

**AS A BUYER YOU SHOULD KNOW**  
**TWO AUCTIONS – TWO LOCATIONS - ONE DAY**

**AUCTION NUMBER ONE – TROUP COUNTY, GEORGIA,**

**SALE SCHEDULE:** Saturday March 26<sup>th</sup>. At 10 a.m. EST

**PROPERTY LOCATION:** See lots A, B and C in catalog for individual parcel descriptions and locations.

**AUCTION SITE DIRECTIONS:** Auction for properties A, B and C will be held under the auction tent at property A at **GPS Address: Hogansville, 1510 Hightower Road** at 10:00 a.m. EST.

**INSPECTION:** By mutual appointment anytime or at the open houses. All gates on all properties will be open, 24/7; you may enter in your 4-wheel vehicle anytime. Auction personnel will be on site at open houses, Sundays and Mondays beginning March 6 from 1:30 pm to 5:00 pm. If you want us to carry you on a UTV or 4-wheel drive please call for an appointment, call to see office building. Rob Upchurch 706-523-1702, [robupchurch@hotmail.com](mailto:robupchurch@hotmail.com)

**AUCTION NUMBER TWO – LEE AND CHAMBERS COUNTY, ALABAMA**

**SALE SCHEDULE:** Saturday March 26<sup>th</sup> at 4:00 p.m. CST

**PROPERTY LOCATION:** See auction properties D, E and F in catalog for individual parcel descriptions and location.

**AUCTION SITE DIRECTIONS:** Auction for properties D, E and F will be held under the auction tent at the I-85 Exit 70, Cusseta Plaza. **GPS address: Opelika, 2487 Lee Rd. 266**, ½ mile north of property D.

**INSPECTION:** By mutual appointments anytime or at the open houses. All gates on all properties will be open, 24/7; you may enter in your 4-wheel vehicle anytime. Auction personnel will be on site at open houses, Sundays and Mondays beginning March 6 from 1:30 pm to 5:00 pm. If you want us to carry you on a UTV or 4-wheel drive please call for an appointment, call Morgan Marlowe 706-315-8260, [morganmarlowe@gmail.com](mailto:morganmarlowe@gmail.com).

**BUYER'S PREMIUM:** Ten (10) percent Buyer's Premium will be added to the final bid on all sales, for the contract's final total.

**HOW SELLING:** *Sells subject to the Seller's confirmation.* Properties will be offered with the sale order and how offered, at the sole discretion of the auctioneer in charge.

**TERMS, CLOSING DATE AND POSSESSION:** See Terms and Conditions.

**NOTICE:** Prospective buyers should contact auction personnel for mutual appointments, and additional information. The website has the catalog/due diligence package containing the terms and conditions, plat, a copy of the purchase contract you will be required to sign and other valuable information. Auction personnel will have this information at the open houses also.

**FINANCING:** Georgia Properties: Ag-South Farm Credit, Greenville, Ga. 706/672-4285. Dustin Jones (cell) 706/616-7404. [djones@agsouthfc.com](mailto:djones@agsouthfc.com)

Alabama Properties: Alabama Ag-Credit, 1431 Gateway Drive, Opelika, Alabama 36801.

Ryan Hamm 334-749-3303, Cell: 334.703.7614. [ryan.hamm@alabamaagcredit.com](mailto:ryan.hamm@alabamaagcredit.com)

**WEBSITE:** All auction info is posted on website ***theauctionway.com*** and updated with current info.

**AUCTIONEER:** Gerald A. Bowie, Broker/Auctioneer GaAucLic #177. AlAucLic #254

**SALE SITE PERSONNEL AND CELL PHONES:** Morgan Marlowe 706/315-8260, Penny Bowie 770/328-1480 Rob Upchurch 706/523-1702, Gerald 706-302-0302, Mark Bowie 706-302-6302

**The Auction Way Company**, 1607A Whitesville St. or P.O. Box 1663, LaGrange, GA 30240  
706/884/3062.

**ReMax Results of LaGrange**, 833 New Franklin Road, LaGrange, GA 30241, Rob Upchurch 706-523-1702

**INFORMATION / APPOINTMENTS:**

**[theauctionway.com](http://theauctionway.com)**

**800.482.0775(24/7)**

**All information in this brochure or any other advertisements was furnished to us by sources believed to be reliable, but is not guaranteed. Buyers are responsible for their final due-diligence.**