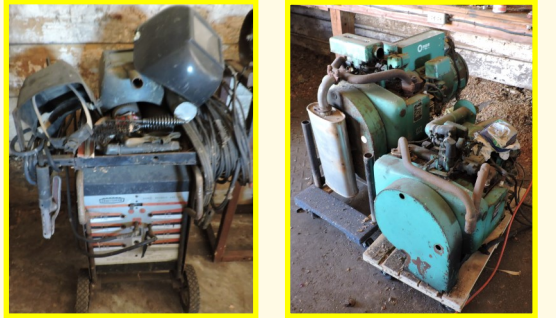


Public Auction

SAT. - SEPTEMBER 17 AT 10:30 A.M.

Located at 89540 C.R. 215 - Decatur, MI
Between Decatur and Dowagiac on M-51 to C.R. 215 - South to sale



SHOP TOOLS * GARAGE ITEMS
 -Craftsman ARC Welder * ONAN Generator *
 Radial Arm Saw * Hydraulic Lift * Large Assortment of Wrenches * Pipe Wrenches * Saws-All * Socket Set * Screw Drivers * Floor Jacks * Electric Power Tools * Hand Tools * Shop Tools * Large Assortment of Tools * Nuts & Bolts * Tool Boxes * Lots of Misc. Tools.



**HOUSEHOLD ITEMS
 OLD TOYS * COLLECTIBLES**
 -Tin 1950's Masudaya Playful Puppy made in Japan * Tin Dolly's Washer * Disney View-Master in Original Box from 1960's * Household Items * Collectibles * Bedding * Games * Boy Scout Items * Corning ware Dishes * Christmas Decorations * Old Globe * Square American Toy Logs * Coleman Lanterns * Misc. Items.



TERMS: CASH, Good Check or Credit/Debit Card with Proper I.D. - Not responsible for accidents or goods after sold. All items are being sold in "AS-IS" condition. Announcements made day of auction supersede any printed material. Pre-View morning of the Auction.

OWNER:
Owner: Norma Jean Dyrcoz
 89540 C.R. 215
 Decatur, MI 49045



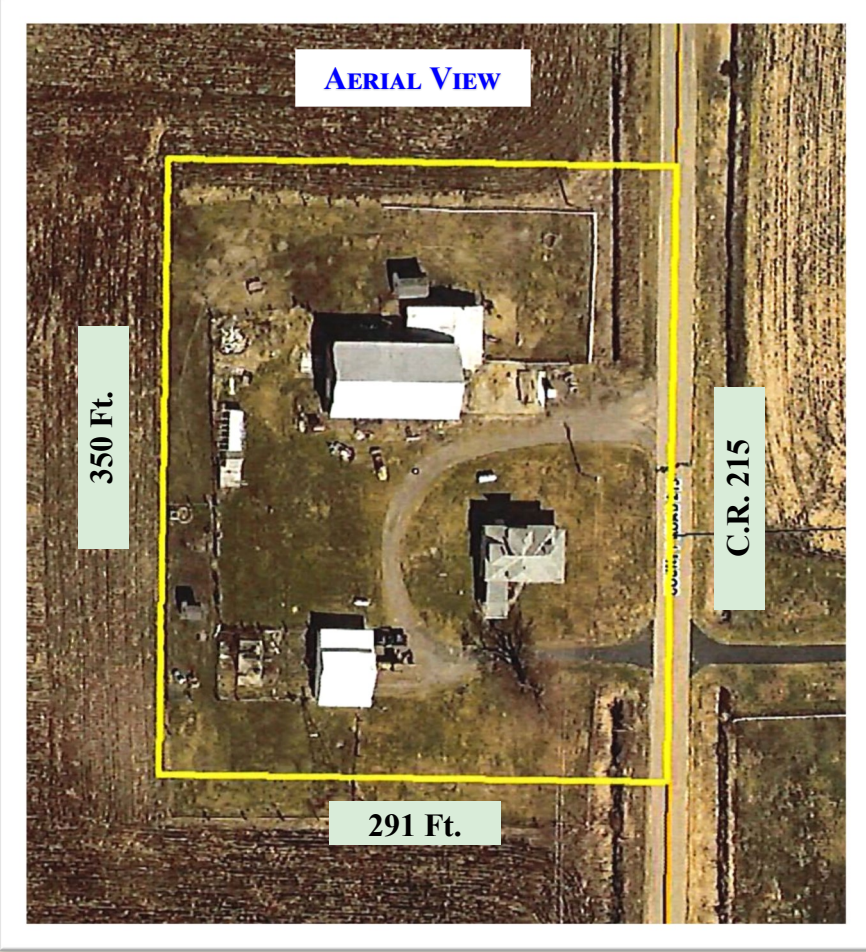
GLASSMAN AUCTION SERVICE
 AUCTIONEERS & REAL ESTATE
 P.O. Box 315 * 6815 E. Main St. * Eau Claire, MI 49111
Manager: John Glassman 269-757-3315
 www.glassmanauctions.com
269- 757-3315



FRONT VIEW



SIDE VIEW



AERIAL VIEW



WINDMILL



LARGE BARN

3 BAY GARAGE

Real Estate Offered At 11:30 A.M.
2.40 Acre Parcel
 High Speed Internet Available
4 Bedrooms * Hardwood Floors
 -4 Bedrooms and 1-1/2 Bathrooms
 -5" Well put in 2016
 -Updated: Roof, Siding, Furnace/AC & Some Windows
 -Full Basement w/200 AMP Box (100 AMP to Garage)
 -Includes Appliances:
 (Refrigerator, LP Stove, Front Load Washer/Dryer, Chest Freezer)
 -Champion House Back-Up Generator, LP
 -3 Bay Garage
 -Large Storage Barn
 -Hamilton Twp./Decatur Schools
 -#80-10-027-005-15 (401 Residential/Improved)
 -Taxes: Summer \$231.66, Winter 567.26
OPEN HOUSE - Friday - September 16
12:00 Noon to 1:00 P.M.

Real Estate Terms: \$5,000 Non-Refundable Deposit Day Of Auction, Balance Due In 30 Days. Transfer with New Deed and Title Insurance. Sold in "AS-IS" Condition. Buyer to Pay for Closing Fee, Recording Fees and Any Fees Required by Their Lender, If Any. 10% "BUYER'S-PREMIUM" Added to final accepted bid to get contract price. Announcements Made Day of Auction Supersede Any Printed Material. Contact Township of Hamilton for Property Use and Zoning. Offers are subject to Estate Approval.

Real Estate Open House
Friday Sept. 16
12:00 Noon to 1:00 P.M.