

ESTATE AUCTION

SUNDAY, APRIL 6, 2014 12:00 NOON

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED

264 S. MOORE STREET, OTTUMWA, IOWA

Corner of S. Moore & E. Williams Street

Auction Signs Will Be Posted

REAL ESTATE: This property consists of a 1-story, 4-room, 2-bedroom home, with large living room, eat-in kitchen, full bath with gas forced-air heat. Situated on two lots with fenced-in yard. Also located on the property is a 24'x24' detached garage.

TERMS: 20% down day of sale, balance in cash upon delivery of a Court Officer *Deed*, accompanied by Abstract of Title showing merchantable title. Real estate taxes will be pro-rated to possession date, possession given upon settlement.

REAL ESTATE WILL SELL AT 1:00 PM

For further particulars or an appointment to inspect the property, please call the auction company: 641-682-5465.

APPLIANCES, FURNITURE AND HOUSEHOLD ITEMS: Estate side by side refrigerator/freezer w/ice & water dispenser in door, like new; Premiere elec. oven/range; Estate auto. washer & Maytag elec. dryer; Emerson stainless steel microwave oven; RCA 25" color TV; (2) Brown recliner chairs; Floral upholstered 2-cushion sofa; Coffee & end tables; Full-size bed w/mattress & box springs; Double dresser w/mirror & matching 4-drawer chest; Round maple table & 6 chairs; Hoover upright vacuum cleaner; Pair - Corner shelves; Small Sentry safe; Invacare wheelchair; Walker; Cane; Microwave stand; Mahogany 4-drawer chest; Twin-size bed w/mattress & box springs; Asst. of kitchen items incl. pots, pans, dishes, toaster oven, scales & other kitchen items; Wooden kitchen cabinet; Entertainment center; Table lamps; Metal nightstand; Asst. of blankets, bedding & linens; Books; Wooden stepladder.

**TERMS: CASH / GOOD CHECK
POSITIVE ID REQUIRED**

**MASTERCARD/VISA
DEBIT/CREDIT CARDS**

All property must be settled for before removal - All items sold as is where is
Not responsible in case of accidents.

Announcements made day of sale take precedence over any advertising.

BETTY LOUISE McDAVITT ESTATE, OWNER

Kathy Crane & Peggy Davis-Mills, Co-Executors Box & Box, Attorneys



Auctioneers:
Jim Kosman
Roger Clingan
Todd Carroll

AL MARTIN REAL ESTATE & AUCTION CO.

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