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Estate Auction

Located At: #1703 E. First St. Streator, IL 61364 (In Thomas Addition)
Directions: From the Intersection of IL. Rt. 18/E. Main St. and Otter Creek St. (At Casey's General Store, on the East edge of Streator), Go 1 Mile North (on Otter Creek St.) To E. First St., Then 1/2 Mile East.

3 Bedroom/Brick/Ranch Style Home & Contents

Sunday, September 8, 2019 At 10:30 AM

See Photos @ www.bradleyauctionsinc.com



Real Estate (To Sell at 12:00 Noon)

Home Info: A Very Nice Brick/Ranch Style home (1,419 Total Sq. Ft.), with: 3 Bedrooms (w/Closets), Full Bath w/Tub, Plus a Full Bath w/Shower off of Master Bedroom, Eat-In Kitchen (w/Oak Cabinets), Formal Dining Room & Lg. Living Room (2 Large Picture Windows), Full Basement, (1/2 Finished, w/Wet Bar & Shower), Breezeway (Between House & Garage), Rear Cement Patio, (13 Ft. x 19 Ft.). The Home has: Hot Water Heat, Central Air Cond., Newer Roof (2015), City Water, Private Septic System, & Basement Water Proofing System. Lg. Fenced and Shaded Back Yard w/Metal Yard Shed (10' W x 11-1/2'L)

Garage: A 1 Car Attached Garage

Year Built: 1956

Lot Size: 100 Ft. x 150 Ft.

Brief Legal Description: Lot 10 in Block 1 of Edge Town Acres Subdivision (Commonly known as Thomas Addition)

Taxes: \$2,810.56/Year w/2-Exemptions, Total Assessed Value: \$41,294.00.

Parcel No.: 34-30-103-003

Inspection: The Home will be open for Inspection on Thursday, August 22, from 4:00-7:00 PM

Real Estate Terms: 10% Down Payment (non-refundable) on day of Auction, with the Balance Due on or Before Oct. 23rd, 2019. Written purchase agreement to be entered into on day of Auction. Real Estate taxes will be pro-rated to the date of closing. Sale is subject to seller's confirmation. The property is being sold "AS-IS" with **NO** warranties expressed or implied, **NO** contingencies, and **NO** inspections provided.

Auctioneers' Note: This is a Great Opportunity to Purchase a Nice/Well Kept Home in a Nice Location. The Liptak Family are the original owners of the home. This is an ideal home for a young family. View photos @ www.bradleyauctionsinc.com, Come to Inspect and Be Prepared To Buy on Sept. 8th!!

Seller's Attorney:
 M.G. Gulo & Associates LTD.
 #123 S. Monroe St.
 Streator, IL 61364
 Ph. (815)672-2472

Household Furnishings

Appliances:

Maytag 18 Cu.Ft. Refrig/Freezer, 2 Yrs. Old, (Black)

G.E. Auto. Washer, (White)

Speed Queen Gas Dryer, (White)

Admiral 15.3 Cu.Ft. Chest Freezer, (White)

Sanyo Compact Refrigerator

Frigidaire Microwave, (Black), Newer

G.E. Microwave

Goldstar Dehumidifier

Filter Queen Canister Vacuum

Cannon Copy Machine

Modern Furniture:

Dining Room Set: (Table w/4 Chairs & Hutch)

4 Pc. Bedroom Set, (Full Size Bed, Dbl. Dresser

w/Mirror, Chest & Night Stand)

Set of Twin Beds, (Oak Frame)

Matching: Chest of Drawers, Dbl. Dresser &

Night Stand, (Dk. Pine)

Oak Chest of Drawers

Elect. Lift Chair, (Tan Tweed)

Swivel Rocker

Floral Sofa

Sleeper/Sofa, (Brown & Tan Tweed)

Brown Tweed Sofa

Credenza w/Wall Mirror

Pine Rocking Chair

Lg. Oak Coffee Table

End Tables

Lg. Entertainment Center

Computer Desk

Formica Dinette Table w/4 Chairs

Pine Blanket Chest

Serving Cart

Set of T.V. Trays, (Wood)

Various Floor & Table Lamps

Lg. Ping Pong Table

Folding Banquet Table, (6 Ft.)

Card Tables & Chairs

Commode Seat

Shower Stool

Lawn Glider

Metal Wrought Yard Settee w/2 Chairs

Miscellaneous:

Set of "Harmony House" China

Royal Ironstone "Blue Heaven" China

Corningware Baking Dishes

Pots & Pans

Various Knick Knacks

Luggage

Various Small Electronics

Antique & Collectible Items

Tall Kitchen Cupboard, (Painted)

Old Wooden Wardrobe

Waterfall Style Buffet

Porcelain Top Table

Mahogany Glass Door Bookcase

Limed Oak Kneehole Desk

Sewing Stand

Wooden Coat Tree

2- Wash Boards

2- Glass Hostess Sets

Tools

"Yard Machine" Power Mower, 3-1/2 H.P./20"

Wheelbarrow

10 Gal. Shop Vac.

2 Work Benches, 4 Ft. & 5 Ft.

6 Ft. Wood Step Ladder

Hand Tools

Personal Property Terms: Cash, Check or Major Credit Cards (w/ 3% Convenience Fee). Photo I.D. Required to register. All items sold "As Is". All Sales are Final. Announcements on the day of Auction to take precedence over printed material.

AUCTIONEERS' NOTE: All Items are Very Clean and Well Cared for!! Approximately a 2-1/2 Hour Auction. View Photos @ www.bradleyauctionsinc.com and Plan to Attend!!

THIS IS A LIVE AUCTION, MUST BE PRESENT TO BID!

Seller: June Liptak Estate

Streator, IL



Bradleys' and Immke Auction Service

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