

# REAL ESTATE (LAND) & EQUIPMENT AUCTION

We will sell the following Real Estate & Equipment located 3 miles north of Douds, IA. on V64 or 5 miles south of Libertyville, IA. on V64. WATCH FOR THE AUCTION SIGNS ON

**SAT., JULY 14, 2018 • 10:00 A.M.**

**CHECK OUR WEBSITE FOR AUCTION FLYERS • [www.FettAuctionService.com](http://www.FettAuctionService.com)**

## REAL ESTATE (SELLS AT 10:00 A.M.)

41.35 acres m/l located in Section 1 & 12, Twp. 70, Range 11 on a hard surface road (Hwy V64) 5 miles south of Libertyville. This tract would be ideal for a small recreational property, weekend getaway, building site. With some fence work it would make good pasture & hay ground. Rathbun water & electricity is at the road. 2 good crossings to access both sides of the creek & access from the east by a level B dirt road (Fir Ave.); wildlife on property as well.

**TERMS:** 10% down day of auction, balance due upon closing.

**TAXES:** Present taxes are \$344, will be prorated to date of closing.

**SHOWING:** Call Josh Brecount (United Country Land Pros) 319-470-8485.

## TRACTOR & EQUIPMENT

1996 Case IH 5230 w/quick 055 loader bucket & forks, cab, diesel, 3 pt, dual hyd, Cummins engine, 2 sets hyd, rear wheel weights - 1998 Peterbilt log truck, 3406 Cat engine w/boom - Homemade gooseneck 20 ft flatbed trailer - Westendorf gears w/gravity flow box - hyd bale unroller - Various pipe corral panels - 4 bale rings (poly & metal) - 3 BW Farm & Ranch poly cattle feed bunks - 2 Rubbermaid cattle water tanks - Sioux cattle mineral feeder.

**AUCTIONEERS COMMENT:** Be on time as auction will only last approx 1 hour.

**TERMS:** Cash or Approved checks • Proper I.D. • Not responsible in case of accidents • Porta potty available • **Any announcement made day of sale over the auction block holds precedence over any advertising.**

**EARC PILCHER, OWNER**  
**DOUDS, IOWA**

SALE CONDUCTED BY

**FETT AUCTION SERVICE**

**AUCTIONEERS:** Col. Gary Fett, 641-680-7828 • Col. Curt Fett  
Josh Brecount, Realtor 19-470-8485