

Public Estate Auction

* 2-BEDROOM HOME W/ ATTACHED GARAGE ON CITY LOT * 10' X 12' PORTABLE BUILDING *
* HOVEROUND ELECTRIC CHAIR * VINTAGE METAL TOYS * HOUSEHOLD ITEMS * ANTIQUES *
* COLLECTIBLES * GLASSWARE * FURNITURE * APPLIANCES *

Auction Date & Time: Saturday, July 16, 2016 at 10AM (CST)

Sellers: Wilma Jean Albers Estate, Stephen D. Thompson — POA

Auction Location: 602 Cherry St., Marshall IL 62441

Personal Property Preview: Friday, July 15, 2016 at 3pm- 6pm (CST)

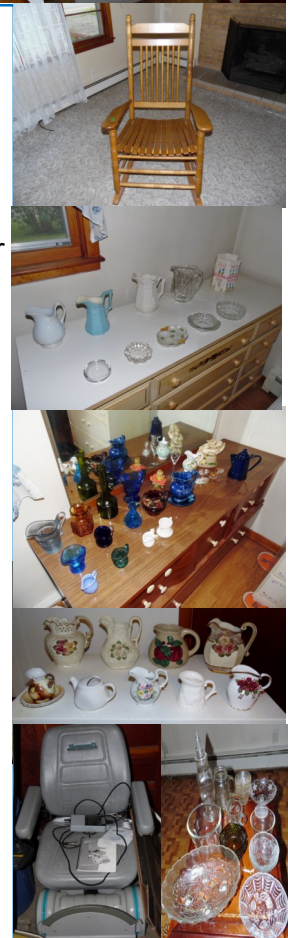
Real Estate Open House: Sunday, June 26, 2016 @ 1pm – 3pm or by private showing



LEGAL DESCRIPTION: Part of Block 31 in the Dulaney's Addition to the Town (now City) of Marshall, Illinois, situated in Clark County, Illinois. The lot size is 96.5' x 72' x 61' x 85' (IRR) = 5,670 sq. ft. m/l.

Real Estate – Sells at 10:00AM (CST) prior to personal property.

PERSONAL PROPERTY: Maytag Performance refrigerator/freezer; Maytag washer/dryer; kitchen table w/6 chairs; 4 door curio cabinet w/ lights; 3) dressers; leather top single drawer end table; spindle back rocking chair; pitcher collection (Fenton, Rainbow Glass Co. etc—baby blue ceramic pitcher by Julene Shaffner West Union IL); 1st Nat'l Bank Marshall IL ashtray; ceramic soup compote; strawberry pie plate; glass apothecary bottle; Polaroid 5X-70 camera in box; assort lawn ornaments; Model 71- 4qt ice cream maker; old brass light fixture w/ milk glass dome; Heatstream elect floor heater; Hoveround MPV 5 motorized wheelchair (new battery); sm portable safe w/key; shower chair; set Clubware pots/pans; assort household utensils; assort Christmas décor; porcelain nativity scene; NIB small outdoor charcoal patio grill; Sunbeam Glassbake No 20 clear mixing bowl; assort glass insulators; assort plastic barrels; assort lawn ornaments; assort drapery; tomato cages, galv bucket; elect weedeater; lawn/garden tools; 2)office chairs; area rug; octagon end table; table lamps; 2)5' step ladders; step stool; water hose; 3)pet carriers; old wood wagon; white wicker patio chair; 2 toned blue/white porcelain horse figurine; Craftsman 14 bush wacker; Weedeater leaf blower; spotlight; Shop-Mate Sabre saw; Shopcraft 7in saw; vintage Hulk doll (moveable limbs); Allis Chalmers plastic toy wagon; 1959 Mobile Gas metal truck; Marx Caterpillar wind up tin tractor; Marbroolt Farms metal trailer; Marx Super Auto Radio Line truck; Wyandotte Coast to Coast Motor Cargo Co toy truck & trailer; 1959 Shell Oil Power X tanker tin truck; Vintage 1950s tin Commander convertible car made in West Germany; Jocko monkey tin toy w/ orig pull ring & more!



For Terms, Photo's, Complete Sale Flyer & Property Information Packet go to: www.ucmarshall.com

Auctioneer's Note: We are honored to conduct this Public Auction for Wilma Jean Albers and her son Steve D. Thompson, P.O.A. This is a very clean house in a great location in town right across the street from South School. This will be approximately a 1 1/2- 2 hour auction. So come on out and bring a friend and enjoy your auction experience. Food and restrooms will be available the day of the auction. **Real Estate – Sells at 10:00AM (CST) prior to personal property.**

Announcements made at day of sale will take precedence over printed, oral, electronic statements, etc. All Items sold AS IS, WHERE IS, with no warranties expressed or implied. Auctioneer is acting only as an agent to the Seller (s) and is not responsible for any accident or liability. United Country – Auctions, Appraisals & Realty, LLC and their agents and the Seller (s) reserve the right to preclude any person or persons from actively bidding in any form if there is any question as to the person or person's credentials, behavior, suitability, etc. to participate in the bidding process. **Terms of Personal Property:** Cash or Check with proper ID at day of sale, Credit Cards (Mastercard, Visa, American Express, Discover) w/ **a clerical fee in the amount of 3% of the total purchase charged to the buyer for the use of credit cards.** Not responsible for any thefts or accidents. **NOTE: WE DO NOT USE THE 6% BUYERS PREMIUM ON PERSONAL PROPERTY—REAL ESTATE ONLY.**

Real Estate Buyer's Premium: The buyer will pay a 6% buyers premium which will be added to the bid price to arrive at the contract price (High Bid + 6% BP = Contract Price) The buyer is only required to pay 10% down, of the contract price on day of sale.

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"Specializing in Marketing YOUR Property, No One Knows the Country Like We Do"

Restrooms

Food & Drink

Will Be

Available