

SCHUYLER COUNTY, MISSOURI REAL ESTATE & PERSONAL PROPERTY AUCTION *2-Day Event!*

LIVE & ONLINE!



Real Estate Preview: Thurs., October 12th • 3:30-5:00 PM

TUESDAY, OCTOBER 24, 2023
@ 9:00 A.M.

REAL ESTATE SELLS @ 3:00 P.M.
Live & Online - Selling Real Estate & Personal Property

WEDNESDAY, OCTOBER 25, 2023
@ 10:00 A.M.

3-RING TIMED ONLINE ONLY EVENT!
Selling signs, toys, antique furniture & much more!



DARWIN L. STEGGALL ESTATE

REPRESENTING ATTORNEY: Tom Hensley
122 W. Harrison Street | Kirksville, MO 63501 | (660) 665-4419
TITLE WORK BY: Schuyler County Abstract Co.
118 E. Jackson | Lancaster, MO 63548 | (660) 457-3804

ONLINE BIDDING
PROVIDED BY: **proxibid**



JOHN
PROBASCO



JIM
HUFF

MERIT AUCTIONS

"Specializing in Farm Real Estate & Ag Equipment"

Toll Free 833.273.9300 | Lic. #444.000611

WWW.MERITAUCTIONS.COM

AUCTION REPRESENTATIVES: John Probasco (641) 856-7355 & Jim Huff (319) 931-9292

TUESDAY, OCTOBER 24, 2023 @ 9:00 AM
LARGE LIVE & ONLINE PERSONAL PROPERTY AUCTION



ACREAGE EQUIPMENT

- 2008 John Deere 3520 MFWD compact tractor, ROPS, eHydro trans., 2 rear & 4 mid-mount hyd. Outlets, 3-pt., 540 PTO, 41X14.00-20 rear tires, 2.7x8.50-15 front tires, sell complete w/ 72in. 7 Iron Commercial mower deck, 1,033 hours, SN LV3520H451359
- 1991 Case-IH 695 2wd tractor, ROPS, diesel engine, 2 hyd. Outlets, 3-pt., 540/ 1000 PTO, 16.9-30 rear tires, 7.50-16 front tires, sells complete w/ C-IH 2250 loader, 72in. material bucket, joystick control, showing 1,268 hours, SN JJE0011067
- 1984 International Harvester 284 2wd tractor, ROPS w/canopy, Nissan diesel engine, 3-pt., 540 PTO, 13.6-16 rear tires, 20x8-10 front tires, 72in. deck, 2,178 hours, SN 2020002J000586
- Shop built 6.5 ft. x 16 ft. flatbed trailer, tandem axle, bumper hitch
- Cub Cadet 1872 lawn tractor, Kohler 18hp engine, hydro trans., 1,014 hours, hasn't run in a while
- International Harvester 7ft. 3-pt. box blade w/ scarifying teeth
- Kewanee 8ft, 3-pt. blade
- 6ft. 3-pt. blade
- Estate Rake 6 wheel lawn rake
- Dearborn 2 bottom 3-pt. plow
- Shop built 40in. x 72in. hayrack
- 10ft. x 16ft. portable building to be moved



