

★Tractor & Mowers Sold at 6:30pm★



- ★New Holland TC2DA tractor with 230TL Loader★
4WD, Hydro, 3Pt with PTO, 3,289 hrs, Wheel Weights
- ★Gravely 252Z Zero-Turn Mower, 52" Deck★
565 hrs, 27hp Kohler Command Pro 27
- ★John Deere 455 Diesel Tractor, 60" Mower Deck★
Hydrostatic, 724 hrs

★Tools, Lawn & Garden★

John Deere Aerator, lawn sweeper, C/H upright air compressor, bikes, portable chain link dog kennel, lg Chargriller propane & charcoal grill/smoker, 3" SS table jack stands, floor jack, Gorilla ladder, nail gun, drill press, sabre saw, sawsall, asst hand tools, 2 skids wood pellets, & more.

★Furniture & Appliances★

Electronic Weber Mahogany baby grand piano, Ridgeway glass case grandfathers clock, lg lighted curio cabinet, early ornate bow front glass table (unique), tapered leg line inlay desk, brace back reed seat Windsor chair, dressing table, nice tier table, coffee & end tables, wing chairs, old crib, oak crib, computer desk, Kenmore side by side refrig/freezer, GE upright freezer, stacking Kenmore washer/dryer & more.

★Antiques, Collectables & HH Goods★

Hubley cast iron dog and cat banks & door stops, stamp collection, porcelain dolls, Hull pottery, old ice cream dish, asst good glassware, old Balt. shot glass, Stief sterling sugar & creamer, old pharmacy bottle collection, mortar & pestle, ceramic tiles, Tiffany style lamp, 300+ DVDs, bar supplies, pictures & frames, movie posters, Karaoke machine, refrigerated Skybox soda dispenser, popcorn & hot dog machine, exercise equipment & more.

**Auctioneers Note: Owner relocating.
Good clean items at this one. Don't miss it!**

PUBLIC AUCTION

VALUABLE CECIL CO. REAL ESTATE

**Spectacular 4.2[±] Acre Farmette
with a 3,200 SF Custom 2 Story Home,
2 Horse Barns, 8 Fenced Pastures & More!**

*New Holland Tractor w/Loader, Gravely Zero Turn
Mower, John Deere 455 Diesel Tractor w/Deck,
Antiques, Furniture, Collectables & HH Goods*

29 Townsend Ct, Rising Sun MD 21911

Thursday, June 15, 2017 - 4:00 PM



Wellingborough Estates

*Real Estate Offered at
6:00pm*

**BARR
DAVIS**
AUCTIONEERS, LLC
AY-002084

Barr/Davis Auctioneers, LLC
Route 30 & Pequea Ave
P.O. Box 7, Gap PA 17527
(717) 442-9221
(610) 384-8433
www.barrdavis.com

ADDRESS: 29 Townsend Ct, Rising Sun MD 21911

DATE: Thursday, June 15, 2017 at 4:00pm
Real Estate Offered at 6:00pm

OWNER: Marymargaret Roberts

★FEATURES★

Well built & kept 3,200+ SF 2 Story home with attached 2 car garage, plus 2 horse barns, 8 fenced pasture area, all on a mostly level 4.2 acre lot.
Country location, yet convenient to major routes.
Seriously for sale, don't miss it!

★SPECIAL FEATURES★

Handicapped design with elevator from basement to 2nd floor,
wide hallways and access doors;
Large Great Room w/wall of windows & pellet stove/fireplace;
Country island kitchen with large pantry & dining area;
Master bedroom suite with cathedral ceiling, full bath w/whirlpool tub & stall shower, walk-in closet;
1st Floor den/office with built in book shelves;
Lower level theatre room w/wet bar area, includes projection/sound equip;
Speaker system wired throughout house;
Ceiling fan/lights in great room kitchen and all bedrooms;
Solar Panels on house leased for \$130/month;
Above ground pool w/deck, updated liner & cover;
12'x23' Open Trex deck; 12'x17' Screen Trex deck w/ceiling fan/light;
26'x48' Horse barn w/electric & water, 8'x48' forebay, 7 box stalls, hay room, wash room & tack room;
10'x30' 3 Stall horse barn w/electric; 14'x28' Storage barn w/electric;
8 Fenced pasture areas.

★PURCHASE PRICE INCLUDES ★

Guardian Back-up Generator	Microwave Fan/Hood
Movie Projection Equipment	Propane Oven/Range
Water Conditioning System	Built-in Dishwasher
Sump Pump	Garbage Disposal

★REAL ESTATE AUCTION TERMS★

10% Down payment day of Auction. Balance by July 28, 2017.
Buyer pays all Realty Transfer Taxes.
Personal Property: Cash or Good local check.
No Debit or Credit Cards. No Buyers Premiums.

Buyers have the opportunity to make an offer to purchase Real Estate prior to the auction under the auction terms.

The information contained in this brochure is believed to be accurate, but is not guaranteed.

STYLE: 2 Story
YEAR BUILT: 2000+/-
LOT DESCR: 4.229+/- Acres
ZONING: Residential
ACCOUNT: 09-020357 (4-20-203)
DEED REF: WLB/00858/00034
LIVING AREA: 3,214+/- SF

TAXES: **YEAR: 2016/17**
\$3,526 **County:** Cecil
398 **State:** Maryland
\$3,925 **TOTAL**



4 Bedrooms 2 full & baths; 2 powder rooms

ROOM	SIZE	LEVEL	COMMENT
FOYER	10x15	1 st	Ceramic Tile
DEN/OFFICE	10x12	1 st	Hardwood
DINING RM	12x14	1 st	Hardwood
KITCHEN	14x22	1 st	Ceramic Tile
GREAT RM	13x32	1 st	Ceramic Tile
THEATRE RM	12x29	Lower	WW Carpet
BEDROOM	13x26	2 nd	Ceramic Tile
BEDROOM	15x19	2 nd	WW Carpet
BEDROOM	12x12	2 nd	WW Carpet
BEDROOM	14x15	2 nd	WW Carpet

BATHS: 2 full on upper, ½ on main, ½ on lower
LAUNDRY: Room on 1st floor
HEATING: Propane hot air/central AC
WATER HEATER: Propane
BASEMENT: Full/partial improved/outside entry
GARAGE: 2 Car attached w/electric openers
WINDOWS/DOORS: Insulated
WATER: On site well
SEWER: On site septic
ROOF: Shingle

★OPEN FOR INSPECTION★

Wed, May 17, 2017 from 4-6^{pm} & Sun, May 21, 2017 from 2-4^{pm}
Call Auctioneers for private showing.

★DIRECTIONS★

From Rt 273 just East of Rising Sun, take Sylmar Rd to Right on Little New York Rd to Townsend Ct on Right.