

**AUCTION
CATALOGUE**

**ProAuction
Limited**

Valuers & Auctioneers

LIVE & WEBCAST AUCTION

Wed 12th September 2012

Viewing Tue 11th September 0900-1600
and on day of sale

at Scottish Borders Abbatoir, Winston Road, Galashiels, Scottish Borders TD1 2DA



A most important sale
on instructions of our client
**For sale -
a Meat Slaughter
and Cutting Plant
operation.**

The entire plant is to be sold
including lairage, slaughter hall,
refrigeration and ancillary plant,
following closure of operations at Galashiels.

The plant was processing beef lamb and pig, and
will be of interest to slaughter operators, cutting
and packing plants and farmers alike.

**ProAuction
Limited**

Valuers & Auctioneers

www.proauction.ltd.uk

Email: info@proauction.ltd.uk

Telephone: 01761 414000

Facsimile: 0845 280 2492

www.bidspotter.co.uk

GENERAL CONDITIONS OF SALE

(as approved by The Royal Institution of Chartered Surveyors)

GLOSSARY

This glossary applies to the auction conduct conditions and the sale conditions.

Wherever it makes sense:

- singular words; can be read as plurals, and plurals as singular words;
- a "person" includes a corporate body;
- words of one gender include the other genders;
- references to legislation are to that legislation as it may have been modified or re-enacted by the date of the auction or the contract date (as applicable); and
- where the following words printed bold black type appear in bold blue type they have the specified meanings.

Addendum

An amendment or addition to the conditions or to the particulars or to both whether contained in a supplement to the catalogue, a written notice from the auctioneers or an oral announcement at the auction.

Approved financial institution

Any bank or building society that has signed up to the Banking Code or Business Banking Code or is otherwise acceptable to the auctioneers.

Auction

The auction advertised in the catalogue. Any auction (whether a Live Auction or an Online Auction and whether conducted independently or simultaneously) conducted pursuant to these General Conditions and the Special Conditions

Auction conduct conditions

The conditions so headed, including any extra auction conduct conditions.

Auctioneers

The auctioneers at the auction. In these general conditions the expression "the Auctioneer" includes his employees and agents and any person to whom conduct of the Auction is delegated.

Bid

An offer to purchase any Lot whether by bidding at Auction or offering to purchase by private treaty or tender.

Bidder

Any person or commercial entity who offers to purchase any lot whether by bidding at live auction, online sale or offering to purchase by private treaty or tender. Every Bidder shall be deemed to act as principal unless the auctioneer acknowledge in writing that he acts as Agent on behalf of a named principal.

Buyers Premium / commission

A commission payable by the buyer on the completion of a Sale the amount of which is set out in the Special Conditions. The auctioneer, when acting as Agent for the Seller, may also receive commission from the seller.

Business day

Any day except (a) a Saturday or a Sunday; (b) a bank holiday in England and Wales; or (c) Good Friday or Christmas Day.

Buyer

The person who agrees to buy the lot or, if applicable, that person's personal representatives: if two or more are jointly the buyer their obligations can be enforced against them jointly or against each of them separately.

Catalogue

The catalogue to which the conditions refer including any supplement to it.

Condition

One of the auction conduct conditions or sales conditions.

Contract

The contract by which the seller agrees to sell and the buyer agrees to buy the lot.

Contract date

The date of the auction or, if the lot is not sold at the auction: (a) the date of the sale memorandum signed by both the seller and buyer; or (b) if contracts are exchanged, the date of exchange. If exchange is not effected in person or by an irrevocable agreement to exchange made by telephone, fax or electronic mail the date of exchange is the date on which both parts have been signed and posted or otherwise placed beyond normal retrieval.

General conditions

That part of the sale conditions so headed, including any extra general conditions.

Interest rate

If not specified in the special conditions, 4% above the base rate from time to time of Barclays Bank plc. (The interest rate will also apply to judgment debts, if applicable.)

Lot

Each separate property described in the catalogue or (as the case may be) the property that the seller has agreed to sell and the buyer to buy (including chattels, if any).

