

RESIDENTIAL & COMMERCIAL REAL ESTATE | TRAILERS | EQUIPMENT | CONTENTS

Liquidation Auction

VAN BUREN ENTERPRISE
TRAILER DEALER



Property Boundaries Are Approximate

TWO AUCTION RINGS

SATURDAY | MAY 19

Preview / Registration	9:00am
Trailers & Content Auction	10:00am
Real Estate Auction	12:00pm



LIVE ON-SITE

1914 Township Road 14, Van Buren OH 43889

Real Estate Auction

Saturday, May 19 at 12:00pm | 1914 Township Road 14, Van Buren OH 43889



Property Boundaries Are Approximate



High Visibility Location on 2.13+/- Acres plus 2500+/- SF Pole Building with Gas, Electric, an Office, & Storage!

Single family 3 bedrooms home, over 2,016+/- SF plus full basement. Bedrooms include a first floor master bedroom with master bathroom. This home features an open kitchen / living room, dining area, first floor guest bath room, patio doors leading to the deck & an attached 2 car garage. Additional 2,500+/- SF pole building fully loaded with Gas, Electric, Office, & Storage. This property is the former Home of Van Buren Trailer Sales. Owners are retiring & moving out of state! Real estate & inventory such as Trailers, Auto Shop Equipment, Tools, Household, Tractors, Boat, & More.

High Visibility Location! Site of Van Buren Enterprise Trailer Sales And Service!

PROPERTY INFORMATION



Living / Dining Room	27x17
Kitchen	12x12
Master Bedroom	14x12
Bedroom #2	31x16
Bedroom #3	15x19
Laundry	8x9
Mud Room	8x9
Total Sq.Ft.	2,016+/-
Year Built	1998

Foundation	Full Basement
Garage Space	2 Car
# of Baths	1.5
Lot Size	2.13+/- Acres
School District	Van Buren
County	Hancock
6-Month Taxes	\$1,244.18
Parcel #	02-0001016204

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PROPERTY FEATURES

- 1.5 Story Vinyl Sided House
- Natural Gas Heat
- 2-Car Attached Garage
- Full Basement With Woodturner
- Fireplace In Living Room
- Septic/Well, Water, & Sewer Available Per Seller
- Front Porch & Rear Deck
- 2,500+/- SF Pole Building
- Propane Heat In Pole Building
- High Visibility From I-75

2500+/- SF Pole Building Fully Loaded with Gas, Electric, an Office, & Storage!





130

2017 7'x22' Barlow Suretilt Trailer
Vin#: 430FT2228HM054615



131

2016 6'x10' Gator Made Utility Trailer
Vin#: 4Z1UA1017GS025826



132

2015 5'x10' Lone Wolf Utility Trailer
Vin#: 4P7U51013FF056163



133

2015 5'x10' Lone Wolf Utility Trailer
Vin#: 4P7U51015FF056164



134

5'x10' Lone Wolf Utility Trailer



135

2016 6'x12' Lone Wolf Utility Trailer
Vin#: 4P7U61210GF058609



136

5'x8' Lone Wolf Utility Trailer



137

2018 5'x10' Interstate Cargo Trailer
Vin#: 1UK500D10J1093568



138

**2017 7'x18' American Hauler
Open Car Trailer**
Vin#: 593200H2XH1055543



139

**2017 7'x18' American Hauler
Open Car Trailer**
Vin#: 593200H22H1055181



140

**2016 7'x16' Aluminum Trailer
Company Utility Trailer**
Vin#: 5JXCZ162XGE204700



141

**2016 7'x18' Aluminum Trailer
Company Open Car Trailer**
Vin#: 5JXAZ1823GE204994



142

2017 7'x22' Barlow Suretilt Trailer
Vin#: 430FT2221HM054617



143

**2017 7'x24' Gator Made
Equipment Trailer**
Vin#: 4Z1HD2028HS033670



144

2017 7'x22' Barlow Suretilt Trailer
Vin#: 430FT222XHM054616



145
2016 8.5'x21' Gator Made Flat Trailer
 Vin#: 4Z1HB2125GS021009



146
2018 7'x18' Gator Made Utility Trailer
 Vin#: 4Z1UA1829JS042275



147
2016 7'x20' Gator Made Utility Trailer
 Vin#: 4Z1UA2021GS025822



148
7'x20' Lone Wolf Trailer



149
2017 7'x21' Lone Wolf Trailer
 Vin#: 4P7U82222HF0660467



150
2017 7'x18' Gator Made Utility Trailer
 Vin#: 4Z1UA182XHS036530



151
2017 7'x18' Gator Made Equipment Trailer
 Vin#: 4Z1HD1827HS029835



152
2017 7'x16' Gator Made Utility Trailer
 Vin#: 4Z1UA1621HS037200



153
2018 7'x16' Gator Made Flat Trailer
 Vin#: 4Z1HB1629JS042276



154
2017 7'x18' Trailer Express 18' Utility Trailer
 Vin#: 5CVUS1825HS002306



155
2017 7'x18' Trailer Express 18' Flatbed Trailer
 Vin#: 5CVFS1826HS002307



156
2018 7'x14' Gator Made Utility Trailer
 Vin#: 4Z1UA1425JS042277



157
8'x20' Yellow Tri Axle Trailer
 Vin#: 1HZD25301D1003129



158
1989 20' 9" Four Winns 200 Horizon & Evinrude Outboard Motor
 Vin#: 4WNMC267D989 | R8269410

