

Regardless of Price

Lake Wappapello Real Estate & Moving Auction

OWNER: Mr. Harrod A. "Buddy" Baker Jr

Location: From Lake Wappapello Dam, Take "D" Highway North Five Point Seven (5.7) Miles to Yarnel Drive, Turn Left, Go 1/10th Mile and

WATCH FOR SIGNS!!! WATCH FOR SIGNS!!! WATCH FOR SIGNS!!!

Mr. Baker, Due to his Job, Has Been Transferred Out-of-State and Will Be Selling the Following to Include: **His Home w/4.09 Acres • Pontoon • Riding Lawn Mower • Four Wheeler • Furniture & Appliances • Generator • Air Compressor • Yard & Garden • Patio Furniture • Tools and Much More on**

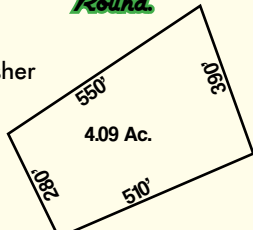
SUNDAY AFTERNOON 1:00 P.M. AUGUST 17, 2014

Rain or Shine

Terms on Real Estate: See Below

REAL ESTATE: 1990 14' X 68' Fleetwood Mobile Home (952 Sq. Ft. M/L) w/Central Heat & Air • Three (3) Bedrooms • One (1) Full Bath w/Shower • Ceiling Flat w/Recessed Lighting • Covered Double Deck 25' x 16' & Open 12' x 19-1/2' w/Entrance From Home and Stairs From Back Yard. Home has Metal Roofing and Underpinned w/Storage Below. Kitchen has 3' of Floor Cabinets w/DbI Stainless Steel Sink • 8' x 40" Snack Bar w/2 Bar Stools • 8' of Wall Cabinets w/Stainless Steel Lighted Range Hood and 42" x 7' Pantry From Floor to Ceiling. Home Comes with Magic Chef Electric Range & Side by Side Refrigerator w/Fingerproof Front & Sides & Frigidaire 9 Cycle HD Super Capacity Washer & New Admiral Dryer (Approx. 1 Year Old).

Auctioneers Note: This is no Cabin!!! This is a Home that was Lived in Year Round.



Lot Size: 280' Frontage x 550' North Side x 390' East Side and 510' South Side.

- 16' x 12' Lawn Mower Shed
- 8' x 8' Storage Shed
- Back Yard is Partially Fenced w/ Fish Cleaning Station
- Deer & Squirrel Feeders & Salt Blocks
- Carpeted & Laminated Wood
- **Water:** Subdivision Water
- **Sewer:** Septic - Size Unknown
- **Taxes:** \$138.95
- Well Kept Lawn w/Flowers & Trees • Sidewalk w/Solar Lights & Landscaping Stones
- Graveled Driveway
- Outside Security Light
- **DIRECT TV** is Set Up and New Owner Can Change Over to Their Name if they want to Keep it.

BRIEF LEGAL: All of Lot #12 of Block 2 of Holiday Hills Land Development Subdivision #2 w/Exception of Approx. One (1) Acre. Section 10 Township 27N, Range 7E of the Fifth Principal Meridian, Wayne County, MO

• Complete Legal Will Be Available Day of Auction - Copy of Plat of Subdivision.

Real Estate Show By Appointment Only!!! By Calling Auction Company at 573-222-8228 **NO EXCEPTIONS**

Go Online For More Information www.speedyketchersideauctionandrealty.net

CARPOR: 21'x18' Carport Will Be Sold After the Sell of Real Estate

RIDING LAWN MOWER: Craftsman 18.5 HP Riding Lawn Mower w/42" Cut

GENERATOR: Champion Global 3,500 Watt Gas Powered Generator • 20 Hour • Electric Start • Used Less Than 1 Hour

AIR COMPRESSOR: Campbell Hausfield Air Compressor • 5 HP • 20 Gallon • Flexible Air Hoses

