

REAL ESTATE & PERSONAL PROPERTY AUCTION!

Saturday, June 8, 2013

1711 S 16th Road, Burr, NE 68324

(From Burr, NE drive 1/2 mile west to County Road 16, then 1/2 mile north)

Personal Property Auction begins at 10:00 a.m. • Real Estate sells at 12:00 Noon • Followed by Tractor, Vehicles and Guns



Real Estate – To Sell at 12:00 p.m.

Address: 1711 S 16th Road, Burr, NE 68324

Legal: Lot 1 Wusk Subdivision, located in the N 1/2 SW 1/4 of Section 28, Township 7 North, Range 10 East of the 6th P.M., Otoe County Nebraska

Lot Size: 2.05 acres

Date Built: 1900

General Description: 3 BR, 1 BA 1 1/2 story home with detached single car garage and several outbuildings all situated on a peaceful 2.05 acre tract. This fixer-upper home has plenty of room and useful outbuildings to garden, woodwork, or expand your hobbies.

TAXES: 2012 taxes were \$1,243.50. All of the 2012 taxes will be paid by seller. Estimated 2013 taxes will be prorated until the day of closing.

TERMS: 20% down the day of the sale. Buyer shall be required to sign a cash, non-contingent offer to purchase immediately following the sale. The remaining balance shall be paid with a cashier's check at closing, on or before July 9, 2013. Full possession to be given upon closing. Seller shall furnish a Warranty Deed with title insurance policy.

The cost of the Owner's title insurance policy and escrow closing fees shall be equally divided between buyer and seller. Any policy endorsements and/or survey requirements shall be at the Buyer's expense. Please make your financial arrangements before the auction.

Agency Disclosure: Easter and Associates, Inc are acting as agents of the Sellers only. Property sells to the highest bidder, with Sellers confirmation of final bid price.

Announcements from the auction block will take precedence over any printed material.

For more information or to arrange a showing contact:

Mark Easter
Easter & Associates, Inc.
363 5th Street, Syracuse, NE
402-269-2221 (Office)
402-297-1212 (Cell)
www.goEaster.com

Gene Sisco, Salesperson
Syracuse, NE
Svoboda Realty
Weeping Water, NE
402-269-3127



Tractor, Vehicles, & Equipment



1987 Ford 1720 MFWD Tractor; 28 hp; 3 cylinder diesel; 934 hours; 540 rpm PTO; 3 pt; ROPS; weights; lights; EXCELLENT CONDITION; -SN UL22197



2008 Ford Ranger Reg. Cab 4x4 Sport; 6 cylinder; Auto; tubular step-boards; only 30,877 miles-very good condition.



2002 Ford Taurus SES; 4 dr; 3.0 V-6; Auto; 60, 517 miles-good condition

JD #5 sickle mower
Small Estate windmill rake
5' - 3 pt. shredder
3 pt 2-bottom blow
3 pt disc
3 pt rear blade
3 pt Ferguson cultivator
Utility trailers
3 pt dirt slip
Small E-Z Trail flatbed trailer

Guns and Ammunition, Fishing Equipment-to sell following vehicles

Marlin Model 15Y .22 cal. S, L, LR single shot rifle w/scope; SN 15733528
Remington Wingmaster Model 870 12 ga. Shotgun; pump action; 2 3/4" chamber; adj. poly choke; SN- 100156V
Remington Wingmaster Model 870 12 ga. Shotgun; pump action; 2 3/4" chamber; adj. poly choke; SN- 878447V
Parker England side by side double barrel 8 or 10 ga. Shotgun; exposed dual hammers; likely well over 100 years old; SN - P5039
Fox Savage Model B side by side double barrel 12 ga.; 2 3/4" chamber
Remington Fieldmaster Model 121 .22 cal. S, L, LR rifle; pump action; SN - 138112
Wards Western Field 20 ga. Single shot; bolt action; choke; SN - 04M217A
Springfield J Stevens Model 83 .22 cal. S, L, LR rifle; single shot; sling

Remington Model 12C .22 cal. S, L, LR rifle; pump action; octagon barrel; SN- RW529535
Winchester Model 88 .243 cal rifle; lever action; Tasco 4 x 32 scope; sling; SN - H240901
J Stevens Crack Shot .22 cal. LR rifle; SN - M612
Walther Model PPK 7.65/32 cal. semi-automatic pistol from WW II German Military (paperwork available to verify); 2 clips; SN - 339448K
Daisy .177 cal. Air rifle
Stevens 124 12 ga. Shotgun not assembled- do not know if operational
Several Military daggers
Weaver Model K3 Scope
Binoculars - Gun cleaning kits/ammo boxes
Tackle boxes, tackle and lures
Fishing rods and reels

