

AUCTION



COALSON PLANTATION

Historic Plantation Set on 37± Picturesque Acres Selling to the Highest Bidder



J.P. KING
PREMIER DIVISION

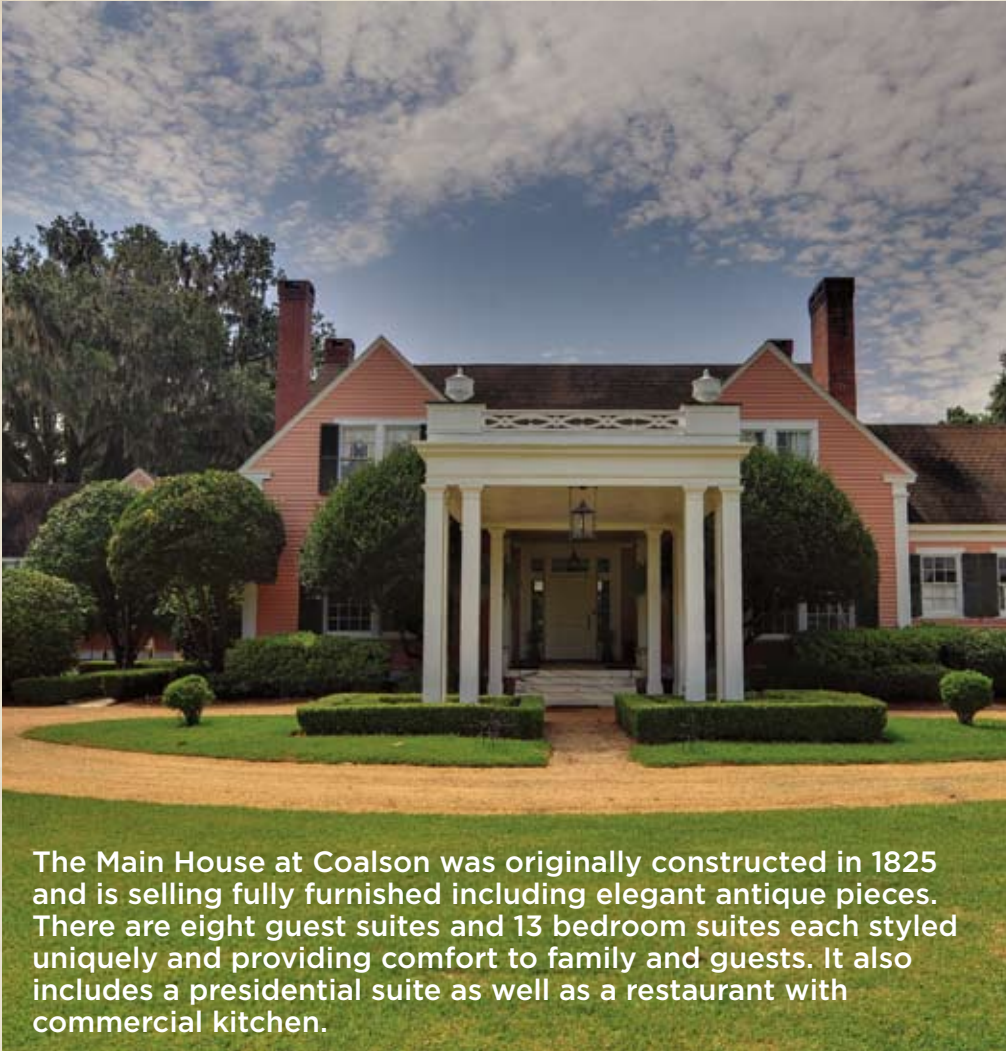
Est. 1915

Thomasville, Georgia

OCTOBER 8

Thursday, 1:00 PM (ET)

COALSON PLANTATION



The Main House at Coalson was originally constructed in 1825 and is selling fully furnished including elegant antique pieces. There are eight guest suites and 13 bedroom suites each styled uniquely and providing comfort to family and guests. It also includes a presidential suite as well as a restaurant with commercial kitchen.

The Historic Coalson Plantation includes 33 guest rooms, 35 full bathrooms and 13 half bathrooms in more than 20 buildings, making it a prime candidate for a resort in renowned Thomasville.

With its authentic southern charm, this sprawling 37± acre estate truly takes its visitors back to an era of luxury and peaceful elegance.



J.P. KING

Est. 1915

Premier Auction Marketing Firm

800.558.5464 WWW.JPKING.COM

The plantation will sell fully furnished, including all maintenance and workout equipment.

This picturesque estate offers an equestrian center with 7 large stalls, 10± acre paddock, tack room and separate hay, feed and utility barns. Coalson Plantation also includes a regulation size Polo Field.



FOR MORE PICTURES AND INFORMATION
ON THIS AMAZING ESTATE AND
ALL ITS AMENITIES PLEASE VISIT
OUR WEBSITE AT WWW.JPKING.COM



The Showboat Theatre, constructed in 1934, was designed to resemble the stage of Broadway's Showboat Theatre and hosted the first private screening of *Gone with the Wind*

The Coalson Plantation also includes a fully-equipped fitness center, conference center and tennis court.

AUCTION



The Pool House is the ultimate in luxury. Built in 1934, this house showcases a large marble indoor heated pool, both men's and women's lounges and even a fireplace for staying warm after a long swim.



