

Public Auction

**208 +/- Acre Southern Lancaster Co. Farm
7 BR Double Farmhouse • 2 BR Tenant House
Main Barn W/ Feed Lot & Manure Pit • (3) Silos
Farm Equipment • Tools • Households
Sat. March 25 @ 9 AM - Real Estate @ 12 Noon**

627 King Pen Road, Quarryville, PA 17566 – Lancaster County



Directions: 222 South to left onto Little Britain Rd., left onto Ashville Rd., left onto King Pen Rd. Property on right.

Property Description: 208 +/- Southern Lancaster Co. farm with 7 BR. 3 Bath double farmhouse. Additional 2 BR 1 Bath tenant house included. Farm has main 50' x 120' bank barn set up for heifer raising w/ large concrete feed lot complete with 104' bunk feeder and manure pit. (3) silos, 20' x 80', 20' x 60' & 16' x 70' all with unloaders. (2) tobacco sheds both repurposed for heifer feeding & equipment storage. Farm also has 12 pen calf barn, 32' x 42' shop building w/ 3 OH doors, large 4-car garage and in-ground pool. Property has 160 +/- acres tillable, 25 +/- acres wooded and 20 +/- in pastures and is preserved by La. Co. Agriculture Land Preservation and enrolled in Clean & Green.

Open House Dates: Thursdays Feb 23rd & Mar. 2nd from 4-6 PM and Saturdays Feb. 25th & Mar. 4th from 1-4 PM

Terms: Down payment of \$ 200,000.00 required day of auction. Settlement on or before May. 12, 2023 Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes +/- \$ 8824.00 (**Buyer shall be given possession of the farmland day of auction**)

Attention Realtors: Broker Participation offered to Realtors with a preregistered buyer. See website for details.

Farm Equipment, Truck, Trailer: '13 New Holland T6.165 4-WD tractor CHA 2250 hours 3 remotes; New Holland L218 skid loader 1550 hours; '14 Appalachian 24' gooseneck trailer 12,000 GVW; Tubeline Nitro 275RS spreader; Kinze 3000 4-row back 3-row front double frame no-till planter w/ liquid fert, Martin row cleaners, pneumatic down force; New Holland 210 Discbine (**less than 100 acres**); New Holland Procart 1022 wheel rake; Pequea TT4101 Turbo Tedder; Crop Care 300 gal 3Pt sprayer w/ 45' hyd fold boom & foam marker; Bush Hog 3308R-2 mower; '17 JD Z920M zero-turn mower 60" deck 458 hours; '14 JD XUV 550 Gator 310 hours; 100 ton Corn Silage.

Note: Above List Is All Very Nice, 1-Owner, Shed Kept, Late Model Equipment

'01 Chevy 2500 pickup 137K miles; IH 350 disc 10ft; Brillion cultipacker 12 ft wide; Oliver Superior 76 grain drill; wood bed flat wagon; New Holland 185 manure spreader; Black Rock 30 gal sprayer; sickle bar mower; SSL attachments, bale spear, pallet forks, 6ft manure forks, 72" & 82" buckets; (2) PTO generators; Rissler feed cart; gas & diesel tanks 500 gal. w/ electric pumps; 1500 gal water tank; JS slant bar feeder; (2) ea. 18.4R38 & 14.9R28 tractor tires; Lifan welder/generator; BelAire air compressor; Miller 180 mig welder; Forney stick welder; torch set; 12Volt winch; Echo 451VL & Stihl MS290 chain saws; Honda GX 120 engine;

Furniture, Households: Pineapple, Mid-Century modern & other bedroom sets; bed frames; kitchen & dining room tables & chairs; drop leaf & side tables; recliners; sofa & love seat; oak rocker; curio & display cabinets w/ glass shelves; cedar chest; grandfathers clock; Bosch HE washer & dryer; robot vac; dehumidifier; window AC's; microwave; patio table & chairs; Adirondack folding chairs; gas grill; lots more misc. kitchen items; lamps; braided rugs; Santa & duck collections; misc. holiday decor; baskets & birdhouses;

Collectibles & Antiques: Eastlake Victorian dresser w/ mirror; Hoosier cabinet; oak roll top desk; Martha Washington sewing cabinet; Singer sewing machine in wooden cabinet; vintage wooden chamber pot; cane seat ladder back chair; rocking chairs; China set; cut glass; oil lamps; Madam Alexander dolls; Lionel train cars; old doll house; old farm set; pot belly stove (**nice**); milk cans; seed cleaner; wheelbarrow seeder; old doors; and much more

Auctioneers Notes: A very rare opportunity to purchase 208 acres in Southern La. County. Currently set up for heifer raising but offers lots of potential for various agriculture uses. Farm has excellent soils with level to gently sloping terrain. Be sure to check out this great farm set up with large tillable acreage, 7 BR double house, tenant house, barns & outbuildings, macadam driveway, fenced pastures, woodland and much more.

For additional pictures go to www.beiler-campbellauctions.com or www.GoToAuction.com or www.auctionzip.com

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