

ESTATE & ACREAGE AUCTION

SATURDAY, MAY 8, 2021 - 12:00 NOON

Sale to be conducted at the property located at 12205 Angle Road, Ottumwa, Iowa.

DIRECTIONS: From north edge of Ottumwa, approx. 1 mile on Hwy. 149 then east on Angle Road approx. 1 mile. (Auction signs posted)

PROPERTY WILL SELL AT 1:00 PM: This property consists of a spacious single story, 3 bedroom home w/full finished basement w/ a wrap around screened-in patio & deck.

This acreage consists of 10.4 surveyed acres M/L of which 7.5 acres M/L is CRP planted to trees and a nice-sized garden spot. Also included is a barn, detached garage/shop, 2 grain bins, a well & other outbuildings.

TERMS: 20% down payment due day of sale. Balance due upon delivery of abstract accompanied by court officer deed. Real estate taxes will be prorated to date of possession. Possession given upon settlement.

PERSONAL PROPERTY:

1-OWNER VEHICLES: 2016 Chrysler Town & Country Touring K Rollx conversion van, wheel chair accessible, 4,933 miles, loaded, V6; 2013 Chrysler 300C AWD, approx. 31,000 miles, loaded, V6.

TRACTORS & EQUIPMENT: John Deere 2755 w/cab; 1989 Deutz Allis 6275; John Deere 50; Rhino 284 brush cutter; Shaver post driver; Rhino posthole digger; Vermeer 3 pt tree spade; flail mower; (2) 5 ft 3 pt brush cutters.

APPLIANCES: Stove w/double oven; side-by-side refrigerator; front load washer & dryer.

FURNITURE & MISC: (2) Pride lift chairs; antique large glass front display cabinet, dresser w/ mirror & rockers; leather couch & chairs; hand tools & garden related items; exercise equipment; TV's; old barn beams.

HANDICAP ITEMS: Lift bed-like new; Quantum power chair; folding wheelchair; walker w/ seat; folding wheelchair ramp.

This is an abbreviated list.

Visit our website at www.hedrickdepot.net for pictures & complete listing.

ROBERT A. & CONNIE B. HELGERSON ESTATE – OWNERS



NOT
RESPONSIBLE IN CASE
OF ACCIDENTS.

GREG MILLIKEN

AUC  ION



ALL
ANNOUNCEMENTS
MADE SALE DAY TAKE
PRECEDENCE OVER ALL
PRINTED MATERIAL

ASSOCIATES, L.L.C.

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