

On instructions of Dobson Farms

160 ACRES

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WEDNESDAY 3RD JULY 2024
PUBLIC AUCTION OF STANDING STRAW

123.50 ACRES WINTER WHEAT
36.50 ACRES WINTER OILSEED RAPE

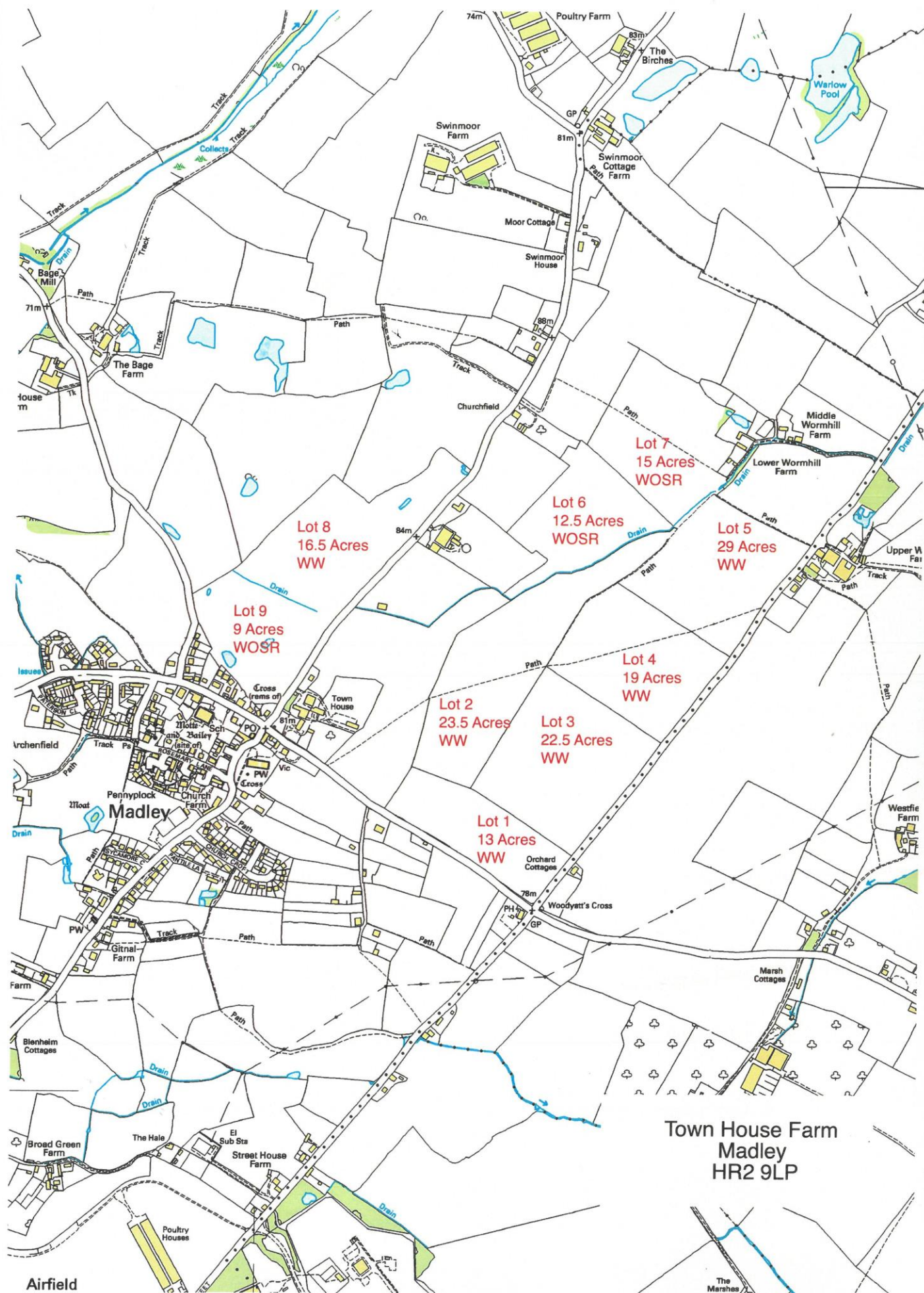
Situated at
TOWN HOUSE FARM, MADLEY,
HEREFORDSHIRE, HR2 9LP

Meet at Lower Chilstone Court, Madley HR2 9PW at 6.00 pm

Please note we shall not be going round or meeting at Town House Farm Buildings, Madley this year.

The standing straw will be offered immediately following the sale at Lower Chilstone Court, Madley HR2 9PW

Lot	Field Name	Acres	Crop
1	Plantation	13.00	Winter Wheat
2	Cross	23.50	Winter Wheat
3	Dragons 23	22.50	Winter Wheat
4	Dragons 19	19.00	Winter Wheat
5	Dragons 30	29.00	Winter Wheat
6	Church	12.50	Winter Oilseed Rape
7	Conacres	15.00	Winter Oilseed Rape
8	Birches & Sally	16.50	Winter Wheat
9	Lion Meadow	9.00	Winter Oilseed Rape
	Total:	160.00	



Note

** Please note that the field areas have been reduced to reflect any bare or poor areas of the crops.

Conditions of Sale

- 1 All straw to be sold as seen. We shall NOT be going around any Lots by tractor and trailer and all Lots will be sold in the farmyard.
- 2 Straw thickener has been applied to the straw.
- 3 **Inspection** – the lots can be viewed with a copy of these details to hand.
- 4 **Bidding** - the highest bidder to be the Purchaser and no bidding shall be retracted after the hammer has fallen. The Auctioneer reserves the right to refuse any bidding and in the event of any dispute the Lot may be sold again at the Auctioneer's discretion.
- 5 **Reserves** - All Lots are put up for sale subject to any reserve price imposed by the Vendor.
- 6 **Order of Sale** - The right is reserved to make any alterations or withdrawals if so requested by the Vendor.
- 7 **Liability of the Purchaser** - Each Lot is offered as seen and any intending Purchaser must satisfy themselves as to each Lot. In the event of loss or destruction by fire prior to the completion of combining of each Lot, the Purchaser shall be entitled to a refund of the appropriate proportion of the purchase price, but on completion of the combining the straw is the responsibility of the Purchaser who shall indemnify the Vendor for any damage caused to the property in the course of the removal of any Lot.
- 8 **Combining** - The straw, as far as is reasonably practical in the circumstances of each Lot, will be cut to a height of not more than 6" from ground level.
- 9 **Removal** – Purchaser is to be allowed 14 days to bale and haul the straw after the completion of combining. Purchaser will be responsible for loading.
- 10 **Storage** - There is no storage space available on the farms.
- 11 **Payment** - All Lots are sold for cash and are due for immediate settlement on date of invoice.
- 12 **Black grass** - The Purchasers or their Contractors may only enter the farm with clean balers and equipment, at the specific request of the Vendor, to avoid spreading black grass or other noxious weeds. Your cooperation in this matter will be much appreciated.

For further details contact the Auctioneers.

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