

**ESTATE AUCTION**  
**TUESDAY, AUGUST 20, 2019 • 4 P.M.**  
**RESIDENTIAL REAL ESTATE**  
**LARGE AMOUNT OF MEDICAL AND OTHER COLLECTIBLES - COINS**  
**TO SELL AT AMERICAN LEGION, 903 W. SUPERIOR, JACKSONVILLE, IL**

**COLLECTIBLES:** large medical collections of 150+ mortar and pestle (cast-iron, wood, pottery, brass, glass) - antique & vintage baby bottles - eyewash cups - invalid feeders - antique & vintage medical equipment and literature (Parke, Davis & Co., Dr. M.E. Renney, saddleback, chest, satchel -style ampoule bags & cases, A. A. Mellier, St. Louis MO, H.K. Millford Co. - microscope (Made in Japan) - wooden medical box for electropatic treatment - Many violet ray machines; hi-frequency violet ray for beauty & better health by Master Electric Co. Chicago - Halliwell Shelton High Frequency Violet Ray - Renulite violet ray generator Model H - E-lec-treat Electreat Manufacturing Co Peoria IL - hot water bottles (Boston Medical Goods, Portland, Geysler, Matchless Worcester Pressed Aluminum Co., Star, Cello - ophthalmoscope (Cameron Surgical Speciality Co., Loring) - surgical kits (G. Tiemann & Co., sterling, Goodyear Original Syringe - scalpel kit (Leslie & Co) - Rademacher & Sheek Medicine Chest - **physician bags** - **hundreds of thimbles and figurines** - many medical items not listed or pictured, please come look at this auction.

**DR. JOSEPH J. KOZMA ESTATE**  
**THE FARMERS STATE BANK AND TRUST CO. ADMINISTRATOR**  
**ATTORNEY: CHARLES E. McNEELY, THOMSON, McNEELY & CREWS P.C.**  
**226 W. STATE ST., JACKSONVILLE, IL**

BOB LINDE TO SELL: commemorative and other coins and medals, some silver

NOTE: PLEASE PLAN AHEAD FOR THE POSSIBILITY OF 2 AUCTION RINGS!

For photos and additional information, view at [middendorfs.com](http://middendorfs.com), [auctionzip.com](http://auctionzip.com) #3493, or contact auctioneers.

**TERMS - CASH.** Buyer number issued and check accepted upon presentation of photo identification. Please make arrangements and be prepared by bringing packing material and containers as all purchases must be removed upon conclusion of each auction. Food available.



**MIDDENDORF BROS.**  
**AUCTIONEERS & REAL ESTATE**  
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**Residence (Located At 406 Woodland, Jacksonville) to sell at 6 p.m.:** One and one-half-story frame dwelling; 4 br - 4 baths - kitchen with dining area - dining room - 3+ family/living rooms - large basement - attached garage. Lot approximately 82' x 162' offset in rear of 30' x 67'.

**VIEWINGS: 5 p.m. to 6 p.m. Tuesdays, Aug. 6 & 13 or by contacting auctioneers.**

**SALE TERMS:** Upon conclusion of auction Seller and Buyer shall execute a purchase agreement with Buyer to pay Ten (10) percent as down payment. Balance payable on or before September 20, 2019 Possession given upon final settlement. Seller will convey by Administrator's Deed and furnish Title Insurance for amount of purchase price. Procurement of financing shall be the sole responsibility of the Buyer and must be obtained before date of auction. TAXES: 2018 taxes due in 2019 to be prorated to be paid by Seller. 2019 taxes payable in 2020 to be prorated and Seller's portion paid as a credit against the purchase price. Buyer to assume 2020 and subsequent taxes.

**PROPERTY SELLING "AS IS"** without representation or warranty, expressed or implied.

**LEGAL DESCRIPTION:** Part of Lots One Hundred Sixty-five (165), One Hundred Sixty-six (166), One Hundred Sixty-seven (167), and One Hundred Sixty-eight (168) in Mound Side Addition to the City of Jacksonville, Morgan County, Illinois, bounded and described as follows: Beginning at a point 180 feet South of the Northwest corner of said Lot 168, running thence South 92 feet 8 inches, thence East to the East line of Lot 166 in said Addition, being 97 feet, more or less, thence North 92 feet 8 inches and thence West to the place of beginning; ALSO, The South One Hundred Ten (110) feet of the following: Part of Lot Sixty-five (65) in an Addition to the Town, now City, of Jacksonville, called College Hill, described as follows: Beginning at a point 185 feet West of the Northeast corner of said Lot 65, thence West 65 feet, thence South 285 feet, thence East 65 feet and thence North 285 feet to the place of beginning. The South Five (5) feet of the following described property: The North One Hundred Eighty (180) feet of Lots One Hundred Sixty-seven (167) and One Hundred Sixty-eight (168) in Mound Side Addition to the City of Jacksonville.

**REAL ESTATE TAXES:** 2018 payable in 2019 \$5,970.16 w/2 exemptions

**SCHOOL:** Jacksonville School District #117 - Washington Elementary

**ZONING:** R-2

**GENERAL INFORMATION:**

**1<sup>st</sup> floor:**

Living room w/gas fireplace 15'5" x 20'6" (bay window)

Dining room 12'9" x 13'6"

Kitchen 19'3" x 15' plus pantry

Dining area

Family Room 23'7" x 13'5"

Enclosed porch 12'6" x 10'

Full bath

Den 13'4" x 15'

Master bedroom 15'2" x 13'3" plus sitting room 12'9" x 5'6"

Master bath 13'7" x 8' plus walk-in closet

**2<sup>nd</sup> floor**

SE bedroom 13'1" x 9'10" plus closet

NE bedroom 15'5" x 9'6" plus closet

SW bedroom 13' x 10'11" plus closet

Bath 7'6" x 9'6" plus closet

**Basement:**

Den/office 16'3" x 12'7"

Laundry room 13'4" x 10'5"

40 gal. gas water heater

Recreation room 18'9" x 13' and 8'9" x 11'3"

Utility room 10'1" x 10'2"

50 gal gas water heater

100 amp circuit breaker

Outside entry

Entertainment room 23'4" x 12'11" w/wet bar area

And wood burning fireplace

Kitchen 14'8" x 12'7"

Full bath

**Attached garage 23'8" x 21'1"**

Information contained herein was obtained from private and public sources and is subject to individual verification. No liability for its inaccuracy, errors or omissions is assumed by the Seller or their agents.