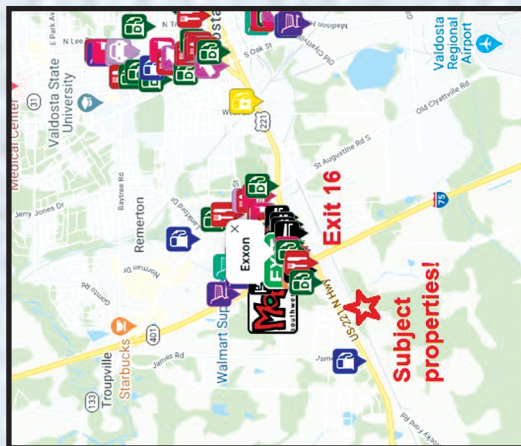


**Stephen F. Burton**  
Assoc. Broker/Auctioneer  
RE Lic # 115853 / AB1548  
(229) 263-2680  
Co RE Lic #: 7538

**BURTON**  
REALTY AND AUCTION, INC.

6673 Greenville Hwy  
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**Marjorie Burton**  
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# AUCTION

Prime Commercial Property  
Thursday, May 28, 2020  
10:00 a.m.

2227, 2273, 2277, and 2287 W Hwy 84  
Valdosta, Georgia



For More Information Call  
**Stephen F. Burton Sr.**  
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# AUCTION

## Prime Commercial Property

Thursday, May 28, 2020  
10:00 a.m.

Inspection  
Anytime by Riding  
the Properties

**Auction Location**  
**Tract 3 – 2277 W Hwy 84**  
**Valdosta, Georgia**



**Tract 1:** 2287 W Hwy 84 – Approximately ½ acre  
Tax Parcel ID: 0087 143

**Tract 2:** 2277 W Hwy 84 – Approximately 1 Ac  
Tax Parcel ID: 0087 144

**Tract 3:** 2273 W Hwy 84 – Approximately 4.65 Ac  
Tax Parcel ID: 0088C 011B

**Tract 4:** 2227 W Hwy 84 – Approximately 2.81 Ac.  
Tax Parcel ID: 0088C 011

*All Tracts Zoned Highway Commercial*

Valdosta - Lowndes County Named a Top Metro Area for  
Economic Development by Site Selection Magazine!



**Only minutes to I-75!!!**

**Directions to Auction Location:** From  
Valdosta travel West on US Hwy 84, pass  
under I-75 and continue approximately ½  
mile to property on the left.

**Look for Auction Signs!**

**EARLY REGISTRATION IS AVAILABLE BY PHONE**

**TELEPHONE BIDS DAY OF AUCTION  
MAY BE ACCEPTED WITH PRE-REGISTRATION**

**Safety Precautions will be observed!**

**Buyers Note:** Prior to the auction, all purchasers should examine the property and all surrounding documentation carefully as each bidder is responsible for evaluating the property and shall not rely on the Seller or Auctioneer. Seller and Auctioneer are assuming that the bidders have inspected the real estate and are satisfied and accept the property "AS IS - WHERE IS" and without warranties expressed or implied. Personal onsite inspection of each property is recommended. The failure of any bidder (offeror) to inspect or to be fully informed as to the condition of all or any portion of the properties offered, will not constitute grounds for any claim or demand for adjustment or withdrawal of a bid, offer or earnest money (deposit money) after its opening or tender. All information was obtained from sources deemed to be reliable. Although every precaution has been taken to insure accuracy, Burton Realty and Auction, sales managers and all their agents, the Sellers and all their agents will not be responsible for any errors or omissions herein. Announcements made sale day take precedence over written matter. Conduct of the auction and increments of the sale shall be at the sole discretion of the Auctioneer. SOME PROPERTIES OR ITEMS MAY BE ADDED TO OR DELETED FROM AUCTION.