

LAND AUCTION

LIVE AUCTION: Thursday, April 26 - 6 PM

Auction will be held at Bertrand Township Comm. Hall - 2820 Buffalo Rd., Buchanan, MI

Having decided to discontinue farming, we will be selling 151 Acres of land for Brian Payne at auction to the highest bidder.

NO MINIMUMS & NO RESERVES!

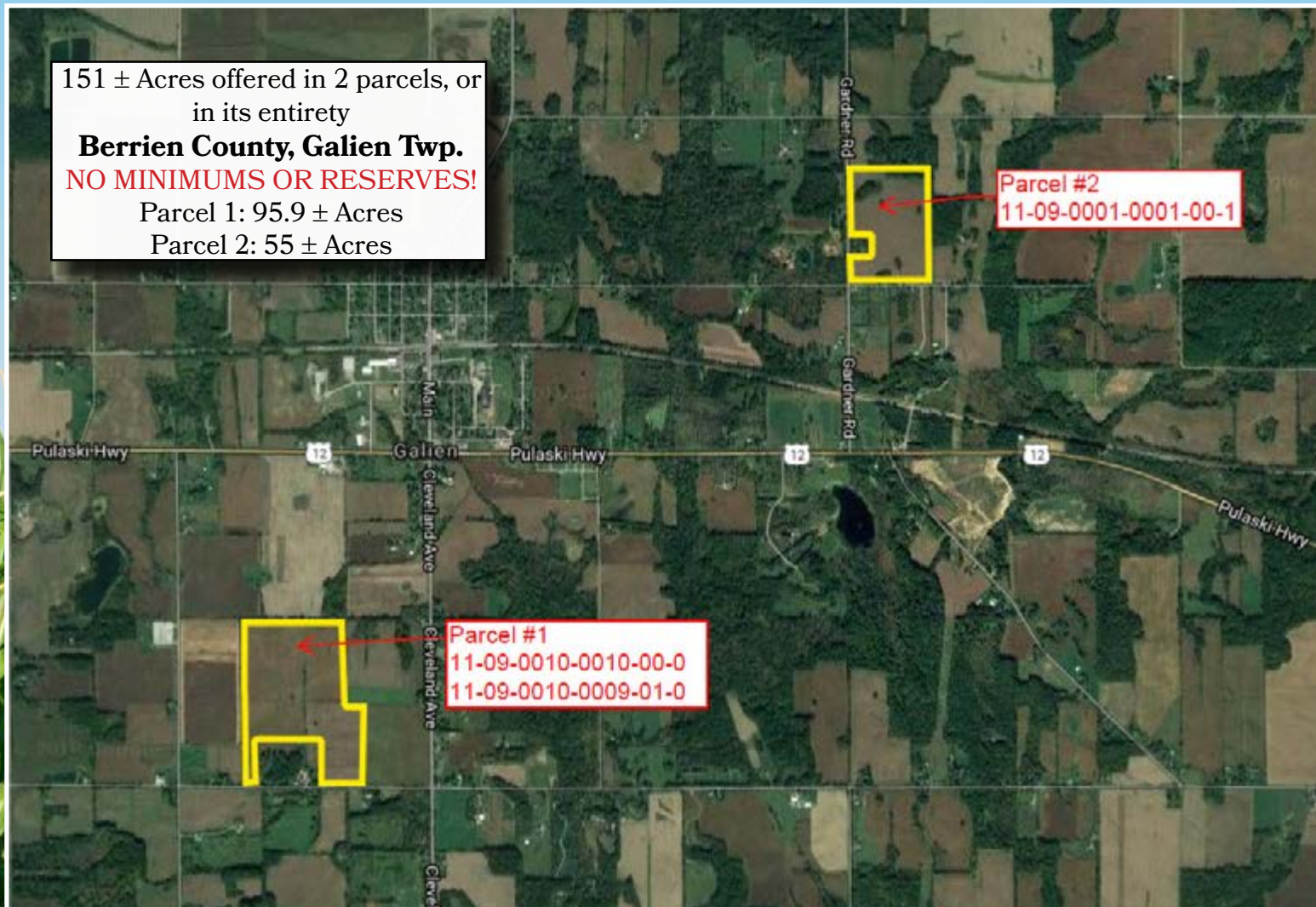
151 ± Acres offered in 2 parcels, or
in its entirety

Berrien County, Galien Twp.

NO MINIMUMS OR RESERVES!

Parcel 1: 95.9 ± Acres

Parcel 2: 55 ± Acres



Location: Parcel #1 is located just 1 mile south of Galien, then ½ mile west on Buffalo Rd., while Parcel #2 is 1 mile east of Galien on the NE corner of Gardner Rd & Second St.

Parcel #1: 95.9 Acres of farmland with frontage on Buffalo Rd., Nearly all tillable. There is some older tile. Located on Buffalo Rd. between Cleveland Ave. & Rickerman Rd.

Parcel #2: 55 Acres of land with frontage on 2 roads (Gardner & Second St.). Most tillable with some woods on NW corner and few patches of trees in other places.

For more information, including Buy/Sell Agreement, Soil Info, FSA and more, please visit MiedemaAuctioneering.com or call Kelly at 800-527-8243.

Internet bidding available to pre-approved bidders. Please call Donna at (616) 538-0367 by April 19 if you wish to bid via Internet.

