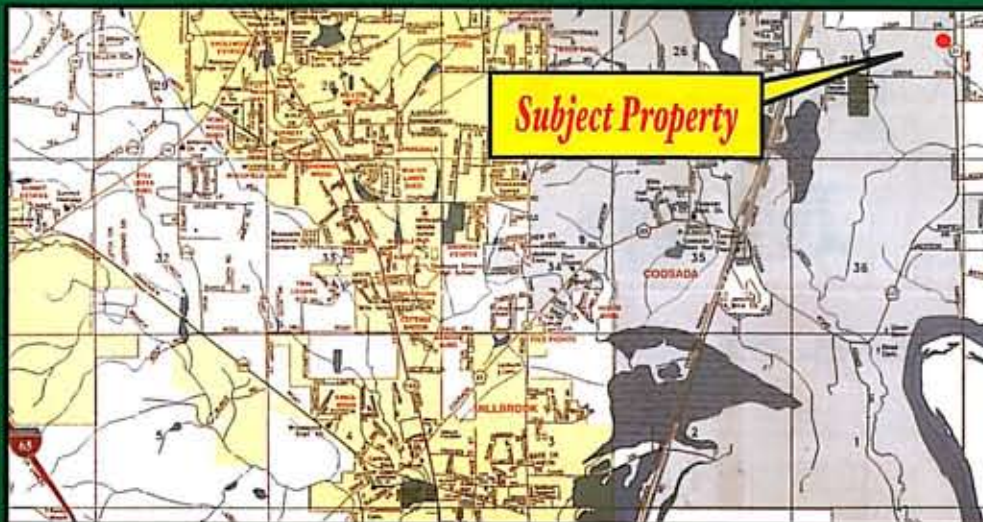


Absolute Land Auction

191± Acres in 34 Parcels

Please Register prior to opening remarks at 10:00am



TERMS AND CONDITIONS: Real Estate

As a bidder you should know — An auction fee (buyer's premium) of 5% will be added to the highest bid to establish the final contract price. A 20% down payment (earnest money) or \$5,000, per parcel whichever is greater, is required from winning bidder when the hammer falls and the auctioneer says, "sold". \$5,000 of the down payment (earnest money) must be in the form of a cashier's check, cash, or personal / business check with a bank letter of guarantee. Down payment (earnest money) is non-refundable if purchaser fails to close. The balance of the purchase price is due at closing within 30 days. All closing and survey costs are to be paid by the purchaser. The successful high bidder and purchaser will sign a real estate purchase agreement at the auction. In all transactions, the auctioneers of Granger, Thagard & Associates, Inc. are acting as agents (working for) of the Seller. Property is subject to sell as an entirety prior to the auction under the auction terms. Announcements from the auction stand take precedence over all previous oral statements and printed material.

PROPERTY SELLS "AS IS... WHERE IS."

Granger Thagard

& Associates, Inc.

1516 20th Street South, Suite 210
Birmingham, AL 35205
(800) 996-2877 • (205) 930-0833
FAX: (205) 930-9133
Jack F. Granger, CAI, 873
G.W. (Bill) Thagard, CAI, 675

Absolute • No Reserves • No Minimums

AUCTION

Broker Co-op Invited

FIRST CLASS
U.S. POSTAGE
PAID
PERMIT #205
BIRMINGHAM, AL

FIRST
CLASS
MAIL

191± Acres in 34 Parcels



Coosada (Elmore Co.), AL
Saturday • May 22nd • 10:00 am

Absolute Land Auction

191± Acres in 34 Parcels



Coosada (Elmore Co.), AL
Saturday • May 22nd • 10:00 am
www.gtauctions.com • (800) 996-2877 • (205) 930-0833

Absolute Land Auction

Saturday • May 22nd • 10:00 am

191± Acres in 34 Parcels

An heir of the Storrs Family Estate will offer 191 +/- acres in the Town Limits of Coosada, AL (Elmore County) at Absolute Auction Saturday, May 22 at 10:00 AM. This land will be offered in parcels, combinations of parcels and / or as an entirety. The 34 parcels range in size from 1.52 +/- acres to 17.46 +/- acres with residential and farm zoning.

The Town of Coosada, rich in history, is the "birthplace of Alabama heritage". Settlement began with the Alabamos (meaning, "Here We Rest") Indians in the 1500's, followed by Bienville who founded Mobile and New Orleans and continued with the early pioneers arriving in the 1800's. The first Governor of Alabama, William Wyatt Bibb, surveyed and laid out the Town of Coosada, this is where Alabama was born.



Coosada is located in southwest Elmore County on the Alabama River in THE PATH OF GROWTH north from Montgomery. Coosada, just 15+/- minutes from downtown Montgomery, may be accessed from several directions including I-65 (Exit 176 and 181) and the new Toll Bridge on Alabama River Parkway.

The Council of the River Regions, the area Chambers of Commerce and the area Economic Development offices are "a buzz" with the excitement of growth and progress in Elmore County. Supported by a historic past, fine churches and community service organizations, a highly regarded county school system and active business growth,...Elmore County is primed for the future.

With all that Elmore County has to offer, COME to this ABSOLUTE AUCTION "land rush" and become a part of Elmore County's FUTURE!!!

www.gtauctions.com • (800) 996-2877 • (205) 930-0833

Parcel Map

