

Farm Land AUCTION

111.81 ACRES +/- IN BUTLER COUNTY, MISSOURI

WEDNESDAY, DECEMBER 1, 2021 SALE TIME: 2:00 P.M.

BROSELEY, MISSOURI SALE SITE: Black River General Baptist Church, RR 1, Broseley, MO 63932

AUCTIONEER'S NOTE: DeWitt Auction Co. has been commission to sell at public auction approx. 111.81 acres +/- of row crop farmland in Butler County, MO. This is prime farmland suitable for corn, rice, and beans. The farmland is non-irrigated. FSA reports will be available at auction.

THE FARM WILL SELL IN INDIVIDUAL TRACTS AND MAY BE OFFERED IN COMBINATIONS

OWNER: BETTY ANN MORSE

Tract 1: 24.21 Acres +/-

Section 21, Township 24N, Range 7E

Located on north side of State Highway AA at intersection of State Highway AA and County Rd. 621 northwest of Broseley, MO

TRACT 2: 37.60 ACRES +/-

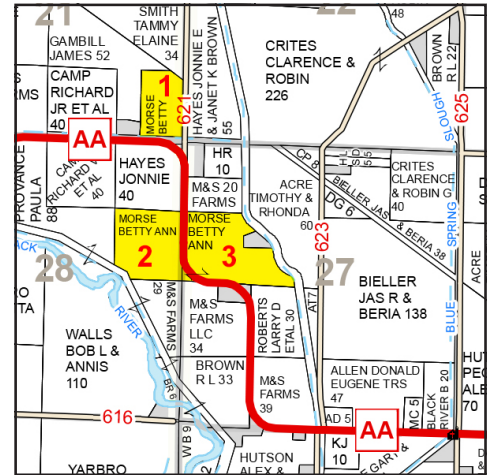
Section 28, Township 24N, Range 7E

Located on west side of State Highway AA northwest of Broseley, MO

TRACT 3: 50 ACRES +/-

Section 27, Township 24N, Range 7E

Located on east side of State Highway AA northwest of Broseley, MO



TERMS: 10% of highest bid (non-refundable) due at conclusion of auction. Balance due on or before closing within 30 days. Closing will be handled by SEMO Title in Sikeston, MO. Closing costs will be divided equally between buyer and seller. Seller will collect 2021 rent and pay 2021 real estate taxes. Buyer will assume possession for 2022 crop year.

6% Buyer's Premium will be added to last bid in order to establish selling price and is payable day of auction.

***PLEASE NOTE THAT ALL BASE ACRES WILL BE DIVIDED BY THE FSA OFFICE FOR ANY TRACTS SHARING BASE ACRES WITH ANOTHER TRACT.**

NOTE: We urge you to drive out and inspect these fine properties before auction day.

For more info. contact: DeWitt Auction Co. 573-471-1060 • 1-800-533-9488



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www.dewittauction.com

AUCTION CONDUCTED BY:
DeWitt Auction Co.

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220 Dewitt Dr. • Sikeston, MO 63801 • 573-471-1060 • 1-800-533-9488

"Your Attendance Always Appreciated!"

ANNOUNCEMENTS MADE AUCTION DAY TAKE PRECEDENCE OVER PRINTED MATERIAL.

PLANNING AN AUCTION? CONTACT:
DEWITT AUCTION CO.
220 DeWitt Dr.
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FOR MORE INFORMATION, CONTACT:
Dewitt Auction Co.
573-471-1060
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or visit www.dewittauction.com