

Estate Auction

Located at: #400 E. Lincoln St. Flanagan, IL

Directions: From Casey's General Store (On Rt. 116 in Flanagan), Go North 8 Blocks (on Main St) to Lincoln St., Then 4 Blocks East OR: From the Good Samaritan Home, Go 1 Block West (on Lincoln St.)

Sunday, June 26, 2016 at 10:00A.M.

See Photos @ www.bradleyauctionsinc.com



Real Estate

(To sell at 12:30 P.M.)

Home Info: A 3 Bedroom/Ranch Style With: Lg. Living Room, Eat-in Kitchen, 2 Full Baths, Open Front Porch, Enclosed Back Porch, (Heated w/ Built in Grill & Exhaust Hood), Attached 2 1/2 Car Garage, Crawl Space, Hot Water, Heat, Central Air Cond., Generac 11KW Stand by Generator, Vinyl Siding, Lg. Fenced Back Yard.

Backyard Barn: 20'W X 30'L Barn w/ Loft

Lot Size: 119 ft. x 189 ft. (.52 Acre)

Legal Description: Beginning 140 Ft. East of the Southeast Corner of Lot 1 in Block 1 of Hemken's Addition, Then East 119, Ft. North 189 Ft, West 119 Ft & South 189 Ft. To the Point of Beginning

Taxes: \$3,056.76/year (w/ 1 Exemption) PIN: 13-13-22-230-024

Inspection: The Home will be Open for Inspection on Sun. June 12, 2016 From 1:00 to 4:00 P.M.

Real Estate Terms: 10% Down Payment (non-refundable) on day of Auction, with the Balance Due on or Before July 26, 2016. Written purchase agreement to be entered into on day of Auction. Property Taxes to be pro-rated to the date of closing. Sale is subject to the Seller's Confirmation. The property is being sold "AS-IS" with NO warranties, NO formal inspections, and NO contingencies.

Auctioneers' Note: This is a Nice/Large Home On A Large (1/2 Acre) Lot w/ Lg. Garage & Barn.

Boat & Trailer Canoe-Kayak Boat Motors

(To sell at Noon)

2014 Sun Dolphin Pro 120 Poly Fishing Boat, 11 Ft., Pedestal Seats, Live Well, & Cover, On 1994 Karavan Trailer w/folding hitch.

16 ft. Poly Canoe

Wilderness 13 1/2 ft. Poly Kayak

Boat Motors: Evinrude "Angler", 9 H.P., Suzuki 2.5 H.P., Evinrude "Lightning Three" 3 H.P., Eska 3 H.P., Motor Guide "Stealth" Trolling Motor

Honda Maxi Scooter

(To sell at Noon)

2003 Honda "Silver Eagle" Maxi-Scooter, 582 cc, Only 1,576 miles (Red)

Recumbent Bikes & Trike

(To sell at Noon)

2012 Catrize Recumbent Trike, 28 Speed

2- BikeE Recumbent Bicycles, 21 Speed

Schwinn "Evolution Comp" Exercise Bike

Shop Equip. & Tools

Makita 3-1/4" Power Planer

Craftsman 10" Power Miter Saw

Ryobi 16" Scroll Saw on Stand

Craftsman 10" Table Saw

Diamond Wheel Wet Tile Saw

Portable Air Compressor, 5.5 H.P./20 Gal

Craftsman 3 pc. Rolling Tool Chest

Bosch 3" Belt Sander

Craftsman 1 H.P. Router

4 in 1 Power Sharpener

Larin A.T.V. Jack

Keller 8 Ft. Fiberglass Step Ladder, 20 Ft. Alum. Ext. Ladder

Air Hose & Reel

Elect. Chain Saw, 4-5 ft Pipe Clamps

"New" Wood Worker's Vise, 9"

Lg. Assortment of Power & Hnd Tools
(Many are New)

Mop Bucket

9-Sheets 1/2" Particle Board

Lawn & Garden

MTD/Yard Machines Chipper/Shredder, 4 h.p., Gas

Agri-Fab Utility 10 Yard Cart, Poly

Mantis Mini Tiller

Legend Gas Power Post Auger, 3 h.p./8"

Homelite Gas Power Blower

20" Elect. Mower

2-Gas Power String Trimmers

Garden Hose on Lg Reel

Household Furnishings

Appliances: Kenmore Refrig/Freezer w/Ice Maker, (White)

Kenmore 30" Gas Stove, (White)

Kenmore Hvy. Dty. Washer & Matching Elect.

Dryer (Both White)

Kenmore 12 cu. ft. Upright Freezer, (White)

Homedics Heat & Massage Chair

Lg. Kenmore Gas Grill

Furniture: 2-Leather Rocker/Recliners (Lazy-Boy)

Studio Couch w/Oak Frame

Iron Queen Size Bed & Night Stand

Drop Leaf Dining Table w/ 4 Chairs

Pine/Drop Leaf Dinette Table

Iron Baker's Rack

Sm. Pine Drop Front Desk

2-Tall Bookcase Units

Computer Desk

Executive Desk Chair

File Cabinets (2&4 Drawer)

Bath Tub Stool

Antiques & Collectibles

Oak Roll-Top Desk, "S" Curve, 48"w

Lg. Oak Bookcase (Open Front)

4-Old Metal Lawn Chairs

Brass Fire Extinguisher

Old Garden Cultivator

Milk Can

2 Gal. Western Crock

2-Crockery Jugs

4- Wooden Pop Cases

3- Hohner German Harmonicas

Smoking Pipes

3-Collector Beer Stiens

4-Model Sailboats

Fossils, Rocks & Arrowheads

Lg. Assortment of "Rod & Customs" Magazines (1960's)

Several Handmade Wood Wall Hangings

Hunting & Fishing

Range Maxx Shooting Bench Tables

Buckeye Jr. 54" Bow w/Reel

Fly Rods & Fly Tying Accessories

Assorted Fishing Lures

Lg. Assortment Fishing Rods & Reels

Various Tackle Boxes w/Contents

Ice Fishing Utility Sled

Underwater Camera

"New" Fish Fry Kit

Cast Iron Cookware

Block Crossbow Target

Outdoor Clothing (Rain Suits-Cold Weather Gear)

Assorted Muskrat Traps

Terms: Cash, Check or Major Credit Cards (w/ 3% Convenience Fee). Photo ID Required to register. All items sold "As-Is". All sales are final.

Auctioneers' Note: This will be a Large Auction with many items Like New. 2 - Auction Rings will sell simultaneously for part of the day.

Announcements on the day of Auction to take precedence over printed material. Lunch stand and restrooms on site.

THIS IS A LIVE AUCTION, MUST BE PRESENT TO BID!!!

Seller: Steven M. Butzow Estate - Flanagan, IL



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