

AUCTION

**SATURDAY
JUNE 15, 2019
10:00 A.M.**

3-BEDROOM ALUMINUM SIDING HOUSE & LOT

ANTIQUES • COLLECTIBLES • PERSONAL PROPERTY

LOCATION: 305 SOUTH MAIN ST., TOMPKINSVILLE, KY.
SIGNS POSTED.

DESCRIPTION OF REAL ESTATE:

We are selling an aluminum siding house & lot that has a living room, dining room, 1 bedroom, and 1 full bath on the 1st floor and 2 bedrooms on the 2nd floor. This home has a full walk-out basement and is heated with electric wall heater and has window air conditioning. There is also a wooden storage building on the property. All of this is sitting on a nice lot.

TAXES:

The 2019 County and City taxes will be prorated as of the date of closing.

ANTIQUES - COLLECTIBLES:

Cherry dresser; Coins-1923 Liberty Silver Dollar, 1935 Buffalo nickel, other old coins, Foreign coins; 2 quilts; wooden knives (hand made by Carlos Ford); knives-Rigid, Swiss Army, Ranger and others; set of rose pattern dishes; Moon & Star- blue compote & salt & pepper shakers, amber salt cellars; 2 coffee grinders; depression glass-clear & gold- vases, bowls, compotes, candy dishes; Carnival Glass-large bowl, small bowl, compote, bowl; green hen on nest; amber hobnail lamp; 2 oil lamps; old store scales; old records; granite ware; cast iron skillets-covered bowl, cornbread skillet, muffin pan, flat skillet, iron; 10 blue Fostoria stemmed glasses; amber Fostoria pitcher; "Formalities" tray, creamer & sugar, pitcher; lots of Vintage blue & white Colonial porcelain figurines; covered cake stand; china cups & saucers (Japan); doilies & pillowcases; 14 blue stemmed glasses & 4 desert dishes; and other items.

PERSONAL PROPERTY:

Sofa; 2 recliners; 3 pc. maple bedroom suit; kitchen table & 2 chairs; Hotpoint stove; Hotpoint refrigerator; Hotpoint washer & dryer; cabinet; sofa table; glider chair; chest of drawers; book cases; rocking chair; footstool; several lamp tables; bookshelves; quilt rack; wood stool (new); (2) sewing machines; sofa picture; TV & stand; TV table; coffee table; rolling pin; pots & pans/molds; cookie jars; lots of Corningware; coffee cups & mugs; glasses; rug; steins; wall décor; punch bowl & cups; knives - Rigid, Swiss Army, Ranger and others; tablecloths; set of Christmas dishes; silverware; kitchen utensils; metal sifter; metal bowls Pyrex bowls; Christmas platter; plates & bowls; old refrigerator; shop vac; ladder; hand & garden tools; lamps; jars; crock pot; mirrors; pictures; BB gun; wall plaques; afghans; bath linens; bed linens; sewing box; Christmas tree & decorations; dolls; boxes; books; 20' box fan in box; 10' box fan in box; radiant heater; coolers; quilting frames; metal chair; vacuum cleaners; puzzles; and many other items too numerous to mention.

TERMS OF SALE:

Real Estate - The purchaser of the land will be required to pay a 15% non-refundable down payment on the day of the sale with the balance to be paid on or before 40 days at closing. The purchaser of the house will be required to sign a purchase contract on the day of the sale. This property is selling "As Is, Where Is" both surface and subsurface. **Personal Property** - Cash or approved check on the day of the sale with proper I.D. Buyers must register with a driver's license to bid on the merchandise. All items will be selling "As Is" with no warranties expressed or implied and all bidders should satisfy themselves as to the description and quality of each item. There will be a 6% Kentucky sales tax collected on all taxable purchases unless buyer presents a Ky. Resale Certificate.



AGENT'S NOTE:

If you have been looking for a house to buy to live in or for a rental property, then this could be the home for you. This home is sitting on a nice lot and is located just a few blocks from downtown Tompkinsville close to doctor's offices, pharmacies, grocery stores, and churches. Don't forget that we have some nice personal property to sell as well, so be sure and mark your calendar and come out and be with us on Saturday, June 15 at 10:00 a.m. for another fun day at our auction. For more information or to look at the house, contact the selling agent at 207-487-6104.

CARLOS FORD AND CLOE NELL FORD ESTATE - OWNERS

Any announcements made on the day of the sale takes precedence over all other advertisements or comments. All information contained in our advertisements has been obtained from sources deemed to be reliable. Sellers and/or Proffitt Real Estate Agency, Inc. cannot and do not guarantee its accuracy. Owners and agents are not responsible in case of accidents. This house was built before 1978 and could contain lead based paint. Make your inspections before sale day and be prepared to sign a lead-based paint waiver prior to signing a sales contract on day of sale.

 

PROFFITT

REAL ESTATE AGENCY, INC.

TOMPKINSVILLE, KY

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