

# Auction



**SATURDAY, MAY 5, 2018 - 10:00 A.M.**

**JOAN VAUGHN LEWIS ESTATE**

**HOUSE & LOT (+) PERSONAL PROPERTY**

**904 PLAINVIEW DRIVE, CAMPBELLSVILLE, KY  
IN MEADOWBROOK SUBDIVISION - AUCTION SIGNS POSTED**



**REAL ESTATE SELLS FIRST AT 10AM - FOLLOWED BY THE PERSONAL PROPERTY  
IDEAL FOR A PERSONAL HOME OR FOR RENTAL/ INVESTMENT**

**3 BEDROOM - 2 BATH RANCH HOUSE - ATTACHED GARAGE - SUPER LOCATION**

**REAL ESTATE:** A brick ranch house with vinyl sided addition containing 3 bedrooms (large master bedroom), 2 baths, living room, dining room, kitchen with breakfast area, laundry room and an attached garage. The house has been well maintained and has central heat and air, a water purification system, and a concrete patio. There is also a detached storage building. This property has a super location that is convenient in every way. The lot is approximately 100' X 115', and is well landscaped. This property is ideal for a personal home, or for rental/investment.

**INSPECTION:** The auctioneers will show the house anytime by appointment. Call 270-465-7051, or attend **Open Inspection, Friday, April 27, from 12 NOON to 1:00 P.M.** Your inspection is invited and appreciated.

**AUCTIONEER'S NOTE:** If you are in the market for a nice home in a super location,

then be sure to look this property over before auction day. Make any arrangements or inspections necessary and come prepared to **BID & BUY, Saturday, May 5, at 10:00 A.M.** The personal property can be inspected 1 hour prior to auction. Make plans to attend this auction, and bring a friend. *We'll see you there! John and John Wayne Kessler.*

**PERSONAL PROPERTY: FURNITURE:** Cherry corner cabinet, antique marble top oval table, marble top table, marble top wash stand, antique bed, 2 antique dressers, antique chest, antique wardrobe, antique table, antique secretary/desk, bow front china cabinet, oak table, antique wood chamber pot, kitchen hutch, antique Singer cabinet sewing machine, sofa, antique tables, 2 rockers, credenza, globe floor lamp, oak table & 4 chairs, tables, Samsung flat screen TV, lift chair, chest, card tables, school desk, exercise equipment, book case. **APPLIANCES:** Frigidaire stack washer & dryer, Amana refrigerator, HP refrigerator. **ANTIQUES - COLLECTABLES - HOUSEHOLD - LAWN & GARDEN:** Antique windup toys, butter molds, American Fostoria (pitcher, glasses, bowls), Continental China, antique glassware & crystal, cruets, egg



basket, antique marble inlaid scales, quilts, pictures & frames, books, figurines, linens, kerosene lamps, lamps, rolling pins, coolers, Bissell vacuum, Eden Pure & other heaters, scales, quilts, VCR, flatware, costume jewelry, carpet cleaner, yard and garden tools. **COINS & SILVER:** 100 - 1979 Silver Eagle 1oz silver, proof dollars and pennies, 1846, 1847, 1853 pennies, 10 - 1921 Peace dollars, Buffalo nickels, foreign money. **OFFICE EQUIPMENT:** Dell 3020 computer, Dell monitor, HP 8615 printer, shredder, L computer desk, metal desk, metal fire proof cabinet, wood file cabinet. **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 June 20, 2018. **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. **NOTE:** 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.

**JOAN VAUGHN LEWIS ESTATE, OWNERS - SCOTTYE TERHUNE, EXECUTOR - JOHN BERTRAM, ATTORNEY**

**FOR AUCTION INFORMATION CONTACT:**

**JOHN M. KESSLER, PRINCIPAL REAL ESTATE BROKER & AUCTIONEER  
JOHN WAYNE KESSLER, REAL ESTATE BROKER & AUCTIONEER  
www.kesslerauction.com 270 - 465 - 7051**

**AUCTION CONDUCTED BY:**



# KESSLER

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