

Birthplace of Ernest Alonzo Jackson & his Mother, Mary Cloyd Ernest

Washington County, Virginia

VALUABLE REAL ESTATE

AUCTION

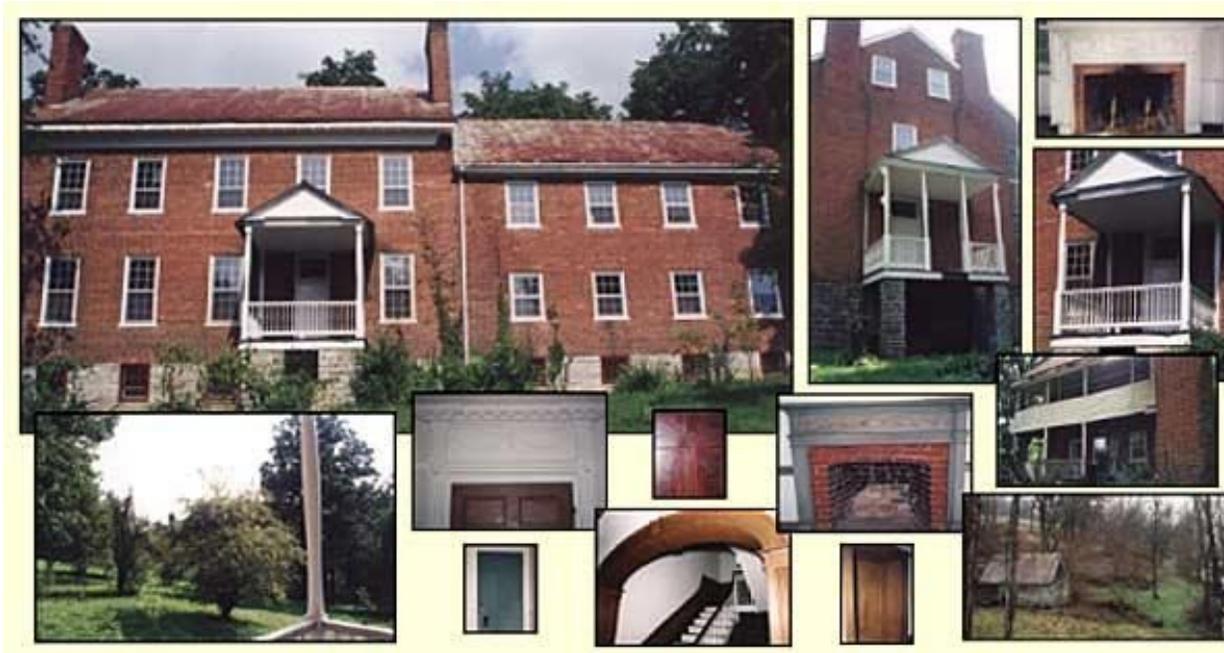
23 Room Mansion • Guest Home • 15± Acres

Saturday, October 20—11:00 AM

Preview Dates: Sun., Oct. 7 from 2:00-4:00 PM and Sat., Oct. 13 from 9:30 - 11:30 AM

Sold Absolute over \$150,000

Offered in Two Parcels • Subject to Grouping • 3 Log Cabins



Brook Hall was built by Col. William Byars in the years 1819-1826. Completed in the English style, Col. Byars imported two English wood carvers who worked 6 days a week for 4 years making the mantels and woodwork. In the early 1930's Colonial Williamsburg offered over \$7,000 for the living room mantel and the original colors in Brook Hall – Williamsburg Blue, Raleigh Tavern Green, and a rusty paprika – served as model colors for the restoration at Williamsburg. Three presidents, including Andrew Jackson slept at Brook Hall during its glory days and it is said that Col. Byars hid over a Million dollars in gold and silver somewhere in the county during the Civil War and took its secret location to his grave.