Particulars

The section of the catalogue that contains descriptions of each lot (as varied by any addendum).

Practitioner

An insolvency practitioner for the purposes of the Insolvency Act 1986 (or, in relation to jurisdictions outside the United Kingdom, any similar official).

Price

The price that the buyer agrees to pay for the lot.

Sale conditions

The general conditions as varied by any special conditions or addendum.

Sale memorandum

The form so headed (whether or not set out in the catalogue) in which the terms of the contract for the sale of the lot are recorded.

Seller

The person selling the lot. If two or more are jointly the seller their obligations can be enforced against them jointly or against each of them separately.

Special conditions

Those of the sale conditions so headed that relate to the lot.

Transfer

Transfer includes a conveyance or assignment (and "to transfer" includes "to convey" or "to assign").

VAT

Value Added Tax or other tax of a similar nature.

We (and us and our) The auctioneers.

You (and your) Someone who has a copy of the catalogue or who attends or bids at the auction, whether or not a buyer.

AUCTION CONDUCT CONDITIONS

A1 Introduction

A1.1 Please ensure that you are familiar with the meanings as defined in the Glossary.

A1.2 The catalogue is issued only on the basis that you accept these auction conduct conditions. They govern our relationship with you and cannot be disappled or varied by the sale conditions (even by a condition purporting to replace the whole of the Common Auction Conditions). They can be varied only if we agree.

A2 Our role

A2.1 As agents for each seller we have authority to:

- prepare the catalogue from information supplied by or on behalf of each seller;
- offer each lot for sale;
- sell each lot;
- receive and hold deposits;
- issue and collect proceeds against an invoice.

A2.2 Our decision on the conduct of the auction is final.

A2.3 We may cancel the auction, or alter the order in which lots are offered for sale. We may also combine or divide lots. A lot may be sold or withdrawn from sale prior to the auction.

A2.4 You acknowledge that to the extent permitted by law we owe you no duty of care and you have no claim against us for any loss.

A3 Bidding and reserve prices

A3.1 All bids are to be made in pounds sterling exclusive of any buyers premium, administration charges or VAT.

A3.2 We may refuse to accept a bid. We do not have to explain why.

A3.3 If there is a dispute over bidding we are entitled to resolve it, and our decision is final.

A3.4 Unless stated otherwise each lot is subject to a reserve price (which may be fixed just before the lot is offered for sale). If no bid equals or exceeds that reserve price the lot will be withdrawn from the auction.

A3.5 Where there is a reserve price the seller may bid (or ask us or another agent to bid on the seller's behalf) up to the reserve price but may not make a bid equal to or exceeding the reserve price. You accept that it is possible that all bids up to the reserve price are bids made by or on behalf of the seller.

A3.6 Where a guide price (or range of prices) is given that guide is the minimum price at which, or range of prices within which, the seller might be prepared to sell at the date of the guide price. But guide prices may change. The last published guide price will normally be at or above any reserve price, but not always – as the seller may fix the final reserve price just before bidding commences.

A4 The particulars and other information

A4.1 We have taken reasonable care to prepare particulars that correctly describe each lot. The particulars are based on information supplied by or on behalf of the seller. You need to check that the information in the particulars is correct.

A4.2 The particulars and the sale conditions may change prior to the auction and it is your responsibility to check that you have the correct versions.

A4.3 If we provide information, or a copy of a document, provided by others we do so only on the basis that we are not responsible for the accuracy of that information or document.

A5 The contract

A5.1 A successful bid is one we accept as such (normally on the fall of the hammer). This condition A5 applies to you if you make the successful bid for a lot.

A5.2 You are obliged to buy the lot on the terms of the sale at the price you bid plus the buyers premium any applicable administration charges plus VAT.

A5.3 You must before leaving the auction:

- provide all information we reasonably need from you to enable us to complete the sale invoice (including proof of your identity if required by us);
- pay the deposit.

A5.4 If you do not we may either:

- as agent for the seller treat that failure as your repudiation of the contract and offer the lot for sale again: the seller may then have a claim against you for breach of contract; or
- sign the sale memorandum on your behalf.

