

# KESSLER

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"No Auction Too Large Or Too Small"**

# Auction

**SATURDAY, DECEMBER 14, 2019 - 10:00 A.M.**

**JUDITH SHREVE DORRIS ESTATE + ADDITIONS**

**STONE HOUSE & LOT**

**STONE RANCH - 3 BEDROOMS - 2 BATHS - PARTIAL BASEMENT -  
ZONED CENTRAL HEAT & AIR - ATTACHED GARAGE - 2 DETACHED BUILDINGS**

**PERSONAL PROPERTY**

**LEXUS CAR - ANTIQUE / MODERN & CHERRY FURNITURE - ANTIQUES - COLLECTABLES -  
APPLIANCES - HOUSEHOLD ITEMS - TOYS - TOOLS & MISCELLANEOUS ITEMS**

**1362 OLD LEBANON ROAD, CAMPBELLSVILLE, KY.**



**FOR AUCTION INFORMATION CONTACT:  
JOHN M. KESSLER, PRINCIPAL REAL ESTATE BROKER & AUCTIONEER  
JOHN WAYNE KESSLER, REAL ESTATE BROKER & AUCTIONEER  
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**1362 OLD LEBANON ROAD, CAMPBELLSVILLE, KY.**

**LOCATED BETWEEN CAMPBELLSVILLE CITY LAKE & TAYLOR REGIONAL HOSPITAL - AUCTION SIGNS POSTED!  
Directions: From Campbellsville, Follow Highway 289 (Old Lebanon Road). Property is located just past the Campbellsville City Lake on your right.**

**BID & BUY THE AUCTION WAY!**

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**REAL ESTATE SELLS 1ST AT 10:00 A.M. - FOLLOWED BY THE PERSONAL PROPERTY**  
**STONE RANCH - 3 BEDROOMS - 2 BATHS - PARTIAL BASEMENT -**  
**ZONED CENTRAL HEAT & AIR - ATTACHED GARAGE - 2 DETACHED BUILDINGS**

**AUCTIONEER'S NOTE:** If you have been looking for a nice home in a great location, we have just what you have been looking for. This is your opportunity to own this nice property and to purchase it at public auction. Make any arrangements or inspections necessary and come prepared to **BID & BUY, Saturday, December 14 at 10AM.** The personal property includes a car, modern, antique and cherry furniture, appliances, unique antiques and collectables, household items and more. There is something for everyone. The personal property can be inspected one hour prior to the auction. Make plans to attend and bring a friend, as 2 auctions will be selling at the same time. *We'll see you there! John and John Wayne Kessler.*

**REAL ESTATE:** A 3 bedroom, 2 bath, stone sided ranch house with attached garage and a partial basement. This house contains a large master suite with his and her closets and a master bath with Jacuzzi tub and shower, 2 additional bedrooms, guest bath, formal living room with fireplace, formal dining room, large den with fireplace, kitchen with breakfast area and built in dishwasher, large laundry room, a partial basement with fireplace, zoned central heat and air, and an attached 2 car garage. This is a large unique home that features hardwood floors with some carpet, and it is ready for your personal touches, plus there is an outdoor fireplace. **OTHER IMPROVEMENTS:** 2 detached metal buildings, 1 being 12' X 32' with concrete floor and overhead door and the other is 12' X 24' with a walk in door and wood floor. The lot is approximately 194'x163'x194'x175', and is

conveniently located close to Miller Park, City Lake, Taylor Regional Hospital, Doctors offices and the North Bypass.

**INSPECTION:** The auctioneers will show the house daily by appointment - Call 270-465-7051, or attend **Open Inspection, Friday, December 6, 4:00 P.M. to 5:30 P.M. & Saturday, December 7, 12 Noon to 2:00 P.M.** Your inspection is invited and appreciated.

