



ESTATE AUCTION

~*ESTATE OF LEROY HUGHES*~

LOCATION: 413 Cornell Ave. Clarksville, In.

SUNDAY. MAY 18, 2025 · 12 p.m.

Shown by Appointment

REAL ESTATE-sells at 1 p.m.

0.22+/-acre lot improved with a well-maintained frame house and a one car detached garage. The 930+/- sq.ft. home offers two bedrooms, one bath, living room, dining room, kitchen w/range and a cellar. Other nice features include covered front and back porches, central air/heat, water softener and updated roof and water heater. Excellent starter home or investment property!

REAL ESTATE TERMS: 10% day of auction (non-refundable). Balance due in 40 days. Possession at closing. Buyer to pay taxes due & payable Nov. 2025. 2% Buyer's Premium.

VEHICLES, TRAILER

2013 Ford Fusion SE 168,500 mi.; 2003 Chevy truck 2 door V6; 5x10 two-wheel trailer;

LAWN & GARDEN

J.D. LA 105 riding mower 42 in. 398 hrs.; J.D. Y8 lawn cart; Dewalt 8000 watt gas generator-like new; C.P. 21 gal air compressor; Troybilt Tuffy rear tine tiller; Troybilt 24 in. snow blower; push mower; Task Force roll around tool box; misc. hand tools; bench grinder & vise; push plow; cordless blower; small elec. tiller; long handled tools; hand truck; 8 ft. step ladder; bicycles; 3 wheel bike; misc. garage items; **GUNS:** Escort 12 ga. pump; Rem. Air Master 77;

HOUSEHOLD

Kenmore washer & dryer; small Hot Point refrig.; Vizio tv; 3 pc. full bedroom suit; recliner; dining table & chairs; old buffet; desks; coffee and end tables; wardrobe; curio cabinets; small old kitchen cabinet; old chairs; Carnival glass; figurines & whatnots; exercise machine; misc. kitchen & household items; **~Go to heilauktion.com for pics~**

TERMS: Cash or good check. Everything sold where is, as is. Not responsible for accidents.

Leonard Hughes-Per. Rep.

David Nachand-Attorney for the Estate

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Auction Service

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