



Moving South, selling all items listed below!

# Public Auction



View Day Of Auction Starting At 10:00 A.M.



Front View



Back View



2 Storage Sheds

**SATURDAY - DECEMBER 3 AT 12:00 NOON**

**Located at 323 S. Fulton Street - Cassopolis, MI 49031**

**CAMPER \* PONTOON \* GOLF CART  
RIDING MOWER \* SNOW BLOWER  
TOOLS & HOUSEHOLD ITEMS**

- 2018 Forest River 27 Ft. "Wildwood" Bunk House Camper Trailer, Slide Out
- Portable Wooden Deck, 8 Ft. X 24 Ft., 6 Sections of 4' x 8'
- 2013 Sun-Catcher Cruise LX-20 Pontoon, w/Yamaha 50 H.P. Motor, 20 Ft., Includes 2018 Pontoon Trailer
- 2016 Express EZ-GO Golf Cart, Gas, Top and Lift Kit, Lights
- Husqvarna YTH-18542 Riding Mower, 18 H.P. Motor
- 6 Ft. X 8 Ft. Fold Down Ramp Trailer
- Poulan 24" Snow Blower
- Push Lawn Mower
- Stihl Weed Eater
- Walk Behind Weed Trimmer
- Table Saw
- Small Hand Tools
- Small Grill
- Misc. Furniture & Household Items
- Misc. Shed Items



**Home Information  
Offered at 12 Noon  
0.25 Acre Lot  
82' X 136'**

**Lagrange Twp./Village of Cass  
Cass County/Cass Schools**

**Property Class-401  
Residential-Improved**

- 3 Bedroom 2 Bath Home
- 1,248 Sq. Ft. +/-
- 200 AMP Electric Box
- Village Water/Sewer
- Gas Forced Air Furnace
- Gas Hot Water Heater
- Partial Basement
- Large Wood Shed, Small Metal Shed
- #14-041-153-004-00
- Summer Tax: \$226.83
- Winter Tax \$295.95
- Village Tax: \$356.76

## Aerial View



## Aerial View

**Real Estate Terms:** \$5,000 Non-Refundable Deposit, balance due by December 15, 2022. Transfer with Title Insurance and New Deed. Sold in "AS-IS" condition. All offers are subject to sellers approval. Sold by current legal description, no survey given. Call Village of Cassopolis for Zoning and Use. 10% Buyers Premium added to final bid to determine contract price. Buyer to pay for insured closing fee (\$400) and recording fees (\$35).

**OWNERS**

**MIKE & DEBRA ANDERS**

**323 S. Fulton Street  
Cassopolis, MI 49031**

**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 day of the Auction starting at 10:30 A.M. Subject to approval.**

**GLASSMAN AUCTION SERVICE**

**AUCTIONEERS & REAL ESTATE  
P.O. Box 315 \* 6815 E. Main St.  
Eau Claire, MI 49111**

**John Glassman 269-757-3315**

**www.glassmanauctions.com**

**www.auctionzip.com**

**www.gotoauction.com**

