

244 ACRES – MULTI-PROPERTY REAL ESTATE AUCTION

SALE, SITE & SERVICES INFORMATION:

- **Terms:** 15% deposit day of sale, balance in 30 days.
A 5% Buyer's Premium will be added to determine the total contract purchase price(s).
ALL PROPERTY SOLD "AS IS, WHERE IS."
- **Auction Site:** Bill Ellis Convention Center, 3007 Downing Street, Wilson, NC (convenient exit off US 264 Bypass, near intersection of Downing & Forest Hills)
- **Financing:** (on farm only) Available to qualified buyers through East Carolina Farm Credit, 1100 Eastern Ave., Nashville, NC 27856 - Rick Chilton, Branch Manager (252) 459-3031 or (888) 813-3276
- **Accommodations:** Brand New! Fairfield Inn & Suites - Wilson, at the intersection of I-95 & US264 (252)265-5660; Holiday Inn Express at the intersection of I-95 & US264 (252)234-7900
- **Airports:** Rocky Mount-Wilson (RWI) - accommodates most private jets, approximately 15 minutes from sale site; Raleigh-Durham International (RDU), most major airlines, approximately 1 hour from Wilson /sale site

SALE CONTACT INFORMATION:

Stone Auction & Realty (252) 235-2200
 Tony Stone – Cell (252) 399-9983
 Ted Stone – Cell (252) 985-8601
 Jeff Stone – Cell (252) 235-7003

Sale Conducted By:



Stone Auction & Realty Company
 Established 1974
 (252) 235-2200
 NCAL #561
 P.O. BOX 250 • 6444 DEANS ST., BAILEY, NC 27807





www.stone-auction.com

Announcements at auction take precedence over any and all prior advertising. All measurements in advertising are approximate.

Tuesday, April 17, Wilson, NC, 6:30 PM

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Bill Ellis Convention Center, 3007 Downing St., Wilson, NC

TUESDAY EVENING,
 APRIL 17, 6:30 PM

Farm - Income - Investment Properties

in & near Wilson, North Carolina
 TWO PROPERTIES

244 ACRES & TWO RENTAL HOMES

MULTI-PROPERTY
 REAL ESTATE AUCTION

"A little bit city and a little bit country."

MULTI-PROPERTY REAL ESTATE AUCTION

244 ACRES & TWO RENTAL HOMES
 TWO PROPERTIES

in & near Wilson, North Carolina

Farm - Income - Investment Properties

Tuesday Evening, April 17, 6:30 PM
 Bill Ellis Convention Center
 3007 Downing Street, Wilson, NC



PROPERTY #1 – Located about a mile east of Wilson on NC 42, this property, "Stoneybrook Farms," has potential for...

- ...a residential airpark with a 5000 ft runway, homes & hangars
- ...a residential equestrian complex with homes, barns & pastures
- ...a U-PIK farm with close city proximity, for sales & agri-tourism
- ...a residential subdivision

PROPERTY #2 – Located on Ward Blvd. in Wilson, between Downing & Goldsboro Streets, with frontage on Aycock Street, this property has potential for...

- ...continued income from two rental homes
- ...development with existing water & sewer
- ...investment real estate

PROPERTIES WILL BE SHOWN BY APPOINTMENT. PLEASE CALL.



