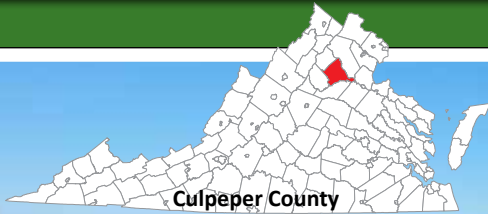
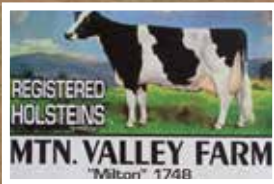


Absolute Trustee

AUCTION



Friday, Mar.23 at 10 AM



242 Acre Dairy Farm & Equipment



Dairy Facilities



4BR Farmhouse



1.3 Miles of Stream Frontage



Majority in Productive Farmland

22031 MILKY WAY, ELKWOOD, VA • CULPEPER COUNTY

Mountain Valley Farm is a beautiful, productive dairy farm located about 8 miles east of the Town of Culpeper.

- 241.96 acres, more or less, on Carrico Mill Rd being Culpeper County tax parcel #44-42A
- Majority in open and productive farmland
- 1.3 miles of stream frontage on Mountain Run
- The 4 bedroom 2 bath farmhouse is perfectly situated on top of a knoll overlooking the farm and taking in a view that encompasses 5 counties!
- Dairy barn w/ herringbone parlor, (10) milking units, & 2,000gal Mueller tank
- 110'x170' 128-stall free stall barn (2007)
- 40'x90' equipment shed
- 101'x10' Slurrystone manure structure
- Conservation easement already in place through the Department of Historic Resources.
- Conveniently located near US-15 & VA-3 with easy access to Fredericksburg and Warrenton

Details and photo gallery at TRFAuctions.com



PREVIEWS

- | | |
|-------------------------|-------------------------|
| • Thu, Mar.1 from 12-2 | • Thu, Mar.15 from 12-2 |
| • Wed, Mar.7 from 12-2 | • Sun, Mar.18 from 12-3 |
| • Sun, Mar.11 from 12-3 | • Thu, Mar.22 from 12-6 |

DIRECTIONS TO PROPERTY

- From Culpeper, Rt.3E. 8mi to LEFT on Carrico Mills Rd (669). 2mi to RIGHT on Milky Way.
- From Warrenton, US-15S 17mi to Brandy Station. LEFT on Alanthus Rd (663). LEFT at stop sign on Brandy Rd. Bear right and continue straight on Carrico Mills (669). 3mi to LEFT on Milky Way.

REAL ESTATE AGENTS: 2% Commission Available
Call or visit our website for form.

REAL ESTATE TERMS: 10% deposit day of sale by cash or check. Balance on or about 30 days. 5% buyer's premium. Property sells to highest bidder. Full terms online.

EQUIPMENT TERMS: Full settlement day of sale by cash or check. 5% buyer's premium. All items sell to highest bidder(s). Full terms online.

TRFAUCTIONS
Torrence, Read, & Forehand

VAAF501

101 Annjo Court
Forest, VA 24551
info@trfauctions.com

WWW.TRFAUCTIONS.COM

Sale Site Phones for Auction Day
434.660.5159 | 434.610.3182 | 434.610.2597

For more information, call
(434) 847-7741

Plus Tractors, Equipment, Inventory, & More!



'04 MF 5445 4WD 85HP



'84 JD 4450 4WD 155HP



'78 JD 4240 122HP



'73 JD 4230 111HP



'64 JD 4020 101HP



'61 JD 4010 88HP



Calf Hutches

TRACTORS

- '04 MF 5445; 85hp; diesel; 4WD; 4201hrs
- '84 JD 4450; 155hp; diesel; 4WD; 5615 hrs; engine overhauled
- '78 JD 4240; 122hp; diesel; ~11k hours
- '73 JD 4230; 111hp; diesel; ~8k hrs
- '64 JD 4020; 101hp; diesel; ~12k hrs
- '61 JD 4010; 88hp; diesel

