2 LIVE

AUCTIONS

BORDEN PROCESSING, INC.

AUCTION #1

REAL ESTATE: FRIDAY, DECEMBER 11, 2015 - 11 AM

Auction Held at Baymont Inn & Suites: 1555 Phoenix Road, South Haven, MI 49090

Directions to the Real Estate Auction at Baymont Inn & Suites: Take 196, Exit 20 toward MI-43/ South Haven/ Bangor, turn East (left) onto I-196 Bus N/ County Hwy-388/County Road 388, Stay straight to go onto I-196 Bus N/County Hwy-388/County Road 388. Continue to follow County Hwy-388/County Road 388. Destination is just past 73rd Street.

AUCTION #2

EQUIPMENT (TRACTORS, TRUCKS, ETC.): TUESDAY, DECEMBER 22, 2015 - 10 AM

Auction held at the Farm: 67138 40th Ave, Bangor, MI 49013

Directions to the Farm: From 196, take M-140, Exit 90, South on M140 through Covert to CR376. Turn East (left) on CR376. Stay on CR376 to the T. Turn North (left) at the T (CR376). Before the sweeping curve head straight on 68th Street. Turn East (right) on 40th Avenue and Borden's is approximately 1 mile down 40th on the North (left) side of the road.



Note: The Real Estate auction is the day after the Great Lakes Fruit, Vegetable & Farm Market Expo in Grand Rapids, MI. ***Make plans to stay an extra day for this auction!***

Auctioneer's Note: The Bordens have been in the blueberry business for many years. They have decided to scale down and sell most of their equipment and land so they can focus on the blueberry processing portion of their business. ***This is an outstanding opportunity to buy real estate and equipment!***



MIEDEMA AUCTIONEERING & APPRAISALS, INC.

"Leaders in Innovative Auction Marketing Methods"

1-800-527-8243

INDUSTRIAL AUCTIONEERS ASSOCIATION

NAA Auctioneer

HEADQUARTERS - GR METRO	NORTHERN MICHIGAN	OHIO OFFICE	REPOCAST EASTERN MICHIGAN
601 GORDON INDUSTRIAL CT.	210 NORTH GRACE ST.	9435 WATERSTONE BLVD. SUITE 140	2851 JAMES P. COLE BLVD.
BYRON CENTER, MI 49315	MCBAIN, MI 49657	CINCINNATI, OH 45249	FLINT, MI 48505
(616) 538-0367	**(888) 624-7653**	**(216) 732-9952**	**(248) 627-5200**

FOR UPDATED INFORMATION & PHOTOS, VISIT WEBSITE AT: 1800LASTBID.com

AUCTION #1 — REAL ESTATE AUCTION
FRIDAY, DECEMBER 11, 2015 - 11 AM

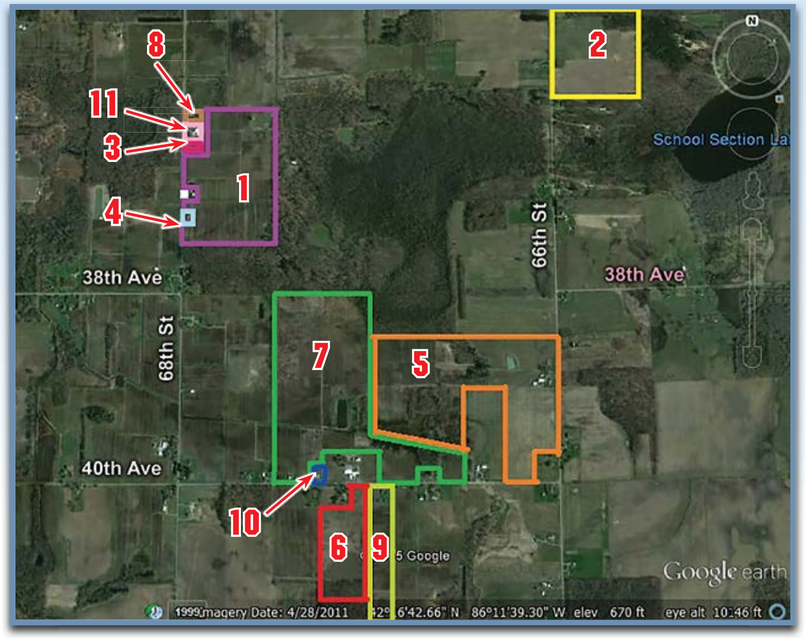
Real Estate Auction will be held at Baymont Inn & Suites: 1555 Phoenix Road, South Haven, MI 49090



