

ABSOLUTE ESTATE AUCTION

SATURDAY, AUGUST 22, 2009 • 10:02 am
Carlisle National Guard Armory

1237 ACRES
Water Elmo Myers Estate
Rosie Myers Estate
Stevie L. Myers Estate Et Al
ACRES TO BE SOLD IN 14 TRACTS
THEN GROUPED AS A WHOLE
Armory will open at 8:30 am and auction will begin promptly at 10:02 am.

Our firm has been commissioned to sell at ABSOLUTE AUCTION TO THE HIGHEST BIDDER REGARDLESS OF PRICE the following tracts of land. The tracts range in size from 1 acre to 220.6 acres, m/l, and include all types of Nicholas County farmland.

For aerial photos, sales plans (some tracts), soil maps, topographical maps and color photos, and other information go to: www.palmerhampton.com

For a Bidder's Information Packet and/or to see any of the properties prior to the auction call Doug Hampton at 859-234-1120 (office) or 859-888-7120 (mobile).

TRACT 1—THE WHALEY FARM 44.40 ACRES, M/L
Some of the best cropland in Nicholas County, located off Hwy 36 in the Moorefield Community, 2844 ft. of road frontage on the Durham road. Excellent land for any row crops.

TRACT 2—THE WHALEY FARM 114.37 ACRES, M/L
Adjoins tract 1 on Durham road with 2248 ft. of road frontage. Same excellent soil and improved with two tobacco barns and two small ponds. If you need cropland here it is.

TRACT 3—THE HANEY FARM 82.37 ACRES, M/L
Located on Dixie Hwy with approximately 1675 ft. of road frontage. Improved with a four barn. Currently used for hay and cattle this farm has county water and automatic water.

TRACT 4—THE CASSIDY FARM 74 ACRES, M/L
Located in the corner of Dixie Highway and Maple Grove this tract has over 4700 ft. of road frontage on the two roads. City water available and improved with two tobacco barns and a metal building.

TRACT 5—THE CRAWFORD FARM 220 ACRES, M/L
Located on three roads: Maple Grove, Dixie Highway and Hwy 57 this farm has over 10,000 ft. of road frontage and could be divided several ways, if desired. Excellent cropland, pasture and hay. Improved with 5 tobacco barns, hay barn with loft and a 52x150 metal building. Also improved with two water meters and ponds. Cattle and tobacco farm that is highly improved in great location.

TRACT 6—TILTON MITCHELL FARM 98.4 ACRES, M/L
Lying on both sides of Watkins Lane with over 2000 ft. frontage. Good cattle farm improved with a barn, run-in shed, pond and city water is available.

TRACT 7—GARDNER PLACE 6.17 ACRES, M/L
Located on Watkins Lane with 266 ft. frontage. Good site for cabin or home. Improved with old tobacco barn.

TRACT 8—FRYE HOLLAR FARM 189 ACRES, M/L
Located between Watkins Lane and Cassidy Creek Road and accessed with a passageway through

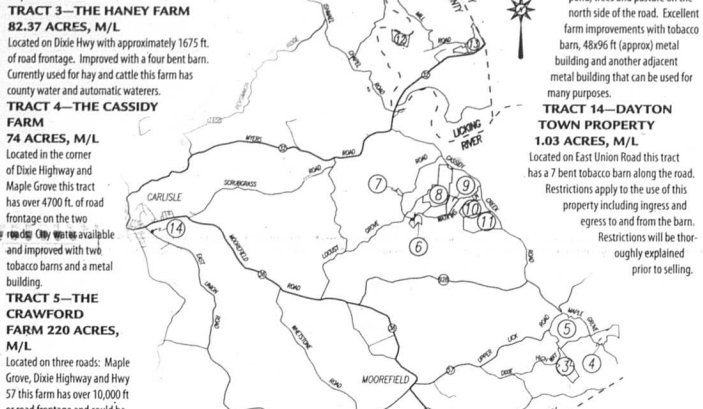
neighboring farm on Watkins Lane. Cattle land and woodland with city water available. Almost new fencing around entire farm.

TRACT 9—ELMER BOOTH FARM 32 ACRES, M/L
Located on Watkins Lane with 2080 ft of road frontage. Cattle land and woods with good fencing.

the Licking River this is some of the best ground in Nicholas County. Fertile river bottoms, pond and 5 bent tobacco barn. Easy access to river for pleasure or irrigation. Accessed with needed passageway.

