

## SEALED BID LAND SALE

Sealed bids will be accepted at Urbom Law Offices (513 Nebraska Avenue/PO Box 327/Arapahoe, NE 68922) for the purchase of the following Furnas County real estate:

The Southwest Quarter (SW $\frac{1}{4}$ ) of Section Ten (10), Township Four (4) North, Range Twenty-two (22) West of the 6th P.M., Furnas County, Nebraska.

This property is comprised of 169.06 acres which consists of 62.24 acres of dry cropland, 102.82 acres of pasture and 4 acres of road.

There are no tenants in possession of said real estate and immediate possession following closing will be given by the seller to the buyer.

The current owner of said real estate is Karen J. Walbridge, Trustee of the Ziebell Family Trust.

Taxes for the year 2018 are \$2,403.74 and will be paid by the seller.

Taxes for 2019 will be prorated to the date of closing. Closing is to take place upon approval of title and closing costs will be split by the parties. Ten percent of bid amount is to be paid upon notification of successful bid. Seller reserves the right to reject any unsatisfactory bid and the top two bidders will be invited to an in-person auction after close of sealed bidding.

Bids will be accepted until March 14, 2019, at 5:00 p.m. If bids are mailed, please make a notation "SEALED BID AUCTION" on the envelope. The successful bidder will be notified on March 15, 2019, and a date for the meeting will be set.

FOR INFORMATION ON BIDDING,  
CALL URBOM LAW OFFICES AT (308) 962-5455