

CLICK AUCTION

Thursday, April 27th, 2023

Personal Property – 12 noon Real Estate – 6:00 pm

2½ miles east of Warsaw, Ind.
on U.S. 30 to County Road 250
E, then south approx. 2 miles to
Pierceton Rd., then east ¼ mile,
then south ¼ mile on 275 E at

**2019 S 275 E
Warsaw, IN 46580**

HOUSE, GARAGE & 3 ACRES ON EDGE OF STONEHENGE GOLF COURSE

General Information...

This property is very well located next to Stonehenge with over 3 acres. The large house, approx. 2,200 sq. ft., is a tri-level with 3 bedrooms, 2 full baths, 22' x 11' kitchen/dining room, a 24' x 24' living room, a 21' x 11' family room and a 9' x 8' utility room. Central air, new furnace in 2020 and 4" well. The garage is 26' x 36' with 3 overhead doors and it has a hard surface driveway.

This would make a great family home with some acreage and a nice grove of trees on the property. Inspect, arrange financing and be the buyer of this well-located home.



**OPEN HOUSE
THURSDAY,
APRIL 6, 2023
4:00 – 6:00 P.M.**

Taxes: \$1,571.76 per year based upon 2021, due 2022.

— REAL ESTATE TERMS & CONDITIONS —

DOWN PAYMENT: 5% down payment on the day of the auction with the balance in cash at closing. The down payment may be made in the form of cash, cashier's check, personal check or corporate check. Your bidding is not conditional upon financing, so be sure you have arranged financing, if needed, and are capable of paying cash at closing.

Any announcements made day of sale take precedence over printed matter.

ACCEPTANCE OF BID PRICES: All successful bidders will be required to enter into purchase agreements at the auction site immediately following the close of the auction. All final bid prices are subject to approval by the Sellers.

AUCTIONEER NOTE: Your bidding is not conditional upon financing, so be sure you have arranged financing if needed. For more information on financing or inspection, contact Hahn Auctioneers, Inc.

PERSONAL PROPERTY • TO SELL AT 12 NOON

2000 Kawasaki Automatic 400 Prairie ATV w/Front/Rear Racks, Looks New; Zero-Turn Cub Cadet 25 hp Kohler Engine, 54" Cut Lawn Mower; Super Nice Toro Wheel Horse Model 520-H Hydrostatic Riding Lawn Tractor w/48" Deck; Simplicity Regent Series Hydrostatic Riding Lawn Tractor, 46" Deck; Fimco Poly Lawn and Garden Sprayer w/3' Boom on Trailer; Small Battery-Powered 12" Rototiller; Saws; Drills; Aluminum Ladders; Battery Charger; WorkMate; Varied Golf Clubs; Lawn and Garden Hand Tools; Wooden Stake Berlin Flyer Wagon; Powered Chop Saw; Varied Hand Tools; Small Portable Air Compressor; Peavey Model 14B Amplifier; 2 Peavey Speakers; Karaoke Unit w/Speakers; Speaker Stands; Depression Era Walnut Dining Room Table w/Leaf Sideboard Buffet and Matching Depression Era 1-Door China Cabinet; 3-Paned 1920s



Wall Mirror; Microwave Ovens; Varied Pots, Pans & Kitchenware; Sweepers; Nice Black, Textured Frigidaire 18 cu. ft. 2-Door Refrigerator; Late Model Room Dehumidifier; Varied Fish Mounts: Walleye, Pike, Bass; Native American Fabric 3-Cushion Sofa and Matching Chair w/Love Seat; Replica Flintlock Stoeger Rifle; 3-Cushion Brown Vinyl Sofa; Very Nice Sony 55" Flat Screen TV Plus Others; Coffee Tables; End Tables; Varied Overstuffed Chairs; Very Nice Victorian 40" Spoon-Carved Walnut Wash Stand; 5' Tall Grandmothers Clock; Varied Wooden Decoys; Numerous and Various Pictures; Floor Lights; Table Lights; Newer Leaded Lights; 1920s Oak Sewing Machine Cabinet; 1910 Oak National Rotary Treble Sewing Machine; 1920s 3-Stack Sewing Cabinet; Nice Artichoke Full Size Bed w/Mattress and Springs; Varied Depression Era Dressing Tables, Dressers; Very Nice Massive King Size 4-Post Bed w/Mattress and Springs; (2) Large Wooden Cherry-Colored Armoires; (2) 1940s Police Coats; Nice Solid Cedar Cedar Chest; Old 1920s Air Wave Wooden Box Radio; Apple Peeler; Coffee Grinder; Many More Items Found In Garage; Tackle Box and Baits; Wrought Iron Glass Top Patio Table w/6 Matching Chairs; Misc. Lawn and Garden Ornaments; ...PLUS MUCH MORE!

Carl V. & Frankie A. Click, Owners • Sharon Plank, Power of Attorney



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**TERMS: Cash or Check
with proper ID.
Credit Card with
Convenience Fee**

**Any Announcements Made
Day of Sale Take Precedence
Over Printed Matter**