

Real Estate

Auction

"We Sell it the Day You Need it Sold!"

Sunday, December 8, 2013

Personal Property sells at: 12:00pm

Real Estate sell at: 1:00pm

9010 NE Morgan Dr • Bondurant, IA

**From I-80 take Adventureland exit 142 (US Hwy 65) NE through
Bondurant to NE Santiago Dr. (about 6 ½ miles), go east on
NE Santiago Dr. and make a slight right onto NE Morgan Dr.**

Broker Participation invited!!



General Description: Offering this 3 bedroom, 2 bath home. Master bath has a brand new walk-in whirlpool tub w/radio (hardly used) and a large counter area with 2 sinks. Sunroom was added in the late 90's. New stove and refrigerator purchased within the last 8 months. Washer/dryer is about 3-4 years old. Full basement. Large built-in hutch. Separate laundry/pantry area. Most window treatments were new last winter. Home has been smoke free. Attached 2 car garage with heat. Small shed w/large doors at both ends. Large shed (used for hobby of restoring tractors). Ceiling mounted furnace. Surrounded by mature trees. Fairly new generator in a small shed near the road that will power the house. LP tank is 80% full. Paved roads to acreage and asphalt driveway. Prime location! Set up for ADT Security.

Legal Description: LOT 5 THORNTON ESTATES **Total Living Area:** 1,620 sq ft

Lot Size: 3 acres **Net Taxes:** \$3,742/yr

Terms: Sold in 'As-Is' condition & w/no contingencies. Announcements sale day supercede printed material. Cash, 10% down payment day of auction w/balance due at closing on or about 30-45 days. Possession at closing.

Elizabeth "Betty" Hamm Estate

Daugherty Auction & Real Estate Services, Inc.

Kelly Daugherty, Chad Daugherty ~ Auctioneers

416 Greene St. Adel, IA (515) 993-4159 ~ d_auction@hotmail.com

North River Realty, Mike Bobst ~ Broker 1758 Creamery Rd., Dexter, IA 50070

Jamie Bergkamp ~ Closing Attorney 218 S 9th St., Adel, IA 50003

See Us on the Web at www.daughertyauction.com