SKID STEER

- '99 Gehl 5635 Skid Steer; new motor w/ 4700hrs
- Large Material Bucket for Skid Steer Loader
- Manure Scraper for Skid Steer Loader

ACCESSORY VEHICLES

- '71 GMC 5500 Dump Truck, gas
- '04 Arctic Cat 400 ATV; 1753 hours

EQUIPMENT

- JD 7200 MaxEmerge2 6-Row Planter
- JD 8300 Grain Drill - 21 Spout
- JD 530 Mower Conditioner
- JD 3975 Forage Harvester with Kernel Processor
 - JD 6' Direct Cut Head
 - JD 7' Wide Hay Pickup Head with wheels
 - JD 2 Row Crop Head; 30 inch; new belts
- (3) John Deere 716A Forage Wagons
- Roto Press 8' Silage Bagger
- JD 148 Loader
- JD 780 Manure Spreader - many new parts
- Horst Sawdust Bucket Model SS60
- New Holland 256 Rake
- Niemeyer Hay Tedder
- New Holland 273 Square Baler
- JD 557 Round Baler
- Single Hay Spear for JD 148 Loader
- 3 Point Hitch 2 Spear Hay Mover
- 3 Point Hitch 1 Spear Hay Mover
- Zimmerman Hay Spear for MF1070 Loader
- 7' Hardee 3-Point Hitch Mower
- Miller Disk 10' offset
- JD 220 Fold Up Disk
- JD 1610 Chisel Plow; (10) new points
- JD 4 Bottom Plow
- Brillion Subsoiler-4 Shanks
- International 215 Roller harrow - 14' wide
- JD 115 Scraper Blade
- Danueser Post Hole Digger
- GenPower 40KW PTO driven Generator 3-phase
- Meyers Running Gear / Wagon Frame - 8 Ton
- Small Utility Trailer
- 3 Flat Bed Wagons - Kobey Running Gear
- Knight 3450 Mix Wagon; lower auger shaft broken
- Houle Manure Pump- 3 Phase Motor
- Badger Tank Spreader 3000gal; top rusted out
- 500 Gallon Fuel Tank with pump
- Fuel Trailer with (2) 100-gallon tanks
- 5HP Pacer Water Pump
- 1100 Gallon Plastic Tank
- Broyhill 300 Gallon Sprayer with 24' boom
- Grass Seeder for ATV

DAIRY

- Semen Tank & Inventory
- Cow Hip Lifter
- Cattle Pump System - Drencher
- 2 Poly Square Calf Hutches - small
- 9 Poly Square Calf Hutches - large
- 10 Calftel Calf Hutches

HAY/SILAGE INVENTORY

- Approximately 800 Tons Corn Silage
- 38 Round Bales Mixed Grass Hay

PERSONAL PROPERTY PREVIEW

- Thursday, Mar.22 from 12-6PM
- Day of sale beginning at 8AM

TERMS: Full settlement day of sale by cash or check. 5% buyer's premium. Full terms online.



GEHL 5635SX Skid Steer



'71 GMC Dump Truck



John Deere 7200 Row Planter



JD Forage Wagons



John Deere 8300 Grain Drill



Roto Press Silage Bagger



JD 3975 Forage Harvester



Horst Sawdust Bucket



3 Harvester Heads



Artic Cat 4-Wheeler



John Deere 557 Round Baler



Silage Inventory



JD 530 Mower Conditioner



Hay Inventory

DETAILS, COMPLETE TERMS, PHOTOS, & MORE AT

www.TRFAuctions.com



Culpeper County, VA

1.3 miles of frontage on
Mountain Run



22031 Milky Way, Elkwood, VA
Lines are approximate

#44-42A
241.96 Acres

Tenant Home

Equip. Shed

Home

Dairy Facilities

Milky Way

Carrico Mills Rd

VA-3 2mi >

< 4mi Brandy Station / Rt.15

242 Acre Dairy Farm
Culpeper, VA
Friday, Mar.23, 2018

TRFAuctions.com 434-847-7741



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