MORTGAGEE'S SALE OF REAL ESTATE BY

PUBLIC AUCTION

LIVE ONSITE BIDDING

±40,000 S/F SINGLE STORY

• MANUFACTURING & WAREHOUSE BUILDING •

GREEN & GREEN, LLC

Aromatic Fillers
Custom Scented Candles - Made in America

38 HAYWOOD STREET, GREENFIELD, MA

TO BE SOLD ON THE PREMISES

TUESDAY, NOVEMBER 10TH AT 11:00 A.M. (ET)

INSPECTIONS: SATURDAY, OCTOBER 31ST & NOVEMBER 7TH – 10:00 A.M. TO 2:00 P.M. (REAL ESTATE ONLY)
& MONDAY, NOVEMBER 9TH – 10:00 A.M. TO 4:00 P.M. & DAY OF SALE STARTING AT 8:30 A.M. OR UPON REQUEST

REAL ESTATE

LAND:
- ±2 Acres
- ±329 Ft. Frontage on Haywood Street
- ±260 Ft. Frontage on Hastings Street
- Paved Parking for ±40 Vehicles
- (3) Curb Cuts • Town Water & Sewer
- Zoned: RA – Urban Residential • Assessor's ID: Map 91, Lot 44

IMPROVEMENTS:

★ Single Story Manufacturing/Warehouse Building ★
- ±24,723 S/F of Building Area
- ±5,300 S/F Offices w/ Central Air Conditioning
- Masonry Exterior • Flat Membrane Roof
- ±16 Ceiling Heights • (5) Restrooms/Lavatories
- Radiant & Gas Unit Heaters • Concrete Floors
- (1) 15'x12' & (1) 10'x10' Overhead Doors (Ground Level)
- 480 Amp Electrical Service w/ Sub Panels

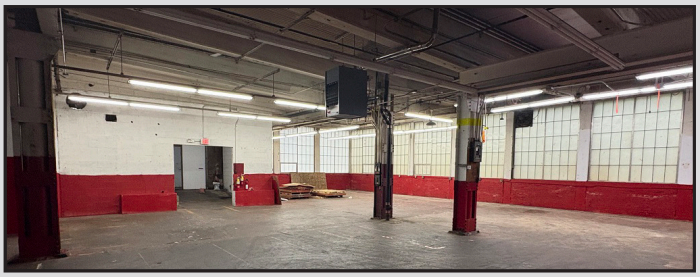
★ **CECO Single Story Steel Framed Addition** ★
- ±15,755 S/F of Building Area
- Radiant Heat • (2) Restrooms • Office
- Concrete Floors • (2) 10'x8' Overhead Doors (Dock Level)
- (1) 12'x10' & (1) 14'x12' Overhead Doors (Ground Level)
- (2) Mezzanines • 100% Sprinklered

TERMS OF SALE:
REAL ESTATE: (TO BE OFFERED FOR SALE ONSITE ONLY)
$50,000.00 INITIAL DEPOSIT CASH OR CERTIFIED CHECK
6% BUYERS PREMIUM APPLIES
DEPOSIT MUST BE INCREASED TO 10% OF PURCHASE PRICE WITHIN 5 BUSINESS DAYS
OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE











1% BROKER INCENTIVE OFFERED!!

Aaron Posnik
AUCTIONEERS • APPRAISERS

Aaron Posnik & Co., Inc.
31 Capital Drive • West Springfield, MA 01089
(413) 733-5238 (Fax) 731-5946

MA Auc. Lic. #161 • Est. 1932 • PA Auc. Lic. #AY000241L
Toll Free 1-877-POSNIK-1 (767-6451)

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P.O. Box 247 • Malvern, (Philadelphia) PA 19003
(610) 853-6655 (Fax) 853-6633

TUESDAY, NOVEMBER 10TH STARTING AT 11:00 A.M.(ET)


ADVANCE FLOOR MACHINE


STORAGE TANKS


(2) I.R. AIR COMPRESSORS


EAGLE PALLET WRAPPER

SECURED PARTY SALE BY

PUBLIC AUCTION

LIVE ONSITE AND LIVE WEBCAST BIDDING

AROMATIC FILLERS, LLC

38 HAYWOOD STREET, GREENFIELD, MA

CANDLE MAKING PRODUCTION LINE

2018 OMP Automatic Candle Making Production Line Including:

- 6-Station Automatic Filling Machine, Mod. D-88 •
- S.S. 57" Diam. Turntable, Mod. T-19 •
- Storage Wax Tank, Mod. V-05 •
- Pre-Heater Oven, Mod. ZA-13 •
- Surface Heating Unit, Mod. H-24+QE •
- 12' Wicked Container Loading Belt, Mod. SE-07-15817-OD •
- Titan 70'x3' Chain Link Motorized Conveyor •
- Control Panel w/ 6'x5' Loading Conveyor Belt, Mod. **QE-158/17** •