Real Estate and Chillers will be offered in individual parcels, any combination of parcels, or in its entirety

OPEN HOUSES: Wednesday, December 2 from 2-4 PM & Thursday, December 10 from 2-4 PM

Bidder's Packets will be available: via our website, 1800lastbid.com; by calling 1-800-LASTBID; and at the open houses



PARCEL 1:
68th Street, Covert: Parcel Numbers 80-04-020-008-02 and 80-04-020-009-01.

- **Approximately 53 Acres Total.**
- 46.3 Acres of blueberries on 68th Street, Covert.
- Ponds with well for irrigation
- 3200 sq. ft. barn
- Blueberry Varieties: Bluetta, Blue Crop, Burlington, Ruble, Jersey

PARCEL 2:
35601 66th Street, Bangor: Parcel Number 80-04-016-015-00.

- **36 Acres Total**
- 30 Acres of Ruble blueberries
- All irrigated, 3 new wells, double drip irrigation
- Blueberries ready for First harvest next year

PARCEL 3:
36341 68th Street, Covert: Parcel Number 80-04-020-008-20.

- **.9 Acre Total**
- 2104 sq. ft. house with 2 full baths, 2 half baths, 5 bedrooms, 896 sq. ft. attached two stall garage
- Notes: this house was used for an office, will need a new well (current well is selling with Parcel 11)

PARCEL 4:
37159 68th Street, Covert: Parcel 80-04-020-010-10.

- **.5 Acre Total**
- Mobile Home Trailer

PARCEL 5:
38814 66th Street, Bangor: Parcel Number 80-04-020-017-00, 80-04-020-022-00, 80-04-020-015-01, 80-04-02-023-00.

- **83.7 Acres Total**
- 53 Acres of blueberries, mostly Blue Crop & Jersey.
- Pond with two wells for irrigation
- Buildings Included: 1280 sq. ft. spray building, 2 pole barns- approx. 3024 sq. ft and 900 sq. ft.
- Note: Greenhouses and fuel tanks are not included with Real Estate, but will be selling on Equipment auction Dec. 22nd

PARCEL 6:
67119 40th Ave, Bangor: Parcel Number 80-04-029-033-00.

- **17 Acres Total**
- 15 Acres of Elliot Blueberries
- Does NOT include house and 1.2 Acres at the NW corner

PARCEL 7:
67264 40th Ave, Bangor: Parcel Numbers 80-04-020-020-00, 80-04-020-014-00, 80-04-020-006-00, 80-04-020-007-00.

- **70.6 Acres Total**
- 36.2 Acres of blueberries, majority are Ruble, Jersey and Bluecrop.
- Includes pond and well for irrigation
- 1400 sq. ft. pole barn

PARCEL 8:
36015 68th Ave, Covert: Parcel Number 80-04-020-008-10.

- **.8 Acre Total**
- Migrant Housing Duplex
- 456 sq. ft., 2 bedroom, 1 bath per unit

PARCEL 9:
66927 40th Ave, Bangor: Parcel Numbers 80-04-029-019-00, 80-04-029-020-00.

- **20.4 Acres Total**
- 12.6 Acres blueberries, Bluecrop and Jersey- Approx. 50/50
- Drip irrigation with wells

PARCEL 10:
67264 40th Ave, Bangor:

- 2 story, 6 bedroom, 1.5 bathroom house
- 2 Car Carport
- Small Outbuilding

PARCEL 11:
Fresh Pack Complex

- Includes well and buildings
- 7848 sq. ft. Processing Building
- Purchase for fresh pack or for storage or to fit your needs!
- Does not include refrigeration items which will be offered as separate parcels (12 & 13) on the Real Estate auction

PARCEL 12:
Bohn Chiller, 90,000 BTU's

PARCEL 13:
Kooljet Chiller with 2 Copeland Compressors, 3 Condenser Fans

NOTE:
Parcels 12 & 13, the chillers, are currently in the buildings on Parcel 11. These will be offered separately. The buyer of the chillers will be responsible for removal and repair of building, if necessary.

