

920 ACRES

of Sherman County Lands Will be
Sold at Public Auction in Loup
City, Nebraska, on

FRIDAY, SEPT. 29th



COL. E. WALTERS,
Auctioneer, and Holder of
the world's record for real
estate sales.

SALE will be held at the Southwest corner of the Court House square in Loup City, Nebraska, at 1 o'clock P. M. The land will be sold in four separate tracts as described below, and on all deferred payments purchaser will be given the privilege of paying \$100 on any multiple thereof on any pay day before maturity.

PROSPECTIVE purchasers can examine farm No. 1 from Litchfield and livery from Litchfield will be refunded them, and upon notification we will meet prospective purchasers at Loup City and show them farms Nos. 2, 3 and 4.



E. A. KEELER, Auctioneer.

Tract No. 1, 240 Acres

No. 1.—Improved stock and grain farm of 240 acres 1 3-4 miles south of Litchfield, being the Southeast Quarter and the South Half of the Northeast Quarter of Section 4, Township 13, Range 16, West of the 6th P. M. in Sherman County, Nebraska. There is an almost new frame house of 4 rooms, frame barn with hay mow and room for 8 horses, chicken house, well, windmill and tank. Abundance of pure water. Small grove, 80 acres in cultivation. Small field of alfalfa, balance best of grass and pasture land. All fenced and cross fenced. Black loam soil with clay subsoil. Terms: 10 per cent of purchase price to be paid on day of sale, 20 per cent on March 1st, 1917, when possession will be given, balance to be secured by mortgage on premises due March 1, 1922, and drawing 6 per cent interest from March 1, 1917.

Tract No. 3, 320 Acres

No. 3.—Improved farm of 320 acres 3 1/2 miles southwest of Loup City, being the East Half of Section 35, Township 15, Range 15. Soil is a good quality black loam underlaid with clay subsoil. Improvements consist of new frame house 16 by 24, frame barn with hay mow, 16 by 24, room for 8 horses. Good well, abundance of pure water. 100 acres in cultivation. Balance in pasture. Farm all fenced and cross fenced. This farm is desirably located and will make an excellent combination stock and grain farm. Terms: 10 per cent of purchase price in cash on day of sale, 20 per cent March 1, 1917, balance to be secured by first mortgage on premises payable March 1, 1922, and drawing interest at 6 per cent per annum from March 1, 1917.

Tract No. 2, 320 Acres

No. 2.—320 acres 7 miles southwest of Loup City, being all of the South Half of Section 30, Township 15, Range 15. Soil is a black loam underlaid with a clay subsoil and the quality is universally good. The entire tract is now in native grass and is excellent for either hay or pasture. About one-half of the tract when broken out will be excellent farm land, and taken altogether it will make an ideal stock farm. There is a well and windmill now on the land. Abundance of pure water. It is all fenced. No other improvements. Terms: 10 per cent of purchase price on day of sale, 20 per cent of purchase price March 1, 1917, when possession is given. Balance March 1, 1922, with interest at 6 per cent per annum from March 1, 1917, and secured by first mortgage on premises.

Tract No. 4, 40 Acres

No. 4.—An Improved 40 acre farm 2 1/2 miles southwest of Loup City, being the Northwest Quarter of the Northeast Quarter of Section 23, Township 15, Range 15. Cement block house of 4 rooms. Frame barn, 20 by 32, good chicken house, cow shed, well and windmill. Abundance of pure water. Other small buildings. About one-half of the place is in cultivation, part of which is in alfalfa. The balance is excellent blue grass pasture with plenty of timber for fuel and other uses. The soil is deep black loam with clay subsoil. An ideal small farm home. Terms: \$500 in cash on day of sale. \$1,000 March 1, 1917, balance secured by first mortgage due March 1, 1922, with interest at 6 per cent per annum from March 1, 1917.

Prospective purchasers will be furnished further information by addressing W. F. Mason, Loup City, Neb.

COL. E. WALTERS and E. A. KEELER, Auctioneers.

W. F. MASON, Clerk