STORAGE TANKS

- (2) 15'x11' Diam. Steel Storage Tanks, 6/Ft Transformers, 6KVA, 480V, 1 Ph. •

PALLET WRAPPER

- **Eagle 1000B** Automatic Pallet Wrapper, S/N WR1705025 •

PALLET RACKING

- (60) Sections 8'x16'x42" Steel Tear Drop Pallet Racking w/ Wire Decking •

FLOOR MACHINE

- **Advance 3800C** Ride-On Floor Buffer/Sweeper/Cleaner w/ APA 36V Electric Charger, 1 Ph. •

SUPPORT EQUIPMENT

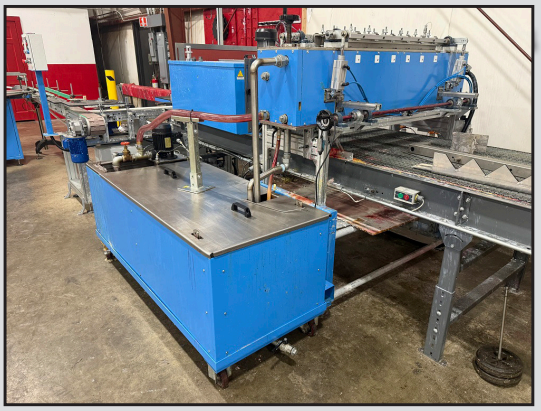
- **(2) I.R.** Vertical Air Compressors, 5 H.P., 3 Ph. •
- **Hytrol** 6' Motorized Belt Conveyor, 1 Ph. •
- **JBL** 12' Motorized Belt Conveyor, 1 Ph. •
- **Zenith** Dig. Platform Scale, 1,000# Cap. •
- **O'Haus** Dig. Platform Scale, 5,000# Cap. •
- **Go Jack** Faster Caster System, Mod. 5000 Dolly •
- Machine & Drum Dollies •
- **(2) Rubbermaid** Shipping Scales, 150# Cap. •
- Step & Stock Ladders • Hand Truck •
- 5' Steel U-Boats • Utility Carts • Filling Tables •
- Tray Racks • Pedestal & Wall Fans • Etc. • Etc. •

OFFICE FURNISHINGS

- **Epson Sure Color P6000** Wide Format Printer •
- **Epson V600** Photo Scanner •
- ★ 10' Oval Conference Table w/ (10) Executive Chairs ★
- 10' Formica Top Conference Table •
- 7' Receptionist Desk • 7' Credenza • Desks •
- (3) 4' & 5' Glass Showcases • Bookcases •
- **Lathem 5000EP** Dig. Time Clock •
- Executive, Secretarial & Stack Chairs •
- File & Storage Cabinets • Etc. • Etc. •

TERMS OF SALE:
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CANDLE MAKING PRODUCTION LINE

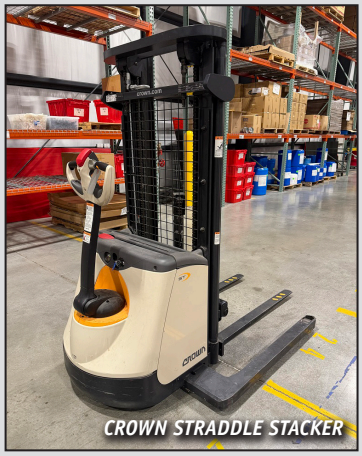
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MA Auc. Lic. #161 • Est. 19
Toll Free 1-877-P

TUESDAY, NOVEMBER 10TH STARTING AT 2:00 P.M. (ET)


CROWN FORKLIFT


CROWN STRADDLE STACKER


CROWN PALLET JACK


2019 COOGAR WAX MIXER & POURING PUMP 1 OF 2

SECURED PARTY SALE BY

PUBLIC AUCTION

LIVE ONSITE AND LIVE WEBCAST BIDDING

AROMATIC FILLERS, LLC

31 KRINGLE DRIVE, BERNARDSTON, MA

LABEL MACHINES

- **2020 Rifu** Automatic Labeler, Mod. RF-200A •
- **2017 Ketan** 3-Roll Wrap Labler, 1 Ph., w/ Digital Controls, Mod. LR-290R •

WICK INSERTERS

- (2) Wick Inserters w/ Weleo Hot Melt Adhesive Supplies, Mod. Smart Tech ST-06-02 w/ 5'x5" Conveyor & 30" S.S. Turntable •

CANDLE FILLING LINE

- 24-Head Candle Filler & Lifting Unit w/ **2004 E-Pak** 30'x36" Steel Framed Motorized Conveyor w/ Smart Top Switch Controls •

WAX MIXING & POURING PUMPERS

- **2019 Coogar Mark VIII-SE**, S/N P19516 •
- **2018 Coogar Mark VIII-SE**, S/N 18444 •

LABEL APPLICATOR

- **2011 Barry Welmiller** Accraply, Mod. 350TP w/ 11' Motorized Conveyor •
- **(2) Primera Ap360** Semi-Auto Label Applicators •