A5.5 The deposit:

- is to be held as stakeholder where VAT would be chargeable on the deposit were it to be held as agent for the seller, but otherwise is to be held as stated in the sale conditions; and
- must be paid in pounds sterling by cheque or by bankers' draft made payable to us on an approved financial institution. The extra auction conduct conditions may state if we accept any other form of payment.

A5.7 If the buyer does not comply with its obligations under the contract then:

- you are personally liable to buy the lot even if you are acting as an agent; and
- you must indemnify the seller in respect of any loss the seller incurs as a result of the buyer's default.

A5.8 Where the buyer is a company you warrant that the buyer is properly constituted and able to buy the lot.

General Terms & Conditions section(s) b/c/d/e/f – relate only to sales physically conducted outside of the European Union and as such do not form part of the general conditions of sale for this auction.

GENERAL CONDITIONS OF SALE

Some words have special meanings, which are defined in the Glossary. The general conditions (including any extra general conditions) apply to the contract except to the extent that they are varied by special conditions or by an addendum.

G1. The lot

G1.1 The lot (including any rights to be granted or reserved, and any exclusions from it) is described in the special conditions, or if not so described the lot is that referred to in the sale memorandum.

G1.2 The lot is sold subject to all matters contained or referred to in the documents, but excluding any financial charges: these the seller must discharge on or before completion.

G1.3 The lot is also sold subject to such of the following as may affect it, whether they arise before or after the contract date and whether or not they are disclosed by the seller or are apparent from inspection of the lot.

G1.4 Where anything subject to which the lot is sold would expose the seller to liability the buyer is to comply with it and indemnify the seller against that liability.

G1.5 The lot comprises of the catalogued item all items in, under, over and around any lot in this catalogue are not included with such lot unless specifically stated in the catalogue description.

G1.6 The lot does not include any tenant's or trade fixtures or fittings.

G1.7 The buyer acknowledges that in agreeing to purchase any Lot he is not relying on any warranties or representations made by the seller or the auctioneer or any of their employee's agents or representatives. All representations, warranties and conditions, express or implied, statutory or otherwise in respect of all and any of the lots are expressly excluded and without limitation any warranties and conditions as to title, quiet possession, satisfactory quality, fitness for purpose and description are excluded to the fullest extent as permitted by law.

The buyer further acknowledges that:

(a) neither the seller nor the auctioneer shall in any circumstances be liable to or to compensate the buyer nor shall the buyer be entitled to rescind the Sale or reject any Lot for an error omission or misstatement contained in the Catalogue and/or in the Special Conditions.

(b) all the lots are purchased on the basis that risk of good title to all or any of them passing to the buyer is at the buyer risk and without limitation the Lots are sold subject to any claims, liens, distraint and execution and subject to all leasing, hire or hire purchase agreements and reservation of title claims (if any) in respect of them;

GENERAL CONDITIONS OF SALE continued

(as approved by The Royal Institution of Chartered Surveyors)

(c) if it shall be found that the seller does not have title to all or any of the lot the buyer shall have no right to rescind, avoid or vary this agreement or to claim damages or a reduction in the price paid or payable;

(d) any intellectual property rights or software subsisting in a Lot may be third party property and as such the seller and/or the auctioneer may be unable to effect transfer. The buyer will not be authorised to use intellectual property rights or software and any such use or transfer shall be at the buyer sole risk.

(e) The buyer undertakes that it shall ensure that any vehicle comprised in any Lot is in a roadworthy condition in accordance with the Road Vehicle (Construction and Use) Regulations 1986 and any subsequent amendments thereof or such other relevant regulations as shall from time to time be in force before using it on a public road. It is the buyer's responsibility to remove any logos and lettering from vehicles. Odometer readings are not warranted.

(f) any item of plant, machinery or equipment contained in the lot (s) may not necessarily comply with any statutory requirements or regulations governing the use of that plant, machinery or equipment in their working environment. Neither the seller nor the auctioneer shall incur any liability to the buyer because of any default or defect in all or any of the lots. Buyer are entirely responsible for ensuring that the use of any item of plant, machinery or equipment does not contravene any health and safety and environmental legislation in existence at the time of the Sale.

