

2 LIVE AUCTIONS

AUCTION #1

FARM EQUIPMENT

Wednesday, March 25th • 10 AM
Held at the Farm

AUCTION #2

102 ACRES OF LAND, HOME, SHOP & GRAIN SYSTEMS

Thursday, March 26th • 6 PM
Held at Cronk's Oakridge Restaurant



**SELLS
WEDNESDAY,
MARCH 25TH**

- 56,000 bushel modern grain system
- 11,840 sq ft modern shop/pole building
- Beautiful updated home with garage & pole buildings
- 102 acres of farm land

**NO MINIMUMS
&
NO RESERVES!!**

Owners:

Keith & Brenda Tellkamp
231-834-8280

Auctioneer's Note: Keith & Brenda Tellkamp have farmed successfully for many years. They have decided to spend more time in the U.P. The real estate structures and the farm equipment have been very well maintained. The grain system is top notch and ideal for a local grower to take over and also has room for expansion. **Outstanding opportunity – don't miss it!**

AUCTION #1

(March 25th Auction Location)

Farm Equipment Auction

Held on the Farm at:
1857 Moore Rd., Bailey, MI.

Directions to the Farm: Located South of Grant and North of Bailey. From M-37 take Moore Rd West to the farm at 1857 Moore Rd., Bailey, MI.

AUCTION #2

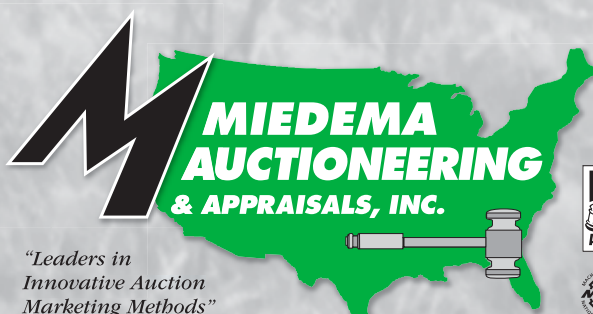
(March 26th Auction Location)

Land, Home, Shop & Grain System Auction

Held at Cronk's Oakridge Restaurant:
9103 Mason Drive, Newaygo, MI 49337
(Please park in the lower level parking lot at the rear of the building.)



**SELLS
THURSDAY,
MARCH 26TH**



1-800-527-8243

HEADQUARTERS - GR METRO – 601 GORDON INDUSTRIAL CT., BYRON CENTER, MI 49315 • (616) 538-0367

WESTERN MICHIGAN
3450 12TH ST.
WAYLAND, MI 49348

NORTHERN MICHIGAN
210 NORTH GRACE ST.
MCBAIN, MI 49657
(231) 825-2175

OHIO OFFICE
9435 WATERSTONE BLVD. SUITE 140
CINCINNATI, OH 45249
(216) 732-9952

EASTERN MICHIGAN
2851 JAMES P. COLE BLVD.
FLINT, MI 48505
(248) 627-5200

DETROIT METRO
2000 TOWN CENTER,
SUITE 1900
SOUTHFIELD, MI 48075

FOR FULL COLOR PICTURES AND ADDITIONAL INFORMATION, SEE OUR WEBSITE AT 1800LASTBID.com

AUCTION #1 FARM EQUIPMENT AUCTION

**NO MINIMUMS
&
NO RESERVES!!**

Wednesday, March 25th • 10 AM

Held at the Farm: 1857 Moore Rd., Bailey, MI



Auctioneers Note: Please arrive on time at 10AM since the auction will not last long. This is well maintained equipment which has been stored inside.

COMBINES & HEADS

- JD 9400 Combine, 1990, 2233 sep. hour, 3206 engine hour, all new Michelin mega bib radial tires with less than 200 hours on them, chopper and single point hook up, combine has always been in shed with a service inspection every year and waxed
- 2008 JD 620 F flex head ss floor sheets w / less than 1100 ac on it, Quick attach w /single point hook up, Like new condition.
- JD 643 corn head Low tin /all new gathering chains, deck plates and lower sprockets last year, good condition
- Unverferth HT25 Header Cart, Like New

TRUCKS, TRAILERS, TRACTORS

- 1995 Ford Aero Max L 9000 Semi tractor tandem axle w /330 Cummins and 10 speed, new steer tires and like new virgin cap drives, new shocks and all new air bags, aluminum full rear fenders and fuel tanks, always in shed.
- 1985 Timpte hopper trailer, new tarp 2 years ago / new air bags /brakes good, good condition
- Ford 7600 tractor with approximately 4000 hrs / with new BSD complete engine less than 1000 hrs ago and new paint, good condition

