

Real Estate & Estate AUCTION

OWNER: Mrs. Cora Lavern Lovette, Successor Trustee of Mr. Wayne H. Lovette Trust

Address: 1903 "H" Highway - Near Sikeston, MO

Location: From Sikeston, MO, Take Interstate "55" North Approx. Two (2) Miles to Exit "69" (Sikeston & Miner Exit), Go to Top of Overpass, Turn Left, Go Approx One (1) Block to Highway "H", Turn Right, Go One Point Seven (1.7) Miles to Entrance of Property and **WATCH FOR SIGNS!! WATCH FOR SIGNS!! WATCH FOR SIGNS!!**

Due to the Death of Mr. Lovette, I, Mrs. Lavern Lovette Will Be Selling the Following Real Estate with Three (3) Mobile Homes and One Garage Shop Building • Tools • Lawn & Garden • Barbecue Pit • Guns and Much More on

THURSDAY AFTERNOON

1:00 PM

DECEMBER 20, 2012

Rain or Shine

Terms: See Below



Mobile Home #1



Mobile Home #2



Mobile Home #3

REAL ESTATE

Consists of Two (2) Lots. Lots # 18 & 19 of Householder's Subdivision with 200' of Highway "H" Frontage and Runs Parallel with I-55 North & South. Lot Sizes are 100' x 200' Each for a Total of 200' x 200' "See Plat". Three (3) Mobile Homes and One Detached One (1) Car Garage/Shop Building.

MOBILE HOME #1

Mr. Wayne Lovette's Home

- 12' x 57' Mobile Home w/ Masonite Siding and 28' x 26' Two Car Carport
- Built-in Estate Dishwasher
- Whirlpool Trash Compactor
- Double Stainless Steel Sink w/ Garbage Disposal - All Built-in
- Two Bedroom
- One Full Bath w/Shower
- Central Heat & Air
- Window Air
- Washer & Dryer Hookup
- Two Ceiling Fans

ALL THE ABOVE MENTIONED STAY WITH THE HOME

GARAGE/SHOP:

- 24-1/2' x 28-1/2' w/Concrete Floor
- One Car Garage w/Roll up Door
- One Walk Thru Door
- Shop Area w/Built-in Work Bench & Lighting
- Small Storage Room in Shop Area

About the Real Estate:

- Well Manicured Lawn w/Shade Trees
- County Water
- SEMO Electric
- Sewer: Septic System (Size Unknown)
- Lot Size: 100' x 200' Each
- Total Lot Size: 200' x 200'
- Driveway: Graveled Driveway Located at Center of Property
- Taxes: \$124.85 for 2012

Three Mobile Homes, Shop and Real Estate Will Sell at 1:30 Sharp!

TERMS ON REAL ESTATE: 10% Down Day of Auction • 3% Buyers Fee (10% & 3% Will Be Paid By Separate Checks). Taxes Will Be Prorated to Date of Closing. Title Insurance will Be Split 50/50 Between Buyer and Seller. Seller to Furnish General Warranty Deeds. Possession Will Be at Closing.

MOBILE HOME #2

Rental and Renter would like to stay

- 12' x 48'
- One Bedroom w/Dbl Closets & Ceiling Fan
- Living Room
- Kitchen /Dining Room Combination w/New Custom Built Cabinets and Snack Bar (2 Years old) • Ceiling Fan
- Central Heat & Air (Nordyne) • Like New
- Kitchen Has: Tappan LP Gas Range • Maytag Built-in Dishwasher
- Washer & Dryer Hookup
- Front Porch and Back Deck

MOBILE HOME #3

Was Being Remodeled at Time of Mr. Lovette's Death

- 12' x 60' Two (2) Bedroom
- One Bath w/New Tub & Enclosure, Commode & 5' Cabinet w/Dbl Sink
- Kitchen & Dining Room
- Living Room

Materials For #3 to Complete Remodeling to be Sold Separately!