TRACT 13—ERNEST GRAY FARM 121.5 ACRES, M/L
Located on both sides of Abner's Mill Road and on Highway 32 (3200 ft. road frontage) this farm has some outstanding cropland that has been out of rotation and is ready for next year's crop. Large pond, trees and pasture on the north side of the road. Excellent farm improvements with tobacco barn, 48x96 ft (approx) metal building and another adjacent metal building that can be used for many purposes.

TRACT 14—DAYTON TOWN PROPERTY 1.03 ACRES, M/L
Located on East Union Road this tract has a 7 bent tobacco barn along the road. Restrictions apply to the use of this property including ingress and egress to and from the barn. Restrictions will be thoroughly explained prior to selling.



TRACTS WILL BE AUCTIONED 1 THRU 14 AND THEN, AFTER A SHORT BREAK, OFFERED AS A WHOLE.

TERMS: 20% OF CONTRACT PRICE DOWN WITH CONTRACT ON DAY OF AUCTION. BALANCE WITH DEED ON OR BEFORE SEPTEMBER 22, 2009. (COMPLETE LIST OF TERMS IN BIDDER INFORMATION PACKET)

ATTORNEYS
HARRY E. BUDDEN, JR.
SAM W. ARNOLD III
DONALD A. BROMBERG
ERIC TEDDER

TRACT 10—COX FARM 82 ACRES, M/L
Located on Cassidy Creek Road with 1530 ft. road frontage. Good clean hill farm with small creek bottom. Improved with frame house, barn, city water.

TRACT 11—BECKER FARM 137.77 ACRES, M/L
Adjoins TRACT 10 on Cassidy Creek Road with 1480 ft. of frontage. Cattle farm with creek bottom that has excellent crop. Two story frame house, 6 bent tobacco barn, hay shed and two ponds and a lake.

TRACT 12—DAYTON FARM 50 ACRES, M/L
Located off of Abner's Mill road and bounded by



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FOR SALE HOME FOR SALE 92 Marcella Drive, Owingville. Well maintained brick, one owner, nice neighborhood, 3br., 2ba, formal living and dining rooms, family room, large kitchen, utility room, large walkout deck, 1 car garage, pool, electric with heat pump and air. Large unfinished basement. Storage building. City water and sewerage. Call 606-674-6656 or 859-585-8713 8.12 & 8.19

FOR SALE LAND FOR SALE by owner. 2.179 acres, located Trilby Lane in Fleming County. Land had electric water and septic. 1-066-708-3062 or 606-484-0539.

FOR SALE 03 FORD WINDSTAR Mini Van, 78,000 miles, clean inside and out runs and drives like a new car. \$5,500 or BO. 606-683-5808 or 606-336-1708.

HOUSE FOR SALE 1728 Square feet, 2 bedroom, 1 bath w/ basement, 2, 040 square feet Concrete block shop w/ 110-220, 4 car garage, utility shed on 3 acres in Salt Lick. Ky. call 606-683-3058.

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ABNEE'S SELF-STORAGE at Blue Licks. 24hr access available. 12'x10' units \$49/mo. 12'x14' units \$59/mo. 10-724-0802 or 859-608-8171.

PUBLIC STORAGE Liberty Street, Carlisle. All Sizes Available. 289-9119 (days) 289-2305 (evenings).

Auction Notice Rt. 52 Ripley, OH 45167 Sun. Aug. 16th 10:00 New Building Supplies Plus Lots of Composite Decking - 200 Sheets of Metal Roofing - Lg. Amounts of Lumber - Kitchen Cabinet Sets - Finished Hardwood Flooring - Ceramic Tile - Laminate Flr - Vinyl Siding - Doors - Scaunch & Dent Appliances - Household Items & Furniture - & More - Call or See Web for Complete List & Terms

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SERVICES AMISH GIRLS with lots of experience will do babysitting and house and office cleaning. Contact Susan Echeat at 1829 East Union Road, Carlisle.

HOPKINS AUTO REPAIR 732 Old Paris Road Carlisle. Starting business back up 7/15/09 30 yrs exp. Would appreciate your business. Tarran Hopkins 859-707-4197 7/8-7/22.

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YARD SALE And Antique Sale. Lots of Antique furniture and glassware, depression glass, bowls, avon, cherry furniture, clothing, mostly new kitchen cabinet w/after offer. Lots to cheap stuff. Friday and Saturday 8:00 a.m. to 1:00 p.m. and 15 & 2 miles out, 1571 Pleasant Springs Road, Carlisle, Ky. Call 289-8773 or 473-1946.

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PANCAKES & SAUSAGE Saturday 9:00 to 1:00

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