FORKLIFTS & SHOP EQUIPMENT

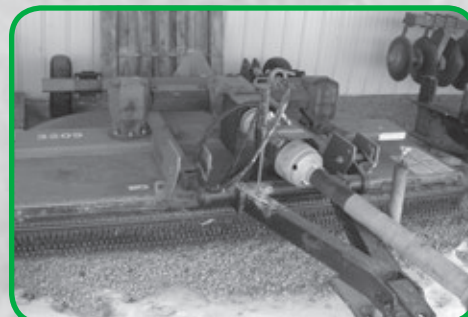
- Allis Chalmers ACC40, 4000lb Forklift
- Nissan 8000lb Forklift
- Snap On shop utility cart
- Hydraulic Pump for Press
- Portable air compressor
- Bead Blower for tubeless tires
- Assortment of hand tools
- Steel table
- File cabinets
- OEM repair manuals for Ford, New Holland & Massey Ferguson

FARM EQUIPMENT

- Demco pull type sprayer model HP with 45 foot booms and 440 raven controls, good condition
- Brent 472 grain cart, 25 bu extensions, like new condition
- Bush Hog 3209 Center Pull Cutter with original blades and very good condition
- IH 23' Disk
- 3pt 6 shank ripper

MISCELLANEOUS ITEMS

- 3pt Wood Splitter with 6" cylinder x 20" stroke
- Buzz Saw, 3pt, PTO driven
- (10) Wood Crates with bottoms
- 275 gallon engine oil tank with legs, valves, and plugs
- (2) 200,000 btu propane heaters
- Newlong model NP7-A Stitcher with case of 8oz poly thread
- (1) Bundle of 1000 new feed bags
- 48" barn fan – like new
- (3) New Semi Tires, virgin cap, 11R22.5, one trailer, two drives
- (2) 300 gallon tank shuttles with fittings
- (2) 425 gallon tanks with pumps and hoses
- New 3-1/2 HP pump, in original box
- 3-1/2 HP pump with hoses, like new
- Broyhill 30 gallon sprayer
- Lawn roller
- Wood Hay Wagon



AUCTION #2 LAND, HOME, SHOP & GRAIN SYSTEMS AUCTION

**NO MINIMUMS
&
NO RESERVES!!**

Thursday, March 26th • 6 PM

Held at Cronk's Oakridge Restaurant: 9103 Mason Drive, Newaygo, MI 49337 (Please park in the lower level parking lot at the rear of the building.)



**OPEN HOUSE:
SATURDAY,
MARCH 14TH
1-3 PM
&
THURSDAY,
MARCH 19TH
5-7 PM**

**NO MINIMUMS
&
NO RESERVES!!**

OFFERED IN INDIVIDUAL PARCELS, IN ANY COMBINATION OF PARCELS OR IN ITS ENTIRETY.

PARCEL #1:

Large shop/storage building and approximately 19 acres of land

This building is 80' x 148' built in 2007. Has a finished shop with 480 3-phase power with a 200 AMP main and 200 AMP 25 KVA transformer to provide 220 single phase and 110 volt service. Building power service has (2) 50 AMP power plugs for welders and 3-phase lights in shop bay with single phase fluorescent lighting over side bay. 110 plugs throughout the building. The shop includes 3-phase pressure washer, 3-phase air compressor and 3-phase plasma cutter. Shop equipped with 1/2 bath. Room beside bathroom for storage with loft above. Wall mounted bolt bin included. Wood burner for heat. Shop walls are insulated with R-19 and R-50 blown installation above shop area. Equipped with ceiling fans. Half of building is 6-1/2" concrete floors consisting of a 7 sac mix with wire. Full length floor drain with catch basin and HD cast iron parking lot drain cover in shop. Office equipped with desk, chairs and 2-phone system conveniently located by front entrance. Shop door is a commercial 14x24 steel door with commercial remote control operator. Concrete approach full width of shop. This shop is set up right. If this parcel sells separately from the house the buyer will receive an easement for 1 year to use the well. Most of the 19 acres is wooded and has Crockery Creek as its Northwest border. This is an outstanding hunting parcel with approx. 400' of frontage on McClelland Ave.