See our website at www.1800LASTBID.com for more details.

AUCTION #2 — EQUIPMENT AUCTION
TUESDAY, DECEMBER 22, 2015 - 10 AM

Equipment auction will be held at: 67138 40th Ave, Bangor, MI 49013

Live Online Bidding Powered By: proxibid



BLUEBERRY HARVESTERS
- BEI Blueberry Harvester, Stainless, Cummins Diesel, Bush Agitators, 433 Hours, Very Good Condition, Serial No. 06079
- BEI Blueberry Harvester, Stainless, Cummins Diesel, Bush Agitators, 2345 Hours, VIN 2235
- Korvan 8000 Blueberry Harvester, (2) Dynarotor Finger Bush Agitators, Botton Conveyor, Stainless, Diesel Engine, 2212 Hours

TRACTORS
- New Holland T4050F Tractor, Cab, MFWD, Orchard Fenders, 95 HP Diesel Engine, 3 Point Hitch, PTO, 667 Hours, Good Condition, VIN ZBJD19635
- New Holland Tractor, Cab, MFWD, Orchard Fenders, Diesel Engine, PTO, 3 Point Hitch, Hydraulic Outlets, 483 Hours, Good Condition, VIN ZAJH08791
- New Holland TN95FA Tractor, Cab, 2WD, Orchard Fenders, 90 HP Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 911 Hours, VIN HJU110803
- New Holland TN95FA Tractor, Cab, MFWD, Orchard Fenders, 90 HP Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 1154 Hours, VIN HJU086114
- New Holland TN95FA Tractor, Cab, MFWD, Orchard Fenders, 90 HP Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 1193 Hours, VIN HJU109847
- New Holland TN95FA Tractor, Cab, MFWD, Orchard Fenders, 90 HP Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 1750 Hours, VIN HJU074368
- New Holland TN95FA Tractor, Cab, 2WD, Orchard Fenders, 90 HP Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 1812 Hours, VIN HJU073735
- Same Argon 55F Tractor, MFWD, Deutz 55 HP Diesel Engine, PTO, 3 Point Hitch, 2313 Hours Respectively, VIN S10P553AUT50571
- Same Argon 55F Tractor, MFWD, Deutz 55 HP Diesel Engine, PTO, 3 Point Hitch, 2749 Hours Respectively, VIN S10P553AVT50519
- Same Frutteto Ii 90 Tractor, Cab, MFWD, Orchard Fenders, Deutz Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 1430 Hours, VIN S09F834WUT1559
- Same S10N854Avt Tractor, Cab, MFWD, Orchard Fenders, Deutz Diesel Engine, 3 Point Hitch, PTO, Hydraulic Outlets, 2426 Hours, VIN S10N854AVT-1250

