

# 3 Barren River Lake AUCTIONS

Saturday, May 28th, 2011

## Sale #3 Lot in Eagles Landing 2:00 PM

Directions: From the intersection of US 31E/KY 252 go north on US 31E, turn at Eagle's Landing, go to the end of the drive.



1.35 Acre, point lot. This lot is only slightly rolling with trees across the back. Excellent building site with a very short walk to the water. Pre-approved by the Corp. for a boat dock.



Scan code with Smart phone for video of property



### Eagles Landing Subdivision

- Gated community
- HOA

**Prudential**  
Partners Realty  
(270)783-4515

2424 Airway Ct  
Bowling Green, KY 42103

**"The Auctioneers"**

James Cook  
BROKER/Principal Auctioneer  
(270)792-7205

Wendell Garmon  
REALTOR/Auctioneer  
(270)237-7688



Oliver Pardue  
REALTOR/Auctioneer  
(270)622-9444

Terms & Conditions: A 7% Buyers Premium will be added to the high bid to determine contract price. Lots: 10% Down, minimum \$2500 per lot due day of sale, balance due within 30 days. All properties are selling "as is". All Announcements day of sale take precedence.

# 3 Barren River Lake AUCTIONS

Saturday, May 28th, 2011 \* 10 AM CDT

## Sale #1 Lot 34 & 51 Walnut Ridge 10:00 AM

Directions: From the intersection of US 31E/KY 252 go west on 252, turn right onto Hwy 517, continue on Jason Hogue Rd. and follow the signs.



0.94 acre lot with short walk to the water. Pre-approved by the Corp. for a boat dock.



### Walnut Ridge Subdivision

- Gated community
- HOA
- 8 acre community park
- Basketball/Tennis Court
- Picnic Shelter
- Softball field
- Private fishing pond



Lakefront lot with 0.95 acres, gradual slope to the water, pre-approved by the Corp. for a boat dock.

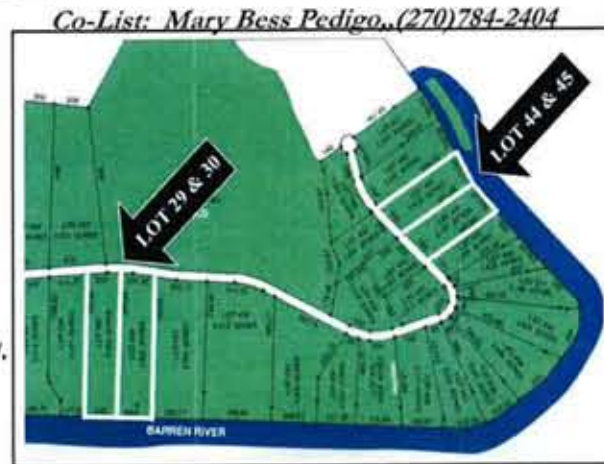


## Sale #2 4 Lots in Riverbend Ridge NOON

Directions: From the intersection of US 31E/KY 252 go west on 252, go 3.8 miles, turn left onto Hwy 1533, go 2.3 miles, turn right onto Ervin Rd. go 1.9 miles to Riverbend Ridge, proceed to Lots # 44, 45, 30, & 29

### Riverbend Ridge Subdivision

- Gated community
- HOA
- Commons area
- Hiking trails
- Private fishing pond



Co-List: Mary Bess Pedigo, (270)784-2404

This is an extremely peaceful setting, just lay back on the river's bank and enjoy. 44-2.151 acres, 45-2.316 acres, 30-3.554 acres & 29 - 3.581 acres. Step out your backdoor and onto the water. Year round access to the water.

## Sale #3 2:00 PM Lot in Eagles Landing

Directions: From the intersection of US 31E/KY 252 go north on US 31E, turn at Eagle's Landing, go to the end of the drive.



### Eagles Landing Subdivision

- Gated community
  - HOA
- 1.35 Acre, point lot. This lot is only slightly rolling with trees across the back. Excellent building site with a very short walk to the water. Pre-approved by the Corp. for a boat dock.

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