

# ESTATE AUCTION

**SATURDAY, NOVEMBER 5, 2016 10:00 AM**

SALE TO BE CONDUCTED AT THE PROPERTY LOCATED

**1200 G AVENUE EAST, ALBIA, IOWA**

**REAL ESTATE:** This property consists of a 2-bedroom home with large, open kitchen and adjoining dining area and family room. This home has a large living room, 2 spacious bedrooms plus full bath. The home has a full basement with gas forced-air heat plus rear deck and detached 12'x24' garage. All situated on a corner lot, over a half-acre in size. Be sure & make an appointment to inspect this property that includes this family home plus development potential.

**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, ANTIQUES & HOUSEHOLD ITEMS:** Whirlpool refrigerator/freezer; Whirlpool 15 cu. ft. chest-type deep freeze; Maytag auto washer & matching elec. dryer; Brown upholstered 3-cushion hide-a-bed sofa & matching recliner; Tan upholstered hide-a-bed sofa; Brown upholstered rocker; (5) Oak kitchen chairs; 3-pc. bedroom suite incl. full-size bed, dresser w/mirror & matching nightstand; 7-drawer kneehole desk; Coffee & end tables; Oak glider rocker w/matching footstool; Zenith 25" color TV w/stand; Component stereo system; Rust upholstered occasional chair; Folding card table & 4 chairs; Barstools; Wheelchair & invalid walker; Large asst. of bedding, blankets & linens; Quilts; Luggage; Asst. of kitchen items incl. pots, pans, dishes, 8-place setting of Meakin china; Large asst. of collectible glassware incl. Hoosier & Red Wing vases, Occupied Japan, Vaseline glass, cruets, Frankoma & Fenton tiered dish; Old hand mirror & matching brush; Antique coffee grinder; Rug beater; Seth Thomas clock; Juicer; Picture frames; (2) Bakelite table radios; Old cameras; Old Mattel & Fisher Price toys; Barbie dolls; Music boxes; Homer O'Laughlin china; Old Viewmaster; 1952 Democratic National Convention pin; Old perfume bottles; Kirby vacuum w/attachments; Elec. heater; Lawn chairs; Elec. Toro snowblower.

**COINS:** Several Silver Dollars; Several Silver Half Dollars; Approx. 40 Quarters – 1934 through 1964; Several dimes – 1905 through 1973; Nickels; One Dollar Silver Certificate; Wheat Pennies; Foreign 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.*

## IRENE POPSON ESTATE, OWNER

Matt Cernic, Executor

Joseph E. Starcevic, 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](http://www.almartinauction.net)

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