MIEDEMA
AUCTIONEERING, INC.
LIVE AUCTIONS

Byron Center, MI



LAND AUCTION

Having decided to discontinue farming, we will be selling 151 Acres of land for Brian Payne at auction to the highest bidder.
NO MINIMUMS & NO RESERVES!

**151 ± Acres located in
Berrien County,
Galien Twp.
Thurs., April 26 - 6PM**

REAL ESTATE TERMS:

Open House Dates: Vacant land, walk any time at your convenience.

Deposit for Real Estate: 10% of the successful bid price is required at the auction by good check, cash or cashier's check. This deposit is NOT refundable if the buyer does not carry through with the purchase. Your bidding is not conditional upon financing, so be sure you have arranged financing if needed or are capable of paying cash at the closing.

Conditions: The terms and conditions of this auction will be governed by the contract for the sale of Real Estate (herein called the buy/sell). The following terms are a summary provided for the convenience of the bidder.

The buy/sell is available in the bidder's packet and should be reviewed prior to the auction. All properties sell "AS IS WHERE IS" with no warranties of any type expressed or implied as to the merchantability, usability, fitness for a particular purpose, or any matter of whatsoever type of nature. Any improvements, which must be made, are the responsibility of the purchaser. All information advertised or states was derived from sources believed correct but is not guaranteed. All property dimensions are only approximations. Buyers shall rely entirely on their own information, judgment and inspection of the property and record. The real estate will be sold free and clear of all the liens. The property will however be sold subject to any easements and building and use restrictions of record. Any announcements made at the auction site take precedence over printed material.

Closing Terms: Balance of purchase price due at the closing May 31, 2018. The seller will pay taxes and assessments due on or before the auction. Possession will be given at the closing. Seller shall provide an owners title insurance policy in the amount of the purchase price. Closings will be held at a local title company. Closing fees of approx. \$450 will be divided evenly between the buyer and the seller.

Buyer's Note: If you are the successful bidder, you must go to the closing table to sign all the purchase agreements immediately following the conclusion of the auction. At that time, your check will be endorsed as a non-refundable deposit on the property. Individual purchases are to be considered as singular transactions, not contingent on any other purchases of properties on the auction. The ability to obtain financing is NOT a contingency of the sale. The auction will be conducted at the sole discretion of the auctioneer and any bids may be recognized at their discretion.

New Data: New data, corrections or changes could be made after the printing of this brochure. Please arrive prior to the start of the auction to inspect and consider any information and changes.

Bidder's Packet: Complete bidder's packets including copies of the buy/sell agreements, FSA information, Soil information, Title Commitments, etc. and will be available by calling to request a packet to be mailed to you or on our website at MiedemaAuctioneering.com. Call Kelly at Miedema Auctioneering at 1-800-527-8243 or visit MiedemaAuctioneering.com.

UPCOMING AUCTIONS:

Spring Hudsonville Fairgrounds Equipment

Sat., March 24 - 10am - Hudsonville, MI

Featuring Farm Equipment, Construction Equipment, Semi Trucks & Trailers, Lawn/Garden Equipment, Tools and more! Sell with us! Call Chuck (616) 560-0839

Blueberry Farm Land (Online Auction)

LASTBIDrealestate.com - April 10 - 8am

20 Acres of Blueberry Farm Land Selling Via Bankruptcy Court Case No. 17-04938-swd. This acreage includes the Elliot blueberry bush variety, drip irrigation, Pipeston-Kingsville complex and Plainfield sand soils. The blueberries were planted in 2010 and are not matured or fully producing yet

Roeters Farm Equipment (Online Auction) Orbitbid.com

Tuesday, April 10 - 8am - Grant, MI

Roeters Farm Equipment's 1st annual inventory reduction auction featuring a wide variety of vegetable equipment, tractors, packing equipment, etc. Roeters has taken in a large amount of trade in equipment and therefore will be selling this equipment to the highest bidder. Outstanding opportunity to buy hard to find equipment.

Corky Ver Beek Farm Equipment

Sat., April 21 - 10am - Dorr, MI

Corky has successfully farmed for many years, but now at 88 years of age has decided to retire. This is well maintained equipment, with all but the tillage items stored inside. Highlights include: JD 7230 MFWD tractor - 1,521 hours, McCormick MTX 135 MFWD tractor - 2750 hours, JD 458 round baler, JD 530 discbine, Case SR 175 skid steer, plus tillage, and more.

Behrenwald Real Estate Land Auction

Thursday, May 17 - 6PM - Montcalm Co./Reynolds Twp., MI

In order to help settle the Charlotte Behrenwald Estate, we will be selling approx. 140 acres, commercial & residential building lots. Offered in several parcels or in its entirety. The main parcel includes 140 acres w/ excellent duck hunting land, frontage on M46 & N Jones Rd & many smaller building sites for investment or to build your home on. Outstanding opportunity! All will sell to the highest bidder. No minimums & No Reserves! Charlotte Behrenwald Trust #1 - Owner

Waterfront Real Estate (Online Auction)

LASTBIDrealestate.com

June 5, 2018 - 8am - Various Locations

Contact Jordan Miedema to sell your waterfront property at 616-460-8936

For more info on any of these auction, visit MiedemaAuctioneering.com or call 1-800-527-8243