

SAYRE AUCTION, LLC

ABSOLUTE ON-SITE LIVE AUCTION

Monday September 14th at 5:00^{pm}

25436 Westville Rd. Rothville, MO. 64676 - Watch for Sale Signs

REAL ESTATE- Single Family Ranch style 2080 total sq. ft. House, built in 1977. Sets on 1 acre. 1040sq. ft main level w/2 bedrooms 1-full bathroom, living/dining room, large kitchen w/built in cabinets, vinyl flooring in kitchen and bathroom, carpet throughout rest of house. 1040sq. ft. full walk out basement, 1 possibly 2 bedrooms, 1 full bath with safe step walk tub/shower, storage room, large living room small kitchen, vinyl



floor throughout entire basement. Metal roof Vinyl siding and windows, 1216sqft. wood deck with carport under deck. Genesis Climate Master elec. HVAC system, Like new elec. Rheem hot water heater. 35'x32' detached machine shed w/concrete floor/shop on north end. LEGAL SE COR SW N 88 DEG 2'30"W 1622.47' TO POB; N 88 DEG 2'30"W 256.97; N 3 DEG 1'56"E 213.06; S 88 DEG 39'35"E 209.04; S 9 DEG 34'50"E 219.72' TO POB:

Property will sell first thing at 5pm. 10% non-refundable down payment with signed contract day of sale, balance at closing.

Property sells as is with no guarantees, Sayre auction will represent the property to the best of our knowledge, with the information from the family. We are an agent between the buyer and seller. To view property call Shawn

TRACTOR-GUN-APPLIANCES-FURNITURE- 2024 New Holland Workmaster 25S sub-compact four-wheel-drive tractor featuring a 24.7 HP. 3cyl. Diesel engine, a two-range hydro transmission, and an open ROPS platform. Has 100LC front-end loader and a mid-mount mower deck. Low hrs: Winchester lever-action .22 short, Long & Long Rifle; Amana elec. washer and dryer; Whirlpool side x side refrigerator w/water and ice dispenser; Whirlpool fridge; Amana and Whirlpool elec. stoves; magic chef microwave; Masterbuilt 10-liter XL 3-in-1 elec. Fryer, Boiler, and Steamer; home safe; Vizio flat screen TV; 3pc. Full bedroom set; queen bed and dresser; retro style kitchen table; wooden desk and chair; Dark gray microfiber three-seater reclining sofa; heavy duty lift chair; vintage dark wood four-poster bed features an ornate, arched headboard w/classic turned finials; Franciscan mod.no. c-10 Guitar; early 20th-century antique Victorian side-by-side secretary desk and bookcase combination; Journey-Health & Lifestyle air elite lightweight foldable carbon fiber electric power chair; water fall desk w/round mirror; singer peddle sewing machine; Coleman jump pack; Black and Decker 20v weed-eater; John Wayne picture/clock; metal cabinet; pots-pans; ceramic pitcher and bowl; old pictures; Barbie Doll's; Vintage pink polka-dot presentation box from the Paradise Galleries Treasury Collection featuring a premier edition gold seal label; Avon fine collectibles; Porcelain dolls from the Ashton-Drake Galleries; Barbara walking Franklin halves and 12 rolls of walking half's approximately 4 to 5 hundred half dollars

Owner

Estate of the late Chester Mauhrin

Note: Ladies and Gentlemen this is an opportunity to purchase a well-maintained home, located just a few miles from town. This will be a small sale but a good one, house will sell first at 5pm... Sayre Auction does not guarantee anything or responsible for stolen or misplace items sale day. Everything sells as is where is. Statements sale day supersede any verbal or printed material. Epp's Eats and Beats will be serving some great BBQ that evening so come Hungry.



SAYRE AUCTION, LLC

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www.sayreauction.com



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