

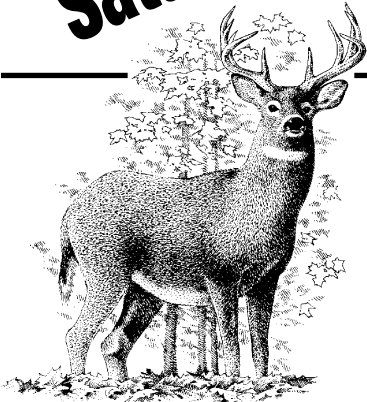
PROPERTY OF  
Pam Anderson

**AUCTION**  
Saturday, April 10, 2010 • 10:00 a.m.

**218 ACRES**  
**DIVIDED INTO 3 TRACTS**

**109+/- Acres • 106+/- Acres • 3.04 +/- Acres**

**Ideal Home or Cabin Site • Abundant Wildlife**



**LOCATION:** Powell Road in Campbell County, Virginia near Altavista

**DIRECTIONS:** From 29 Altavista bypass, take Rt 43 west approximately 1 mile, turn right onto Dearing Ford Rd, go approximately 1/2 mile, turn left onto Powell Road, property on right.



**LOT 1A:**

3.038 acres with approximately 325 feet of road frontage. Property is wooded. Zoned A-1

**TRACT 1:**

109 +/- acres with approximately 593 feet of road frontage. Property is wooded. Zoned 1-A.

**TRACT 2:**

105.93 acre with approximately 365 feet of road frontage. Property is wooded. Zoned A-1.

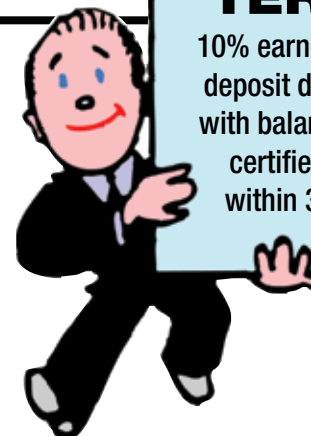
A copy of the survey plat is available by contacting the Auction Company at (434) 432-6000 or (434) 656-3150 or visit our Web Site at [www.aaronjohnsonauctionrealty.com](http://www.aaronjohnsonauctionrealty.com)

**NOTE:** Tracts 1 and 2 have some merchantable timber. Please make your own personal inspection of this nice property.

This sale offers you a great opportunity to purchase a large home site or large tract of land situated in a very desirable location.

**TERMS**

10% earnest money deposit day of sale with balance due in certified funds within 30 days.



**Doug Dalton**  
**AUCTIONEER**



*Dalton-Yeatts Real Estate, Inc. t/a*  
*"Your Key To Service"*

**Aaron W. Johnson**

**Auction-Realty**

13995 U.S. Hwy. 29, Suite 800, Chatham, VA 24531

**(434) 432-6000 • (434) 656-3150**

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[cjrealty@comcast.net](mailto:cjrealty@comcast.net)

VA.A.F. 2908 000696

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Danville, VA  
Permit #53



# AUCTION



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