SHRINK TUNNEL

- **Shanklin** Port. Heat Tunnel, 3 Ph., Mod. T-76 w/ 11' Conveyor, ½ H.P., 1 Ph. & 42" S.S. Turntable •

PALLET WRAPPER

- **2011 Pec** Stretch Wrapper, Mod. PEC-PW-02 w/ 65 Turntable •

FORKLIFT

- **Crown** 3-Wheel, Elec., 3,000# Cap., Side Shifter, (787 Hrs.), Mod. SC5215-30, S/N 10036900 •

PALLET JACKS

- **(4) Crown** Elec. Pallet Jacks, 4,500# Cap., Mod. WP3035-45, S/N's 7A288627, 7A2279774,1044957 & 10091883 •
- **(1) Crown** Elec. Walkie Straddle Stacker, 4,500# Cap., Mod. ST3000-35, S/N 10237381 •

SUPPORT EQUIPMENT

- (36) 4'x8' Rolling Steel Filling Tables •
- (5) Ass't Bulk Storage Tanks •
- **Southworth** Hyd. Floor Lift • **Hytrol** 10' Motorized Conveyor •
- (2) 5 & 6 Step Rolling Platforms w/ Railing •
- (5) Sect.'s Steel Pallet Racking •
- 4'x8' Rolling Tables • (2) 6' Sect.'s Scaffolding •
- **Nestaflex** 20' Skate Conveyor •
- (5) Stock Ladders • (12) Steel U-Boats • Roll Master Dollies •
- **Uline** Shop Carts • (20) Ass't Metal & Poly Stock Carts •
- Tray Racks w/ Trays • Pedestal Shop Fans •
- 7' Port. Sliding Glass Door Cooler • **Brute** Waste Receptacles •
- Ass't Rolls Wicks •
- Drums of Wax & Hand Sanitizer • Etc. • Etc. •

OFFICE FURNISHINGS

- (3) Executive Desks • Lateral File Cabinets •
- Executive, Secretarial, Stack & Arm Chairs •
- Tables • Counters • Brother All-In-One Machine • Etc. •

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2020 RIFU AUTOMATIC LABELING MACHINE RF-200A


WICK INSERTER & HOT MELT ADHESIVE SUPPLY


2004 CANDLE FILLING LINE & E-PAK CONVEYOR



2017 KETAN ROLL WRAP LABELER


ACCRAPLY LABEL APPLICATOR & CONVEYOR

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MORTGAGEE'S SALE OF REAL ESTATE & SECURED PARTY SALE OF PERSONAL PROPERTY BY

PUBLIC AUCTION

LIVE ONSITE AND LIVE WEBCAST BIDDING

• 2 LOCATIONS •

CANDLE MANUFACTURING CO.

• REAL ESTATE • LAND • BUILDING •
• MACHINERY • EQUIPMENT •
• HANDLING & SUPPORT EQUIPMENT •

GREEN & GREEN, LLC & AROMATIC FILLERS, LLC

TUESDAY, NOVEMBER 10TH

	TIME	ADDRESS
REAL ESTATE	11:00 AM	38 HAYWOOD STREET, GREENFIELD, MA
PERSONALTY	11:00 AM	38 HAYWOOD STREET, GREENFIELD, MA
PERSONALTY	2:00 PM	31 KRINGLE DRIVE, BERNARDSTON, MA

SALE PER ORDER OF MORTGAGEE & SECURED PARTY
STEVEN WEISS, ESQ.
OF THE FIRM OF SHATZ, SCHWARTZ & FENTIN, PC 1441 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR MORTGAGEE & SECURED PARTY

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Aaron Posnik & Co., Inc.
31 Capital Drive
West Springfield, MA 01089

RETURN SERVICE REQUESTED

Presorted
First Class Mail
U.S. POSTAGE
PAID
Permit No. 12
Springfield, MA

LIVE ONSITE AND LIVE WEBCAST BIDDING

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38 HAYWOOD STREET • GREENFIELD, MASSACHUSETTS









38 HAYWOOD STREET
GREENFIELD, MA

31 KRINGLE DRIVE
BERNARDSTON, MA

MORTGAGEE'S SALE OF REAL ESTATE & SECURED PARTY SALE OF PERSONAL PROPERTY

CANDLE MANUFACTURING CO.

• REAL ESTATE • LAND • BUILDING •
• MACHINERY • EQUIPMENT •
• HANDLING & SUPPORT EQUIPMENT •

BID FROM THE COMFORT OF YOUR OFFICE!!!

If you can't personally attend the auction sale, you don't have to miss out on the bidding. You can bid on the equipment in the following ways:

- **LIVE PHONE BID:** Call us by **MONDAY, OCTOBER 5TH** to set up the details*
- **INTERNET BID:** Visit posnik.com or bidspotter.com to register online.*
- **PROXY BID:** Call us and we'll be happy to fax you a proxy bid form. Fill it out, fax it back and we'll bid on your lot for you.*

*** We must receive a 25% deposit of all proxy and phone bids before the auction to secure your bid. No credit cards.**

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