

AUCTION

SATURDAY, NOV. 2 @ 10:00 A.M.

HOUSE & 1.19 ACRES

ANTIQUES · COLLECTIBLES · FURNITURE & MORE!



LOCATION:

This property is conveniently located at 36 Louise Drive in Tompkinsville, Kentucky, directly across from the Monroe County Middle School. Signs posted.



REAL ESTATE:

A nice brick home complete w/ a foyer, living room, kitchen/dining area, 3 BR, 2 full baths, laundry rm., 1 car attached garage, covered front porch, & a rear deck, all positioned on a 1.19 AC lot w/ road frontage on Gamaliel Rd. C/H/A, city water, sewer, & all city utilities available.

TERMS OF SALE:

Real Estate: A 15% non-refundable down payment required the day of the sale w/ the balance due on or before 45 days. Full possession with deed at closing. Property is selling "As Is, Where Is", both surface and subsurface. Purchaser required to sign a purchase contract the day of the sale. 2024 City & County property taxes will be prorated as of the date of closing. **A 7% Buyer's Premium will be added to the final bid on the real estate to establish a contract price.**

Personal Property: Cash or approved check accepted w/ proper ID. **Buyers must register w/ a driver's license to bid on merchandise.** All items are selling "As Is" with no warranties expressed or implied and all bidders should satisfy themselves as to the description and quality of each item. **6% KY Sales Tax will be applied to all purchases unless buyer presents a KY Resale Certificate. No Buyer's Premium on personal property.**

SELLERS: LOUISE DYER HEIRS
36 Louise Drive, Tompkinsville, KY

ANY ANNOUNCEMENTS MADE THE DAY OF THE SALE TAKE 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 & DO NOT GUARANTEE ITS ACCURACY. OWNERS & AGENTS ARE NOT RESPONSIBLE IN CASE OF ACCIDENTS. MAKE YOUR INSPECTIONS BEFORE SALE DAY & BE PREPARED TO SIGN A SALES CONTRACT ON DAY OF SALE.



TOMPKINSVILLE, KY
270-487-6104
270-487-9629

www.ProffittRealEstate.com

Sharon B. Proffitt, Principal Broker & Auctioneer
Eddie Proffitt, Sales Associate & Auctioneer
William H. Proffitt, Sales Associate & Auctioneer
Joseph Eaton, Apprentice Auctioneer



"PROFIT WITH PROFFITT"



ANTIQUES & COLLECTIBLES:

Cedar chest; oak square table; old trunk; several handmade quilts; (2) #4 crock churns; crock jug; ladder back chair; old mantle clock; cast iron items, irons, tea kettle, large kettle, waffle iron, kettle w/handle, and others; 2 Aladdin oil lamps; several old oil lamps & lamp bases; red Moon & Star covered dish; wooden butter mold; hen on nest; depression glass (green, pink, & clear (clear has dessert dishes, bowls, footed bowls, butter dishes, preserve stands, etc.)); Princess House baking dish; carnival glass (grape pattern bowl, 4 stemmed glasses, vases, butter dish, covered candy dish); cake stand; 8 gold Fostoria stemmed glasses; 8 pink Fostoria stemmed glasses; milk glass (several pieces); blue decanter with 6 stemmed glasses; pitcher & bowl (USA R.P.P. Roseville, OH); blue jars; weights to old scale; metal match holder; prints (Old Mulkey, Dexter Bowles, Margie Wittington, Russell May); old medicine bottles and many other items!



AGENT'S NOTE:

We are grateful to the **Louise Dyer Heirs** for the opportunity to conduct this auction of their home and lifetime collection of personal property. We will be selling a nice, conveniently located home as well as an extensive collection of personal property. Be sure to mark your calendars and join us **Saturday, November 2nd at 10 a.m.** for another fun day at our auction!



FURNITURE & MORE:

(2) 3 pc. bedroom suits; 4 pc. bedroom suit; dining table & 6 chairs; buffet; drop-leaf kitchen table & 2 chairs; couch & loveseat; 3 recliners; Amana W&D; maple coffee table & 2 end tables; 7 pc. wrought iron patio set; coat rack; microwave; toaster ovens (Black & Decker & Rival); several nice lamps; framed prints & pictures; mirror; flat screen TV & stand; Keurig coffee pot; Cuisinart can opener; 4 pc. canister set; bowls; glasses; cups; flower arrangements; home décor; linens (bed, bath, & kitchen); set of Crown Victoria Lovelace china; full set of Corelle dishes; set of Newcor stoneware; green stemmed glasses; weed eater; aluminum ladder; battery charger; rack; walkers; bee smokers; hand wood planer; Black & Decker hedge trimmer; Cadence treadmill; battery cables; extension cords; lanterns; boxes of hand tools; jars; lanterns; 2 riding mowers (Craftsman 60" & Murray 50"); lots of miniature handmade chairs much more!



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