



PERSONAL PROPERTY

THESE ITEMS START CLOSING AT 11:00 AM

Highlights Include:

- Very nice selection of modern furniture to include leather dual reclining power sofa, newer lift chair, swivel rockers, recliners, sleeper/sofa, futon, dressers, Newer Tempur - Pedic full size lift bed w/massager, TV cabinets, flatscreen TV's & electronics, file cabinets, etc.
- Nice selection of appliances including Frigidaire upright freezer, Kenmore stackable washer/elec. dryer, Maytag smooth top self-cleaning elec. oven and Kenmore Elite refrigerator
- ThyssenKrupp 15'5" stairlift
- Sewing machines, stands/tables & sewing notions
- Glassware, hand painted dishes & collectibles
- Home décor
- Holiday & seasonal decorations
- Canes, walkers, shower chair, etc.
- Iowa Hawkeyes collectibles and memorabilia
- Collection of advertising thermometers & silhouettes from past local businesses
- DVD movies
- Multiple vintage German bisque dolls, China dolls, composition dolls, etc. Also Barbies, Barbie case & accessories
- Vintage toys
- Victor Talking Machine tabletop phonograph
- General Americana
- Kellogg wall phone
- Usual pots, pans, baking dishes, flatware, bedding, etc.

Pickup/Removal of Personal Property: Monday, October 17th from 3PM – 6PM. Buyer's Premium of 15% will be added to all personal property purchases! All personal property sells "as is, where is". All items must be removed during the designated pickup time – NO EXCEPTIONS or will otherwise be subject to forfeiture without refund!!

More Photos
FraiseAuction.com

ONLINE ONLY AUCTION

Bidding Ends: Fri., Oct. 14th, 2022 at 10:00 AM



Open House
Thurs., Sept. 29th
5:00 - 6:00 PM

506 Ash St., Donnellson, IA
3 Bedroom, 1 3/4 Bath Home with Attached Garage

Nicely landscaped and well-maintained ranch style home with attached 2 car garage located in a desirable neighborhood. Features include 3 bedrooms, 1 ¾ baths on the main floor along with eat-in kitchen and living room. The full mostly finished basement features family room, ½ bath, storage/utility room and additional non-conforming 4th bedroom. There is an amazing amount of storage closets and cabinets throughout. Additionally, there is a covered front porch, rear deck, utility shed and handicap ramp inside of garage. Home has updated roof, furnace, water heater, floor coverings and vinyl replacement windows throughout.



Register & Bid Now at FraiseAuction.com



Corey & Carrie Fraise
319-470-0115 or
319-371-5638



Fraise Auction & Real Estate
2311 Avenue L, Suite 1
Fort Maison, IA 52627
319-367-5744





Property Information



Address	506 Ash Street
City	Donnellson
County	Lee
State	Iowa
Style	Ranch
Year Built	1969
Sq. Ft.	1,092
Lot Size	100x98
Garage	20x26 Attached
Foundation	Poured Concrete
Porch/deck	Open Front/ Rear
Roof	Asphalt Shingle
Exterior Material	Vinyl
Windows	Vinyl Replacement
Assessed Value	\$111,790
Net Taxes	\$1,880
Bedrooms	3 (4th nonconforming)
Total Baths	1 3/4 + 1/2 in Basement
Basement	Full - Partial finished
Washer/Dryer Hookups	Kitchen
Electric	Breaker Panel
Floor Coverings	Carpet/Laminate
Hot Water Heater	Gas 40 gal.
Heating System	Rheem Gas Forced Air
Air Conditioning	Central
Electric Provider	Alliant \$93/month average
Gas Provider	MidAmerican \$38/month average
School District	Central Lee Schools



Bid Now at FraiseAuction.com

Special Provisions

- The property is selling subject to public road easements, utility easements and all other easements of record.
- The Seller has no knowledge of radon in the housing and has no records or reports pertaining to radon in the housing.
- Seller shall not be obligated to furnish a survey.
- If, in the future, a site cleanup is required, it shall be the expense of the Buyer.
- Buyers are not bidding contingent on financing or any other contingencies. All sales are final.

Terms: \$10,000 earnest money deposit due at the end of the auction with the remainder due on or before November 14, 2022. The seller will provide a current abstract at their expense. Real Estate sells "as is, where is". Sale is not contingent on Buyer's financing or any other contingencies. Sale is subject to Seller's confirmation.

Reservations: Seller reserves all personal property including stairlift, stove, refrigerator washing machine/dryer and dehumidifier.

Inclusions: Utility shed, window treatments and work bench. Also, Buyer accepts remaining personal property, if any, at closing.

Real Estate Taxes: Taxes will be prorated to the date of closing.

Closing: Closing will take place on or about November 14, 2022. The balance of the purchase price will be payable at closing by guaranteed check or wire transfer.

Possession: At closing upon payment in full.

No Real Estate Buyers Premium!

Registration: Visit www.fraiseauction.com to register and bid today!

Disclaimer and Absence of Warranties: Announcements made by the auctioneer during the time of the sale will take precedence over any previously printed material or any other oral statements made, except the purchase agreement. All information contained in this brochure and all related materials are subject to the terms and conditions outlined in the agreement to purchase.

The property is being sold on an "As Is, Where Is" basis and no warranty or representation concerning the property is made by the Seller or the auction company. Each potential bidder is responsible for conducting his or her own independent inspections, investigations, inquiries and due diligence concerning the property. All lines drawn on maps and photos are approximate. No liability for its accuracy, errors or omissions is assumed by the seller or the auction company.

Agency: Fraise Auction & Real Estate and their representatives are exclusive agents of the Seller.

Special Terms: Fraise Auction & Real Estate will not be responsible for any missed bids from any source. Internet bidders who desire to make certain their bid is acknowledged should use the proxy-bidding feature and leave their maximum bid 24 hours before the auction concludes. Fraise Auction & Real Estate reserves the right to withdraw or re-catalog items in this auction.

This is a soft close auction. Any bid placed in the final 3 minutes of an auction results in the auction automatically extending an additional 3 minutes. The bidding will extend in 3 minute increments from the time the last bid is placed until there are no more bids and the lot sits idle for 3 minutes. Therefore, the auction will not close until all bidding parties are satisfied and no one can be outbid in the last seconds without having another opportunity to bid again.

SYLVIA ECKMEIER ESTATE – SELLER

Kelly Walker & Ryan Eckmeier – Co-Executors

Laura Krehbiel PLC – Attorney for Seller