TRUCKS & TRAILERS
- Ford L9000 Truck Tractor, Single Axle, Extended Wheel Base, International Diesel Engine, 9-Speed Transmission, Dual Exhaust, Fixed Fifth Wheel, 264717 Miles, VIN 1FTYR2E8SVA59934
- Ford F-350 XLT Lariat Flatbed Truck, Standard Cab, 5.8L V-8 Gas Engine, Automatic Transmission, Power Windows And Locks, Running Boards, Dual Rear Wheels, 8' Flatbed, 33021 Metered Miles, VIN 2FDJF37H3MCA36601
- Ford F-250 Flatbed Truck, Supercab, 4X4, Automatic Transmisison, 7.3L Diesel Engine, Single Axle, Single Rear Wheel, 10' Flatbed, 45350 Metered Miles, VIN 1FTHX26M6JKA00546
- Ford F-250Hd XLT Pick Up Truck, Standard Cab, 4X4, Diesel Engine, Automatic Transmission, Power Seat, Power Windows And Locks, Dual Fuel Tanks, Long Bed, Snow Plow, 199110 Miles, VIN 3FTHF26F6VMA35039
- Ford F-250Hd XLT Pick Up Truck, Supercab, 4X4, Diesel Engine, Automatic Transmission, A/C, Power Windows And Locks, Cruise, Long Bed, Bed Liner, Towing Package, 257149 Miles, 1FTHX26F9VEB75279
- GMC 7000 Topkick Dump Truck, Eaton Fuller 8 Speed Transmission, Cat Diesel Engine, Tandem Axle, Steel Dump Body, 178645 Miles, VIN 1GDT7D4YXGV528492
- GMC Sierra 2500Hd Utility Truck, Standard Cab, 2Wd, Automatic Transmission, 6.0L V-8 Gas Engine, A/C, Cruise, Utility Body, Towing Package, 237724 Miles, VIN 1GTGC24U02Z110138
- Dodge 350 Ram Custom Flatbed Truck, 5-Speed Transmission, Gas Engine, Single Axle, Dual Rear Wheels, 12' Flatbed, 65128 Metered Miles, 1B6MD34W5ES306231
- Dodge 500 Flatbed Truck, Manual Transmission, Gas Engine, Single Axle, 14' Flatbed, VIN D51DG2J560651
- Chevrolet W5 Tiltmaster Flatbed Truck, Tilting Cab, 5-Speed Transmission, Isuzu Turbo Diesel Engine, Single Axle, 18000# GVWR, 12' Steel Tilting Flatbed, 220177 Miles, VIN J8BE5B1U9R3001364
- Wuling Pick Up Truck, Cabover, 4 Speed Transmission, 7' Bed, 4- Cylinder Gas Engine, VIN LZWNCAG0441017874
- Pro-Trak Gooseneck Trailer, Tandem Axle, 25' Wooden Deck, Beavertail, Ramps, 20000# GVWR, VIN 1P9DG302VXC298259
- Dandy Dump Dump Trailer, Tandem Axle, 6' X 12' Bed With Sides, Rear Dump, Ball Hitch, 6840# GVWR
- Owens Car Hauler Trailer, Tandem Axle, 12' Deck With Beavertail, Ball Hitch, Fair Condition
- Utility Trailer, Tandem Axle, Estimated 4 Tons, 20' Bed, Beavertail, Headache Rack, Ramps, Poly Tank
- Utility Trailer, Tri-Axle, 16' Wooden Deck, Chain Rails, Steel Headache Rack, Electric Brakes, Poly Tank

(2) BLUEBERRY FRESH PACK LINES
- BBC 10073 Optical Color Sorter And Model 2000L Soft Berry Eliminator, Sn 107141, Stainless, Discharge Conveyor, Programmable Controls, 36"W With Sizer Belt
- Best Primus-G Optical Color Sorter And Laser Soft Berry Eliminator, Stainless, 36"W With Sizing Belt, Programmable Controls, Discharge Conveyor, Good Condition
- A&B Packing Equipment Pint And Quart Filler, Stainless, 12-Lane With Vibratory Feeders, Side Conveyor To Feed Lanes, Pint Filler With Separate Quart Filler Attachment, Axiomtek Programmable Controls; Model Wfsp180Cina Bottom Conveyor, Sn 12029
- A&B Packing Equipment Cti3615 Conveyor, 36"W X 15'L, Stainless, Rubber Belt, Electric, Variable Speeds
- A&B Packing Equipment Cz1819 Conveyor, Stainless, 18"W X 19'L Rubber Belt Conveyor With Elevated End, Electric, Variable Speeds
- A&B Packing Equipment Cpo2015Td Packing Conveyor, Double 20" X 15'L Rubber Belt Conveyor With Top Tray, Stainless, Portable, Electric; Clab Conveyor, Sn 10020, Stainless, 12"W X 15'L, Rubber Belt, Electric, Variable Speeds
- BEI Berry Cleaner, Stainless, 30"W X 10'L Infeed Conveyor, Rubber Belt, Blower
- BEI Elevator Conveyor, Stainless, Portable, 30"W X 12'L Conveyor, Electric, Plastic Mesh Belt
- BEI Lug Washer, Approximately 45'L Lug Conveyor, Automatic Washer, 2 HP, Stainless
- BEI Trash Conveyor, Stainless, 12" X 12" Enclosed Cover, Approximately 60'L, Scraping Chain, Stainless Drain Tank With Auto Shut Off Drain
- Speedaire 5Z401B Air Compressor, Horizontal Tank Mounted, 10 HP, 2-Stage; Speedaire Air Dryer
- BEI Hydro Iv Wash Tank, 40"W X 60"L X 36"D Poly Tank, 36"W X 22'L Stainless Wire Mesh Belt Conveyor, Variable Speeds, Disassembled - In Storage
- BEI Hydro Iv Wash Tank, 40"W X 60"L X 36"D Poly Tank, 36"W X 22'L Stainless Wire Mesh Belt Conveyor, Variable Speeds, Not In Service, Fair Condition
- BEI Work Platforms, Painted Non-Skid Grate, 28"W X 123"L
- DriEZ Blowers, Electric, Not In Service
- Graseby Goring-Kerr Dsp2 Metal Detector, Stainless, Flow Through Type, 14"W X 12"H Opening, 6'L Mesh Belt Conveyor, Not In Service, Fair To Average Condition
- Lakewood Box Filler, Stainless, 17"W Box Conveyor, 25' Overall Length; FWC DWM Iv Digital Weigh Scale, Load Hopper, Not In Service
- Lakewood Destemmer, Stainless, 32"W X 50"L, Stainless Stand On Rollers, Not In Service
- Lakewood 11520 Sizer, Stainless, 20"W X 36"L
- Lakewood Wash Tank, Stainless, 60"W X 16'L X 45"D, 40" X 16'L Mesh Belt Conveyor, 40"W X 52"L Mesh Belt Conveyor, Variable Speeds
- Destemmer, 31" Diameter X 10'L Perforated Stainless Tube, On Mild Steel Stand, Not In Service
- Destemmer, Stainless, 24" Diameter X 5'L Perforated Tube On Stainless Stand, Not In Service
- Stainless Conveyor, 3' X 6' Plastic Mesh Belt, Electric
- BEI Poly Hopper
- BEI Stainless Conveyor, 30"" X 15' Wire Mesh Belt, Sn 3154-15, 1996
- (3) Stainless Tanks
- BEI Weigh Scale Filler