PARCEL #2:

Nice updated home along with 56,000 bushel grain system & 2 additional pole buildings on 2.9 acres

Grain System: Original Grain Drying System was installed in 1999. 4 Storage Bins: Brock 10,000 bu. With full floor aeration and a 6" discharge with top distributor for even loading. (2) Brock 13,000 bu each with full floor aeration and grain distributors in top for even loading. Brock 20,000 bu. Commercial with outside stiffeners, 10 HP air fan and full floor aeration and distributor on top. Total storage capacity is 56,000 bushels. System is operated by 480 3-phase power with 200 AMP service and a 5 KVA transformer for 110 volt controllers in office/control room. The original dryer was upgraded in 2003 with a Farm Fans CFAB 320. Dryer has just over 1600 hours of use and is propane fueled with heating unit of approximately 6 million BTUs. It is equipped with a fully automatic load and discharge system. The Calc u Dri control system was purchased new with dryer in 2003 allowing for continuous flow drying. Barrel and side sheets are all stainless steel. The Wet bin is a Brock 2000 bu with an 8" wet load auger from a driveway dump pit with an 8" discharge and rubber mat to keep pit dry. Dryer has a 6" unload dry auger to fill bins with swivel arc kit to switch bins easily and an ac controller equipped with soft start pack to control auger speed. All controls in office/control room are 110 volt switches for safety. A Dole 400 Moisture Tester and test weight tester goes with systems. This is a complete turnkey system with all augers and related equipment included.

House at 1857 Moore Road, Bailey MI 49303: This is a 3 bedroom, one full bathroom, two-story home. This home was gutted and completely reinsulated and remodeled on the main floor in 2002. New 200 amp electrical panel with all new wiring throughout including a Gen Tran switch for generator backup. Telephone and cable TV connection wired throughout. All new drywall. All new solid oak doors and trim throughout. Bathroom has a double sink vanity with storage cabinets underneath and double medicine cabinets, linen closet and fiberglass tub and shower unit with slider doors for privacy. Master bedroom has a walk-in closet with shelving for linens. Living room carpet replaced in 2009 and has a slider door that accesses the porch to the rear of the house. Den has a large closet with a large window to the front of the house. Laundry room equipped with washer/dryer combo and wash tub with cabinets above and below. The oak cabinets in the kitchen were all new in 2002. Stove, refrigerator, microwave and dishwasher will stay with the house. Mud room off kitchen. Remodeling done in upper level in 2014. All new solid oak stair steps, hand rail and trim, new drywall, new oak stairway banister and new carpet. Spacious attic for storage or can be converted to living space. In basement, propane forced air furnace and A/C system installed new in 2002 with all new duct work. Wood burning add-on furnace installed new in 2006. Water conditioning system included. Complete new roof on house and garage in early 2011. Windows are low maintenance vinyl inside and out. Trim has been covered with maintenance free aluminum. The well is approximately 65' deep. The 4" well point and pump was replaced in 2002.

Fuel and Fertilizer Tanks:

- (1) Stainless Steel 6600 gallon liquid fertilizer tank (Former dairy tank)
- (2) 2500 gallon Poly tanks (Used for starter fertilizer)
- (1) 800 gallon Diesel Fuel tank with pump (Above ground)

PARCEL #3:

48 1/2 acres of prime farm land, most of which is tillable.

Frontage on Moore Road and S. Ferris Ave. Land is tiled, soils consist mainly of Marlette Loam. Good, productive land!

PARCEL #4:

32 acres of prime farm land – tiled.

All tillable land located on the corner of 136th and McClelland, 1 mile North of main farm (Parcels 1-3). High producing parcel of farm land!



For full color photos visit: 1800lastbid.com • Miedema Auctioneering, Inc. – Michigan's leading farm real estate & farm equipment auction company!



601 GORDON INDUSTRIAL CT.
BYRON CENTER, MI 49315



INDUSTRIAL
AUCTIONEERS
ASSOCIATION

2 LIVE AUCTIONS

MARCH						
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 SO THAT YOU
CAN BE REGISTERED MORE QUICKLY AT THE AUCTION.

DATED
MATERIAL

AUCTION #1 FARM EQUIPMENT

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Thursday, March 26th • 6 PM

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UPCOMING AUCTIONS

Schneider Orchard: Orchard Equipment Auction

Saturday, March 21, 2015 | 10 am ET (local time)

Conklin, MI

Phil has decided to discontinue farming and will be selling all of his orchard and farm equipment at this auction. Highlights include: AgTec 400PC Orchard Sprayer, Ford New Holland TN95F Tractor (MFWD), Approx. 900 18 Bushel Apple Boxes, MF 174 Tractor, Ford 6600 Tractor, IH 784 Tractor, plus much more. Phil Schneider, Owner.

Spring Hudsonville

Saturday, March 28, 2015 | 10 am

5234 40th Avenue, Hudsonville MI 49426

Featuring Construction Equipment - Excavators, Loaders, Backhoes, Dozers, Skid Steers, Semi Trucks, Trailers, Attachments; Farm Equipment - Tractors, 3 pt attachments, implements; Landscape Equipment - Riding Lawn Mowers, Snow Blowers, String Trimmers, Chain Saws; Miscellaneous Construction & Shop Tools, plus much more. To have your equipment listed in the Brochure Contact Chuck Ranney at Chuck@1800lastbid.com or 616-560-0839. Consignments Accepted!!

