

3 BEDROOM ALUMINUM SIDING HOUSE & LOT PERSONAL PROPERTY

AUCTION

**SATURDAY,
MARCH 27
10:00 A.M.**

**Monroe County,
Kentucky**

LOCATION: This property is located at 103 Crawford Street, Tompkinsville, Ky. Banners are posted.

DESCRIPTION OF REAL ESTATE:

This aluminum siding house has 3 bedrooms, a large living room, kitchen-dining room combination w/utility hookup, 1 full bath, and a full walk-out basement with 3 partially finished rooms. The house is heated with a gas furnace and cooled with window air conditioning and has all city utilities available. Also located on the property is a metal carport with a concrete floor and all of this is sitting on a nice 90'x111' lot.

PERSONAL PROPERTY: 2 treadmills; exercise bike; exercise machine; Lateral thigh strider; body building weights; dining table & 4 chairs; metal bunk beds; bookcase; Bissel Momentum vacuum; stadium chairs; lamps; pictures; 2 sewing machines; BBQ grill; knife sharpener; outdoor projector; pots & pans; kitchen utensils; Westinghouse blender; coffee pots; irons; 3 bedroom tent; 18'x10' 3 room dome tent; tent with screen; wood table; new AM/FM cassette player; Christmas decorations; gas ventless wall heater; Craftsman routers; Craftsman Skil saw w/battery; Craftsman belt sander; Craftsman polisher; Craftsman hand sander; Craftsman door edger; Craftsman miter saw; Craftsman reciprocating saw; Ryobi weed eater; Weedeater edger; leaf bagger; hand saws; bolts & screws; Halogen spotlight; Shop Vac; truck side window covers; headlight covers for Chevy Camaro; power painter; come-a-long; water hose fittings; ratchet set; screw driver sets; hand seed sower; level; air wrenches; roll of air hose; tool hook sets; brace & bits; point to tiller; tools of all kinds; and other items.

TERMS OF SALE: **REAL ESTATE:** A 15% non-refundable down payment will be required on the day of sale with the balance due on or before 30 days. Possession will be given with deed. **PERSONAL PROPERTY:** Cash or approved check on day of sale with property I.D.

LEAD BASED PAINT: This home was built before 1978 and lead based paint could be present. Make your inspections on or before Saturday, March 27. Purchaser will be required to sign an inspection waiver prior to signing a sales contract.

Any announcements made day of sale takes precedence over all other advertisements or comments. Proffitt Real Estate Agency, Inc, its employees, and sellers are not responsible for any accidents. All information contained in our advertisements has been obtained from sources deemed to be reliable. Seller and/or selling agents of Proffitt Real Estate Agency, Inc and their employees cannot and do not guarantee its accuracy. All items sold "as is, where is" both surface and subsurface. Owners and agent are not responsible in case of accident.



AGENT'S NOTE:

If you are in the market for a home in the city limits of Tompkinsville, Ky. that is located close to grocery stores, churches, doctors, and drug stores, this home could be just what you have been looking for. This home is well located and is in good condition. Also, there is lots of personal property and tools. For more information contact the selling agent at Proffitt Real Estate Agency, Inc. and be sure to come on out and be with us on Saturday, March 27 for another fun day at the auction.

J.E. HUTCHERSON ESTATE - OWNER



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