

AUCTION

SUNDAY, MAY 5, 2013 11:00 AM

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED
2151 ALBIA ROAD, OTTUMWA, IOWA

OR 1/2 Mile East of the intersection of Albia Road & US Hwy. 34 at the West edge of Ottumwa
Auction Signs Will Be Posted

REAL ESTATE: This property consists of a 3-bedroom ranch-style home with full bath, large living room, eat-in kitchen with over 1,400 square feet of living space. This home has a full basement that contains a 2-car garage and has gas forced-air heat and central air. Situated on 3 acres, located on paved road, close to town. Be sure and call for an appointment to inspect this property.

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, COLLECTIBLES & HOUSEHOLD ITEMS: Like new Kenmore refrigerator -freezer; Hot Point gas oven/range; Roper auto. washer & matching gas dryer; Kenmore wringer/washer; Kenmore microwave oven; Sylvania 21" color TV w/remote; Computer complete w/monitor, tower & keyboard; Rust upholstered 3-cushion sectional sofa; Burgundy recliner; Vinyl upholstered recliner; Wooden glider rocker; (2) Near new double-door glass-front bookcases; (2) Kirby upright vacuum cleaners; Near new invalid-style wheelchair; Canes & walkers; Tub rails; 3-pc. bedroom suite incl. full-size w/bookcase headboard, double dresser w/mirror & 4-drawer chest; Electric sewing machine in cabinet; Chord organ; Set - bunk beds; Hospital bed; Wooden straight chairs; Old wooden folding chairs; (2) Maple nightstands; Filing cabinet; Full-size bed w/mattress & box springs; Folding table; Metal shelving; (4) Bar stools; (2) Jenny Lind twin-size beds; Large asst. of pots, pans, dishes, coffeemakers, toasters, pressure canner, parfait glasses; waffle iron; mixer, silverware & other kitchen items; Picnic basket; Large asst. of canning jars; (3) Shop vacs; Sears canister vac; Kitchen stool; Floor & table lamps; Wooden porch glider; 8' metal-frame picnic table; Triple-door china cabinet; Asst. of old toys & games; (3) Cash registers; Old oak school desk; Old wooden beer case; Child's stroller; Asst. of jars & jugs; Old coffee jar; Carom board; Old dolls & doll parts; Army cot; Child's play pen; Lawn chairs; TV trays; Old oval picture frame; Small 4-drawer chest; Metal base cabinet; Extremely large asst. of blankets, bedding & linens; Asst. of records, record albums & record cabinet; Microscope. **VEHICLES, EQUIPMENT & TOOLS:** 1953 Buick Rivera, 2D, needs restored; 1949 Chevrolet 1/2T. PU, needs restored; 1991 Dodge Colt, 4cyl, auto, 2D; 1984 Buick Skylark, 2D, 4cyl., auto; 1979 Dodge motorhome, V8, auto, on 1T. chassis - **NOTE:** All of the above vehicles have titles & will require restoration. 8' slide-in pickup camper, sleeps 6; David Bradley walk-behind tractor w/plow & sickle-bar mower; Hummingbird fish finder; Shop vac; Hand seeder; Front-tine tiller for parts; Sears lawn tractor w/mower deck & front blade, needs repair; Asst. of hand tools incl. hoes, rakes, shovels, saws, hammers & wrenches; Gas cans; Asst. of lumber; Coleman camp stove & lanterns.

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.

ROSA HEM ESTATE, OWNER

Larry & Richard Hem, Co-Executors Box & Box, Attorneys



Auctioneers:
Jim Kosman
Roger Clingan
Todd Carroll

AL MARTIN REAL ESTATE & AUCTION CO.

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www.almartinauction.net