The mansion has 23 rooms, over 10 fireplaces, an upstairs ballroom, 6+ bedrooms, limestone foundation, numerous porches and incredible woodwork, and mantels. Floors and many rooms still retain their original painted surfaces. The main beam under the house is a solid oak log hand hewn approximately 1 foot square and over 80 feet in length!

Once graced by a long sloping front yard, Brook Hall is now surrounded by dense foliage and nearly invisible from the main highway. It was last purchased in 1995 by a Virginia corporation which intended to completely restore the property to its former grandeur. However, the owners goals changed and they were able to place Brook Hall on the historic register and complete partial renovations. This situation has created an excellent opportunity for the historic-minded purchaser. This property is awaiting completion, the tenant house is renovated and the 15± acres offer a unique amount of privacy due to the placement of the homes. Also, there is creek frontage along one side of the land. This will be a rare chance to own a piece of Virginia history and create your own personal historical legacy for future generations.

Historic Brook Hall on 15± Acres

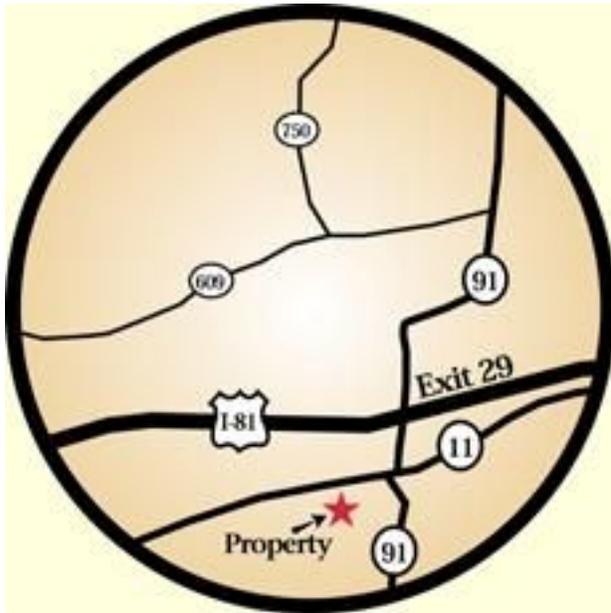


Guest Home—1,000 square feet with 2 bedrooms, country kitchen, hardwood floors and more—renovated and ready for occupancy. Sold with Tract 2.



3 Log Homes—taken down and ready to load. One packed in a 40' trailer. Plus: Lawn Tractor, 2 cupboards original to the home, etc.

5% Buyers Premium Added To High Bid of Real Estate



Directions

Exit I-81 #29, South on Rt. 91 .1 mile, then Right on Rt. 11, 1.3 miles and property will be on your left.

Basic Terms & Conditions

1. Sale begins at 11:00 AM. Bids accepted only from registered bidders. Come early for registration.
2. On real estate 5% buyer's premium shall be applied to the high bid to determine final sales price.
3. All information provided by Auction Company and Seller is deemed reliable but not warranted. Bidders should perform such independent investigation with respect to the property, as they deem necessary or appropriate.
4. Property is being sold "AS IS, WHERE IS." Please inspect before bidding.
5. Announcements day of sale take precedence over all prior releases, verbal and written concerning this sale.
6. Auction Company and its representatives represent the Seller.
7. A 10% deposit shall be due and payable day of sale by cash, cashier's check, wire transfer to the escrow account of Woltz & Associates, Inc., or pre-approved personal check accompanied by a bank letter stating "_____ is a customer of our bank and the bank guarantees payment of checks written on account number _____ up to (specify amount) dollars for purchases at the auction being conducted by Woltz & Associates, Inc. on October 20, 2001." Balance due at settlement within 30 days of sale by cash or cashier's check.

8. Real estate to be conveyed by General Warranty Deed.
 9. All Tracts sold Absolute, subject to grouping and a minimum total of \$150,000.
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For Additional Information, please contact:

Ken Farmer VA#434

Real Estate information 1-800-551-3588

Auction #408