

LENDER OWNED ONLINE AUCTION

www.woodpelletplantauction.com

ENTIRETY TELECONFERENCE AUCTION - TUESDAY, NOVEMBER 11 AT 11:00 AM EST
ONLINE PIECEMEAL AUCTION ENDING - TUESDAY, NOVEMBER 18 AT 11:00 AM EST

**LIKE NEW \$7 MILLION DOLLAR
35,000± TON/YEAR WOOD PELLET PLANT
43,750 SQ. FT. ON 8.59± ACRES**

Real Estate & Equipment Selling Separately or as Entirety



MORBARK LOG PROCESSING/CHIPPING EQUIPMENT



BIO-MASS FUELED BURNER/DRYER



PALMERTON, PENNSYLVANIA USA

*Equipment
New
in 2010!*

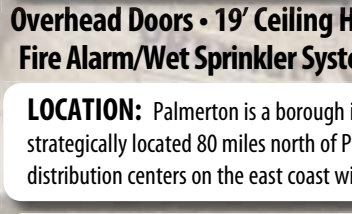


**AUCTION DIVISION
507.285.1444
Rochester, Minnesota**

LENDER OWNED ONLINE AUCTION

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Complete Liquidation • Real Estate & Equipment Selling Separately or as Entirety



**LIKE NEW \$7 MILLION
DOLLAR 35,000 TON/YEAR
WOOD PELLET PLANT
43,750 Sq. Ft. INDUSTRIAL
BUILDING on 8.59± ACRES**

2115 Little Gap Road
Palmerton, Pennsylvania 18071

**Entirety Teleconference Auction Tuesday,
November 11 – 11AM
Online Auction Tuesday, November 18 – 11AM**



Former Great American Pellets Headquarters

43,750 Sq. Ft. Industrial Building on 8.59± Acres
\$1.7 Million in Recent Building Renovations! • 38,310 Sq. Ft. Manufacturing Area • 5,440 Sq. Ft. Newly Remodeled/Finished Office Area • Zoned I-1, General Industrial District
Good Regional Access to PA Routes 218, 33, & 209 • Well & Septic-City Electric • Trane 15 Ton Roof Top HVAC Gas Furnaces with Supplemental Pellet Boiler/Stove/Infrared Heaters • (3) Loading Docks with Levelers • (4) At Grade

Overhead Doors • 19' Ceiling Height with Mercury Lighting in Manufacturing Area • Recently Installed 4000 Amp Service Fire Alarm/Wet Sprinkler System • GE Security System • Nortel/Motorola Phone System • Mettler Toledo Pitless Truck Scale

LOCATION: Palmerton is a borough in Carbon County, PA, which is considered part of the Lehigh Valley and the greater Allentown Metropolitan area. It is strategically located 80 miles north of Philadelphia and 90 miles west of New York City. The Lehigh Valley is home to the largest concentration of warehouses and distribution centers on the east coast with a comprehensive transportation network. The area is known for its economic stability and pro-business environment.

INSPECTIONS: Monday, November 3 10AM – 3PM Monday, November 17 10AM – 3PM

TAKE VIRTUAL TOUR AT WOODPELLETPLANTAUCION.COM
SEE BIDDER KIT FOR COMPLETE TERMS AND DETAILS!

ENTIRETY TELECONFERENCE AUCTION - TUESDAY, NOVEMBER 11 AT 11:00 AM EST
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35,000 TON/YEAR WOOD PELLET PLANT ON 8.59± ACRES

Real Estate & Equipment Selling Separately or as Entirety

FIRE SUPPRESSION/ALARM SYSTEM



TWO STORY LOBBY WITH FULLY FURNISHED OFFICES



LARGE CLEAR-SPAN OPEN WAREHOUSE/PRODUCTION AREA



EQUIPMENT HIGHLIGHTS-SEE EQUIPMENT CATALOG FOR COMPLETE EQUIPMENT DESCRIPTIONS

Mettler Toledo 70' Pitless Truck Scale, Morbark 4-Arm Live Deck, Morbark 640 Debarker, Morbark 75" Chipping System, Keith Walking Floor Metering Bin, Kice Dust Collectors/Centrifugal Fans, Eco-Therm Bio-Mass Burner, Baker Rullman Drying System, Bliss Eliminator Hammer Mills, Bliss Pioneer Pellet Mill System, BM&M Screeners, Eco-Therm Pellet Cooler, 2-Imperial Storage Silos, Rethceif Automated Bagging System, Kuka KR100 Palletizing Robot, Lambert Material Handling/Wulftec Automated Pallet/Shrink Wrap Line, ICAD HMI/PLC Operator/Equipment Control System, Rockwell Automation, Allen-Bradley, Square D Motor Control Centers/Transformers, along with all office furniture, and support equipment lots. Most of the equipment was purchased new in 2010.

BROKER PARTICIPATION: Broker Participation is welcome but not required. A 1%-2% commission will be paid to the licensed broker who, 48 hours prior to the start of the auction registers the bidder who pays for and settles for the real estate. A broker buying on his/her behalf, or on behalf of any business entity in which he/she hold an interest, is not entitled to a commission. **See complete buyer/broker terms in bidder kit.**

MANNER OF SALE: The Former Great American Pellets Plant will be offered as an Entirety via a Teleconference Auction Tuesday, November 11 at 11:00 AM EST. A \$25,000 Certified Deposit is due prior to obtaining bidding privileges. Interested parties should contact the auction company for participation details. If plant is not sold as an Entirety on November 11, the Real Estate and Equipment will be offered for sale via an On Line Auction ending Tuesday, November 18 at 11:00 AM EST. Equipment will be sold piecemeal if no bulk bids are accepted. The property will sell whichever way brings the highest dollar amount.

