



REAL ESTATE & PERSONAL PROPERTY

AUCTION

SELLER: LOLA MAE LUKE TRUST
SATURDAY, JUNE 26, 2010 - 9:30 AM
521 CUMBERLAND STREET, BURLINGTON, KS



DIRECTIONS: Going into Burlington from the North on Hwy. 75, you will go to Neosho St. (there is some construction here), turn right and go 2 blocks to N.6th St. (stop sign) Turn left and go 7 blocks to Cumberland St. Auction is on S.E. Corner

Real Estate Will Sell at 1:00 PM

OPEN HOUSE DATE - TUESDAY, JUNE 8, 2010 - 6:30 TO 7:30PM



DESCRIPTION: This house sits on a nice, large corner lot. There is 2 bedrooms upstairs and the attic would be a good place to store extra items. On the main floor, you have 1 bedroom, 1 bath, an office room or study, a front room, dining room, kitchen with an enclosed porch, and a nice room for crafts or whatever you wish. There is a detached single car garage with an attached carport and another small storage shed that sits on the property.
TERMS: Sellers require \$2000 earnest money on sale date with signature on binding contract with the balance due in full at the time of closing on or before July 26, 2010.
CONDITIONS: This sale is subject to all easements, restrictions, covenants, leases and zoning regulations of record.
MERCHANTABLE TITLE: Sellers will provide an owner's title insurance policy with the cost to be split 50-50 between Sellers and Buyers.
TAXES: 2009 real estate taxes were \$1050.14. 2010 real estate taxes will be prorated to the date of closing based on the 2009 tax amount.
POSSESSION: Buyer will receive full possession the day of closing.
TERMITE: Report will be provided on sale date.

AUCTIONEER'S REMARKS: The house is a lot bigger than it looks! There are lots of cabinet/hiding places in this house. Wherever you turn, there's another utilized space for storage. Come on in and check out the space this nice home has to offer.

COME TO THE AUCTION! YOU ARE IMPORTANT TO US!

All announcements the day of sale take precedence over all advertisements and printed information. Sellers reserve the right to reject any and all bids. Tri County Real Estate and its agents represent the Sellers and do not represent the Buyers. All information is obtained from sources deemed to be reliable but are not guaranteed by the sellers or sellers' agents. This sale is NOT SUBJECT to the buyer obtaining financing. All financial arrangements must be made prior to sale date. Buyers are encouraged to have any and all inspections, at their own expense, prior to sale date. Sellers and Sellers' Agents are not responsible in case of accidents.

Tri County Real Estate • Victor Edelman, Auctioneer-Agent 620-366-0339 • Carmen Y. Mackey, Broker-Owner 620-341-0838

Personal Property Sells at 9:30 AM

COINS/JEWELRY (87 Lots) (sells at 9:30am)

(3) 1921 S Morgans, (2) 1922, (16) 1922D, (15) 1922S Peace 11 - Silver Eagles, 7 - \$2 Red Notes, Small Amount of Misc. And some jewelry-website has extended lists

COLLECTIBLES / ANTIQUES

2000-3000 Salt & Pepper Shakers
Precious Moments Figurines, Other Figurines; Nativity Sets; Vintage Photographs; Cabinet Cards; Tintype w/Provenance; Frames; 48 Star Flag; Old Trunks; 2 gal. Mason Glass Jar/Nov. 30th, 1858; Hull Flower Vase; Frankoma; Decorative Wall Hanging Plates: some local Detrol Edison Light Bulbs /40+ yrs. Old; Panoramic Photo of Trainmen of 48th & Harrison Division; Panoramic Photo of Trainmen of 48th Street Division; (8-10) Oil Lamps, Queen Ann #2; Stereoscope & 75 Stereo View Cards; Old Buttons; Dazey Churn; Charlie Weaver Bartender; Wall Mount Oil Lamp Holders; Water Bowl & Pitcher; Red Wing #3 Crock; Crock Jug; Advertising Wood Boxes; Mason Jars; Waitress Union Buttons w/ Provenance 1940's; Hand Tooled Leather Purse; Button Hooks, Lots of Post Cards!

