

REAL ESTATE AUCTION

&

HOUSEHOLD, WOODWORKING AND SHOP TOOLS

Saturday, September 10, 2016 @ 10:00 A.M.

Auction starts at 10:00 a.m. with Real Estate selling at 12:00 Noon

Sale Location: 102 East Willow Street, What Cheer, IA 50268

Offering for sale by auction the following Real Estate:

Property A: A well cared for 3 bedroom, 2 full bath, 1120 SF MFD home built in 2001 with a 28 x 32 detached garage built in 2003. Sits on a 49 x 140 regular lot. Taxes are approximately \$886.00 per year. Address is 102 East Willow Street, What Cheer, IA. Brief Legal Description: ORVILLE'S ADD LOT 7 BLK 5 VIN# FC01303201A&B.

Property B: House built in 1880 that has been used as a woodworking shop. Sitting on a 96 x 140 lot. Taxes are approximately \$214.00 per year. Address is 503 North Barnes Street, What Cheer. Brief Legal Description: ORVILLE'S ADD LOTS 5&6 BLK 5.

TERMS: Both properties sold in as is condition. 20% down day of auction with balance due upon delivery of deed and abstract at closing. Quit Claim Deed on property B. Taxes to be prorated to date of possession. Closing and possession on or about October 10, 2016. Properties will be offered for sale by auction at 12:00 Noon. Viewing of properties prior to auction by appointment. Please contact Abell Auction & Real Estate at the numbers listed below to make an appointment.

Household Items: (2) coffeepots; Panasonic 1200 watt microwave; toaster; juicer; bread machine; electric mixer; food processor; cookbooks; glassware; washboard; meat cleaver; kraut cutter; old apple press in very good condition; kitchen stool; sailboats; wood shelf; burgundy recliner; night stand; lamp; wooden table with leaf and 6 chairs; queen metal frame bed; leather office chair; desk; shelves; lots of books; games; fall décor; VCR's and cassette tapes; RCA CD player w/5-disc changer; First Act acoustic guitar in box; Celestron telescope w/stand; Bissell vacuum; Schwinn elec scooter; sewing machine; Charbroil gas grill; Sentry safe; old record player; antique telephones; old wall phone; claw foot wooden plant stand; (2) antique wood rockers.

Woodworking: Marlin fiddle maker; painting supplies; Craftsman bench type belt and disc sander; Project Master 16" scroll saw; Craftsman 16" scroll saw; jointer; wood working folding table; old levels; Craftsman roller; Ryobi drum sander; Craftsman table saw; wood lathe; lathe tools; workbench stool; alum folding sawhorses; wooden kitchen cabinet; Ryobi 10" surface planer; jigsaw; Black & Decker hand belt sander; Bushnell laser level; Roto Zip by Bausch; Black & Decker router; wood chisels; punches; pry bars; files; hand planer; bins; dust collector; Skil 570 router table with router; Holmes heater; replacement sanding belts; image projector; Soni Crafter by Rockwell; Dewalt biscuit cutter; Semco air gun nailer/stapler; Porter Cable Roto Zip; batteries; several nails & screws; several woodworking books; several wood clamps in misc. lengths; several pipe clamps; Stanley air nailer; Skil 10" motorized bandsaw; Wagner Paint crew; Delta bandsaw; several C clamps; Atlas router; Ryobi oscillating spindle sander; several lathe tools; dremel tool; soldering guns; measuring tools; Ryobi disc & belt sander; folding alum sawhorses; small wood lathe; JET dust collector; drafting table; Hawk Precision scroll saw; Rockler routing table & router; Ace 10" bench tablesaw; Black & Decker cutoff saw; Performax 12 1/2" thickness planer; (2) Porta Cable hand routers; Black & Decker skillsaw; Black & Decker hand router; Black & Decker jigsaw; Craftsman skillsaw; Craftsman jigsaw; Makita model 3901 plate jointer; misc. wood; antique wood working tools; light stand.

Shop Tools: safety goggles; toolboxes; grease guns; creeper; UST 3500 watt generator; UST 5500 watt generator; shop vac; space heater; 40-pc tap & dye set; nut drivers; tin snips; vise grips & pliers; screwdrivers; nut drivers; hammers; rivet guns; small 1/4" drive socket sets; drills; jigsaw; 1/2" drive socket set; box end wrenches; misc. tools; Makita right angle grinder; Dremmel 7700 multi-pro cordless tool; Clarke HD plus tool chest; hammers; crescent wrenches; wire brushes; several drill bits; large crow bars; (2) 5T floor jacks; 2T jack stands; Ryobi 8" bench grinder; bench top drill press; Coleman Powermate Magna Force 25-gal air compressor; Black & Decker portable drill; Worx sawsall; Makita portable right angle grinder; electrical wire ends; bench vise; electrical supplies; Craftsman 15 1/2" drill press; Craftsman tool chest; pipe wrenches; vise grips; rivet guns; hole saws; welding helmets; Craftsman 1/3HP bench grinder; old welder; Aluminum 24 ft. extension ladder; shop lights; Craftsman 7" right angle grinder; DeWalt 4 1/2" right angle grinder; (2) old heavy house jacks; several extension cords.

Lawn & Garden: JD L111 automatic riding lawnmower w/42" deck; Dynamark 20" pushmower; Craftsman 27" 8.0HP snowblower; alum folding ramps; chainsaw; rake, garden hoe; spade; garden hose & reel; yard hand sprayer; Poulan P1500 gas weedeater; Yardstick weedeater, rechargeable; Huskee small lawn trailer.

Auctioneer's Note: This is a very nice, clean collection of woodworking and shop tools/equipment that are in very good condition. The auction will start at 10:00 a.m. with the real estate being sold at approximately 12:00 Noon.

Terms: Cash or good check with I.D. Positive I.D. required to receive a bid number. Not responsible for accidents or in case of theft. Announcements day of sale take precedence over all printed material. List subject to change.

MICHAEL SCHOLTUS, OWNER



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