

**SPECIAL CONDITIONS**

**The Estate of JJ Mansell CLEARING SALE**

**On Line via AuctionsPlus 22nd - 24th February 2021**

1. **10% GST Will be added to the knockdown price of all Lots excluding household furniture.**
2. **A Buyer Admin Fee of 2.5% GST Exclusive will be added to the knockdown price of all lots sold up to and including the value of $49,999, Lots sold for $50,000 and above will incur a 1% GST Exclusive Buyer Admin Fee. For example if an item is sold for $10,000, the Invoice Payable amount will be $10,250 PLUS GST, if an item is sold for $60,000, the Invoice Payable amount will be $60,600 PLUS GST.**
3. **Full Payment in Cleared Funds will be required prior to collection.**
4. **Purchasers of all Lots assessed for Workplace Health & Safety risks must sign an acknowledgement of receipt of the Risk Assessment Document prior to collection.**
5. **Invoices will be sent by email on Thursday 25th February 2021, full payment in cleared funds is required by close of business Tuesday 2nd March 2021.**
6. **Purchasers please note that the property has been sold and all lots must be collected by the purchaser no later than Wednesday 10th March 2021 to avoid risk of forfeiture.**
7. **Collection times by location are as follows:**
* **Farm 47, 2072 Main Canal Road, Coleambally:**

**9am til 3pm Monday 1st March, Tuesday 2nd March. A loader will be on-site at these times only, purchasers must make their own arrangements for loading outside these times. Collections outside these times STRICTLY BY 48 HOURS NOTICE with Anthony Mannes 0447002601. No access to the site unless accompanied by Mannes Agencies staff or representatives. Collection MUST BE COMPLETED NO LATER THAN WEDNESDAY 10th MARCH 2021.**

* **Farm 4003, Ercildoune Road, Coleambally:**

**STRICTLY BY 48 HOURS NOTICE with Anthony Mannes 0447002601. No access to the site unless accompanied by Mannes Agencies staff or representatives. Collection MUST BE COMPLETED NO LATER THAN WEDNESDAY 10th MARCH 2021. NO LIFTING FACILITIES ON-SITE – PURCHASERS MUST MAKE THEIR OWN ARRANGEMENTS FOR LOADING.**

* **10 Kingfisher Avenue, Coleambally**

**9am til 3pm Monday 1st March, Tuesday 2nd March. Collections outside these times STRICTLY BY 48 HOURS NOTICE with Anthony Mannes 0447002601. No access to the site unless accompanied by Mannes Agencies staff or representatives. Collection MUST BE COMPLETED NO LATER THAN WEDNESDAY 10th MARCH 2021. NO LIFTING FACILITIES ON-SITE – PURCHASERS MUST MAKE THEIR OWN ARRANGEMENTS FOR LOADING.**