

ABSOLUTE

REAL ESTATE & ESTATE AUCTION

OWNER: ESTATE OF MRS. PANSY DEASON/Owner - Mr. Robin Deason (son)

LOCATION: 801 Sutton Drive - Located One Block North of Bowling Alley off of Main Street in Poplar Bluff, MO

Due to the Death of Mrs. Deason and to Settle the Final Estate, The Following To Include: **A Three (3) Bedroom, One and One-Half Bath Red Brick Home w/Large Lot and Two (2) Storage Sheds.** There Will Also Be **Furniture & Appliances • Riding Lawn Mower and Much More** Will be sold To The Highest Bidder Regardless of Price On:

SUNDAY AFTERNOON
Rain or Shine

1:00 PM

JUNE 9th, 2013
Terms: SEE BELOW



REAL ESTATE: Three (3) Bedrooms • One & One Half (1-1/2) Bath • Two (2) Car Carport • Patio Area • Asphalt Driveway • Two (2) Concrete Sidewalks & Two (2) Storage Sheds. Red Brick Home - 1,370 Sq. Ft. M/L of Living Plus (+) 440 sq. Ft. Two (2) Car Carport • 1,810 Sq. Ft. M/L Under Roof.



Room Sizes:

- LIVING ROOM:** 13' 9" x 20' w/3 Burner Ventless Wall Heater • Lighted Ceiling Fan & Coat Closet
- KITCHEN:** 11-1/2' x 9' w/13-1/2' of Oak Floor Cabinets • 19-1/2' of Oak Wall Cabinets w/Large Floor to Ceiling Glass-Front Pantry • Double Stainless Steel Sink • Built-in Maytag Electric Flat Surface Range • Magic Chef Built-in Microwave Oven w/Range Hood • Whirlpool Build-in Dishwasher • Food Disposal
- DINING ROOM:** 11-1/2' x 9' w/ Sliding Patio Doors to Covered Back Porch & Patio Area. Entrance to Carport
- BEDROOM #1:** 11' x 12-1/2' W/4' x 4'8" One Half (1/2) Bath, Lighted Closet

- BEDROOM #2:** 12' x 12' w/2'3" x 6' Lighted Closet w/Double Louvered Doors
- BEDROOM #3:** 10'3" x 11'9" (Being Used for Office) w/2'x 7' Lighted Double Closet
- BATHROOM:** 7' 9"x 9'8" Full Bath w/Hand Held Shower & Handicap Safety Rails • Large Plate Glass Mirror & Oak Medicine Cabinet
- HALLWAY:** 3-1/2' x 15-1/2' w/Linen Closet & Furnace Room
- LAUNDRY/UTILITY ROOM:** 12' x 5-1/2'
- STORAGE ROOM:** 9' x 6' w/ Shelving
- CARPORIT:** 21-1/2' x 22' w/ Concrete Floor
- PATIO AREA:** 27-1/2' x 23-1/2' Concrete Patio Area w/Red Brick Bar-B-Que Pit

FURNITURE & APPLIANCES

- Maytag HD Super Size Capacity Washer • 4 Speeds • Select Quiet Series 100 • 13 Cycles
- Maytag HD Super Size Capacity Dryer • Quiet Series 200 • 12 Cycles
- Maytag Side x Side 23 Cu. Ft. Refrigerator w/Fingerproof Front & Sides & Water, Cubed & Crushed Ice Dispenser & Light in Door
- (NOTE: Washer, Dryer & Refrigerator Bought New 2006)**
- Maytag Small Refrigerator
- Oak Breakfast Set w/4 Chairs & 2 Leafs
- Queen Size Bed
- 2 Night Stands & Matching Dresser Bottom
- Oak Computer Desk
- Roll-A-Round Office Chair
- RCA Stack Stereo System w/5 Disc CD
- GE VCR Player
- Memorex Disc CD Player
- 16" JVC Flat Screen TV
- 2 High back Ladder Chairs
- Magazine Rack Table
- Lot of Lamps
- Oval Coffee Table w/Storage Underneath
- Set of Twin/Bunk Beds w/Storage Underneath & Built-in Seven
- (7) Drawer Chest, White Desk w/Cabinet Top (Stanley Furniture)
- Roll-A-Round Typewriter Stand
- Lot of Large Pictures
- Lot of Artificial Plants & Trees
- Lot of Linens, Sheets & Etc.
- 2 Tier Drum Table
- Folding Stepladder
- 2 & 4 drawer File Cabinets
- Small Fern Table
- Christmas Decorations
- Bamboo Bed Tray w/Serving Tray
- Lot of Stuffed Animals
- Yamaha PSR-150 Keyboard w/Extra Instrument Sounds
- Roll-A-Round Storage Unit & Much More



ABOUT THE HOME:

- LOT SIZE: 111' x 136'
- Central Heat & Air (Gas) Serviced Twice a Year by Aire Solutions
- Home Treatment: Roberts Termite & Pest Control
- All City Utilities Available
- Taxes: \$455.42 City & County
- Zoning: Residential
- Brief Legal: Sutton Hendrix Subdivision Lot #27
- Age of Home: Built in 1961 & Remodeled in 1994 & 2006
- Roof: 30 Year Roof (Approx 1 Year Old)
- Crawlspace: Vapor Barrier Covered & Lined w/Sump Pump
- Guttering & Downspouts
- Two Storage Sheds: 8' x 12' Morgan Metal Shed • 8' x 12' Wooden Shed
- Forty Gallon Gas Hot Water Heater
- Three Entrances to Home: Front & Side Door to Carport Have Wrought Iron Security Doors
- Entrance Head on Electric Up To Date
- Pull Down Ladder for Attic Storage

OPEN HOUSE
Sunday,
June 2nd
1 to 3 pm

STORAGE SHEDS: Two (2) - Stay with Real Estate

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.

AUCTIONEERS NOTE:
Home Is In Good Shape and Ready to Move In To

SHOWN BY APPOINTMENT BY CALLING Auction Company at 573-222-8228 or go online at www.speedyketchersideauctionandrealty.net

RIDING LAWN MOWER, YARD & GARDEN:

- Sears Craftsman DLT-3000 18.5 HP 42" Cut Riding Mower • 6 Speed
- 20" Cut 4.5 HP Push Mower
- Craftsman Tool Box & Tools
- Homelite Gas Powered Weed Eater
- Rubber Tired Wheel Barrow
- K-PRO Seeder/Fertilizer Cart
- Home Made Air Tank
- 14' Aluminum Extension Ladder
- 6' Aluminum Ladder
- Creeper
- Pipe Wrenches & Saw
- Set of Car Ramps
- Gas Cans
- Live Animal Trap
- Garden Hoses
- Yard & Garden Tools
- Spray Tank
- Saw Horses
- Roof Top Whirley Vent in Box
- Fire Extinguisher
- Come-A-Long
- Lot of Handicap Equipment
- Electric Weed Eater
- Electric Leaf Blower
- Tools (Hand & Power)
- Pogo Stick
- Electric Ice Cream Maker
- Coolers
- Round Wooden Top Patio Table
- Sears Kenmore Gas Barbecue Pit w/Side Burner
- Oreck XLII Ultra Vacuum Cleaner & One Small Vacuum
- Whites Metal Detector
- Chains
- Two (2) Yard Benches
- Garden Plow
- Lot of Concrete Statues
- 2 Sets of Binoculars
- Battery Charger



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