PONTOON: 1995 Bandit Pontoon • 20' w/B&M Haul Rite Trailer w/Spare Tire • 40 HP Evinrude Outboard Motor (Motor Completely Rebuilt From Prop Up) Convertible Buggy Top • Boat Cover • Repaired by Carl Kimes • Approx. \$1,400. Good Shape •

FOUR WHEELER: 2006 Honda Rancher 400 AT • Four Wheel Drive w/1,600 Miles • Good Shape w/Kolpin Wrap Around Storage • Back Rest • Garage Kept

Furniture & Appliances:

- Frigidaire Refrigerator
- 2 Rocking Recliners
- Love Seat
- Oak China Cabinet w/Glass Front
- Set of 4 Norman Rockwell Cups (Collectible)
- **TV Stand/Electric Fireplace:** w/Imitation Flame w/Heat & Blower • Glass Front - Storage on Both sides -Remote Control
- Samsung 42" Color TV w/Remote
- Vizio 42" Color TV w/Remote
- Surround Sound RCA Speaker System
- RCA Blue Ray Disc Player
- Night Stands
- Lamps
- Antique table
- Queen Size Bed w/Large Head Board
- Lot of Queen Size Sheet Sets
- DVD Player
- Sylvania 12" Color TV w/Built-in VCR Player
- 4' Tall Glass & Oak DVD Storage tower
- Small White Night Stand
- Locking Gun Case w/Quail Etched on Glass Front (Holds 8)
- Cabinet w/IH Harvester on Bottom & Screen Door Top
- Metal & Cane Bakers Rack
- Metal & Wood Bakers Rack
- Floor Lamp
- Small Antique Kitchen Cabinet w/Roll-up Door
- 3 Chest of Drawers
- Lamp Table

Yard & Garden & Tools:

- 10 Cu. Ft. Ranch King Dump Yard Cart
- Roll-a-Round Trash Can
- 16' Aluminum Extension Ladder
- Poulan Pro Gas Powered Leaf Blower
- Poulan Pro PP335 Gas Powered Weed Eater
- Floor Jack
- Ryobi Battery Operated Circular Saw w/Charger
- 2.3 HP Skil Saw
- Battery Charger
- Gas Cans
- Ryobi Chain Saw w/ Carrying Case
- Electric Chain Saw
- Lot of Tools of All Kinds
- Palm Sander
- Pipe Wrenches
- 2 Wheel Dolly
- Folding Camping Chairs
- Metal Adjustable Storage Racks
- 20' Heavy Duty Chain Flexidrive Set w/Case
- 3 Garden Hoses
- Sway Control Bar w/ Hitch



Patio Furniture & Bar & Cooking:

- Brinkman Upright Smoker
- Steel Heavy Built Bar-B-Que Pit
- Uniflame LP Gas Bar-B-Que Pit w/Side Burner
- Fish Cooker (LP)
- Portable "U" Shape Bar w/ Engraved Top & 4 Bar Stools
- 2 Bamboo Patio Chairs & 1 Cocktail Table
- Small Wooden Cocktail Table
- Patio Set w/4 Chairs
- Wrought Iron Fern Stands

****SPECIAL LISTING** Craftsman Roll-A-Round Tool Box (Full of Craftsman Tools - Some New and Still Packaged. • Smaller Carry Type Craftsman Tool Box**

Miscellaneous:

- Bicycle
- 3 Coolers
- Set of RV Lamps
- Fans
- Quartz Heater
- Hummingbird Feeders
- Assortment of Nuts, Bolts & Screws
- Metal Adjustable Storage Racks
- Partial roll of Electrical Wiring
- Pots, Pans & Dishes • Silverware
- Kitchen Utensils
- Lot of Small Electrical Kitchen Appliances
- Lot of Glassware & Figurines
- 2 Sets of Golf Clubs
- Sentry 1150 Storage Safe
- Guitar
- Dell Computer • Canon Printer
- Computer Table
- Casio CTK - 491 Electronic Piano
- Pontoon Stainless Steel LP Gas Bar-B-Que w/Mounts
- Weslo Cadience G 5.9 Space Saver Folding Treadmill
- Stereo

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 Deed. Possession at Closing.

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