



## ESTATE AUCTION

*2-FARMS ON VESTA RD. CHARLESTOWN, IN.*

*~ESTATE OF RAY WEISENBACH~*

LOCATION: 6805 Vesta Rd. Charlestown, In.

**SAT. SEPT. 21, 2024 · 9 a.m.**

### REAL ESTATE-selling by the Deed

**Farm #1:** 6805 Vesta Rd. Charlestown, In. This nice 36.09+/- acre farm has 33+/- tillable acres and approx. 765 ft. of road frontage. The property is improved with a 36x136 hip roof concrete block barn that has some concrete flooring, elec., loft area and sliding doors at each end, a 24x96 open front building, 24 ft. 9 ring, 30 ft. 8 ring and 36 ft. 7 ring grain bins. Nice homesite on this farm!

**Farm #2:** This 74.87+/--acre farm lies across the road from above listed property. This fine tract of land has approx. 56 tillable acres and 228+/- ft. of frontage on Vesta Rd. Improvements include a 60x52 insulated pole building that has 5-overhead doors, metal ceiling/walls, elec., finished loft, roughed in kitchen and bathroom. *Selling Farm #1 at 9 a.m. immediately followed by Farm #2.*

**REAL ESTATE TERMS:** 10% day of auction (non-refundable). Balance due in 40 days. Possession at closing. Buyer to pay taxes due & payable May 2025. 2% Buyer's Premium.

*~Go to [heilauction.com](http://heilauction.com) for copy of plat maps & pictures~*

Matt Jacobs-Attorney for the Estate

George Lewis-Executor



**Auction Service**

STEVE HEIL - AUCTIONEER #AU09100061

*Family-owned. Southern Indiana & Louisville's Premier Auction Team*

**(812) 294-4451**




HEILAUCTION.COM



auction@HEILAUCTION.COM



FIND Us!  Us!

*Specializing In YOUR Auction. Since 1989.*