

Estate Auction

MONDAY - MAY 6 AT 11:00 A.M.

Located at 4887 Riverside Rd. - Coloma, MI 49038

Off I-196 Exit #4 North on Riverside Road to sale site. Also North of Downtown Riverside, MI

Coin Collection Paper Money

- 1899 One Dollar Black Eagle
- 2 Dollar Silver Certificate
- Morgan Dollars; Modern Dollars; Indian Pennies; War Time Coins; Half Dollar Commemorative Coins; Foreign Coins; Tokens; State Quarters; Proof & Mint Sets; 90% Silver Coins.



Antiques * Furniture * Collectibles

Stamp Collection

- 1980 Olympics Mint Sheet Stamps; US Commemorative Stamp Collector Panels; 50 Years of Service Honoring US Servicemen; Wildlife Conservation; United States in Space; First Man on the Moon; New York, NY May 9-19-1936 Plate #21558; Other Stamps.

Model Airplanes



- Model Airplanes; Toy Airplanes; Toy Airplane Parts.

Heath Kit Items



- HEATH Kit Testers; Heath Kit Items; Heath Kit Electronics; Short Wave Radio Items.



American Flyer 3/16" Toy Train; Lionel Trainmaster Transformer; Model-A Front Glass out of a Dump Truck; Dining Room Set; Bed room Sets; Old Exercise Machine; Down Hill Snow Skis; Ski Boots; Air Force & Navy Uniform; Glassware; Dishes; Collectibles; Realistic 5-1/2" Portable TV (Portavision); File Cabinet; Birds-Eye Maple Desk; Books; Bookshelf; Machinist Tool Chest; Few Misc. Tools. Small Items.



Front View
w/Front Door Ramp



Back View
Showing Bay Window

Real Estate offered at 12:00 Noon 1.18 Acre Lot

- 5 Bedroom 2 Bathroom Country Home
- Dining Room with Bay Window & French Doors To Livingroom
- Main Floor Laundry
- Hardwood Floors
- Replacement Windows
- Full Unfinished Basement
- Propane Furnace/Air Conditioning
- Private Well & Septic
- 2023 Taxes: \$1,330.55
- Parcel #11-10-0014-0008-10-8
- Hagar Township/Berrien County

Inspection and Viewing morning of Auction starting at 9:00 A.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. Announcements Made Day of Auction Supersede Any Printed Material. Contact Hagar Township for Property Use And Zoning. Any abandoned items after closing date will be the buyers responsibility to clean out. 10% Buyer's Premium added to final bid.

BROKER PARTICIPATION WELCOMED, EARN A 3% COMMISSION. BUYER'S BROKER MUST BE REGISTERED TO BID 48 HOURS BEFORE AUCTION.

**ESTATE OF
CLIFFORD WAYNE CLAPSADDLE**
US NAVY VETERAN
4887 Riverside Road
Coloma, MI 49038

Personal Property TERMS:
CASH, Good Check also 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.**

In Association With
BON REALTY

Beth Van
Broker-Owner
269-470-9662



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