IRRIGATION
- Irrigation Pump, Berkeley B6Exobm 6" Pump, Cummins Diesel Engine, Towed, VIN BEI-04656
- Irrigation Pump, Cummins Diesel, 10" Suction, Berkeley B6Exobm 6" X 8" Pump, Towed, Single Axle, VIN 05635

FORKLIFTS
- Nissan Cph02A20V Fork Lift Truck, LP Gas, 3800# Max Lift Capacity, 130" Max Lift Height, Overhead Guard, Solid Tires, 2-Stage Mast, Forks, 6936 Hours
- Farmall BN Fork Lift Tractor, Straight Mast, Wide Front, Gas Engine

SUPPORT EQUIPMENT
- Weed Badger 2550 Sst In Row Tiller Attachment, Hydraulic
- Willmar Super 150 Fertilizer Speader, Stainless V-Body, Ground Drive Conveyor, PTO Driven Spinners, 50 Cubic Foot, Rear Discharge, Single Axle
- (3) Woods Bb720 3 Point Hitch Mounted Rotary Mowers, Sns 941514, T051082, 1051047
- John Deere 609C 3 Point Hitch Mounted Rotary Mowers, Sn 064860
- (2) Woods Bb720X 3 Point Hitch Mounted Rotary Mowers, Sns 1093300, 1102386,"
- 6' Offset Disc, Fair Condition
- 8' Offset Disc
- Edwards Brush Spider Broom, 3 Point Hitch Mounted, (2) Heads, Sn Bs-83-1799
- (2) 60" Rollers, Pulled
- John Deere 509 Rotary Mower, Sn 0046283
- (2) Nobili Bne180 And Bne210 Mulchers, Sns Tb12703E And N/A
- (2) Nobili Vkd155 Mulchers, Sns Th22041B, N/A, M13747
- Nobili Vkd170 Mulcher, Sn Th22022B
- (4) Various Drags, 60"
- Altiboy Chisel Plow, (4) Chisel Points, 6'W
- Tufline 2S 2460 Ripper, Sn 54830, 2-Shank
- Frontline Ripper, 2-Shank
- (2) Backblades, 6'L
- Rake, 6'
- Howard Hr20 180 Wu Rototiller, Sn020-3-60234
- (2) Maschio Fresa B Rototillers, Model 180C, Sn 079500026, 2007, And 079500649, 2007
- (2) Ez Flow Ew 55 Seeder, Sns 1018 And 5-2051 (Fair)
- Nobili Vkr170 Rototiller, Sn Tf18798C"
- Muratori Mz11Cti255 Rototiller, 10'W, 3 Point Hitch Mount, PTO Powered
- Schulte L-15 Lightning Series Mower Attachment, 15'W Cut, Fold Up Wings, PTO Powered
- Ag-Tech Blast Sprayer, 400 Gallon Fiberglass Tank, Pulled, PTO Powered, Single Axle, Fair To Average Condition
- Hall Manufacturing Bush-Wacker Rme-17 Bank Mower, 3 Point Hitch Mounted, 60" Cut, 17' Boom
- Jacto Ph-400Sa Sprayer, 105-Gallons, 3 Point Hitch Mounted, 48" Center Pray Dome
- Nobili Beta 55-1000 Blast Sprayer, Pulled, 260 Gallon Tank, Single Axle, Fair To Average Condition
- (2) Demco 3 Point Sprayers, Estimated 250 Gallon Tanks, Sn 48573 And N/A
- (2) Terra/Landslide Fertilizer Spreaders, 3 Point Hitch Mounted, PTO Powered, SNS 5510-2639 And N/A
- Howard Ha180Wi Rototiller, Sn 801331570, 60""W
- Howard Hr20 180 Wi, Sn 020341992, 60""W"

