

# ESTATE AUCTION

## SUNDAY, MAY 19, 2013 12:00 NOON

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED  
**412 DES MOINES STREET, ELDON, IOWA**  
Auction Signs Will Be Posted

**REAL ESTATE:** This property consists of a 3-bedroom bungalow-style home, with large living room, eat-in kitchen and full bath. This home has a partial basement with gas forced-air heat & central air. Situated on a level lot measuring 66' wide x 132' in depth. Also located on the property is a 24'x24' 2-car detached garage, constructed in 1980 with two overhead doors.

**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:** Amana refrigerator w/bottom freezer, like new; Amana gas oven/range w/self-cleaning oven; antique square dining table w/2 chairs; JVC 25" color port. TV; Radio Shack scanner; Green upholstered 3-cushion sofa; Plaid upholstered 3-cushion sofa; Computer desk; Wooden bookcases; 4-drawer chest.

**TOOLS & EQUIPMENT:** Hobart 110 wire-feed welder & cart; Makita chop saw; Oxyacetylene torch set; Graymill parts washer; Sioux valve & seat grinder w/attachments; Craftsman base tool cabinet & top box; Craftsman bench grinder; 22" self-propelled lawn mower; Air chisel & grinder; Air cutoff tool; Air ratchet & nibbler; 1/2" air impact; Paseload tap & die set; Electric drills; Pair-car dolly's; Hardware cabinet; Nail puller; Asst. of sockets & wrenches; Socket holders; Air Tank; Garden sprayer; Paint guns; Several toolboxes; Small port. 110 air compressor; Fiberglass stepladder; Shop vac; Set-micrometers; Several pipe clamps; LP blast heater; Floor jack; Shelving; 2-wheel dolly.

**LAWN MOWER, CAR & PARTS:** 1962 Chevrolet Impala, 2D hardtop, complete w/parts, for restoration; Several Chevrolet engines, complete & incomplete; Several 350 Chevy engines; (2) Engine stands; 327 Chevy engine.

**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.*

## JACK BRAIN ESTATE, OWNER

Chantelle Collett, Administrator

Robert M. Box, Attorney



*Auctioneers:  
Jim Kosman  
Roger Clingan  
Todd Carroll*

**AL MARTIN REAL ESTATE & AUCTION CO.**

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