- Plumbing & Faucet Sets
- Electrical
- Cabinet Tops
- New & Used Doors
- New Windows
- New Miller Gas Furnace

Legal Description:

All of Lots Numbered Eighteen (18) and Nineteen (19) of Householder's Subdivision in Scott, County, Missouri as Shown by Plat and Dedication Filed in Plat Book 11 at Page 38 in the Office of the Recorder of Deeds of Scott County, Missouri. Subject to all Rights of Way and Easements, If Any, Affecting the Same.



Personal Items • Furniture & Appliances • Yard & Garden

- Three Piece Bedroom Set
- 4 Drawer File Cabinet
- Whirlpool Flat Surface Top Electric Range
- GE Refrigerator w/Fingerproof Front & Sides
- Small Frigidaire Refrigerator (Like New)

- Emerson Microwave Oven w/ Turntable
- Day Bed
- Chest & Matching 5 Drawer Chest
- Breakfast Set w/4 Chairs
- Electric Heater
- Computer Desk

- End Tables
- VCR Movies
- Large Plate Glass Mirror
- Bissell 12 Amp Vacuum
- Lamps
- Office Chairs
- Pots, Pans & Dishes
- Coolers

Generator • Mowers • Tools • Shop Equipment:

- Storm Responder 5500 Watt Gas Powered Generator
- 3 HP Horizontal Air Compressor
- 30' Aluminum Extension Ladder
- Bostitch 2 HP Air Compressor w/Air Hoses
- Bostitch Air Nailer & Nails
- 10" Buffalo Table Saw on Stand
- Black & Decker Dual Wheel Grinder on Stand
- 1.75 HP Shop Vacuum
- Scott Large Capacity Seeder/Fertilizer Pull Behind 2 Wheel / Cart
- Pull Behind Lawn Aerator
- Gas Powered Leaf Mower
- Gas Powered TE 400 Weed Eater
- Weed Eater 22" Walk Behind Mower w/5 hp Engine

- Poulan 2300 Chain Saw w/ Case
- Sears Craftsman Chain saw w/16" Bar & Case
- Rubber Tired Wheel Barrow
- 2 Wheeler Furniture/Appliance Cart w/Ratchet Straps
- 6' Wooden Ladder
- Sears Craftsmen Roll-A-Round Tool Box
- One Large Lot of Mechanic's Tools
- One Large Lot of Sawzalls, Drills, Saws, Sander & More in Cases
- Large Lot of Wood Working Tools
- Master Mechanic Furniture Clamps (All Sizes)
- Wood Material handling Racks, Rollers
- 2 Gallon Spray Tank
- Lot of Concrete Blocks
- Folding Ladder for Attic

- Wooden Work Horse
- Large "A" Frame for Pulling Motors
- Copper Tubing, Heavy Electric Wiring, Cords & Air Hoses
- Fan
- Lot of Yard & Garden Tools
- Ladders Jacks
- Trailer Tires
- Sears Craftsman Material Handler Table w/Vise
- House Screw Jacks & Bottle Jacks
- 2-1/4 Ton Hydraulic Jack w/ Case
- Sears Craftsman Electric Screwdriver Set
- 16" Cut Electric Hedge Trimmer
- Black & Decker Tool & Bit Set w/Case
- & Much More

Guns:

RIFLES • SHOTGUNS • PISTOLS

- Marlin Mdl 60 Semi Automatic 22
- Stevens 20 Ga Single Shot Shotgun
- Winchester Mdl 1300 12 Ga Pump
- Winchester Mdl 1300 Ranger 12 Ga Pump (New in Box) w/Extra Barrel
- Mossberg 12 Ga 500 A Pump Shotgun (Camo w/Strap)
- American Camper Pellet Rifle (New in Box)
- 22 LR Semi Automatic Rifle
- 12 Ga Single Shot Shotgun
- Titan 25 Caliber Semi-Auto Pistol
- Jimenez Arms Inc. 380 Caliber Semi Auto w/ Clips and Trigger Lock (New in Box)
- Lot of Ammunition

CAMPING:

- Tent (New in Package)
- Lawn Chairs & Folding Chairs
- Army Camping Cot
- Kerosene Lanterns
- Coleman 2 Burner Cooking Stove
- Barbecue Pit
- Golf Clubs & Bag
- 2 Bicycles
- & Much More



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