Stone Auction & Realty | (252) 235-2200 | www.stone-auction.com

PROPERTY # 1

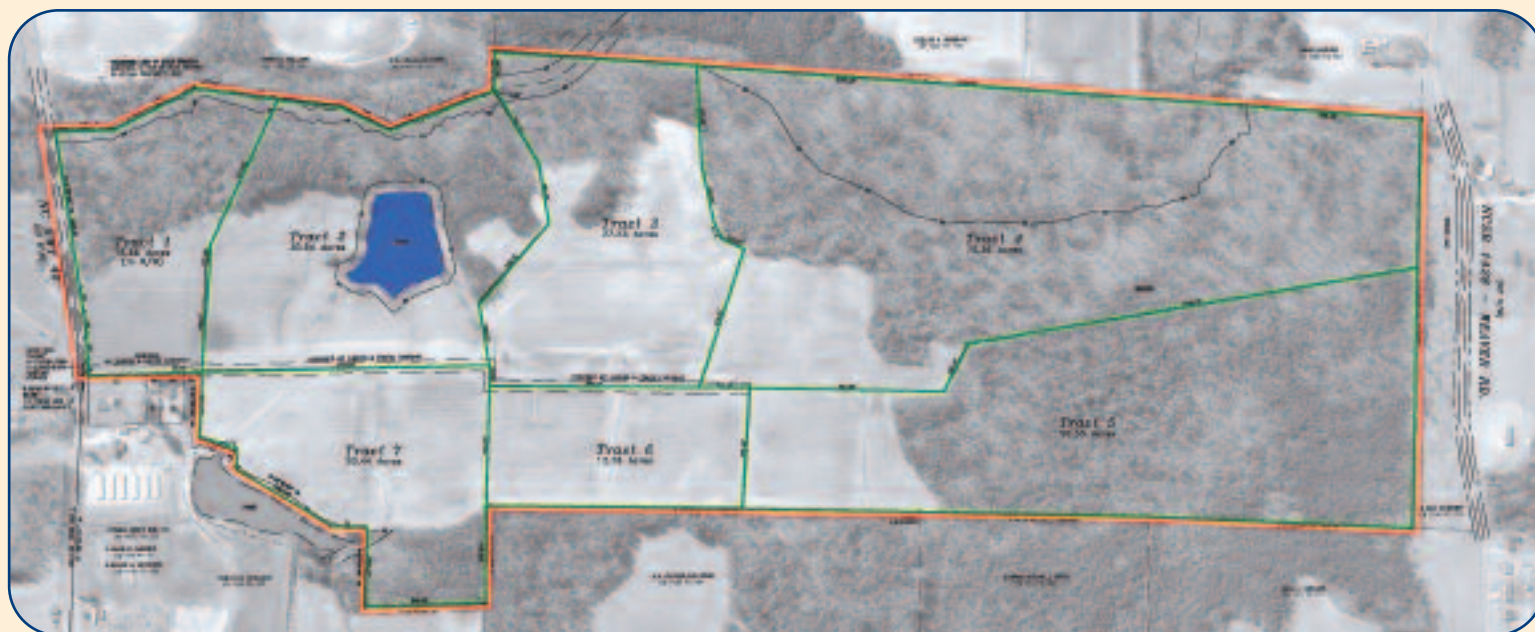
Located one mile east of Wilson on NC Hwy 42.

The property consists of 228 +/- acres to be offered in 7 tracts. It is zoned A/R with county water available with nearby sewer.



*Maps available on site
Call for showing by appointment*

- WILSON COUNTY GIS PIN # 3742-07-5231
- 228-acre farm divided into 7 tracts ranging from 12 acres to 70 acres
- One tract has 30 acres with a beautiful stocked pond
- Zoned A/R
- Great location for an equestrian complex, residential airpark, or U-PIK or agri-tourism farm
- 85 acres cleared with the rest in pond and partial woodlands



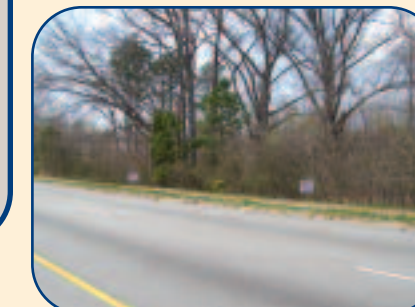
PROPERTY # 2

Located on Ward Blvd. in Wilson, between Downing and Goldsboro Streets, with frontage on Aycock Street.

The property consists of 16 +/- acres with two rental homes. It is zoned RA-6 with water and sewer.

*Maps available on site
Call for showing by appointment*

- WILSON COUNTY GIS PIN # 3711-85-1870, 3711-86-5301, & 3711-86-6357
- Two rental homes - 1405 & 1407 Aycock Street*
- City water & sewer
- Zoned RA-6
- Income, investment or development potential



*Under Title X, the purchaser of a single family residence built prior to 1978 has a maximum of 10 days to conduct a risk assessment or inspection of the property for the presence of lead and/or lead paint hazards, beginning April 3, 2007.