TRACT 1: Real Estate & Equipment - 35,000 Ton/Year Wood Pellet Plant: 43,750 Sq. Ft. Industrial Building on 8.59± Acres with All Pellet Mill Equipment & Support Equipment (lots 10 – 115)

TRACT 2: Real Estate - 43,750 Sq. Ft. Industrial Building on 8.59± Acres

TRACT 3: Bulk Equipment - Entirety of Pellet Mill Equipment & Support Equipment

See Bidder Kit for Real Estate information. See Catalog for complete equipment descriptions.

REAL ESTATE TERMS: 10% Buyer Premium. Persons must submit \$25,000 Certified Deposit 24 hours prior to auction to obtain a bidding number. An additional \$100,000 deposit is due within 48 hours of confirmation by Seller. Successful Entirety Buyer must also submit an additional \$50,000 equipment deposit. Balance due at closing within 60 days. Sale is subject to confirmation by Seller. Real Estate is selling AS-IS, WHERE IS WITH NO WARRANTIES OR GUARANTEES EXPRESSED OR IMPLIED. Subject to Prior Sale. See Bidder Kit for complete terms. In all transactions, auctioneer is acting as an Agent for the Seller. Buyers are urged to inspect items prior to purchase. Seller and Auctioneer are not responsible for items. All information received from reliable sources believed to be correct but not guaranteed by auction company. Any announcement made at the auction takes precedence over any material published about this event. In the event of a dispute, Auctioneer has final decision.

EQUIPMENT TERMS: 10% Buyer Premium Entirety Purchase. 13% Internet Buyer Premium. All funds due and payable within 24 hours of sale via cash, wire transfer (posting within 24 hours), or certified check to Wm. F. Comly & Son Inc. No equipment can be removed from the site without full payment. Equipment is selling AS-IS, WHERE-IS WITH NO WARRANTIES, GUARANTEES, EXPRESS OR IMPLIED. Small items must be removed within 7 days or are subject to forfeiture. Larger items require a rigging commitment within 7 days. Items left longer than 45 days are subject to forfeiture. Removal, packaging and transportation costs are the responsibility of buyer. All sales are final. Subject to Prior Sale. Selling Subject to Confirmation by Seller. In all transactions, auctioneer is acting as an Agent for the Seller. Buyers are urged to inspect items prior to purchase. Seller and Auctioneer are not responsible for items. All information received from reliable sources believed to be correct but not guaranteed by auction company. Any announcement made at the auction takes precedence over any material published about this event. In the event of a dispute, Auctioneer has final decision.

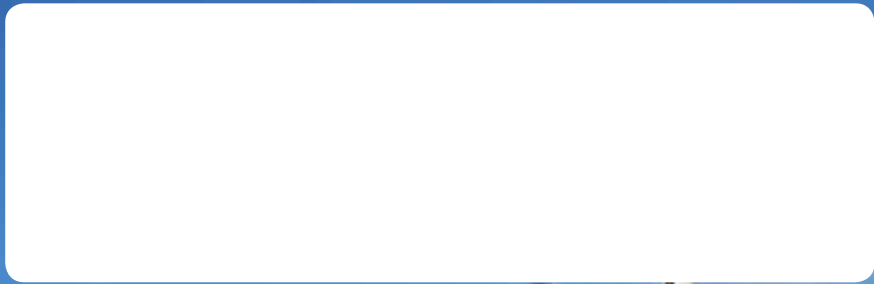
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MAAS
companies inc

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Rochester, Minnesota

**\$7 MILLION DOLLAR
 35,000 TON/YEAR
 WOOD PELLET PLANT**
 43,750 SQ. FT. INDUSTRIAL BUILDING
 ON 8.59± ACRES EQUIPMENT SELLING
 WITH ENTIRETY PURCHASE OR
 SEPARATELY IN BULK OR PIECEMEAL



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**LENDER OWNED ONLINE
 REAL ESTATE & EQUIPMENT AUCTION**



BLISS ELIMINATOR HAMMER MILL



BM&M SUPER SCREEN



45' CONVEYER TO DRYER



BLISS ELIMINATOR HAMMER MILL



KICE AIR HANDLING EQUIPMENT



ECO-THERM PELLET COOLER



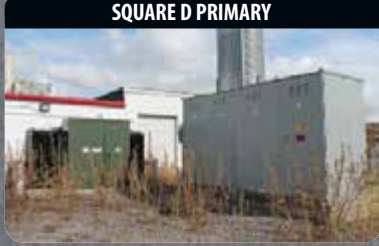
BLISS PIONEER PELLET MILL



RETHCEIF BAGGING SYSTEM



PALLETIZING ROBOT



SQUARE D PRIMARY



SQUARE D SWITCHBOARD



ALLEN-BRADLEY MOTOR CONTROL CENTERS

CALL FOR COMPLETE AUCTION DETAILS!! • 507-285-1444