CONSTRUCTION EQUIPMENT
- Caterpillar 928G Wheel Loader, EROPS, 155 HP Diesel Engine, Articulated, 20.5- 25L2 Tires, 100"W Bucket, 6077 Hours, VIN 6XR00574
- Case 650G Crawler Tractor, OROPS, 80 HP Diesel Engine, 6-Way Blade, 18" Shoes, Fair To Poor Undercarriage, 3231 Hours, VIN JJG0216536
- Komatsu Ha270 Off Road Dump Truck, 6X6, 240 HP Diesel Engine, 16 To 20 Yard Capacity, Articulated Frame, 8445 Hours, VIN N65859
- John Deere HPX Gator Utility Work Vehicle, Gas Engine, Dump Box, 2-Seater

MISCELLANEOUS EQUIPMENT
- Fuel Tanks, Steel, 275 Gallon Capacity
- Miscellaneous Machinery And Equipment: Various Skate And Roller Conveyors, Alu-Lite Inspection Tables, Ladders, Pedestal Fans, Air Circulation Fans, Power Washers, Hand Trucks, Band Saw, Welder, Stock Ladders, Pallet Jacks, Scale With Roller Top, Oxy Acetylene Torch And Cart, Etc."
- Misellaneous Office Furniture And Equipment: Desks And Work Stations, Chairs, Cabinets, File Cabinets,Etc.

GREENHOUSES
- (2) 20' wide x 100' long

Equipment List subject to change

NOTE: 2 items sell subject to secured lender approval

For Equipment questions: JR Hotovy (269) 214-7811



Call 1 800 LAST BID (527-8243) for a detailed bidders packet.

2 LIVE AUCTIONS

BORDEN PROCESSING, INC.

AUCTION #1

REAL ESTATE: FRIDAY, DECEMBER 11, 2015 - 11 AM

Auction Held at Baymont Inn & Suites: 1555 Phoenix Road, South Haven, MI 49090

AUCTION #2

EQUIPMENT (TRACTORS, TRUCKS, ETC.): TUESDAY, DECEMBER 22, 2015 - 10 AM

Auction held at the Farm: 67138 40th Ave, Bangor, MI 49013

MIEDEMA AUCTIONEERING & APPRAISALS, INC.

"Leaders in Innovative Auction Marketing Methods"

601 GORDON INDUSTRIAL CT.
BYRON CENTER, MI 49315

2 LIVE AUCTIONS

DECEMBER						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

IF YOUR MAILING LABEL HAS AN EXPRESS NUMBER, PLEASE BRING THIS BROCHURE WITH YOU FOR EXPRESS CHECK-IN AT AUCTION

PRSRT STD MAIL
U.S. Postage
PAID
Byron Center, MI
Permit No. 19

DATED MATERIAL

2 LIVE AUCTIONS
BORDEN PROCESSING, INC.

AUCTION #1

REAL ESTATE: FRI., DEC. 11, 2015 - 11 AM
Auction Held at Baymont Inn & Suites:
1555 Phoenix Road, South Haven, MI 49090

AUCTION #2

EQUIPMENT (TRACTORS, TRUCKS, ETC.):
TUES., DEC. 22, 2015 - 10 AM
Auction held at the Farm:
67138 40th Ave, Bangor, MI 49013

REAL ESTATE TERMS

Registration:
Friday, December 11 at 10AM

Deposit for Real Estate:
A total of ten percent (10%) of the bid price is required at the auction, cash, cashiers check or personal checks are accepted. This deposit is NOT refundable if the buyer does not carry through with the purchase. Your bidding is not conditional upon financing, so be sure you have arranged financing if needed and are capable of paying cash at the closing. Details will be in the bidder's packet.