Werner Dairy Equipment

Wednesday, April 15, 2015 | 10 am ET (local time)

14437 160th Ave. • Leroy, MI

After successfully farming all their lives, Keith and Greg Werner have decided to retire and have hired Miedema Auctioneering to sell their equipment and real estate. This auction features well maintained equipment, most of which they have bought new and has been owner operated

with very reasonable hours on it! Don't miss this great spring auction with equipment you can put right to work! Highlights include JD 4650 MFWD, JD 7600 MFWD w/ cab, JD 6420 MFWD w/ cab & loader, John Deere 6410, 2000, MFWD w/ cab, JD 6110L MFWD open station, Ford-Versatile 9030 bi-directional tractor w/ loader, hay head & bundling kit, (2) JD 317 skidsteers, JD 3975 forage harvester w/ 2 row corn head and hay head, Meyer 4218 2 way forage box, Sunflower-Richardson 8020 forage dump wagon, Kuhn GA-7822 rotary hay rake, Pik-Rite 790 hydraulic push manure spreader, Oswalt 250 roto-mix mixer wagon, Corn Pro 16' stock trailer, milking, tillage, planting, and harvesting equipment.

Werner Dairy Real Estate

Thursday, April 16, 2015 | 6 pm ET (local time)

15953 W. 16 Mile Rd. • Leroy, MI

After successfully farming all their lives, Keith and Greg Werner have decided to retire and have hired Miedema Auctioneering to sell their equipment and real estate. This auction will feature approximately 464 acres, 13 parcels, tillable acreage, scenic building sites, excellent hunting property, dairy facility, home, ponds, rolling hills. Most of the acreage is good producing soils and tillable. It is situated just southeast of Leroy, MI in the beautiful rolling hills with great views and quiet country setting with many lakes and ponds in the area as well, only a few miles from the Pere Marquette State Forest. This is a great opportunity to add acreage to your current operation or set up a new operation with everything you need to start farming yet this spring! Don't miss this opportunity!!

LIVE Equipment Auction

Thursday, May 14, 2015 | 10 am ET (local time)

2851 James P Cole Blvd. • Flint, MI

Flint, Michigan: LIVE equipment auction featuring construction equipment, landscape equipment and farm equipment to include excavators, crawler dozers, wheel loaders, backhoes, skid steers, trucks, trailers, farm tractors, farm implements, lawn mowers, support equipment and much more. Auction location will be held at our Flint Facility at 2851 James P. Cole Blvd., Flint, MI. Contact Chuck Ranney to have your equipment featured in this auction. Advertising deadline: April 16th, 2015.

Burnips Equipment Co.

Saturday, June 13, 2015 | 9 am ET (local time)

3260 142nd Ave. • Dorr, MI 49323

Advance Notice: Large amount of New Holland and other brands of hay and forage equipment to be sold from Burnips Equipment Co.'s trade in and items off from lease. Consignments will be taken. More details will be coming!



EQUIPMENT TERMS

EQUIPMENT AUCTION:

Wednesday, March 25th, 2015 at 10AM. Held at the farm at 1857 Moore Rd., Bailey, MI.

INSPECTION:

Tuesday, March 24th from 9AM-5PM and auction day beginning at 8AM

REMOVAL:

Auction day or make other arrangements. A loader will be available auction day only.

SALES TAX:

No sales tax will be charged except on over-the-road items.

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, or cashiers 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, (bank's name), irrevocably will guarantee any checks written to MIEDEMA AUCTIONEERING INC. for the purchase of items at the TELLKAMP FARM EQUIPMENT AND REAL ESTATE AUCTION in Bailey, MI on Wednesday, March 25th and Thursday, March 26th, 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)

REAL ESTATE TERMS

REAL ESTATE AUCTION:

Thursday, March 26th, 2015 at 6PM. Held at Cronk's Oakridge Restaurant at 9103 Mason Drive, Newaygo, MI 49337.

(Please park in the lower level parking lot at the rear of the building.)

REGISTRATION:

Begins at 5:00PM.

OPEN HOUSE DATES:

Buildings and Homes will be available for inspection on Saturday, March 14th, 1-3pm & Thursday, March 19th from 5-7pm.

DEPOSIT FOR REAL ESTATE:

10% of the successful bid price is required at the auction, cash or cashier's check. 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.

CONDITIONS:

The terms and conditions of the 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 any easements and building and use

restrictions of record. The auction company reserves the right to bid to protect the owner's investment. Any announcements made at the auction site take precedence over printed material.

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. Possession will be given at closing, except for the home and buildings, 45 days after close. 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 buyers and the seller. Surveys are being completed. The cost for the survey will be the cost of the buyer's payable at closing.

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 non-refundable 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 to be mailed to you. Call the auction company for details at 1-800-LASTBID.