(g) agrees that the auctioneer is acting only as agent of the seller and it is expressly agreed and declared that no personal liability in connection with the sale of any lot or otherwise shall fall on the auctioneer and the buyer shall indemnify the auctioneer against all and any liabilities arising under or in connection with the Sale of any Lot. Insolvency Practitioner(s), including Administrative Receiver(s), Administrator(s) and Liquidator(s) act as agent(s) for the seller without personal liability and shall incur no personal liability whatsoever in relation to a Sale or pursuant to any document relating thereto.

G1.8 The buyer agrees that the General Conditions and the exclusions which they contain are fair and reasonable bearing in mind that:-

(a) the buyer must rely absolutely on the buyer's own opinion and/or professional advice concerning the quality, state, condition, performance and functionality of the lot any right, title or interest which is sold under the terms of these General Conditions, their fitness and suitability for any particular or any purpose, the possibility that some or all of them may have defects not apparent on inspection and examination including, without limitation, the presence of contamination and the possibility that the buyer may not acquire title and the fact that the buyer would have no remedy under this Agreement should that happen;

(b) the buyer has available to it skilled professional advice and on that basis agrees to purchase a lot for a consideration calculated to take into account amongst other things the risk to it represented by the fact that the parties believe that all the exclusions and limitations set out in these General Conditions would be recognised as being fully effective by the Courts and the seller making it clear that it would not have agreed to sell any lot on any other basis except for a higher consideration;

(c) the buyer has been given every opportunity which might reasonably be expected to examine and inspect the lot.

(d) The buyer acknowledges that a Sale by Auction is not a consumer sale for the purposes of the Sale of Goods Act 1979 (as amended by the Sale and Supply of Goods Act 1994) and the Unfair Contract Terms Act 1977 and the buyer shall not seek to rely upon and conditions or warranties implied thereby or by any other legislation.

G2. Deposit

G2.1 The amount of the deposit is the greater of:

(a) any minimum deposit stated in the auction conduct conditions (or the total price, if this is less than that minimum); and

(b) 25% of the price (exclusive of any VAT on the price).

G2.2 The deposit

(a) Must be paid in pounds sterling by bankers transfer, cash or credit/debt card (or by other means of payment that the auctioneers may accept); and

(b) is to be held as stakeholder unless the auction conduct conditions provide that it is to be held as agent for the seller.

G2.3 Where the auctioneers hold the deposit as stakeholder they are authorised to release it (and interest on it if applicable) to the seller on completion or, if completion does not take place, to the person entitled to it under the sale conditions.

G2.4 If a cheque for all or part of the deposit is not cleared on first presentation the seller may treat the contract as at an end and bring a claim against the buyer for breach of contract, additionally the buyer will be liable for all charges and expenses incurred as a result of a non cleared payment.

G2.5 Interest earned on the deposit belongs to the seller unless the sale conditions provide otherwise.

G4 Identity of Parties

Every buyer is required to give his name and address and provide satisfactory proof of identity and such other information and documentation as is required to the Company before making any Bid and in the case of:

(a) A Live Auction by the completion of a registration form;

(b) An Online Auction by online registration at the Website; and

(c) A private treaty or tender by prior registration or notification of details, as and when requested by the auctioneer.

The Company reserves the right at any time to reject the registration of any persons and refuse access to the Auction at its sole discretion.

The auctioneer Name & Registered Office: Pro Auction Ltd, The Counting House, 13a Church Farm Business Park, Corston, Bath BA2 9AP. Company No. 05059610.

The auctioneer may from time to time act jointly with an associated Auctioneer who will be named in the Catalogue and/or in the Special

The seller the person upon whose instructions the auctioneer is conducting the sale, details of whom are set out in the Special Conditions of Sale.

G5 Conduct of Auctions

G5.1 Any lot may be subject to a minimum bid or reserve price. The auctioneer or the seller is entitled to change these at any time before the conclusion of the Sale.