Village at Coalson is comprised of six brick cottages with Georgian Revival architecture.



Among the most stunning views of the Coalson Plantation is its grounds and landscaping. Along with the beautiful oak and magnolia trees draped with Spanish moss, the property also has formal boxwood gardens, rose gardens and peacocks that roam the grounds.



Coalson Plantation, located in the heart of Thomasville, offers a historic feel with exceptional shopping and dining.

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AUCTION

AUCTION INFORMATION

Please contact the Auction Information Center for further details regarding the auction and the property.

800.558.5464 Fax: 256.546.3311

auctioninfo@jpking.com

AUCTION REGISTRATION and SALE SITE

A cashier's check in the amount of \$25,000.00 made payable to the bidder will be required to register to bid. Registration begins at 11:30 A.M. (ET). The sale begins at 1:00 P.M. (ET).

The auction will take place onsite at the Coalson Plantation (refer to directions to the property).

BUYER'S PREMIUM

A ten-percent (10%) Buyer's Premium will be added to the winning bid price to arrive at the total contract price paid by the Buyer.

BUYER BROKER PARTICIPATION

Up to a 2% commission will be paid to any properly licensed Buyer's Broker who registers a successful Buyer according to the Broker Participation Guidelines. Broker registration forms are available online at www.jpking.com. Forms must be completed and returned no later than 48 hours prior to the auction.

PROPERTY PREVIEW

An auction representative will be available by appointment only beginning Thursday, September 24th through auction day from 10:00 A.M. until 6:00 P.M. You may contact the J. P. King Auction representative directly at 256.504.9405 during these designated dates.

TERMS

A ten-percent (10%) down payment will be due immediately after being declared the Buyer. The balance is due in cash at closing within 30 days.

ON-LINE INFORMATION

Details on the Coalson Plantation have been prepared to assist the buyers in evaluating this property. Go to www.jpking.com and click on "Featured Auctions," select "Coalson Plantation" to see details on this property.

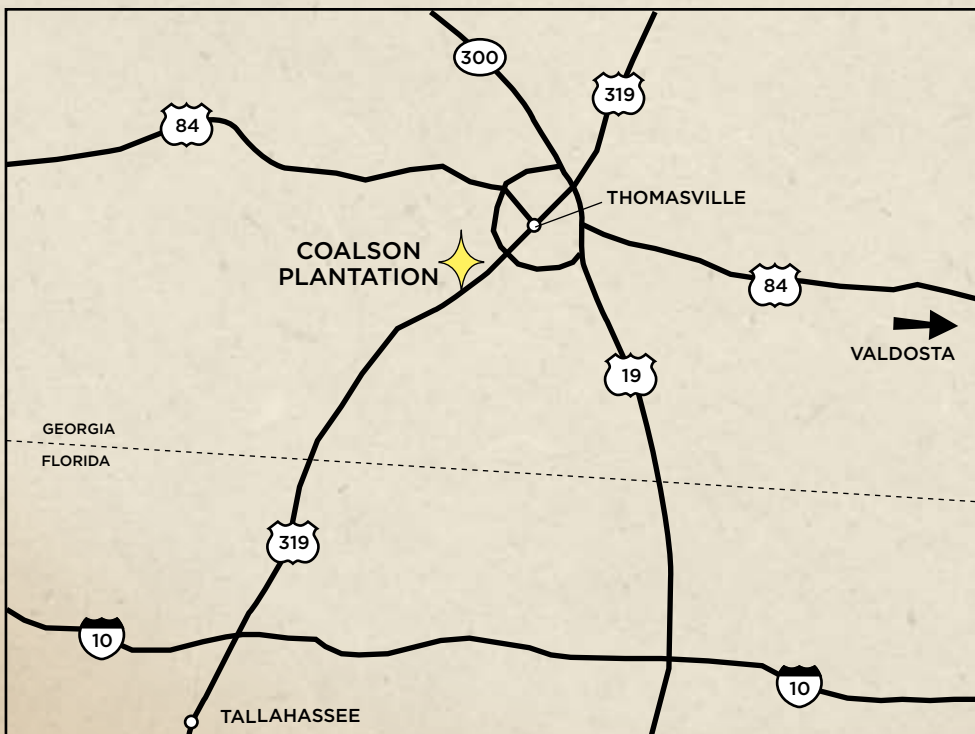
The following information is available:

- Property Information Package
- Additional Property Photos & Video
- Auction Terms and Sales Contract
- Buyer Broker Forms and Guidelines

You Are Offered This Personal

INVITATION

Coalson Plantation



DIRECTIONS TO THE PROPERTY:

COALSON PLANTATION

FROM THOMASVILLE, GA
From the intersection of E. Jackson Street/US-319 and Broad Street: Travel southwest on E. Jackson Street/US-319 and travel approximately 5.0 miles. The property will be located on your right.

FROM TALLAHASSEE, FL
From I-10 take exit 203 for US-319 (Thomasville Rd.) and travel approximately 23 miles. The property will be located on your left. Address: 301 Showboat Lane, Thomasville, Georgia 31792

You Are Offered This Personal

I N V I T A T I O N

COALSON PLANTATION, THOMASVILLE, GA

A U C T I O N



[Historic Plantation Set on 37± Picturesque Acres • Selling to the Highest Bidder]

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J P. KING

108 Fountain Ave. Gadsden, Alabama 35901

Est. 1915

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