

Real Estate

AUCTION

Complete Landscaping & Concrete Liquidation



Items To Be Sold After The Real Estate



Online Bidding on Major Items!

Auction held at 2490 260th Street, New London, Iowa. Located by the west New London exit on Highway 34. *New London, Iowa*

TUESDAY, NOVEMBER 20, 2018 AT 10AM

Open House on Tuesday, November 6th from 10-11AM

Real Estate Sells First!

Auctioneer's Note: Dan Meinen opened Meinen Construction Co. Inc. in 1978 and was successful for 40 years. Due to his untimely death, Steffes Group has been selected to liquidate the real estate and equipment of Meinen Construction. Feel free to contact Dan's son Dennis with any questions pertaining to the equipment at 319.931.6916.

3,600 SQ.FT. BUILDING ON 1.14 ACRES

Take a look at this business location with great exposure on Highway 34! The 3,600 sq.ft. building was built in 1984. The building offers a finished retail display area, separate office, bathroom, full attic storage above the office area and a Ruud gas forced air furnace. The main shop area has a 14'x14' overhead door w/ opener, walk down work pit & radiant heat. The rear storage area has a 14'x14' overhead door w/ opener & radiant heat, which has never been hooked up.

A separate 19'x64' building was built in 1992 with 4 garage spaces & storage. Other amenities of the property include a 60' well and a 200 amp breaker box. There is a lease for the billboard sign, this lease produces income of \$1,540 per year with a ten year lease in place, which is due January 1 of each year.

TERMS: 20% down payment on November 20, 2018. Balance due at closing with a projected date of January 4, 2019, upon delivery of merchantable abstract and deed and all objections have been met.

POSSESSION: Projected date of January 4, 2019. (Subject to billboard lease)

REAL ESTATE TAXES: To be prorated to date of possession on the basis of the last available tax statement. Seller shall pay any unpaid real estate taxes payable in prior years.

Gross	\$1,947.43
Business Cr.	(\$743.90)
Net	\$1,204.00 (rounded)

Special Provisions:

- The buyer of the real estate shall reimburse the seller for the remaining gas in the LP gas tanks at the current rate on the day of closing.
- This auction sale is not contingent upon Buyer's financing or any other Buyer contingencies.
- Purchasers who are unable to close due to insufficient funds or otherwise, will be in default and the deposit money will be forfeited.
- The seller will have the septic system inspected prior to closing and will be responsible for getting the DNR Time of Transfer certificate for the septic system at closing.
- This real estate is selling subject to any and all covenants, restrictions, encroachments and easements, as well as all applicable zoning laws.
- If in the future a site clean-up is required it shall be at the expense of the buyer.
- The buyer acknowledges that he/she has carefully and thoroughly inspected the real estate and is familiar with the premises. The buyer is buying this real estate in its "as is" condition and there are no expressed or implied warranties pertaining to the same.
- Steffes Group, Inc. is representing the Seller.
- Any announcements made the day of sale take precedence over advertising.

DUMP TRUCKS

- 2005 Freightliner M106**, 159,778 miles, Cat C7 engine, push button auto, 10' box, 100 gal alum fuel tank, 295/75R22.5 duals, 295/75R22.5 fronts, VIN 1FUBCXDC05HV11755
- 1971 Dodge D800**, shows 8,968 miles, 413 gas, 5 spd., 14' stake body, elec. hyd. hoist, side box, 10-20 rear duals, 10-20 fronts, VIN D81GR1J305101

SKID LOADERS & LOADER TRACTOR

- 2014 New Holland L220**, 800 hrs., skid steer, open ROPS, 76" bucket, 2 spd., foot controls, hyd. quick attach, aux. hyd., 4 rear counter weights, 12x16.5 tires, S/N JAFOL220TFM400704
- 1994 New Holland L553**, 5,469 hrs., skid steer, diesel, open ROPS, 67" bucket, foot controls, 12x16.5 tires, S/N 819495
- 1984 Ford 540A**, loader tractor, 4,357 hrs., 2WD, diesel, ROPS, 1 hyd., 3 pt., 540 PTO, 66" bucket, rear wheel weights, 16.9/14-24 rears, duals, S/N C720395
- Jet HDPD**, hyd. post driver, 3 pt.
- Gill 20A600Z** pullverizer, 5', skid steer mount
- Gill** pullverizer, 6', skid steer mount
- Hyd. post digger**, 9", 12", 18", 30" augers, skid steer mount
- Hyd. sod roller** for skid steer forks
- (2) Pallet forks**, skid steer mount

TRAILERS

- Equipment trailer, tandem axle, 16'x82", ramps, ST235/85R16 on 6 bolt rims
- Tandem axle trailer, 138"x6", steel diamond plate floor, w/ boom hoist mount ST215/75R14 tires