G5.2 The seller, auctioneer or any representative, agent or person acting on behalf of the seller may Bid for any lot. Persons entitled to Bid pursuant to this condition shall be entitled to place Bids on any lot up to the reserve price including by placing Bids in response to other Bidders.

G5.3 Lot descriptions will be amended as appropriate as and when information becomes available to the auctioneer. Prospective Bidders must read lot descriptions before making a Bid so that they are fully aware of any amendments to the description appearing in the Special Conditions and/or on the Website or in the Catalogue in relation to a particular lot.

G5.4 The auctioneer may at any time before the conclusion of the Sale withdraw or divide any lot or combine any lot or sell any lot by private treaty or tender before, during or after the Auction.

G5.5 The auctioneer may reject any Bid at his sole discretion and without being required to give a reason.

G5.6 No Bid shall be retracted without the consent of the auctioneer.

G5.7 The auctioneer may where there is a dispute between buyer, summarily determine the dispute or immediately again offer the Lot for sale, in each case without being required to give a reason.

G5.8 The auctioneer shall in every other respect decide how the Auction is to be conducted and without being required to give a reason.

G5.8 A Sale is concluded (constituting acceptance of the Bidder's offer, subject to General Condition when:

(a) in the case of a Live Auction, on the fall of the auctioneers hammer and/or,

(b) in the case of an Online Auction, at the close of the timed Online Auction Sale as specified on the Website and as defined by General Condition

(c) in the case of a private treaty or tender, when the Bidders Bid is accepted by the auctioneer, such acceptance to be communicated to the Bidder in writing by way of receipt of the auctioneers invoice.

G5.9 The buyer shall be the person who made the highest Bid before the conclusion of the Sale pursuant to General Condition G5.8 above subject to approval and acceptance by the auctioneer and the Seller or such other Bidder as the auctioneer may declare to be the buyer without being required to give a reason. The auctioneer and/ or the seller is not bound to accept the highest Bid or any other Bid placed in the course of the auction.

G5.10 In the case of an Online Auction the buyer, as determined under General Condition above, shall within a reasonable time after the conclusion of the Sale receive by email an invoice in respect of the monies due for the Lot(s) purchased.

G5.11 In the event that the reserve price is not met, the auctioneer may consider the Bids received below the reserve price with the seller who at its sole discretion may accept, reject or place a counteroffer.

G5.12 On conclusion of the Sale and acceptance of the Bidders Bid pursuant to General Conditions, the buyer acknowledges and agrees that he has entered into a contract with the seller to buy the Lot and the Buyer must complete the transaction to purchase the Lot.

G5.13 The buyer may not remove any Lot he has bought until after the end of the Auction.

G5.14 In relation to an Online Auction:

(a) the auctioneer cannot guarantee that the internet services will operate continuously or without interruptions and this could affect the conduct of the Online Auction and the Bidders ability to Bid online. The Company shall not be liable in any respect in the event of any dispute due to errors, omissions or disruptions to internet services or power failures or any other unforeseen circumstances which may occur during the Online Auction;

(b) the auctioneer may at any time, without notice, postpone or cancel an Online Auction or extend an Online Auction beyond the published closing time (including extension of the timed Online Auction in accordance with General Condition below);

(c) the timed Online Auction Sale is auto bid extension enabled meaning that where a Bid is placed within ten minutes of the original scheduled close of the timed Online Auction the scheduled close of the timed Online Auction will automatically be extended by an additional ten minutes. This continues with a new scheduled close time each time a Bid is placed until no-one places a Bid before the last scheduled close of the timed Online Auction. Such time shall then be deemed to be the close of the timed Online Auction.

G5.15 In the event that the auctioneer unknowingly sells a Lot that was not eligible for Sale (i.e. there is a third party interest that comes to light) then the auctioneer shall be entitled to immediately rescind that Sale without any further liability to the auctioneer or the seller.

G5.16 Copies of the Auctions (Bidding Agreements) Act 1927 and 1969 are held at the auctioneers principal place of business.

G6 Sale and Payment

G6.1 The buyer shall pay the following sums to the auctioneer in full and without set off:-

(a) immediately upon the Sale of any Lot the Deposit, if requested by the auctioneer and

(b) the balance of the price of the Lot purchased, together with the Buyer's Premium, lift out charges and VAT.

