

On Site Public Auction

+/- 38 Wooded Acres

**County Rd 900 N & County Rd 81 E
Lake Village, IN 46349**

Saturday, November 3, 2012 @ 10:00 a.m.

Buyer Preview Tour: 9:30 a.m.

Directions:

State Road 10 to Meridian Road. Turn South to 900 N. Turn East to County Rd 81 E. Follow auction signs.

Wooded Acreage

Perfect for the Outdoorsperson, Hunter or Homeowner. Imagination is the only limitation for this +/- 38 Acres of Solid Woods. Infinite Trails can be made through the, gentle winding streams, sloping hills, and tree lined creeks, ideal for off road or all-terrain vehicles, hikers, horses, birdwatchers, hunters, etc. Vision and Creativity are your only requirements to build that House or Ranch of your dreams. Plenty of privacy yet close to amenities and major expressways.

Real Estate Terms:

\$2,500 non-refundable deposit, closing in 45 days, possession at closing, 7% buyer's premium added to purchase price. Property sold "AS IS, WHERE IS" no financing, inspection or other contingencies to sale. Buyers must conduct their own due diligence and investigation of each property and must also investigate the suitability of each parcel prior to making a bid and purchase at the auction. Buyers must rely solely upon their own investigation and not any information provided by the Seller or Auctioneer. Failure of buyer to be fully informed on the condition of a property will not constitute grounds for any claim adjustment or right to cancel sale.

Auction Terms:

Cash or Check with positive Identification. Not responsible for accidents or sold items. Information announced day of sale precedes printed material.

Property of: T & J Land Development

For More Information Call:

Choice Auctions - 219-696-1771 or 219-712-6820

AH21200014

Auctioneer: Brad Hanewich

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