

ESTATE AUCTION

SAT

October 13, 2018

10:00 A.M.



**3 Houses, Mobile Home,
Barn & Garage to be
Sold in 3 Tracts
Will not be Grouped
Antiques & Personal Property**

**Open House
Sun. Oct 7, 2018
2:00-4:00 PM**

**Auction will be held at 2618 Tates Creek Rd., Richmond,
Madison Co., KY**

*Directions from Richmond, KY: take Tates Creek Road off W. Main Street, travel
approx. 10 miles to auction, signs will be posted.*

We have been employed to sell the Estate of Edward Coats at absolute auction on the above date and time.

The properties are located in the scenic Valley View area of Madison County, they will be sold in 3 tracts.

Tract 1: located at 2618 Tates Creek Road containing approx. 2.16 +/- acres with 2 brick homes, large garage, mobile home and barn.

Tract 2: located at 2610 Tates Creek Road contains approx. 1.04 +/- acres with a 3 bedroom, 1 bath home.

Tract 3: located on Tates Creek Road approx. 1 mile past auction site, containing approx. 11.02 +/- acres mostly bottom land.

Antiques & Personal Property:

Antique 1/2 bed that previously belonged to Governor McQuerry in the 1800's; Oak twin bed w/box springs & mattress; antiq. bedroom suite; antiq. oak dresser; 3 antique clocks; large oak mirror; 2 antiq. end tables; 2 antique chairs; antiq. oak hall tree; electric heaters; misc. pictures; handmade quilts & afghans; 2 John Deere lawn mowers; and misc. household items too numerous to mention.

These properties are located in a very scenic part of Madison Co., country living at its best, close to Richmond and I-75. Great investment property or country home. Additional photos can be seen on our website hershmillerauction.com

NO BUYERS PREMIUM! Estate of Mr. Edward Coats

TERMS: 10% down on real estate day of sale; balance with deed & possessions on or before 30 days or November 13, 2018; Personal Property cash or check with proper ID day of auction. Potential Buyers have 10 days prior to auction to conduct inspections for lead base paint, the Buyer will be required to sign waiver at time of sale, as houses were built prior to 1978. Not responsible for errors or omissions; all announcements day of sale take precedence over all printed materials: No warranties expressed or implied. Auctioneers/Broker/Seller Disclaimer: The information herein is believed to be correct to the best of the auctioneer's knowledge. The information is being furnished for the bidder's convenience and is the responsibility of the bidder to determine the information contained herein is accurate and complete: The property is being sold in as is condition.

FOR FURTHER INFORMATION CONTACT THE SELLING AGENT:

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REAL ESTATE BROKER/AUCTIONEERS

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HERSHEL MILLER AUCTION CO.

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