(c) any other payment or amount due to the seller and/or the auctioneer pursuant to these General Conditions or the Special Conditions on demand.

G6.2 The time for complying with clause G6.1 above shall be the time specified in the Auction catalogue or if no time is specified there, 4pm on the next working day and in every case time shall be of the essence.

G6.3 In view of Money Laundering Regulations the auctioneer reserves the right to refuse payment in cash. Payments in cash of more than £7,500 will not in any circumstances be accepted.

G6.4 The auctioneer is entitled to charge in full or in part the amount due including all fees, from debit or credit card details registered by bidders participating in auction events

G6.4 If the buyer fails to make any payment on the due date for payment then, without limiting any other right or remedy available to the seller, the buyer shall pay to the auctioneer interest (both before and after any judgment) on the amount unpaid at the rate of 4% above the base rate from time to time of Barclays Bank plc. (The interest rate will also apply to judgment debts, if applicable) per month or any part thereof until payment in full is made.

G6.5 Until the buyer has fully complied with its obligations under the General Conditions

(a) title to any Lot bought shall not pass to the buyer;

(b) the seller or the auctioneer shall have a lien over any Lot bought by the buyer in the Auction;

(c) if the buyer effects or purports to effect a resale or any other disposition of all or part of the Lot, the buyer shall hold the proceeds of resale or other disposition on trust for the seller.

G6.6 All sums payable under these General Conditions and the Special Conditions are exclusive of any applicable VAT for which the buyer shall be additionally liable to pay to the auctioneer. On written request by the buyer the auctioneer will provide a VAT invoice.

G7 Removal of Lots

G7.1 The ownership of the Lot purchased shall not pass to the Buyer until he has made payment in full to the auctioneer of 'the total amount due', but each Lot is at the sole risk of the Buyer from the fall of the hammer .

G7.2 The removal of Lots from the Location shall be undertaken by the Buyer entirely at its own risk and without any liability whatsoever to the seller or auctioneer.

G7.3 Buyers are responsible for any and all costs and expenses incurred in relation to the removal of Lots and any other applicable charges, taxes and insurance costs.

G7.4 The Buyer may not remove any Lot until the Buyer has:-

(a) paid by cleared funds all amounts payable pursuant to the conditions of sale

(b) if requested by the auctioneer and/or the seller produced satisfactory evidence to the Auctioneer that the Buyer has adequate public liability insurance in respect of the indemnity set out in General Condition below and/or deposited with the auctioneer, by way of security, for the costs of making good any damage likely to occur, such sum as the Auctioneer may stipulate.

G7.5 The Buyer must remove each Lot purchased by the Clearance Date and Time for which time shall be of the essence. Lots may only be removed during normal working hours or such hours as are specified in the Special Conditions.

G7.6 Buyers should co-operate regarding order of removal of Lots in order to comply with the Clearance Date and Time. If it transpires that a Buyer makes no effort to commence dismantling and the particular Lot is preventing other buyers from removing purchased Lots, then the Auctioneer reserves the right to insist that removal take place immediately notwithstanding the specified Clearance Date and Time. In the event the Buyer does not comply with its obligations under this General Condition G7.7, then the Auctioneer reserves the right to arrange for the removal and/or storage of the Lot and charge any attendant costs to the Buyer.

GENERAL CONDITIONS OF SALE continued

(as approved by The Royal Institution of Chartered Surveyors)

G7.7 If any Lot is unsold and has to be dismantled & lowered to allow the removal of any other lot, then such dismantling & lowering shall be the responsibility of the Buyer of the relevant Lot(s).

G7.8 Title to computer software sold pursuant to the Sale of a Lot is not transferred under any Sale to the Buyer and use is subject to any licence or copyright restrictions and user conditions. The auctioneer or the seller reserve the right to erase any private or sensitive information prior to the Sale or at any later date.

G7.9 The Buyer and/or his removal contractor must liaise with the Company's site representative prior to commencing dismantling/removal of a Lot from the Location and must at all times comply with its obligations under clause G7.11 below.