HOUSEHOLD / KITCHENWARE

Tupperware; Pyrex; Drinking Glasses; Recipe Books; Plate Sets; Pots & Pans; Spice Racks; Edlund Co. Jar & Bottle Screw Top Opener; (3) Wood Presses; Dirt Devil Swivel Canister; Pressed Glass; Cut Glass; Etched Glass; Cruets; Corning Ware; Kitchen Knives; Silverware; (4) Porcelain Ash Trays Made in England; Wallace Sterling Silverware Set in Case; Hinkley & Schmitt 2gal. Water Crock & Can Use w/ 5gal. Water Jug; Wards Pressure Cooker; Porcelain Canner; Milk Glass Spice Set w/ Rack; Ansco Metal High Chair;

FURNITURE

4 Leaf Oak Kitchen Table w/4 Chairs; Four Drawer Dresser; (3) Beds; Twin Bed w/ Head & Foot Boards; (2) Small Dressers; 3 Drawer Dresser; Glider Rocker; Antique Writing Desk; Treadle Sewing Stand; Sewing Machine; Sewing Accessories; Standing Sewing Box; Love Seat and Matching Recliner; Leather Recliner; Magnavox TV w/ Remote; Samsung VHS w/Remote; Toshiba 35" TV w/ Warranty; Miscellaneous
(100+) Key Chains; Casio Key Board; Bank-a-Phone; (3) Plastic Stackable Shelves; Filing Cabinet; 1428 TJ Weaver Chicago, Il. #24 yoke Bell by GS Bell Company/ Hillsboro; Boxes of Christmas Items; Crafts; Paints; Patterns; Wood Crafts; Dremel 16" 2 Speed Scroll Saw; Anvil; Townley & Plumb Hatchets

APPLIANCES/ LAWN EQUIP. sells after the house 1:15 PM

Hardwick Stove Century II; Whirlpool Refrigerator; Roper Washer; Maytag Dryer; Remington pole saw, Craftsman wood chipper, Craftsman yard cart, Troy Bilt cultivator, Troy Bilt econo-horse rear tine tiller, Craftsman front tine tiller, Swisher grass whip, Snapper snow blower, Murray 46" 16HP rider mower, True Value 36" 12 HP rider, Troy Bilt 30" 10HP push w/ bagger

TOYS / DOLLS / GAMES

Chen Litho Ferris Wheel; Mar Wind-Up Train; Tom Thumb Metal Cash Register; Tin Litho Monkey Bank; Bandito Marionette Puppet; (2) Plastic Western Guitars; (2) Western Cap Guns; Wyandotte Litho Semi Truck w/Car Carrier (Haul-Car) Trailer; Tin Litho Taxi; Tin Litho Jeep; Tin Litho RV Camper; Tin Litho Ford; Pot Metal Pick-Up Truck; Plastic Toys; Some Marx Items; Horses w/ Wagon; Johnny West Cowboys & Cowgirls; Childs Aluminum Cookware; Tin Litho Kitchenware; Tin Litho Range /w Oven; Kitchen Cabinet w/ a Drawer, Shelves & Doors; Silverware; Plastic Dishes; Glass Dishes; Raggedy Ann & Andy Tin Litho Dishes; Tammy & Her Family; (30+) Games; Metal Electric Iron; Porcelain Dolls; Ashton-Drake Galleries Doll; About 30 Dolls; Puzzles;

BOOKS

Approximately 60 Boxes of Old Books; Roy Rogers; Zane Grey; Winston Churchill; #62 Archie Comic, Feb. 1972; (1) Flat of Hardback Books by Grace Livingston Hill; Paper Back Books; 3 boxes of Whitman books; Centennial History of Burlington Newspaper Book; Early Day History of CF CY; In Our Time Salina History; 150 yrs. Of History in D-Jon Inges; CF Historical Cook Book; (13) Harold Bell Wright Books, all but 4 or so; Children's Puzzles & Comics; Disney; (2) Gunsmoke; (3) Little Big Books

LINENS

Bed Spreads; Linens; Baby Crib Linens; Old Worn Quilts; Quilt Bottoms to Finish; Throws; Fabric Scraps for Quilts; Tatting & Crochet; Blankets; Bathroom Towels & Towel Sets; Kitchen Towels & Towel Sets; Shawls;

NOT ENOUGH ROOM TO LIST EVERYTHING

There will be 2 rings going continuously from 10 on! Victor will be selling the Coins and Jewelry first and then start Salt & Pepper shakers (aprx. 10). He will mix in Dolls and other items, so be aware of what he is selling so you won't miss out. The other ring will start selling at 10 am the household, crafts, and tools. Day of sale we will try to announce an order. All items without set times will be subject to sale order change. There will be a port-a-potty and concessions available. Cash & Good Checks are accepted! Other terms of auction with cashier day of sale.

AUCTIONEERS

Victor Edelman, Dwayne Coble and one or two more.

Swift-N-Sure



Victor and Hope EDELMAN

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