**BID & BUY THE AUCTION WAY !**



**PERSONAL PROPERTY: CAR:** 2007 Lexus RX350 128,196 miles. **STORAGE BUILDINGS:** (2) 10' X 12' portable storage buildings. **ANTIQU - CHERRY & MODERN FURNITURE:** Antique ice box, antique bed, pie safe, Victrola, hall tree, antique sideboard, antique oak dresser, 2 organ stools, Coke chairs & 2 tables, 3 antique china cabinets, desk, 2 antique chairs & love seat, 3 marble top tables, floor lamps, dough tray, Rose back rocker, glass front china cabinet, spinning wheel, writer's desk, antique slant top desk, 2 antique arm chairs, Crosby antique radio, 2 antique cabinet radios, trunks, 5 Cherry corner cabinets, Cherry bed, Cherry cannon ball bed, 2 Cherry dressers, Cherry drop leaf dining table, 8 Cherry chairs, Cherry mirror, Cherry chest, Cherry lamp tables, Cherry serving cart, Cherry coffee table, Tempus Fugit Grandfather clock, Steepleton pool table, glass book cases, chairs, chest, tables, 2 glass front curio cabinets, rocking chairs, desk, chest, mirrors, tables, corner shelf, 3 recliners, hospital bed, Wrought iron patio furniture, organ, piano, wardrobe, wicker rocker, Phillips projection TV, table & 4 chairs, Curtis TV, bar stools, file cabinet, jewelry cabinet, couch, chair, rocker - glider, porch swing. **ANTIQUES & COLLECTABLES:** bowls (R.S. Prussia, Germany, Bavarian & other), carnival glass, 12 +/- pieces of Hull pottery, coin glass, crystal, old & antique glassware, Fenton, Ruby Red, Kings Crown glassware, Milk glass, J. Harper Mother Hen cast iron bank, #3 dinner bell, Seth Thomas clock, coffee grinder, vases, Masonic Squirrel, Blue Willow dishes, Egg Shell china, butter mold, antique doll buggy, jug, antique wall telephone, 20 +/- quilts, butter churn, milk cans, antique well pump. **HOUSEHOLD & MISCELLANEOUS ITEMS:** linens, pictures, handicap items, Christmas decorations, NIB shelving, cooler, vacuum, bird bath, pictures & frames, figurines, dishes, cooking utensils. **APPLIANCES:** Maytag washer, Maytag gas dryer, GE flat top range, Whirlpool side by side refrigerator. **TOOLS:** Cub Cadet riding mower, push mower, weed eater, rastus plow, Craftsman wheel barrow, shop vac. **TOYS:** Tonka toys, other miscellaneous toys, toy set of Blue Willow dishes. **CONSIGNED ITEMS:** Gravely walk behind tractor & attachments, small chest freezer. **Lots of miscellaneous items too numerous to mention.**

**TERMS: REAL ESTATE:** 10% of purchase price day of auction (a personal check with ID, cash, or cashier check), along with the signing of a Real Estate Sales and Purchase Contract, and Lead Based Paint Waiver. The balance due with delivery of deed on or before January 29, 2020. **PERSONAL PROPERTY:** Cash or good check with proper ID or Visa/Master Card, day of auction. **NOTE:** A 10% Buyers Premium will be added to all winning bids on the real estate, and personal property to determine the final sales and purchase price. ALL BUYERS NOT KNOWN BY KESSLER AUCTION & REALTY CO. MUST HAVE A BANK LETTER OF GUARANTEE ADDRESSED TO KESSLER AUCTION & REALTY CO. OR CERTIFIED FUNDS. **NOTICE:** Any announcement made by the auctioneer from the auction block on the day of sale will take precedence over any printed material or oral statement. In an auction sale, all property is sold As Is, Where Is with NO warranty expressed or implied by the sellers or auction company. The information in this ad is believed to be correct but is not guaranteed. It is the responsibility of each potential bidder to make their own inspections or investigations and to bid on their judgment of value. The real estate is available daily by appointment with the Auction Company prior to the auction to make or have made on your behalf any inspections you choose, including Lead Based Paint.

**OWNER: JUDITH SHREVE DORRIS ESTATE - ROY SEABORNE, JR., EXECUTOR - FREDERICK HIGDON, ATTORNEY**

**MAKE PLANS TO ATTEND THIS AUCTION !**

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