

## **Real Estate & Personal Property Auction**

**Saturday, May 30, 2026 at 10am**

**Auction Location: 114 S. Walnut St. Neosho Rapids, Ks 66864**

**Real Estate: (sells at 12noon) Property consists of a 5 bed/3 bath 3,000sq./ft 2.5 story home built in 1910, crawl space, with an attached 1,100 sq. ft. oversized garage and storage shed on a large corner lot. A beautiful home with lots of improvements made throughout including the Pex system, new gutters, newer HVAC and roof.**

**2025 Real Estate Taxes: \$3,190.28**

**Property Viewing: Anytime by contacting Auctioneers**

**Real Estate Terms: Earnest money payable the day of auction will be \$20,000 payable to Moon Title & Escrow, with the balance due on or before July 10, 2026. Property will be sold in as is condition with the buyers' inspections, at buyers' expense, to be completed prior to auction date. The sale of this property will not be contingent upon financing. Buyers must have financing arrangements prior to auction date. Title insurance and title company fees will be split 50/50 between the seller and buyer. The 2026 taxes will be prorated, any previous year due taxes will be paid by the seller. This sale is subject to all easements, restrictions, covenants, leases and zoning regulations of record. The buyer will receive full possession of the property at the time of closing. Coldwell Banker/Emporia Real Estate and Tri County Real Estate are agents for seller in this transaction and do not represent the Buyer. The Sellers and Selling Agents are not responsible in case of accident. All information has been gathered from Lyon County sources and is considered accurate but not guaranteed. All statements made day of sale take precedence over advertisements.**

**Personal Property Items(start selling at 10am): 2013 Nissan 4-door truck w/178,669miles, 1994 GMC 1500 4x4 SLE truck 88,879miles, Mossberg .22cal Ar-style, Ithaca 20ga. M-66 single shot, Tapco USA SKS 7.62, Remington 870 express super Mag. 12ga 2 3/4"/3"/3 1/2" pump, Maverick by Mossberg Mod. 88 12ga. 2 3/4" & 3" pump, 7-Morgan silver dollars, 3-Peace dollars, seated half dollars, Washington 90% silver quarters, foreign coins, chairs, end tables, Lotmusic keyboard, lots of Wine making supplies & kits, fancy wine & champagne glasses, elect. Love seats, buffet, 75" Ruko smart tv, 3-Robot vacuums, cross collection, arrow head collection, barn table w/1-bench & 4-chairs, wine racks, dehydrator, coffee bar, new keurig coffee machine, kitchen aid mixer, toaster oven, seal-a-meal, conservator washer&dryer, King size bed, Cedar chest, dresser, night stands, queen size bed, dressers, oak shelf, lamps, longhorns on skull, elect. Fireplace, full size bed, wooden rocking chair, several beds, holiday decor, generator, upright frigidaire freezer, fishing poles & tackle, fly rods & reels, prime green mountain grill/smoker, shelving, forge, forge anvil, stainless steel carts Lg. & small, slot machine, carpet shampooer, coolers, Masterbuilt sportsman elite smoker, Toro timecutter SS5000 zero-turn 50"cut w/Kawasaki 23hp motor, 10-man tent, hand tools, yard tools, power tools, ladders, propane bottles, wheel barrow, gas powered post hole digger, 2-wheel dolly, nice fire pit, lots of other misc.**

**Seller: Jamey & Pamela Huffman**

**J&D Auction & Sales, LLC**

**Jase Hubert (620)-481-7303 Dwayne Coble (620)-794-2061**