

# REAL ESTATE AUCTION

**SATURDAY, MARCH 5, 2016 • 11 AM**

**4500 N. RAINBOW FARM RD., BENTONVILLE, AR**

**RICH & NANCY DONCKERS - SELLER**



## **DIRECTIONS:**

From SW Regional Airport Blvd just north of entrance to Wal-Mart Distribution Center in Bentonville take W. Rainbow Farm Road west to auction site. Watch for signs.

**PARCELS & SELLING ORDER:** Parcel #1 - 4.9 acres, Parcel #2 - 9.93 acres, Parcel #3 - 1.63 acres and Parcel #4 - all 16.46 acres.

**TERMS & CONDITIONS:** Successful Bidder or Bidders to pay \$15,000.00 downpayment on each parcel immediately following bid closing and sign real estate contracts to be closed within 30 days. All property inspections to be done prior to start of auction. No owner financing. This property to be offered for sale in three parcels and in total. All parcels to be sold by the acre, with a minimum starting bid of \$17,500.00 per acre. All announcements made day of auction takes precedence over printed material. Not responsible for accidents or injury. I will welcome Broker Participation in this auction. If Licensed agent can provide me the name and information of their client 72 hours prior to auction I will split real estate commission 50-50 if their client is successful Bidder.

**AUCTIONEERS NOTE:** Location is the most important part of purchasing real estate. This location has so much to offer for many different purposes. It has been surveyed and ground has been perked for building. It is close to Wal-Mart home office and Distribution Center and XNA airport. It is a beautiful rural setting but close to lots of things. Auction to be held inside of Building at owners farm beside subject property. For further info contact John at 479-957-0909.



# JR

**JOHN REDDISH,**  
CAI AUCTIONEER  
AALB #1357

## ***JohnReddish***

**Real Estate and Auction Services**  
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