



Outstanding Public Auction Real Estate & Personal Property Saturday December 3rd. 2022

Starting Time 10am

451702 Hwy 100 Vian, Ok. 74962

Saturday December 3rd. 2022 @ 10am



Real Estate: 1.5 Acres Located just East of the Intersection at Hwy 82 & Hwy 100 leading to Lake Tenkiller. Also included is a Two Bedroom, One Bath 860 Sq. Ft. Home, Commercial Shop with Attached Former Aquaponics Green House. This property would make a great location for a future Retail Business. This property will be sold in As-Is, Where-Is condition at the time of auction. All buyers are encouraged to conduct any property inspections prior to auction. The sale and purchase of this property at auction will not be based on any lender required financing or inspection conditions. All interested buyers are encouraged to have any financing in place prior to the auction. This property will be sold with a 10% buyer's premium in addition to the final accepted bid amount. The closing of the real estate transaction will be approximately 30 days from the date of auction. Property tours are available by calling 479.629.6501

Directions: From Interstate 40 Exit #297, at Vian, Ok., Go North on Hwy 82 approximately 9.5 miles to the intersection of Hwy 82 and Hwy 100 at McQuicks Convenience Store. Go East 100 yards on Hwy 82 just behind McQuicks Convenience Store to the auction location.

Auction Terms and Conditions: All Items Will Be Sold In As-Is, Where-Is, condition at the time of auction. All Bidders are expected to may a reasonable inspection of any item before bidding and possibly becoming the successful winning bidder. Neither the auction company nor the seller will be responsible for any lost, damaged, misplaced, or stolen items. Once the auctioneer declares the item or items sold, those items become the sole responsibility of the winning bidder. All items must be paid for the day of the auction. **Payment Terms and Conditions:** We accept Cash or Approved Check as a form of payment. Payments made with a check must be accompanied with proper and satisfactory photo ID. We accept Credit or Debit Cards as a form of payment. All payments made with the use of a Credit or Debit Card will be subject to a 4% buyer's fee included with the final payout total. Payments made with the use of Cash or Approved Check will have the 4% buyer's fee waived, on personal property items purchases only.

Items Include: Fully Operational Mobile Catering Truck with Deep Fryer, Flat Top Grill, Cold Prep Area, Cold Storage, Ansul System, and much more, Fully Operational Catering Trailer with Kitchen Equipment and Mounted Southern Pride Smoker. 16ft. Utility Trailer with Mounted Southern Pride Smoker, Shop Built Wood Fired Smoker on Trailer, Dodge 3500 Extended Cab Truck with Cummings Engine, Automatic Transmission, Mushow Inflatable Outdoor Projection Screen with Projector, 2011 Kenworth Box Truck with Mounted Thermo King Refrigeration Unit, Small Chevrolet Dump Truck (Farm Truck), Xpress Brand Aluminum Flat bottom Boat and Trailer with Mariner 50HP Outboard Motor, Hydraulic Log Splitter, 2000 Model Freightliner Sport Chassis Extended Cab Truck with Automatic Transmission, 24 Valve Cummings Engine, Custom Aluminum Flatbed, Odometer shows 201,209 +/- miles, RCV Posi Track Skid Steer with Tracks, Insulated Cambro Containers, Insulated Cambro Rolling Cabinet, Barrel Fan, Vegetation Flowering Cabinet, Grow Lights, Misc. Sheet Pans, Commercial Pots & Pans, 3 Bay Stainless Steel Sinks, Roaster Ovens, Dish Racks, Commercial Mixer Stand, Rotisserie Oven, Gas Flat Top Griddle, Vulcan Double Oven, Commercial Oven (Never Used), Gas Deep Fryer, Planting Boxes, Commercial Water Tubs, Backpack Sprayer, Mop Bucket, Handmade Stag Handle Knives, Warming Cabinet, Cold Bar Table, Commercial Display Freezer with Sliding Top, Open Sign, Approx. 12'x14' Walk In Cooler, Upright Deep Freeze, Stainless Steel Side Refrigerator, Sheet Pan Rack, 3 Bay Steam Table, Stainless Steel Prep Tables, Complete Extruding Machine, Winchester Gun Safe, Foot Sealer with Cutter, Misc. Paper Goods for Restaurant, Yard Tools, Pop Up Tents, Cajun Injector Electric Smoker, Pet Porter Portable Cages, Compound Bows with Fishing Reels, Coleman 5000 Watt Generator, Air Less Paint Sprayer, Dremmel Scroll Saw, Chainsaws, Stihl 430 Mist Blower/Sprayer, Air Hose Reel, Wheel Barrow, Bicycles, Jack Stands, DeWalt Compound Miter Saw, 3pt. Brush Hog, Tandem Dual Gooseneck Trailer with Folding Ramps, Lockhart Cooker/Smoker, Stainless Steel Dish Table, Expanded Metal Patio Table seats 4, Log Chains, Metal Detector, Small Table Saw, Upright Air Compressor, Carrier Brand Roof A/C Unit, Badlands 12,000 lb. Electric Winch, Propane Bottle, Wide Variety of PVC supplies, Aquaponics Irrigation System, Aluminum Handicap Ramp System with Landing, Aluminum Step Ladder, Roof Mount Exhaust Fan, 5th. Wheel Hitch, Plastic Tote in Frame, Whirlpool Tub, Shop Style Drill Press, Push Mowers, Gas Powered Concrete Saw, Camp Stoves, Pneumatic Concrete Engraver, Expanded Metal Patio Table & Chairs, Kitchen Aid Mixer, Washer & Dryer Set, Leather Sofa & Loveseat, Large Variety of Paparazzi Jewelry, and Many More Items. **This is only a small list of the items that will be available day of auction. Bring a trailer and plan to stay with us.**

Concessions and Restrooms will be available day of auction.



