

# ESTATE AUCTION

Valuable Real Estate consisting of 61.29 Acres, improved by a large and unique Contemporary Style Home. Also 5 APPROVED BUILDING LOTS. Good balance of clear and tillable land, timber and a stream, minutes off SHREWSBURY Exit #1 of I-83 Expressway!

**OFFERED BY J. ROSS MCGINNIS, EXECUTOR OF THE ERNEST A. KROEDER ESTATE TO BE AUCTIONED ON SAT., MARCH 5th, 1994, AT 10:00 A.M.**

The Executor will offer the real estate on the premises which can be reached by proceeding off Exit #1, West on Rt. #851 towards Shrewsbury, turn right on Mt. Airy Road at Coach Light Restaurant, to right on PLANK ROAD, proceed to left on MT. OLIVET RD. to property on both corners of Mt. Olivet Rd. and SHANGRI-LA Road, North Hopewell Twp., Stewartstown, York County, Pennsylvania (signs posted).

The parts of the property will be offered for sale in the following way:

**PARCEL #6 - 1.465 Acres - CONTEMPORARY HOME** with main floor having approx. 2,748 sq. ft. of living area, which includes: 3 spacious B.R.'s; 2 large full bathrooms; modern kitchen and adjoining D.R.; laundry room; large L.R. w/floor to ceiling fireplace and a large window w/great view; Den or possible 4th bedroom; Focal point of home, the 432 sq. ft. atrium, sits on natural earth, has walkways and cathedral ceilings. Atrium in center of home. From atrium, a spiral staircase leads to large family room w/floor to ceiling stone fireplace. Utility room and shop also contains toilet, oil-fired hot air furnace, central vacuum and central air conditioning. Also has attached 2 car garage. **OPEN FOR INSPECTION:** Sunday, February 20th & 27th 2:30 to 4:00 P.M., or phone auctioneer, David Shrodes, at (410) 692-5667.

**PARCEL #7 - 52.92 Acres**, consisting primarily of tillable land, with approximately 5 Acres of timber and a stream.

## 5 APPROVED BUILDING LOTS AS FOLLOWS:

- PARCEL #1** - 1.132 Acres, 175.17' frontage on Shangri-La Road.
- PARCEL #2** - 1.107 Acres, 175' frontage on Shangri-La Road.
- PARCEL #3** - 1.105 Acres, 175' frontage on Shangri-La Road.
- PARCEL #4** - 1.105 Acres, 175' frontage on Shangri-La Road.
- PARCEL #5** - 1.106 Acres, 175' frontage on Shangri-La Road.

**ALL OF THE LOTS HAVE BEEN PERKED AND APPROVED FOR RESIDENTIAL BUILDING.**

**AUCTIONEER'S NOTE:** The above lots have very desirable contours and are immediately adjacent to the public road. Offered just in time to build your dream home this spring.

**MANNER AND TERMS OF SALE** - Parcel #6, with dwelling, will be offered first. Parcel #7, and each of the 5 building lots, will be offered separately. Executor reserves the right to offer the entire tract as a total unit. **DEPOSIT IN CASH OR CASH EQUIVALENT** will be required at time and place of sale as follows: Parcel #6, \$10,000; Parcel #7, \$10,000; Parcels #1, 2, 3, 4 and 5, \$2,000 on each lot. **BALANCE OF PURCHASE PRICE** will be due in full on or before **APRIL 26, 1994**. Time shall be of the essence. Cost of all realty transfer taxes shall be divided equally between Buyer and Seller. The premises are offered in its "as is" condition. Other terms, conditions or modifications, if any, will be announced on day of sale. Interested Buyers are invited to contact J. Ross McGinnis, Esq., at (717) 846-9800 or (717) 382-4407, for a copy of the Plot Plan and additional information.