G7.10 When removing any Lot from the Location the Buyer shall, or shall procure that its removal contractors shall:

(a) carry out a full assessment of Lot, the Location and the land or buildings to which the Lot is fixed to assess the risks associated with detaching/removing the Lot and shall fully satisfy themselves that they can detach/remove the Lot in compliance with the Buyers obligations under this

(b) obtain all relevant planning permissions (where required) in relation to the removal of building structures and plant housings;

(c) buyers of Lots will be required to make good holes or voids exposed by the removal of Lots. Cladding taken off buildings for removal of plant & equipment will have to be replaced, unless otherwise specified by the Company;

(d) when detaching any Lot fixed to land or buildings, do so safely and lawfully and must not use flame cutters, explosives or any other dangerous equipment or process without first obtaining written consent of the Company;

(e) remove the Lot in compliance with all relevant legislation, regulations, codes of practice, guidance, orders, rules and other requirements of any relevant government or governmental agency or authority whether Parliamentary, statutory, parochial or local including (without limitation) in compliance with the Health and Safety at Work etc Act 1974, the Environmental Protection Act 1990, The Construction (Design and Management) Regulations 2007, Control of Substances Hazardous to Health Regulations 2002 (COSHH), and the Road Vehicle (Construction and Use) Regulations 1986 and any subsequent amendments thereof and all other health and safety and environmental legislation in existence at the time of the Sale.

(f) To the extent that such regulations are advisory rather than mandatory, the standard of compliance to be achieved by the Buyer shall be to the best industry practice; In all cases arising under this General Condition 7.11 the costs of compliance shall be borne by the Buyer and the Buyer hereby indemnifies the Auctioneer and the Seller against all losses, costs, expenses, damages, liabilities, demands, claims, actions and proceedings which the Auctioneer and/or the Seller may incur arising directly or indirectly out of any breach by the Buyer to the provisions of these conditions and the Buyer shall make good any damage caused to (without limitation) other lots, the Location or to any property belonging to third parties, in removing any Lot.

(g) The auctioneer shall be entitled to halt the clearance of any Lot if in its absolute discretion the removal of a Lot is being carried out in an unsatisfactory manner. Where the clearance is halted by the auctioneer, the Buyer must liaise with the auctioneer site representative as to how the Lot should be removed from the Location provided that the Buyer shall at all times ensure that it complies with its obligations under General Condition 7.11 above and the seller nor the auctioneer shall have any liability in this regard.

(h) The Buyer shall provide evidence as and when requested by the auctioneer of the Buyer's insurance policies in respect of the following insurances and at a minimum level of: Public Liability Cover - limit Two Million Pounds (£ 2,000,000); and Employers Liability Cover - limit Ten Million Pounds (£10,000,000); the auctioneer reserves the right to vary the level of insurance cover stated above at any time, as and when required.

(i) The Buyer shall provide to the auctioneer a Risk Assessment & Method Statement complying with The Construction (Design & Management) Regulations 2007, COSHH or with any subsequent amendments thereof or such other legislation as shall from time to time be in force.

(j) Electric, gas, water, steam and waste disconnections are the responsibility of the Buyer and MUST be carried out by an approved contractor following consultation with the site representative.

(k) It is expressly brought to the Buyer's attention that certain Lots could contain blue or white asbestos, dangerous chemicals etc. which if not handled correctly during their removal could result in breach of Health & Safety at Work legislation and/or Control of Substances Hazardous to Health Regulations or other statutory requirements.

(l) Any fluids, gases and/ or waste remaining in plant and machinery are the responsibility of the Buyer and MUST be removed from the Location strictly in accordance with any applicable statutory requirements.

(m) The Buyer must use safe and lawful means of removing the Lot, must comply with all current statutory requirements and regulations including those relating to the disposal and removal of waste, and if required, satisfy the auctioneer in relation to their removal procedures; in particular, the removal of waste materials must be undertaken by an approved and licensed contractor to an approved waste management site.

