# \$0 - County Road 6 & County Road N, Yutan

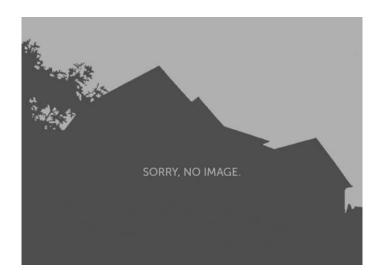
MLS® #22405052

### \$0

0 Bedroom, 0.00 Bathroom, Auction on 130.11 Acres

N/A, Yutan, NE

\*Auction 130.11 +/- Acres\* Friday Nov. 22, 2024 @American Legion Yutan. This will be a cash sale with 10% earnest deposit required in the form of cash or check immediately following the auction, and upon the signing of the Purchase agreement. Balance of purchase price is payable in certified funds at closing on or before 1/3/25. Seller will convey land and improvements by warranty deed with title insurance provided as evidence of merchantable title. Cost of title insurance and closing/escrow agent is to be split 50/50 between the buyer and seller. Properties sell subject to all easements, right of ways, zoning, and restrictions of record and free and clear of all liens. The Purchase Agreement WILL NOT be contingent upon financing and the buyers shall forfeit the earnest deposit if unable to close on 1/3/25. No warranty is expressed or implied as to adequacy of land uses, water supplies, or fencing. Sellers reserve the right to reject any and all offers â€" the intent is to sell.



#### **Essential Information**

MLS® # 22405052

Bathrooms 0.00
Acres 130.11
Type Auction

Sub-Type Unimproved Land

Status Active

## **Community Information**

Address County Road 6 & County Road N

Area Saunders

Subdivision N/A

City Yutan

County Saunders

State NE

Zip Code 68073

#### **Amenities**

Utilities Other

Interior

Heating No Fuel

#### School Information

District Yutan
Elementary Yutan
Middle Yutan
High Yutan

#### **Additional Information**

Date Listed March 4th, 2024

Days on Market 76

#### **Listing Details**

Listing Office Nebraska Realty

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