

**5.81 ACRE ACREAGE W/ 5 BEDROOM 2 STORY HOME & OUTBUILDINGS**

**PICKUPS – CARS – TRACTORS – SNOWBLOWER – MOWER – FORD IMPLEMENTS – PLANTER TRAILER  
TOOLS – ANTIQUES – HOUSEHOLD – MISC.**

**AUCTION**

As I am moving I will offer the following at auction at 27936 – 453<sup>rd</sup> Ave. Parker SD located from Parker SD (Parker Ford) go 5 miles South 3 West & ½ North on:

**WEDNESDAY, SEPTEMBER 10<sup>TH</sup> 12:00**

**REAL ESTATE SOLD FIRST**

Ridge Kitchen Lunch Wagon

**REAL ESTATE**

The acreage consists of 5.81 acres with a remodeled, 5 bedroom 2 story home. The floor plan includes kitchen with oak built in cabinets, refrigerator, range, microwave and stacking washer & dryer, spacious dining room with open stairway, living room, bedroom w/closet, ¾ bathroom and unfinished bonus room. The 2<sup>nd</sup> floor has 4 bedrooms, full bathroom and a bonus unfinished room. The home has a full basement with Rheem electric heat pump w/LP Gas backup and central air, TM Rural Water and storage area. The features include vinyl permanent siding, newer windows, newer shingles, covered porch, 1680 plus sq. ft. of living area, newer septic system and drain field, 20' x 30' double garage, 32' x 42' barn, 22' x 50' cattle shed, shop/storage shed plus lots of trees & country privacy. This is a very comfortable acreage with annual RE Taxes of \$ 1,290.86, Hurley School District.

**To view this property: Visit Open House on Thursday, August 28<sup>th</sup> 5:00 – 7:00 or call Wieman Land & Auction Co., Inc. 800-251-3111 or Donna Dickson 605-321-1864**

**LEGAL:** Benny Tract #1 in the NW ¼ of Section 5-98-53 Turner County SD

**TERMS:** Cash Sale with \$ 10,000.00 non-refundable down payment the day of sale and the balance on or before October 10, 2014. Title insurance will be utilized with cost split 50/50 between buyer/seller, a warranty deed will be provided. Possession granted upon final settlement. RE Taxes prorated to possession date. Sold subject to confirmation by the owner. Wieman Land & Auction Co., Inc. is representing the seller in this transaction.

**VEHICLES – SNOW BLOWER – TOOLS – MISC.**

2000 Ford Ranger 4x4, ext. cab Pickup, V6, auto, A/C, 123,000 miles; Poulan Pro 8 ½ Hp snow blower, 27", like new; Craftsman 10" table saw; 3 – HD aluminum scaffold planks, 16-20-28 ft.; 2 – 8' fiberglass step ladders; power cords; floor jack; jack stands; saw horses; Homelite gas weed eater; pipe clamps; weed scrapers; fertilizer spreader; truck chains; sump pump; 4 – vinyl windows; Celotex sheeting; 18 rolls insulation; gas cans; oak lumber; large asst. of hand & power tools; farm misc.;

**ANTIQUES – FREEZER – HOUSEHOLD**

Pepsi 20 cent pop machine; warm morning stove; platform scale; buck saw; wood neck yokes & eveners; 2 – coal buckets; rinse tub; wood dresser; 2 – steel rake wheels; picture frames; misc. other old items;

**HOUSEHOLD:** Kenmore chest freezer; electric organ; oak curved glass china cupboard; 3 pc oak end & coffee table set; Sony reel to reel tape player; charcoal grill; 2 – wicker patio chairs; misc. other household items;

**Ted Schaeffer of Viborg (605) 321-1865 will sell:** 2000 Buick Ultra 4 dr 3800 V6, loaded, black; 1998 Ford F150 ext cab 4x4 Pickup, 6 ½' box, 4.6L V8, auto, 92,732 miles, sharp; 2001 Great Dane 28' x 102' SA enclosed van trailer; 1942 IHC H, NF, older restoration, nice; 1948 IHC M, NF; 1941 JD B, NF; MM ZTU gas, NF, not running; Snapper 15 Hp ZTR riding mower w/42" deck; JD 30' TA implement trailer; Ford 2RW cultivator; Ford 2 bottom 3 pt plow; Ford 3 pt slip scraper; Ford 5' sickle mower; 3 pt blade; IHC wheel wts; belt pulleys; cement mixer w/electric motor; Craftsman 10" radial arm saw; ProTech power miter saw; 12 volt booster/charger; grinder on stand; 2 – Dayton 7.5 Hp electric motors; Campbell 5 Hp air compressor; pickup tool boxes; misc. hand & garden tools; lots of farm misc.: **ANTIQUES:** Oak glider rocker; camelback trunk; foot locker; canvas baby & doll buggies; wood crib; wood folding high chair; metal cash register; John L. Hofer (DeKalb) metal rotary info chart; store scale; jars; Metal signs (Farmers Hybrid & others); JD hand corn sheller; horse harness, complete; fly nets; old saddle; implement seats; Dempster windmill blades & parts; block & tackles; old saws; wash board; old bottles; kerosene lamp & stove; cream cans; wash stomper; 4 – wooden hubs; Gleaner toy combine & metal car; Kitchen Klutter & other magazines; misc. other items: **HOUSEHOLD:** Oak entertainment center; living room chairs; Eden Pure heater; pig collection; organ w/bench; boxes of household items;

**DONNA DICKSON, OWNER**

**605-321-1864**

Wieman Land & Auction Co., Inc.

Rich & Gary Wieman, Brokers

Marion SD 800-251-3111

Auctioneers & Clerks

Website: [www.wiemanauktion.com](http://www.wiemanauktion.com)