PICKUPS

- 2016 Ford F350 Super Duty FX4**, 8,335 miles, 4WD, 6.7 Powerstroke diesel, auto, regular cab, long box, cloth, AM/FM, CD, MP3, power windows, power locks, running boards, receiver hitch, LT275/70R18 tires, VIN 1FTRF3BT8GEB40440
- 1996 Ford F150 XLT**, 281,315 miles, 2WD, 5.0L, auto, regular cab, long box, cloth, AM/FM cassette, power windows, power locks, LT 235/75R15 tires, VIN 1FTEF15N5TLA30550
- 1995 Ford F250 XLT**, 202,810 miles, 2WD, Powerstroke diesel, auto, regular cab, long box, cloth, AM/FM cassette, power windows, power locks, receiver hitch, LT 235/85R16 tires, VIN 1FTHF25F3SEA74948 (cracked windshield)
- 1985 Ford F250 XLT**, shows 65,750 miles, 2WD, V8, auto, regular cab, long box, cloth, AM/FM, LT 235/85R16 tires, VIN 1FTHF25L4FPB32120 (cracked windshield)

LANDSCAPING EQUIPMENT

- Finn B50** straw shredder; Wisconsin motor, single axle, S/N 35-1210
- Ryan Mataway** overseeder, 2', self propelled, w/ Gandy OMC grass seed box, B&S 10 hp, Model # 544873-8910
- Ryan LA28** aerator, self propelled, gas powered
- Howard HR20** roto tiller, 5', 3 pt., 540 PTO
- Tarter** 3pt. tub spreader
- Cultipacker 90"**, pull type
- 3 section harrow
- 3pt. boom
- 3pt. box blade w/ scarfire
- 3pt. disc (for parts)
- 3pt. tiller (for parts)

CONCRETE EQUIPMENT

- 2016 Husqvarna FS400LV** concrete saw, w/ Honda GX390 motor
- 2009 MK MK-9514E1** concrete saw, w/ 5hp elec., 1 phase
- Stihl TS420** quickie concrete saw
- Bosch 1365** electric quickie saw
- (2) Whitman** power trowels, 3', B&S 7hp
- MBW GP2000** plate compactor, w/ Honda GX160 motor
- Plate compactor, w/ Honda GX140 motor
- Kolbalt** electric cement mixer (35) 6"x10' steel concrete forms (40) 16" flex forms
- Universal concrete forms
- Wood concrete forms, 2x4 & 2x6
- (5) 30" concrete culverts
- 1 ton of 3/8" & 1/2" rebar
- Concrete items, including form ties, SS stakes, (3) Concrete steel chutes
- Concrete vibrator
- Several concrete bull floats

AIR COMPRESSOR & WELDER

- 1997 Ingersoll-Rand 185** portable air compressor, 331 hrs., JD diesel, S/N 277165UEH221
- Miller BlueStar 185**, 36 hrs., welder, CC, DC, welder, 6,000 watt generator, Kohler motor
- Honda EB3800X** generator

RIDING LAWN MOWER & LAWN EQUIPMENT

- 2013 John Deere X360**, 97 hrs., riding mower, 48" deck, Kawasaki 22 hp, hydro., S/N 1M0X360AEDM252987; **John Deere 820A** rear tine rototiller; (2) **Stihl MM55c** rototillers; **Stihl 026** chainsaw; **Stihl 028AV** Super chainsaw; **Stihl** gas leaf blower; 35" lawn roller; Electric trimmers; Garden hoses; Several wheel barrows; Sprinklers; Pallets of garden hoses

SHOP EQUIPMENT

- Transit; **Cummins** 12 spd. drill press; **DeWalt** cutoff saw; **Miles A.C.** welder; **Milwaukee** rotary hammer; Angle grinders; B&S XR950 2" transfer pump; Battery charger; **B&D** compound mitre saw; **Bosch** 11265EVs electric hammer drill; Chain binders; **Craftsman** 10" table saw; Plastic tile, hoses, etc; Portable air compressor; Scaffolding; Sump pumps; Reddy heaters; Hand trowels; Torch tanks & cart; **WorkPro** 3400 psi pressure washer, w/ Honda GX270 motor; Wrenches; Numerous power tools; Hand & garden tools; Shovels; Post diggers, axes & more! **Barricades & Fencing**; Large quantity of chain link fence, including posts & accessories; Stack of tin; Steel & wood posts; Steel culvert; Steel wheel axle; Iron Mule pickup bumper w/ elec. winch; Alum ext. ladder

Remaining landscaping inventory to include assortment of Anawa flagstone, step stones, splash blocks, brick, edging, retaining wall blocks



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MEINEN CONSTRUCTION CO., INC. AND KATHERINE J. MEINEN

Gary L. Wiegel – Attorney for Sellers

For details contact auction manager, Lynn Richard of Steffes Group, 319.385.2000 or by cell 319.931.9090



SteffesGroup.com

Steffes Group, Inc., 2245 East Bluegrass Road, Mt. Pleasant, IA 52641 | 319.385.2000



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