



Steffensmeier Auction Co.



ESTATE AUCTION

FT. MADISON, IOWA

SATURDAY, AUGUST 18, 2012 AT 10:00 A.M.

REAL ESTATE SELLS AT 12:00 NOON

LOCATED AT 2221 AVE. A • FT. MADISON, IA 52627

**THIS HOME WITH 3 CAR GARAGE POSITIVELY SELLS TO THE HIGHEST BIDDER,
SUBJECT ONLY TO CONFIRMATION OF LENDING INSTITUTION.**

**PRE SALE OPEN HOUSE & PUBLIC SHOWING TO BE HELD ON THURSDAY AUGUST 2, 2012,
FROM 4:30 P.M. TO 6:00 P.M. EVERYONE WELCOME TO ATTEND.**

REAL ESTATE: 970 Sq. Ft. Split Foyer Frame Built New in 1976, Offering 3 Bedrooms, Eat in Kitchen w/Oak Cabinets, Living Room, One Full Bath & Full Basement. 32'x36' Garage/Work Shop (1152 Sq Ft). Excellent Location in a Very Nice Neighborhood!!!

TERM OF REAL ESTATE: 20% Down Payment on August 18, 2012, Balances Due on or Before September 20, 2012, Upon Delivery of Deed & Merchantable Abstract of Title.

REAL ESTATE TAXES: Any & All Real Estate Taxes to be Prorated to Date of Possession, Based Upon the Last Available Tax Statement.

POSSESSION: On or Before September 20, 2012, Subject to Final Payment & Execution of Closing.

MOWERS, SANDBLASTER, SHOP TOOLS & TOOLS: Ranch King Riding Mower w/12HP Briggs & 38" Deck; Murry High Wheel Push Lawnmower w/5.0 Briggs; 22" Snow Chief Gas Snowblower; Lg Enclosed Sandblasting Cabinet w/Arm Holes; Port Sandblaster; 295 Amp Stick Welder; 6" Vertical Sharpener Grinder; 14" Metal Chop Saw; Port Air Compressor; 6" Bench Grinder; Screw Press; Precision Drill Press; Cable Lift Hand Truck; Crown Panel Wood Bending Jig; 24' Alum Ext Ladder; 6' Alum Stepladder; Dillon Dynamometer; 12V 1500# Winch; 1 1/2" Chain Hoist; 126# Anvil; Reese Hitch; 3T Floor Jack; 1/2" & 3/4" Drills; Craftsman 7" Dato Set; Drill Press Vises; Drill Bits; Battery Charger; Steel Workbench; Port Workbench; Calipers; Mics; Dial Indicators; Fat Max Tool Box; Conduit Bender; Come-A-Long; Pry Bars; Welding Rod; Fiberglass Tree Pruner; Rakes; Pitch Fork; Potato Forks; Bar Clamps; Corner Clamps; C Clamps; Drop Cords; Shop Worklights; New Swivel Casters; Load Locks; Lg Mechanical Drafting Table; I Beam Iron; Sq Tubing; Angle Iron; Scrap Metals; Steel Rack; Bins Full of Bolts, Nuts, Brass Fittings, Etc; Coil Of Alum; Elec Motors; Electrical Supplies; Pattern Vise; Alum Shovel.

ANTIQUES, PRIMITIVES, COLLECTIBLES: Walnut Toy Chest; Walnut Chair w/Hip Huggers; 3 Press Back Chairs; Wood Grape Press (Incomplete); Buck Saw; 2 Barn Pulleys; Wooden Block Planes; Asst of Old Hand Tools; Bone Handle Hunting Knife; Crockery Bowl; Lead Crystal Vase; 3 Cranberry Table Lamps (Elec); Tea Set; Jardinière; Walking Sticks.

ROCKS & STONES: 36" Petrified Log; Lg Landscaping Rock; 15 Boxes of Fossil Rocks & Collectible Rocks.

APPLIANCES, FURNITURE & HOUSEHOLD: Lg Lighted Curio Cabinet w/Glass Shelves; Solid Oak Entertainment Center; Loveseat Sofa; Mauve Wingback Chair; Recliner Chair; 4 Pc End Table/Coffee & Sofa Table Set w/Claw Feet; 42" Round Oak Dining Table w/4 Double Press Back Chairs; 2 Oak Bar Stools; 3 Pc Bedroom Suite w/Full Bed, 5 Drawer Chest & Double Dresser; Walnut Veneer 5 Drawer Chest of Drawers; 4 Drawer Nightstand; Wicker Shelf; Kneehole Desk; Wooden Rocker; Apt Size Refrigerator; Sanyo 27" Flat Screen TV; Emerson 19" Flat Screen TV; DVD Player; Stereo System; Microwave Oven; Combo Safe; 4 Drawer Horizontal File Cabinet; Steam Vacuum; Hoover Upright Vacuum; Fans; Plant Stand; Paper Shredder; Elec Slicer; Roasters; Christmas Decorations; Bedding; Card Table & Chairs; Canning Jars

WOOD FURNACE, ROUGH CUT LUMBER, STORAGE CABINETS & MISC ITEMS: Church Wood Burning Furnace; Lg Asst of Rough Cut Walnut, Oak & Other Wood Lumber; 8 Heavy Duty Metal Storage Cabinets & Parts Bins (From Shaffer's); 18 Drawer Wood Cabinet; 4 Drawer Wood Cabinet; Lg Mechanical Drafting Table; Organizers; Shop Stools; New TV Antenna; Stationary Drafting Table; Platform Scales; 12 Gal Shop Vac; Squirrel Cage Blower; 3 Metal Parrot Cage; Pet Taxis; Racing Helmet; Hanging Scales; Port Potty Tank; Dip Nets.

GEORGE "FRED" MORRIS ESTATE - OWNER

CHRISTOPHER MORRIS - EXECUTOR

**THOMAS SKEWES OF JOHNSON AND SKEWES LAW OFFICES, 516 7TH STREET, FT. MADISON, IA,
ATTORNEY FOR SELLER**

STEFFENSMEIER AUCTION CO.

PAT STEFFENSMEIER AUCTIONEER

1223 AVE. H. FT. MADISON, IOWA 52627

(319) 372-SOLD (7653) OR 470-5284 CELL

www.steffauctions.com

Clerk: Kelley Stevenson

Terms: Cash Or Collectible Check

Cashier: Tina Menke

Lunch: Joe Dee's Food Wagon