

AUCTION

SATURDAY, JULY 19, 2014 10:00 AM

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED
326 W. WILLIAMS, OTTUMWA, IOWA

Just East of the Intersection of Williams & Milner
Auction Signs Will Be Posted

REAL ESTATE: This property consists of a single-story, 3-bedroom home, with large living room & kitchen, formal dining area & full bath. A nearly full basement includes gas forced-air heat and central air. Also located on the property is a 24'x24' 2-car detached garage. All situated on a level lot measuring 52' wide x 180' in depth. If you are looking for a well-constructed spacious home with lots of storage space, in an excellent South location, be sure and make 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 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: Gibson refrigerator/freezer; Crosley gas oven/range; Estate auto. washer; Roper elec. dryer; GE microwave oven; 3-cushion brown upholstered hide-a-bed sofa; Twin-size bed w/mattress & box springs; Round dinette table; Telephone bench; Large asst. of blankets, bedding & linens; Sewing supplies and craft items; Folding card table & chairs; Large asst. of pots, pans, dishes & kitchen items; Humidifier; Stereo cabinet; Kitchen stool; Wooden tiered stand; Asst. of invalid items incl. walker & bath seat; Picture & frames. **NOTE:** Large asst. of items are boxed at the time of writing this ad. **COLLECTIBLE COINS:** Large asst. of silver coins incl. silver dollars, Kennedy halves, Eisenhower dollars, silver dollars from the 1890's to 1920's, Silver certificate, Horse blanket 5 dollar bill, Steel war pennies, Wheat pennies, Mercury dimes and other collectible coins.

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.

GERALDINE F. HART ESTATE, OWNER

Joyce Thompson, Executor

Richard Gaumer, Attorney



Auctioneers:
Jim Kosman
Roger Clingan
Todd Carroll

AL MARTIN REAL ESTATE & AUCTION CO.

307 Church Street
Ottumwa, Iowa
641-682-5465

www.almartinauction.net

Find us on facebook at [AlMartinRealEstateAuctionCo](https://www.facebook.com/AlMartinRealEstateAuctionCo)