

# Estate Auction

Located at: #712 E. Main St., Cornell, IL  
 Directions: Take Rt. 23/Main St., to the East edge of Cornell, IL  
 (at the corner of Main & 8th Streets)

**Sunday, July 26, 2015 At 10:30 AM**

See Photos @ [www.bradleyauctionsinc.com](http://www.bradleyauctionsinc.com)



## Real Estate (to sell at 12:30pm)

### 3 - Bedroom Home on Lg. Corner Lot

**Home Info:** A 3 Bedroom, Ranch Style Home (1,296 Gross Sq. Ft.) with 2 Full Baths, Lg. Living Room & Lg. Eat-In Kitchen, Situated on a crawl space. The Home has Central Air Cond., Gas/Forced Air Heat & Vinyl Siding. There is a Lg. Front Wood Deck, (8' x 14') & A Rear Wood Deck (10' x 12') This Home is of Modular Construction

**Garage Info:** A Detached Garage (24' x 24')

**Year Built:** 2005

**Taxes:** \$1,523.40 / Year W/ 2 Exemptions  
 P.I.N. number 08-08-11-461-008

**Inspection:** The Home will be open for Inspection on Thurs., July 9 from 5 to 7 PM

**Legal Description:** Lots 21 thru 26 in Block 5 of H.M. Cornell's 1st Addition

**Lot Size:** 144' x 80'

**Real Estate Terms:** 10% down (Non refundable) on the day of the auction with the balance due on or before August 25, 2015. Written contract to be entered into on day of auction. Property taxes to be prorated to the date of closing. Sale is subject to seller's confirmation. This property is being sold "As-Is" with NO inspections, NO warranties & NO contingencies.

**Auctioneers' Note:** This is a nice Home, situated on a large corner lot on Main St.

## Household Furnishings

### Appliances:

G.E. 17 Cu. FT. Refrig/Freezer (white)  
 G.E. 30" Gas Stove (white)  
 Roper Auto. Washer (white)  
 Hot Point Gas Dryer (white)  
 Hisense 42" Dia. Flat Screen T.V. W/ stand  
 Whirlpool Microwave Oven (black)  
 Kenmore Upright Vacuum  
 Pedestal Fan

### Furniture:

Oak Dining Table W/ 5 Oak Chairs  
 4 PC. Bedroom Set (Queen size Bed, Dresser W/ Mirror, Chest & Night Stand)  
 Dbl. Bed Complete  
 Lg. Breakfront Style China Cabinet  
 Rocker/Recliner (olive velour)  
 "Pride" Electric Lift Chair (brown velour)  
 Floral Sofa  
 4 - Oak Swivel Bar Stools (24" H)  
 Wood Desk  
 2 - Wooden Book Shelf Units  
 4 Drawer Steel File Cabinet  
 2 - Card Tables  
 Table and Floor Lamps  
 Assorted Books  
 Pots & Pans  
 Dishes & Glassware

## Antique & Collectible Items

Walnut Veneer China Cabinet (flat front)  
 Oak Curved Glass China Cabinet (newer)  
 Assorted Figurines

Costume Jewelry  
 Die Cast Farm Toys  
 Assorted 45 R.P.M. Records  
 Iron Skillets  
 Barn Lantern

## Handicap Scooters & Handicap Items

Pride "Victory XL4" Handicap Elect. Scooter  
 Pronto Handicap Elect. Scooter  
 Pride Scooter Lift System (for rear of vehicle)  
 Folding Wheel Chair

## Shop Equip. & Tools

Craftsman 10" Radial Arm Saw  
 Craftsman 10" Table Saw  
 Oxy./Acetylene Outfit on Cart  
 Powerline 4" Belt/6" Disc Sander  
 14" Chop Saw  
 Roll-Around Battery Charger  
 Bench Top Drill Press  
 Sm. Upright Air Compressor  
 Set of Halogen Work Lights  
 Bostitch Framing Nail Gun  
 Porter Cable Brad Nail Gun  
 Assorted Hand and Power Tools

Personal Property 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.

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

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

## Seller: Lester L. Goodrich Estate

Cornell, IL



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