**View More Photos Online at
PamelaRoseAuction.com**

Personal Property Auction

Saturday, May 19 at 10:00am | 1914 Township Road 14, Van Buren OH 43889

FEATURED ITEMS



1993 Kubota 4x4 Diesel Front End Loader
1453 Hours | Glide Shuttle Shift PTO



Lull 40' Forklift
4,000lbs | Fork Extensions | Shuttle Shift



35'x18' Carport
Approx. Measurements



2009 Yamaha Gas Powered Golf Cart

Auction Inventory

1.5 Ton Floor Jack
10,000lb Electric Winch
1,000 AMP Jump Box With Air Compressor
(2) 289/302 Ford Engine
289/302 Short Block Ford Engine
3-Speed Transmission
4-Barrel Intake Off A 302
4-Speed Transmission
68 LTD 302 Engine
7-Piece Socket Set
80's Modern Full Bed Frame
80's Modern High Boy Dresser
80's Modern Pair Of Nightstands
Aluminum 7-Speed Bikes
Aluminum Ladders
Antique Plow
Art Supplies
Auto Parts
Axels
Baby Blanket Quilt
Baby Doll Crib
Back Up Sump Pumps - 1/2HP & 1/3 HP
Baking Pans
Ball Hitch
Banjo - *Damage Present*
Batteries
Battery Power Hand Tools
Beach Style Decorative Boxes
Bench Vice
Black & Decker Drill
Blue Plaid Love Seat
Blue Plaid Sofa
Bolt Cutters
Board Games
Books

Boom Box
Brake Constraints
Bread Maker
Break Assembles
Brinkmen Smoke N Pit Smoker
Brooms
Brown Upholstered Swivel Barstools
Brown Vintage Suit Cases
Brunswick Billiard Table
Bulletin Board
C-4 Ford Transmission
C-6 Ford Transmission
C-Clamps
Camping Chairs
Canning Jars
Cannon PC425 Printer
Car Condensers
Car Engines
Card Table Chairs
Carolina Tank Co. Gas Tanks
Caulk Guns
Chain & Wire Cutters
Chain Saw Chains
Chains
Charbroil Grill
Circular Saw Blades
Clark Metal Worker Bench
Grinder
Coleman Burner
Coleman Cooler
Column Sump Pump
Commercial / Industrial Jacks
Compost Deck & Steel Frame Deck
Computer Speakers
Cook Books
Cookie Sheets

Cooler
Corner Cabinet
Country Style Writing Desk
Craftsman 15" Drill Press
Craftsman 175 DSI
Craftsman 5HP Air Compressor
Craftsmen 12-Gal. Wet Dry Vac
Craftsmen 16-Gal. Wet Dry Vac
Craftsmen 20-Gal. Air Compressor
Craftsmen Upright Air Compressor
Crow Bars
Decorative Pitchers
Deep Impact Sockets
Dell Monitor
DeWalt 14" Chop Saw
DeWalt Battery Charger
DeWalt Hand Tools
Die Hard Manual Battery Charger/Starter
Diesel Generator
Dishes
Echo GT200 Weed Eater
Electric Converter Cords
Electric Tongue Jack - *New In Box*
Emerson VHS TV
Enamel Metal Top Table & (4) Chairs
Engines
Extension Cords
Fall Décor
Fans
Faux Floral Arrangements
Fire Extinguishers
Firewood
First Aid Kit
Five Disk Changer CD Player

Floor Jack
8' Florescent Lights
Flower Basket
Food Processor
Ford 451A
Formula Stair Stepper
Full Size Green Headboard
Gamefisher Boat Motor
Gas Cans
Gas Heater
General Electric Receiver
George Forman
Gerald E Henn Pottery Bowls
Glassware
Grease Guns
Green Cabinet
Green Floral Upholstered Sofa
Green Patterned Sofa
Green Wood Full Bed Head Board
Hammers
Hand Saws
Hand Tools
Head Lamps
Heater
Heavy Duty Come Along
Heavy Duty Parts Rack
Hobart Stick Electrodes
Hoses
HP 1040 Fax Machine
HP 1315 Printer Scanner Copier
Hubs
Industrial Cart
Inversion Table
Iron
Kenmore Kegerator
Kitchen Table With (4) Chairs & Leaf