**AUCTIONEERS:**  
**Charles W. Shrodes**  
**David W. Shrodes**  
 Pa. Lic. #'s 845 & 1177  
 (410) 692-5667

**EXECUTOR FOR ERNEST A. KROEDER ESTATE:**  
**J. Ross McGinnis, Esq.**  
**STOCK AND LEADER**  
 (717) 846-9800 or  
 (717) 382-4407

## PUBLIC AUCTION VALUABLE REAL ESTATE 8 1/2 ACRE FARMETTE SATURDAY, FEBRUARY 26 11 A.M.

**1850-2 1/2 Story Sandstone House**  
**LOCATION:** 1615 Kramer Mill Rd., Denver. Take Rt. 272 North from Ephrata to Reamstown/Denver traffic light turn right on Church St. short distance turn left onto Reamstown Rd., go North to Kramer Mill Rd., turn right approx. 1 1/2 miles to property. East Cocalico Twp., Lancaster Co.

**REAL ESTATE:** All sandstone home w/large country eat-in kitchen w/custom Rissler Cabinets, living and family rms., 3 full-size bedrms. and full bath, full attic & bsmt. Storage. Oil hot water baseboard & elec. heat. 15" window sills, updated 200 amp wiring, plumbing & plaster walls. adjoining sandstone summer house w/bake oven & 2nd floor. **BARN** is 2 Story Stone & Frame bank barn 65' x 43' w/horse stalls and shop area w/attached garage & storage area. Barn has water and electric. Additional out bldgs. included all on 8 1/2 Acres of land w/approx. 770' of road frontage. Approx. 3 1/2 Acres fenced pasture and woodland with stream. Balance of land tillable. Zoned agriculture.

**NOTE:** The Horsts are relocating to New York State. This is a one of a kind native Sandstone property that seldom becomes available. Only 3 miles from PA turnpike Exit 21. Terms 10% due at Auction, Balance April 18. Inspection of property by appointment **OR** Open House—Sat., Feb. 5, 12, & 19 from 1 to 4 P.M. For picture brochure, land plotting, details, Call Auctioneers 717-733-1006.

Terms By:

**Noah M. & Eva Jane Horst**  
 #717-336-3695

**Auction Conducted By:**  
 Randal V. Kline, Lloyd Kreider  
 Roy Good, Jr., Auctioneers  
 Lic. #499L #717-733-1006

**\*Special Note:** The Horsts are currently operating a bicycle shop on the premises and wish to give buyer of the Real Estate 1st option to purchase bicycle business/inventory.



## PUBLIC AUCTION OF RESTORED FARMHOUSE ON 1.5 ACRES

Saturday, February 26th at 11:00 A.M.  
 Located at Intersection of Upper Valley Road & White Oak Road, midway between Christiana & Georgetown. Take White Rd., south off of Rt. 372 to Upper Valley Rd., Sadsbury Twp., Lancaster Co.



**REAL ESTATE** consists of approximately 200 year old fully restored stone farmhouse & small outbuilding. 1st flr. has 25x25 living room; 10x16 dining room; 10x21 country kit. (fully modernized); powder room; 2nd flr. has master bdrm w/full bath; 3 add'l bdrms. & bath; full attic; concrete basement w/laundry hook-up; oil hot water heat; on site water & sewer. Three car & barn type garage, suitable for horse & carriage.

**COMMENTS:** This beautifully restored property is situated on 1.5 acres in scenic farm country. The house has random plank flooring, deep window sills 7 stained woodwork and other nice appointments.  
**TERMS:** 10% day of sale; settlement on or before April 15, 1994.

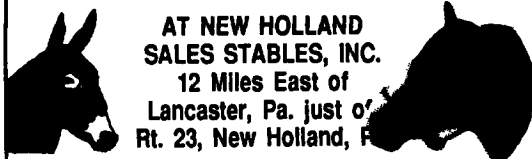
**INSPECTION:** Saturday, February 12th from 1-3 P.M. or by appointment.  
**TERMS BY:**  
**DAVID & CATHERINE CARR**

**HORNING FARM AGENCY, INC.**  
 Alvin Horning AU-0433-L  
 P.O. Box 251  
 Morgantown, PA  
 (610) 286-5183

## Public Auction Register

Closing Date Monday 5:00 P.M.  
 of each week's publication

## 300-400 HEAD SPECIAL HORSE SALE WORK HORSES MULES DRIVING HORSES FRIDAY, MARCH 4, 1994



**AT NEW HOLLAND SALES STABLES, INC.**  
 12 Miles East of Lancaster, Pa. just off Rt. 23, New Holland, Pa.

**Horse Sale 10:00 A.M.**  
**Note: Tack Sale 9:00 A.M.**  
 Wagons, Sleighs, Harness, Etc.

25 Head Top Work Horses.  
 Plus Several Matched Teams.  
 Consigned by Ward Wright.

Work Horses- 20 Head From Shy Tipton. 1 Load Each From Bill Pope, Billy Meadows And Earl Stoltzfus. Plus Many More By Sale Time

Driving Horses - Elam B. Stoltzfus, Christ Z. Stoltzfus, Jonas Beiler, Ben K. Stoltzfus, Reuben G. Stoltzfus, Jerome Wannier & Clayton Waterberry.

