

LAND AUCTION

SATURDAY, JULY 14, 2012 • 10:00 AM

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED
1 Mile East of Martinsburg, Iowa to 195th Ave.,
then South 2-1/2 Miles to sale site on 35th Ave.

Auction Signs Will Be Posted

SECTION 10, COMPETINE TOWNSHIP, WAPELLO COUNTY, IOWA

40 ACRES M/L

Including **38.7 Acres** of highly-productive Non-Highly Erodible tillable land, with an average Corn Suitability Rating (CSR) of 87.7.

TERMS: 20% down day of sale, balance in cash upon delivery of a **Court Officer Deed**, accompanied by Abstract of Title showing merchantable title. Real estate taxes will be pro-rated to possession date, possession given upon settlement, subject to current rental agreement.

REAL ESTATE WILL SELL AT 10:00 AM

For further particulars or an appointment to inspect the property, please call the auction company:

641-682-5465.

Announcements made day of sale take precedence over any advertising.

GARNET E. BLOOMQUIST ESTATE, OWNER

Linda Phillips & Cathy Jobe, Co-Executors

Tom Kintigh, Attorney



Auctioneers:
Jim Kosman
Roger Clingan
Todd Carroll

AL MARTIN REAL ESTATE & AUCTION CO.

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