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Auction Inventory Continued

Ladders	Ore	Saws	Trailer Beds
Lamp	Pair Of Plastic Tool Boxes	Scissor Jacks - <i>New</i>	Trailer Hitches & Parts
Lawn Roller	Pair Of Winches	Scaffoldings	Trailer Light Wire
Lifestyler MXT Treadmill	Pallet Racking	Scrap Metal	Trailer Lights
Lifter Generator	Park Bench	Screw Drivers	Trailer Parts
Lincoln Electric Arc Welder	Patio Furniture	Sears 10" Miter Saw	Trailer Swivel Jacks
Linden Clock	Performax Swivel Trailer Jacks	Series LXI 13" TV	Trailer Tires
Live Trap	Phone	Sewing Basket	Truck Bed Liner
Loading Ramps & Planks	Pipe Wrenches	Shelves Of Parts & Tools	Truck Tires
(30+) Lobby Chairs	Plastic Creep	Shelving	Tupperware
Luggage Hitch	Plastic Shelving	Shop Lights	Two-Wheel Cart
Mallets	Plow	Shower Accessories	Various Log Chains
Measuring Tapes	Poop Shovel	Signed Oil Painting Of Daffodils	Various Thermoses
Metal Cabinets	Portable Heaters	Sledge Hammer	Vases
Metal Candle Holders	Power Tools	Sprayer	Vice
Metal Car Jack Stands	Quilt Rack	Socket Sets	Vintage Crate With Fireplace Tools
Metal Desks	Radio	Stair Basket	Vintage Quilts
Metal Filing Cabinet	Rakes	Steam Engine	Waffle Maker
Metal Frame	Reclining Chair	Storage Cabinet	Water Tanks
Metal Hand Saws	Retreno Imperial 24K Gold Band China Set - (8) Place Settings	Straps	Weil-M Pump
Metal Shelving	Roaster	Tackle Box With Acrylic Paint	Welding Masks
Metal Storage Cabinets	Robo Laser	Tarps	Western Movies
Microwave & Stand	Roll Of Sealant	Three Light Pool Table Light	Westinghouse Upright Freezer
Miller Welder	Roll Top Desk	Tie Down Rings	Whicker Stool
Mini Fridge	Rolling Barrel Chairs	Tire Hub Caps	Whirlpool Watercooler
Misc. Trailer Parts & Supplies	Rolling Carts	Tire Rims	White Ceramic Base Lamp
Mowing Decks	Rolls Of Wire	Tires - New & Used	Wood
Mustang Engine 289/302 Alum Intake MSD Elec	Rope	Tool Boxes	Wood Décor
Mustang Transmissions	Roper Refrigerator	Tool Cleaner	Wood Desk
(4) Oak Shelves	Ross Bike	Torch Set	Wood Ladder Shelf
Office Chairs	Roto Tiller	Tow Light Kits	Wood TV Trays With Stand
Office Supplies	Salad Spinner	8' Table	Yamaha PS55 Keyboard
Oil Filters		Tractor Seat	Yard Tools



REAL ESTATE TERMS & CONDITIONS

\$10,000 Deposit must be presented at time of registration for auction in form of cash, cashier's check, or personal check made payable to Greater Metropolitan Title. **Balance due at closing within 45 days.** If registrant is last bidder, the check will be deposited into Greater Metropolitan Title's escrow account and credited to Buyer at closing. If Buyer fails to close per terms of contract, the deposit is non-refundable. A 10% Buyers Premium will be added to the last bid to establish the final contract price. Seller will furnish a guaranteed certificate of title at closing at title company. Taxes pro-rated. All information in this brochure was derived from sources believed correct, but is not guaranteed. All property dimensions are only approximations. Buyers shall rely entirely on their own information, judgment, and inspection of property and record. Buyer may bring a home inspector to inspect the property during the preview time. Auctioneer and assistants are seller's agent. Auction will be conducted, rain or shine. Any other terms or conditions will be announced the day of the auction and will take precedence over printed matter. **Privacy Policy and User Agreement:** To view our complete Privacy Policy and User Agreement, please visit our website at www.pamelaroseauction.com. **FRAUD ALERT:** If you receive an email from this office requesting that you wire or otherwise transfer funds, to protect yourself, please confirm the request and any corresponding instructions by telephone with this office before you initiate any transfer. Email accounts of real estate professionals are targets of cyber criminals that use information in an attempt to initiate fraudulent wire requests.

PERSONAL PROPERTY TERMS & CONDITIONS

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DIRECTIONS

Off I-75 take Exit 164 onto State Route 613, Go West On State Route 613, Take the first right onto Township Road 14 and follow the Auction Arrows

AUCTIONEER

Pamela Rose, REALTOR®, Auctioneer, CAI, AARE



Pamela Rose

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