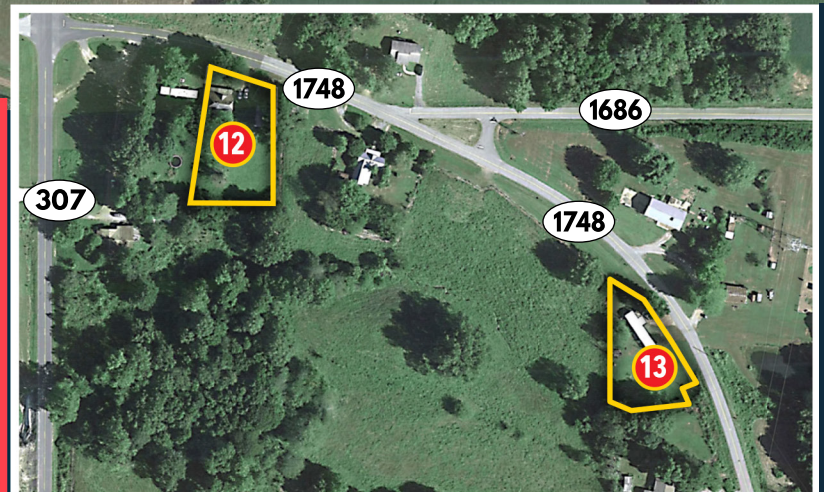
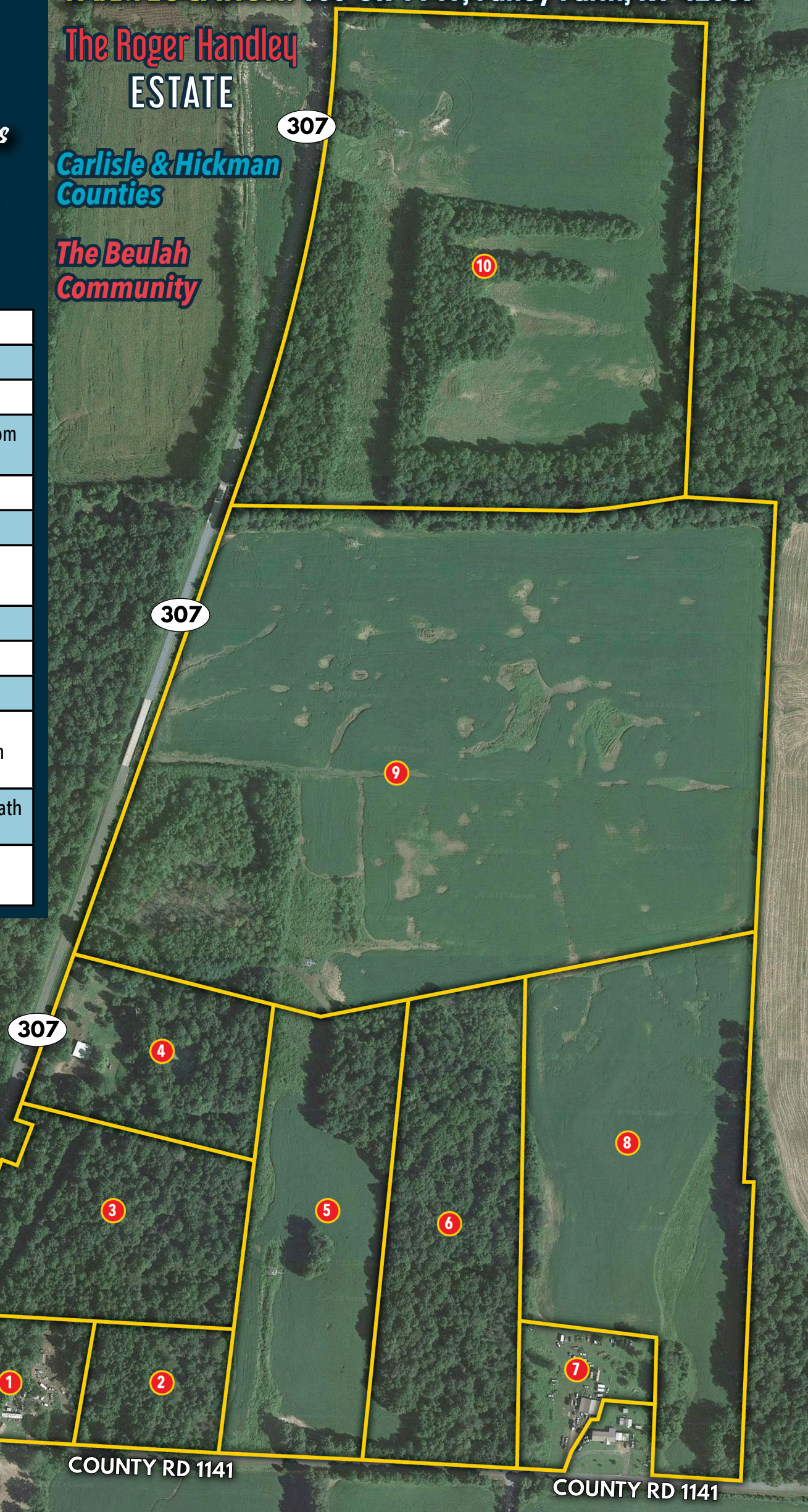
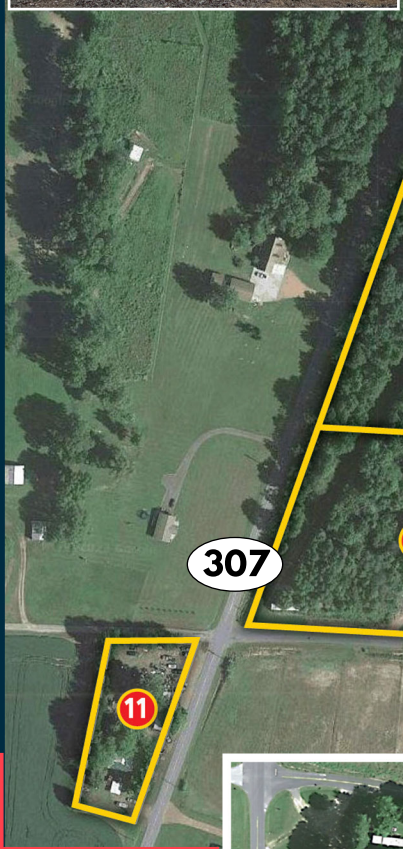
IN 13 TRACTS & COMBINATIONS!
REAL ESTATE TRACTS

