

*Sells* TRUMAN *Sells*  
*ABSOLUTE* LAKE HOME *ABSOLUTE*  
Setting on 4+ Acres

14236 Strawberry Lane Warsaw, MO

As I am moving, I will sell the following at auction located from Warsaw, go north on Hwy 65 approx. 5 miles to T Blacktop, then on T approx. 6 ¼ miles to TT Blacktop, then ½ mile on TT to Macks Camp Ave, turn left (south) on Macks Camp Ave, then 2 ¼ miles to Strawberry Lane on:

SAT. JULY 31, at 10 am

HOME ON 4+ ACRES

*Sells absolute!* At 11 am

3 bd, 2 ba Home with full walk-out basement and setting on 4+ acres within minutes of Truman Lake access, and downtown Warsaw!

Home is neat, clean, and well-maintained, and updated with an energy-efficient metal roof. There is a nice covered porch on the front, and spacious decks on the side and back give a good view of nature and wildlife. The kitchen offers nice oak cabinets, stainless steel front dishwasher, and large windows to let in the light.

Lots of places for vehicles and toys here: One car basement garage, 2 car detached garage/shop, and an equipment shed with a sliding door.

Terms: This home sells *ABSOLUTE* to the highest bidder with no reserve! Buyer will pay 20% down day of sale, which goes in escrow at the title company until day of closing when the balance plus applicable closing costs are due. Taxes to be prorated. Seller to furnish title insurance.

Call auctioneer for information or to view!

VERY NICE HOUSEHOLD

Double reclining rocker/recliner with middle console, lite brown, like new

Fancy metal coffee table, 2 matching end tables  
Cherry Queen Anne style dining table, leaf, 4 red upholstery seat chairs

Cherry cabinet style curio cabinet

Nice Queen size bed, dresser, chest, like new

Nice Queen size bed, night stand, dresser

Queen size Intex air bed

GE Smooth top stove, black and chrome

Whirlpool SxS refrigerator, white

GE microwave

GE washer and dryer

Sanyo 39" tv

Sentinel 8 gun cabinet

Lot of nice décor items

CD/radio/Turntable with nostalgic type cabinet

Small kitchen appliances

Tupperware, Pyrex, Granite roasters, Bakeware, general line kitchen items

Gold trim Corelle dishes

Ceramic cow collection

Mounted crappie fish display

Hand carved woodpecker décor

LAWN, GARDEN, PATIO

Round patio table, 4 chairs, nice

New Craftsman weed trimmer

New Craftsman leaf blower

2- 8' Yard Windmills

25 Gal sprayer

Wheeled garden seat

Ryobi Rototiller

Char Griller BBQ grill

Metal Fence posts and electric wire stakes

Garden tools, post hole diggers, etc

SHOP TOOLS

Pro 4000 60 gal 6 hp air compressor

Homak 14 drawer tool chest

Pneumatic and other power tools

Small hand tools

Large vise.

Air hose on reel

Shop lights

16' Fiberglass extension ladder

6' Step ladder

Several kerosene heaters

FISHING

Fishing rods, reels, tackle, tackle boxes

Several Lead molds

Boat receiver hitch

Other items too numerous to mention

JEWELL LEDBETTER

Auctioneer's Note: Everything offered on this auction is in pristine condition. This sale won't last long, so be sure to be on time. Remember this

home on 4+ acres sells absolute to the highest bidder with NO reserve!

Terms: Cash, approved check, debit/credit card (convenience fee applied). Nothing to be removed until settled for. Not responsible for any accidents.

Statements made day of sale take precedence over printed material. Lunch served.