RESTORABLE VEHICLES & TRAILER

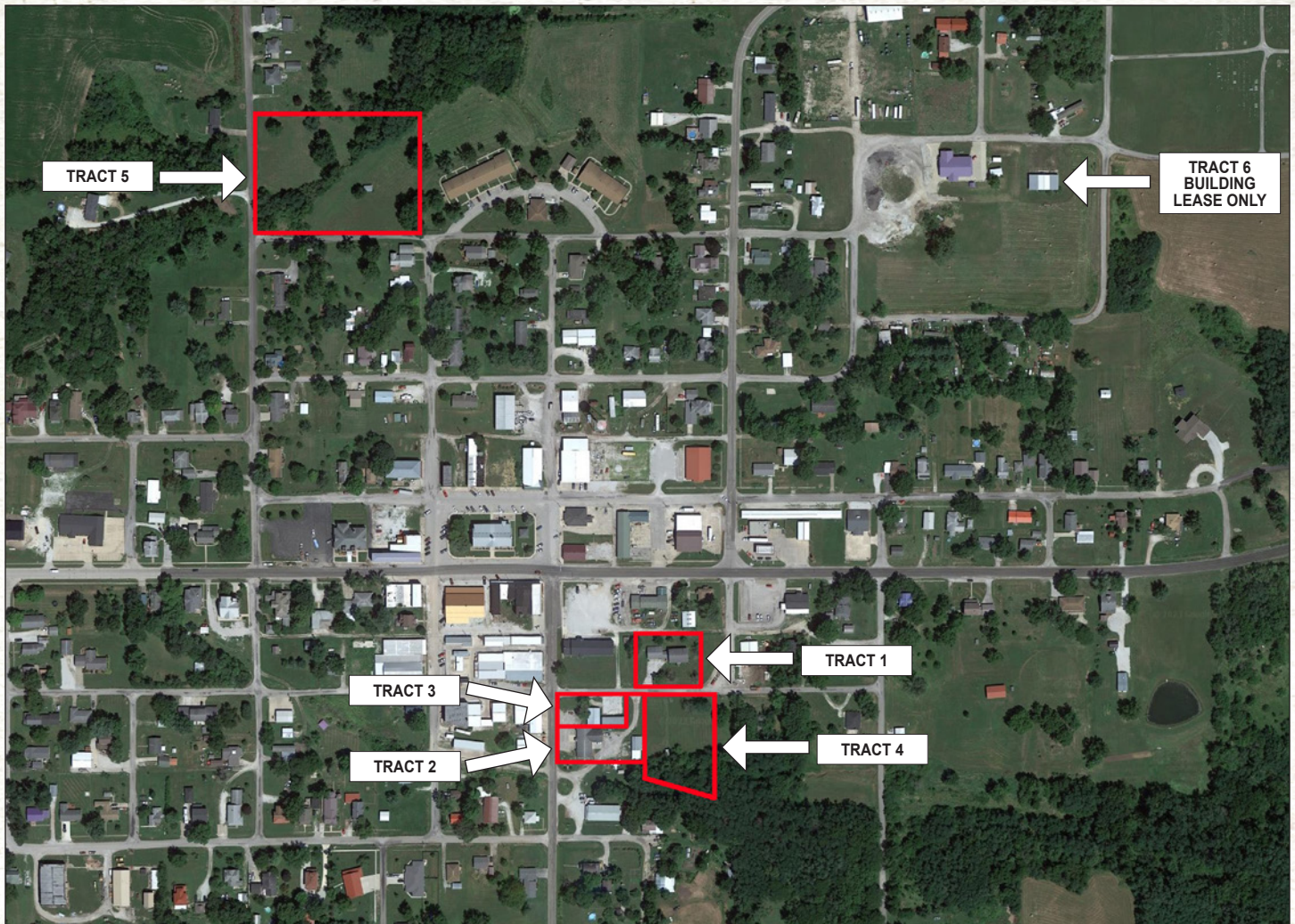
- 1983 Chevrolet C10 4wd pickup, Silverado, single cab, 8ft. bed, V8 engine, auto trans., factory air, very early stages of restoration, showing 87,871 miles, VIN 1GCEK14H505116956
- 1965 Ford Mustang Coupe, project car, several parts included, showing 18,536 miles, VIN 5F07F165811
- Haulmark 6'x12' enclosed cargo trailer, cargo doors, 205/75R15 tires



SHOP TOOLS

- C-Aire 60 gal. upright air compressor
- Small torch set w/ cart
- Craftsman 3/4 in. socket set and other shop wrenches
- Large selection of chainsaw parts

THIS IS A HIGHLY ABBREVIATED LIST AS THIS WILL BE A LARGE 2 RING LIVE AUCTION!



MARK YOUR CALENDARS NOW FOR THIS UPCOMING SCHUYLER COUNTY, MO REAL ESTATE & PERSONAL PROPERTY AUCTION!

Make plans to participate in this large Northeast Missouri Real Estate & Personal Property Estate Auction. There will be several hidden gems throughout this auction and we urge you to check our website often for updated descriptions and photos. Mr. Steggall was an avid collector of agricultural signage, toys with an emphasis on Farmall & IH as well as vintage & antique furniture.

Day 1 of this auction will feature (3) tractors, a square bodied GM pickup in early stages of restoration, a Ford Mustang and much, much more! We will also be selling the Steggall real estate featuring a very nice 2-story home, income producing commercial building, storage buildings & building lots. All of these properties are conveniently located in the friendly town of Lancaster, MO. This auction will be a live onsite auction with online bidding offered on selected items including the 6 parcels of real estate.

Day 2 of this auction will feature Mr. Steggall's collection of agricultural related signs, toys, antique furniture and much more. This auction will be a 3-ring timed online only event!

This will be a live & timed online auction with no buyer's premiums or reserves. Loader & auction personnel will be available on Wednesday, October 25, 2023 & Thursday, October 26, 2023 from 9:00 AM - 4:00 PM for loadout and pickup of all items. Not responsible for accidents, errors or omissions. All items are sold as-is, with no guarantees or warranties.

TUESDAY, OCTOBER 24, 2023 @ 3:00 PM

**LIVE & ONLINE
REAL ESTATE AUCTION**



TRACT 1 2-STORY HOME

**Physical Address:
105 E. MONROE STREET
LANCASTER, MO 63548**

- This tract is improved with a very nice 2 story home that was built in 1992. The home offers 3,274 sq. ft. of living area with 3 bedrooms.
- Oak kitchen cabinets and an attractive open floor plan.
- Kitchenette and bathroom on the second floor.
- Large 2 car garage with storage/office area and a covered deck.
- Situated on a 114ft. x 156ft. lot.
- Access is on the south by Monroe St.



