

# AUCTION

## SATURDAY, JULY 12, 2014 10:00 AM

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED

### 510 BURRHUS, OTTUMWA, IOWA

Between Milner & Webster Streets, 1 Block South of Richmond Ave.

Auction Signs Will Be Posted

**REAL ESTATE:** This property consists of a large, 2-bedroom home, with over-sized living room & dining room, & galley-style kitchen, full bath & spacious bedroom areas. This home has a full, poured concrete basement with gas forced-air heat and central air, updated plumbing & electrical and newer roof. Located on a level lot in an excellent South residential area. This home has an oversized 2-1/2-car garage, 28'x22' in size, with front & rear exits. Be sure & make an appointment to inspect this property.

**TERMS:** 20% down day of sale, balance in cash upon delivery of a Warranty *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 12:00 NOON

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

**APPLIANCES, FURNITURE & HOUSEHOLD ITEMS:** Near new GE refrigerator/freezer; Like new Maytag gas oven/range; Lowrey Genie 98 elec. organ & bench; Panasonic 21" color TV; Whirlpool chest-type deep freeze; Amana auto. washer; Kenmore gas dryer; Full-size bed w/mattress & box springs; Handmade 4-drawer chest; Singer sewing machine in cabinet; Round oak dinette table w/4 chairs; Antique spindle-back rocker; Antique double-door kitchen cupboard; Antique high chair; Large string of antique sleigh bells & cow bells; Chamber pot; Old peanut jar; Antique quilt; Pink Depression cookie jar; Floral upholstered sofa; Wooden bookcase; Folding card table; Lazy Boy recliner; End tables; Plant stands; Quilting frame; Wooden straight chairs; Asst. of kitchen items incl. pots, pans, dishes, crockpot, coffeemaker, cake saver, meat grinder, platform mixer & silverware; 6-place setting of Haviland dishes; Floor & table lamps; Bedding, blankets & linens; Lawn chairs; Old oil lamp; 35mm camera. **TOOLS:** 1/2hp bench grinder; Craftsman die grinder; Delta wood 4" jointer/planer; Mitre saw; Large post vise; Carpenter's toolbox; Old spoke shaver; Wood bits; Wood chisels; Socket sets; Bolt cutters; Hand saws; Old iron-wheel wheelbarrow; Belt & disc sanders; Mechanic's creeper; Battery charger; Toolboxes; Log chain; Circular saw; Elec. drill; Car ramps; 20' alum. extension ladder; Pipe vise; Toro snowblower; Lawn Boy lawnmower; Lawn spreader.

**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.*

**DOROTHY M. EAKINS, OWNER**



*Auctioneers:*  
*Jim Kosman*  
*Roger Clingan*  
*Todd Carroll*

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

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