Conditions:
The terms and conditions of this auction will be governed by the contract for the sale of Real Estate (herein called the buy/sell). The following terms are a summary provided for the convenience of the bidder. The buy/sell is available in the bidder's packet and should be reviewed prior to the auction. All properties sell "AS IS WHERE IS" with no warranties of any type expressed or implied as to the merchantability, usability, fitness for a particular purpose, or any matter of whatsoever type or nature. Any improvements, which must be made, are the responsibility of the purchaser. All information advertised or stated was derived from sources believed correct but is not guaranteed. All property dimensions are only approximations. Buyers shall rely entirely on their own information, judgment and inspection of the property and records. The real estate will be sold free and clear of all the liens. The property will however be sold subject to use restrictions of record. Auctioneer reserves the right to bid for the owner to protect their investment. Any announcements made at the auction site take precedence over printed material. Real Estate sells subject to bank acceptance or rejection of high bid.

Closing Terms:
Balance of purchase price due at the closing within 45 days. The seller will pay taxes and assessments due on or before the auction. Survey is being completed on parcels 10 & 11. Cost and details will be in bidder's packet. Possession will be given at the closing. Seller shall provide an owners title insurance policy in the amount of the purchase price. Closings will be held at a local title company. Closing fees of $400 will be divided evenly between the buyer and the seller.

Open House Dates:
Auction representative will be at the site on Wednesday, December 2 from 2-4 PM & Thursday, December 10 from 2-4.

Buyer's Note:
If you are the successful bidder, you must go to the closing table to sign all the purchase agreements immediately following the conclusion of the auction. At that time your check will be endorsed as a nonrefundable deposit on the property. Individual purchases are to be considered as singular transactions, not contingent on any other purchases of properties on the auction. The ability to obtain financing is NOT a contingency of the sale. The auction will be conducted at the sole discretion of the auctioneer and any bids may be recognized at their discretion.

New Data:
New data, corrections, or changes could be made after the printing of this brochure. Please arrive prior to the start of the auction to inspect and consider any new information and changes.

Bidder's Packet:
Complete bidder's packets including copies of the buy/sell agreements and more detailed information will be available at the open house or by calling to request a packet be mailed to you. Call the auction company for details at 1-800-LASTBID.

EQUIPMENT TERMS

INSPECTION:
Monday, December 21 from 9am-4pm.

REMOVAL:
Auction day or make other arrangements.

SALES TAX:
No sales tax will be charged.

TERMS:
All items sell "AS IS WHERE IS" with no warranty. There shall be no guarantees or warranties expressed or implied, statutory or otherwise as to the merchantability or fitness for any particular purchase of goods offered in this sale.

PAYMENT:
Complete payment auction day by cash, personal check, cashier's check, or good personal check. Personal checks will be accepted at the auction company's discretion. Out of state checks MUST have a bank letter of credit GUARANTEEING payment to MIEDEMA AUCTIONEERING INC. for this auction and the amount of funds being guaranteed. See guarantee form below. All written material is subject to change. ANNOUNCEMENTS MADE THE DAY OF THE SALE TAKE PRECEDENCE OVER PRINTED MATERIAL.

BANK GUARANTEE FORM
(BANK LETTERHEAD)
DATE: _____
Our bank, (banks name), irrevocably will guarantee any checks written to MIEDEMA AUCTIONEERING INC. for the purchase of items at the Borden Processing, Inc. Live Auction in Bangor, MI on Tuesday, December 22, 2015 by (you or your company name) from account number (fill in number) up to the total amount of $_____.
Sincerely,
(Bank officer's name and title)

ATTN: AUCTION BUYERS:
If you regularly attend our auctions and want a VIP card for quick registration, call our office today at 1-800-527-8243.