TRACT 2 OFFICE BUILDING & STORAGE BUILDING

**Physical Address:
200 S. GREEN STREET
LANCASTER, MO 63548**

- This tract is improved with a nice 36ft. x 76ft. commercial office building that is currently home to an Agricultural based US Government agency. New buyer will negotiate any and all future leases.
- There is also a 23ft. x 23ft. addition on the rear of the structure.
- Included with this parcel is a 30ft. x 35ft. storage building that has a 22ft. x 24ft. addition. This structure has an electrical service and a concrete floor.
- This parcel is a highly desirable income producing property.
- Access is on the west by Green St.





TRACT 3 GARAGE & OFFICE BUILDING



Physical Address:

**106 E. MONROE STREET
LANCASTER, MO 63548**

- This tract is improved with a very nice 30ft. x 45ft. garage that includes a bathroom, electrical service and a concrete floor.
- There is an older 20ft. x 60ft. building that has several business or storage possibilities. This structure has electrical service and a concrete floor.
- Access is on the north by Monroe St.



TRACT 4 BUILDING LOT

(SUBJECT TO SURVEY)



Physical Address:

**MONROE STREET
LANCASTER, MO 63548**

- This attractive open lot offers many possibilities including new home building sites or shop/ storage building construction and much more!
- Located in close proximity to all Lancaster, MO amenities.
- Access is on the north by Monroe St.



TRACT 5 3.4 ACRE BUILDING LOT



Physical Address:

**400 N. LINN STREET
LANCASTER, MO 63548**

- This tract offers several very attractive new home buildings sites, one in the northwestern portion and one in the southeastern portion. The parcel has a wooded draw running through the middle of it only adding to the charm of the tract. There is a small gazebo located on the parcel.
- Access is on the west by Linn St. and on the south by W. North St.



TRACT 6 LEASE



Physical Address:

**498 LINCOLN STREET
LANCASTER, MO 63548**

- This tract will include a lease on a storage building that is approximately 40ft. x 50ft. This structure includes a 20ft. x 44ft. open lean to addition, a concrete floor and electrical service. This also includes the land the building is sitting on.
- Said lease is for \$375.00 per year with the lease ending on November 10, 2036.
- Please note: There will not be any real estate or physical ownership of the building conveyed.
- Access is on the north by Lincoln St.

METHOD

The Steggall properties will be sold in numerical order beginning with Tract 1 followed by Tract 2, etc. The tracts will not be offered in their entirety at the end of the auction.

Bidding is NOT subject to financing, appraisal or inspection.

TERMS

Immediately following the auction, the winning bidder(s) will be required to sign a real estate sales contract and pay ten percent (10%) of the purchase price as a non-refundable down payment to Schuyler County Abstract Co., which will hold the money in escrow until closing. Said signing of the real estate sales contracts will be done via DocuSign or via email.

The balance of the purchase price will be due at closing which will take place on or before December 11, 2023 at Schuyler County Abstract Co. Possession will be given at the time of closing subject to the removal of the 2023 crop and the current cash rent & pasture rent leases. Farm sells free & clear for the 2024 crop year.

The 2023 real estate taxes will be paid by the seller. The 2024 & all subsequent years' real estate taxes will be the responsibility of the buyer(s). Title insurance in the full amount of the purchase price will be provided by the seller. Title company closing costs will be split between the buyer & seller.

All announcements made sale day take precedence over prior advertising either written or oral. The information in our brochure, in our advertisements and on our website is believed to be accurate; however, no liability for its accuracy, errors or omissions is assumed. All lines drawn on maps, photographs, drone video, etc. are approximate. Buyers should verify the information to their satisfaction. There are no expressed or implied warranties made by the seller or Merit Auctions pertaining to this property. Real estate is being sold "AS IS".



WEDNESDAY, OCTOBER 25, 2023 @ 10:00 AM
DAY 2 OF THE STEGGALL COLLECTION FEATURING AGRICULTURAL
RELATED SIGNS, TOYS, ANTIQUE FURNITURE AND MUCH MORE
THIS AUCTION WILL BE A 3-RING TIMED ONLINE ONLY EVENT!



▶ **LIVE & VIRTUAL
ONLINE AUCTION**

▶ **SCHUYLER
COUNTY, MISSOURI
REAL ESTATE &
PERSONAL PROPERTY
AUCTION**

▶ **TUESDAY,
OCTOBER 24, 2023
@ 9:00 AM ^{CST}
REAL ESTATE @ 3:00 PM**

▶ **& WEDNESDAY,
OCTOBER 25, 2023
@ 10:00 AM ^{CST}**

MERIT AUCTIONS

PO BOX 509 • 4502 AVENUE O
FT. MADISON, IA 52627



FIRST CLASS
U.S. POSTAGE
PAID
QUINCY, IL
PERMIT 23
62301

DARWIN L. STEGGALL ESTATE

**LIVE &
ONLINE!**

*2-Day
Event!*

**Selling
Real Estate,
vehicles, signs,
toys, antique
furniture &
much more!**

**Real Estate Preview:
Thurs., October 12th • 3:30-5:00 PM**

