

Online Only

LAND Auction

**BIDDING OPEN NOW & STARTS CLOSING
TUESDAY, SEPTEMBER 19TH @ 6PM**

Monroeville, IN

Monroe Township; Allen County

8.369 ± Acres

**Auction Held:
ONLINE ONLY
VISIT KJAUCTION.COM TO BID**

23001 Hoffman Road Monroeville, IN 46773

(Located 1/4 mile east of Lortie Road On Hoffman, North Side of road)

- **ZONED: AGRICULTURAL**
- **MONROE TOWNSHIP, SECTION 4,
ALLEN COUNTY, INDIANA**
- **EAST ALLEN SCHOOL CORPORATION**



Soil Map Breakdown

- BhB: Belmore Loam, 2 to 6 percent slopes
- HaA: Haskins Loam, 0 to 3 percent slopes
- HcA: Hoyville Silty Clay Loam, 0 to 1 percent slopes



**Krueckeberg
AUCTION & REALTY**

VISIT KJAUCTION.COM TO BID NOW!

ROBERT J & DIANA HARTMAN REVOCABLE TRUST -OWNER

Auction Terms & Conditions Real Estate: \$8,500 nonrefundable down payment due at close of auction. Possession of Real Estate upon harvest of 2023 crops, Seller to retain 2023 cash rent. Closing to be within 45 Days of auction. Taxes Prorated to date of closing. Previous Survey will be provided. Title search, title policy, Closing cost to be split 50/50 between buyer and seller. Not Sold Subject to Inspections, Please have inspections done Prior to day of auction Sold AS/IS WHERE/IS. Sold Subject to Seller approval. Sellers have 24 hours upon closing of Auction to Accept, Reject or Counter any and all offers. \$1,000.00 online administration fee will be charged to the buyer. Not Responsible for accidents. Auctioneers License: Josh Krueckeberg (AU19800008) (AC31500055)

 kjauction.com

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