| | |
|----------|---|
| TRACT 1 | 3.65 Acres w/ 24'x30' Shop w/ Concrete Floor |
| TRACT 2 | 3.22 Acres - Good Building Site! |
| TRACT 3 | 9.20 Acres - Cruise the Timber! |
| TRACT 4 | 8986 KY 307, Fancy Farm, KY (Carlisle Co) 2 Bedroom 1 Bath Home with Basement on 6.39 Acres |
| TRACT 5 | 11.44 Acres - Good Building Site! |
| TRACT 6 | 11.59 Acres - Cruise the Timber! |
| TRACT 7 | 2.70 Acres w/30'x40' Wired Shop w/Concrete Floor and 2 - 10'x40' Lean-Tos |
| TRACT 8 | 17.92 Acres - Good Tillable Farmland! |
| TRACT 9 | 53.10 Acres - Good Tillable Farmland! |
| TRACT 10 | 35.94 Acres - Good Tillable Farmland! |
| TRACT 11 | 9253 KY 307, Fancy Farm, KY & 9255 KY 307, Fancy Farm, KY (Carlisle Co) - 2 Bedroom 1 Bath Frame Home & Mobile Home on 0.90± Acres |
| TRACT 12 | 67 St Rt 1748, Fancy Farm, KY - 3 Bedroom 1 Bath Home on 0.56 Acres |
| TRACT 13 | 225 St Rt 1748, Fancy Farm, KY (Hickman Co) - Mobile Home on 0.41 Acres |

The Roger Handley ESTATE

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ABSOLUTE!

TERMS AND CONDITIONS
PROCEDURE: The property will be offered in (13) thirteen tracts, any combination of tracts, or as a whole property. The property will be sold in the manner resulting in the highest total sale price.
BUYERS PREMIUM: A 10% Buyer's Premium will be added to the final bid and included in the deed transaction sale price.
DOWN PAYMENT: 15% as down payment on the day of the auction with balance in cash at closing on or before 30 days. The down payment may be in the form of cashier's check, personal check, or corporate check. **YOUR BIDDING IS NOT CONDITIONAL UPON FINANCING, SO BE SURE YOU HAVE ARRANGED FINANCING, IF NEEDED, AND ARE CAPABLE OF PAYING CASH AT CLOSING.**
CLOSING: Closing shall take place on or before 30 days from auction date.
REAL ESTATE TAXES: All 2024 ad valorem taxes will be prorated at closing.
SURVEY: The property will be sold by a new survey. BUYER will be responsible for 50% of the survey costs.

DISCLAIMER AND ABSENCE OF WARRANTIES: All information contained in this brochure and all related materials is subject to the Terms and Conditions outlined in the Purchase Agreement. ANNOUNCEMENTS MADE BY THE AUCTION COMPANY AT THE AUCTION PODIUM DURING THE TIME OF THE SALE WILL TAKE PRECEDENCE OVER ANY PREVIOUSLY PRINTED MATERIAL, OR ANY OTHER ORAL STATEMENTS MADE. The property is being sold on an "AS IS, WHERE IS" basis, and no warranty or representation, either express or implied, concerning the property is made by the Seller or Auction Company. Each potential bidder is responsible for conducting his or her own independent inspections, investigations, inquires, and due diligence concerning the property. The information contained in this brochure is believed to be accurate but is subject to verification by all parties relying on it. No liability for its accuracy, errors, or omissions is assumed by the Seller or the Auction Company. All sketches and dimensions in this brochure are approximate. Except for any express warranties set forth in the sale documents, purchaser(s) assumes all risks thereof and acknowledges that in consideration of the other provisions contained in the sale documents, Seller and the Auction Company make no warranty or representation, express or implied or arising by operation of law, including an warranty of merchantability or fitness for a particular purpose of the property, or any part thereof, and in no event shall Seller or the Auction Company be liable for any consequential damages. Conduct of the auction and increments of bidding are at the direction and discretion of the auctioneer. The Seller and Auction Company reserve the right to preclude any person from bidding if there is any question as to the person's credentials, fitness, etc. All decisions of the auctioneer are final.
NEW DATA, CORRECTIONS, AND CHANGES: Please arrive prior to scheduled auction time to inspect any changes, corrections, or additions to the property information.

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 Mayfield, KY 42066



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