

DRENON AUCTION



Climax Springs, MO

FARM



Due to the passing of my husband, Gary, and I have moved to town, I will sell my farm at public auction at 867 Foster Road - Climax Springs, MO. Directions: From Climax Springs, take Kolb Hollow Rd. (by Crainshaw Supply), 1 mile to Foster Road, then 9/10ths mile to farm on

Saturday, April 19th, 2014 - 11 a.m.



• 60 Acres
• 1650' Road Frontage



• Beautiful 2000 Fuqua Home • 1700 Sq. Ft.



• Family Room w/Fireplace



• Breakfast Nook



• 3 Ponds & Approx. 40% Open



• 16x19' Deck



• Fenced & Cross-Fenced

60 Acre farm is fenced, cross-fenced, and has 3 ponds. The Fuqua home has over 1700 sq ft., 3 bedroom, 2 bath, formal living room, fireplace in family room, and wonderful breakfast nook. The home is well-insulated with R-40 in ceiling and R-21 in walls. Attached to the home is a breezeway and a spacious 2 car garage. Plus in the back is a carport and RV pad. A good well was drilled when the home was new.

Terms of Sale: Buyer will place 20% down day of sale to be put in escrow until closing in approx. 30 days. Taxes will be prorated. Seller will furnish title insurance. **Remember! Highest bid over \$79,500 buys this nice farm!**



• 18x20' Carport & 12x26' RV Pad

Starting bid on this 60 acre farm will be only \$79,500, and it will sell to the highest bid over! This property was appraised March, 2014 for \$150,000.

You don't want to miss this opportunity to purchase this nice farm!

Mrs. Nadine (Gary) Meyer

Terms: Not responsible for accidents. Statements made day of sale take precedence over printed material.



Larry
660-596-8515

DRENON AUCTION



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www.drenonauction.com



Laramie
660-221-4386