**For more information call:**  
 Norman or David Kolb- 61L  
 717-354-4341- Barn • Home- 717-397-5538  
 FAX# 717-355-0706

Next Horse Sale - Mar. 18, 1994 - 10:00 A.M.

SAT. MAY 7 - 10AM, Heifer Sale. Located New Holland Sales Stables Inc., 101 W. Fulton St., New Holland, Pa. Norman Or David Kolb, Auctions.

WED. MAY 11 - 10AM, Steuben County Tax Title Auction. Located Bath, New York. Pirrung Auctions., Inc. 716-728-2520.

THURS. MAY 12, FRI. MAY 13 & SAT. MAY 14 - Martin's Annual Spring Auction, carriages, sleighs and antiques at Leb. Area Fairgrounds, Leb. Pa. Martin Auctions. (717) 768-8108.

FRI. MAY 13 - 1:30PM, State Graded Feeder Pig Sale. Located At Carlisle Livestock Market, Inc Exit 12 South Off I-81. Left Onto Alexander Spring Road (717) 249-4511

FRI MAY 13 - 7PM, Feeder Sale Located New Holland Sales Stables Inc., 101 W. Fulton St., New Holland, Pa. Norman Or David Kolb, Auctions.

SAT. MAY 14 - 9:30AM Tools & Roofing equip, like new household goods, 20 guns. 2-366 V8 dump trucks & real estate. Sale on Greensvalley Rd., Centre Hall, Pa Centre Co. Auctions: Ron J & Ron S Gilligan, #AU339L & AA223L

WED. MAY 18 & THURS MAY 19 - Large Two Day Sale Of Farm Equipment, Etc. At Our Place Of Business Six Miles South Of Chambersburg, Pa. And One Mile East Of Marion, Pa. Owners And Managers, Marion Auction Service, 5174 Horst Rd., Chambersburg, Pa. 17201.

FRI. MAY 20 - 7PM, Horse Sale. Located New Holland Sales Stables Inc., 101 W. Fulton St., New Holland, Pa. Norman Or David Kolb, Auctions.

## 31st Annual Spring Sale Kempton Community Recreation Center Northern Berks County 1 Day Only

**SATURDAY, MARCH 19, 1994**  
 All Makes Farm Tractors & Machinery  
 Full Ad Later

To list your consignments please call by Feb. 11, 610-562-8377.

## TWO COMPLETE HERD DISPERSALS



At Shady Lane Dairy Sales, Inc. 1/2 Mile West of Quarryville, Pa. Off Rt. 372 On To Oak Bottom Road  
**Tuesday Morning, February 22, 1994**  
 11:30 a.m.

(Blizzard Date February 23 at 11:30 a.m.)

**Herd #1** - Consists of 44 head of cows with 12 fresh in the last 30 days, 5 dry, with balance in all stages. This is a young herd with only one cow over 5 years old. On honor roll herd, this is a sharp well cared herd. Special mention of 6 fancy red and whites.

**Herd #2** - Consists of 41 head of cows with 9 fresh in the last two weeks, 13 due from now until April 1. 11 two year olds, 14 three year olds with balance 3rd calf cows, making this an exceptionally young herd.

Also Selling Same Day -  
 25 Cows and first calf heifers just fresh from farm dispersals.  
 A good sale to attend if you are looking for good young cattle.

Sale Managed by:

**Shady Lane Dairy Sales Inc.**  
 23 Shady Lane, P.O. Box 673  
 Quarryville, Pa. 17566

Glenn D. Fite 717-786-2750 Fax 717-786-3250 David L. Fite 717-786-1725  
**"Six Generations of Sales and Service"**

We have several herds for sale on private treaty to be moved from now until April 15.