Collectibles and Antiques

McCormick Deering Line General Catalog #39-very good condition
Military medals & memorabilia- Army, Marines; WWII and Korean Wars
Old advertising items
Aladdin Model B lantern
Kerosene lanterns and lamps
General Patton doll w/accessories in box
1977 Atlas of Otoe County
Wooden potato bin
Mission Oak buffet hutch
Camel back trunk
2-sets of 4 spindle back chairs
4- splat back chairs
3- Iron frame twin beds
5' antique wooden cabinet - Wardrobe
Drop-leaf table
German Bibles

Old Prayer Books- Catechisms
Coat Tree
Old cook books and gardening books
1908 Sears Roebuck Catalog replica
Old toy horses and figurines
Rogers nickel silver flatware
Sad Irons - Sausage stuffer
Wooden hanging cabinets
Antique dresser w/hat box
Old Zenith TV
Military models and toys - Metal toy airplane
Ucayali guitar
Wooden smoking pipes
Military clothing
Oak dresser w/mirror
Pictures and frames - Old post cards
Western and Blue Band crocks, bowls and jugs

Appliances, Household, Furniture and Miscellaneous – Starting at 10:00 a.m.

Ceramic and kerosene heaters
Exercise bike
Wicker rocker
Hibachi grill
GE 100 v window A/C
Sofa table
Meat grinder
Wooden Crates

Haier 18.2 cu ft refrigerator/freezer
GE turntable microwave
Small appliances
Pots/pans/bowls/utensils
4 - Burner Whirlpool stove
Small chest type freezer
Whirlpool Estate washing machine
Small electric Maytag dryer

Lawn & Garden, Tools, and Misc.

Poulan riding mower-6 spd; 18 hp I/C commercial Briggs & Stratton
Dixon ZTR 3303 mower
Atlas chain drive tiller
Fimco pull type lawn sprayer
2 - Aluminum step ladders
Garden tools
Pitchforks, shovels, spades, rakes, etc.
Mole traps/live traps
Journeyman's leather tool belt
Ratchet straps
Pole saw
Hand broadcast seeder
Fuel cans
Tool boxes
Come-a-long
Electric fencer
Car ramps
2 hp air compressor Craftsman Radial arm saw
Montgomery Ward Table Saw
Power Kraft Jointer
Power Kraft router & bits
Belt sander
Brace and Bits
Hand planes
Saw horses
Rollers on stands
Jig saw./Skil saw

Hand saws
Levels/clamps
Hammers
Hoses and reels
Post driver
Aluminum extension ladder
Tap and die set
Chicken waterers
Air bubble & air hose
SAE and metric wrenches and sockets
Compact pickup toolbox
Emerson 180 amp welder/helmet/rod
Saws
Files/screwdrivers/etc.
I-beam anvil
Hammers
Grinder/brush w/110 motor
Antique vice
Pruners
Bolt cutters
Hack saws
Hydraulic jack
Electric drills
Dremel tool
T-post/electric fence posts
Tomato cages
Fuel barrel w/hand pump
Hand cultivator
Iron pile

Kenneth Beckmann Estate

John Stilwell P.R., John Horan Attorney for the Estate

TERMS: TERMS: Cash, check w/proper ID, VISA, MasterCard, or Discover Card. Everything is sold as is, where is, with no warranties (written or implied). Items are not guaranteed to be of any particular age, year of manufacture, model, make or condition. Information on printed material and website though deemed to be accurate, is not guaranteed. Whether present at the auction or absentee bidding, it is the buyer's/bidder's responsibility to inspect the merchandise being offered, and to verify the accuracy of all statement.

Firearm Purchasers: Shotguns and Rifles: Buyers must be at least 18 years of age and a legal resident of the State of Nebraska and legally eligible to own a firearm. Out of state residents will be required to have a Federal Firearm License or a permit valid for the State of Nebraska to purchase long guns. Handguns: All hand gun buyers must have a valid handgun or Conceal Carry permit for the State of Nebraska, or a Federal Firearm License. We reserve the right to refuse the sale or place a hold on possession of ANY gun to buyers in question

Easter & Associates
Auctioneering & Sale Management

MARK EASTER, Auctioneer
402-297-1212
www.goEaster.com

GENE SISCO, Auctioneer
402-269-3127
www.ncnewspress.com (More Tab)