G7.11 The Buyer shall indemnify the auctioneer and the Seller against any loss, damages, expenses, claims or liabilities arising directly or indirectly from the possession or use of the Lot after title to the Lot has passed to the Buyer but before it is removed from the Location.

G7.12 All Lots are sold on the understanding that the Seller does not represent them as being in a condition which makes them suitable for domestic use. If any Lots are intended for domestic use the Buyer must ensure that they comply with the requirements of the Furniture & Furnishings (Fire) (Safety) Regulations 1988 and any subsequent amendments thereof or such other relevant statutory requirements or regulations as shall from time to time be in force.

G7.13 The Buyer undertakes to comply with the provisions of the Data Protection Act 1998 in processing data held by them in connection with any Lot.

G8 Default

G8.1 If at any time the Buyer has failed either to pay the sums specified above in full, by the expiry of the time specified in clause above (or any extension granted), or to remove any Lot by the time specified the auctioneer and or the seller

(a) may rescind the Sale of that Lot, in which case any deposit shall be forfeit, and that Lot may be resold by auction or privately;

(b) may remove the Lot from the Location and leave it outside at the Buyer's risk in all respects;

(c) may charge the Buyer for the reasonable costs of transporting the lot, storage and administration charges;

(d) may charge the Buyer rent, taxes, men's wages and expenses incurred as a result of the Lot(s) remaining at the Location

G8.2 If the Auctioneer has rescinded the sale but the Buyer has removed the Lot bought, the Auctioneer shall be entitled without previous notice to enter upon any premises where he believes the Lot to be and remove it.

G8.3 If the Auctioneer has rescinded the sale and the Lot has been resold, the Buyer shall make good any deficiency, namely:-

(a) the sale price less the resale price;

(b) the costs of and incidental to resale.

G8.4 If because the Buyer has failed to remove any Lot by the time specified above (or any extension granted), and the Seller is unable to give vacant possession on disposing of or relinquishing any interest in the premises from which the Lot should have been removed, the Buyer shall compensate the Seller for any loss resulting and shall indemnify the Seller against any loss, damages, expenses, claims or liabilities incurred arising from the Buyer's failure to remove the Lot from the Location.

G9 Acknowledgements and Exclusion of Warranties

G9.1 The Buyer acknowledges that in agreeing to purchase any Lot he is not relying on any warranties or representations made by the Seller or the Auctioneer or any of their employee's agents or representatives. All representations, warranties and conditions, express or implied, statutory or otherwise in respect of all and any of the Lots are expressly excluded and without limitation any warranties and conditions as to title, quiet possession, satisfactory quality, fitness for purpose and description are excluded to the fullest extent as permitted by law.

G9.2 The Buyer further acknowledges that neither the Sellers nor the Auctioneer shall in any circumstances be liable to or to compensate the Buyer nor shall the Buyer be entitled to rescind the Sale or reject any Lot for an error, omission or misstatement (including photographic images or website entries) contained in the Catalogue and/or in the Special Conditions

G9.3 The Buyer also acknowledges that:-

(a) all the Lots are purchased on the basis that risk of good title to all or any of them passing to the Buyer is at the Buyer's risk and without limitation the Lots are sold subject to any claims, liens, distraint and execution and subject to all leasing, hire or hire purchase agreements and reservation of title claims (if any) in respect of them;

(b) If it shall be found that the Seller does not have title to all or any of the Lots the Buyer shall have no right to rescind, avoid or vary this agreement or to claim damages or a

reduction in the price paid or payable;

(c) anything found in, under, near or in any Lot which is not specifically included in the description of the Lot remains the property of the Seller;

(d) any intellectual property rights or software subsisting in a Lot may be third party property and as such the Seller and/or the Auctioneer may be unable to effect transfer. The Buyer will not be authorised to use intellectual property rights or software and any such use or transfer shall be at the Buyers sole risk.

(e) The Buyer undertakes that it shall ensure that any vehicle comprised in any Lot is in a roadworthy condition in accordance with the Road Vehicle (Construction and Use) Regulations 1986 and any subsequent amendments thereof or such other relevant regulations as shall from time to time be in force before using it on a public road. It is the Buyer's responsibility to remove any logos and lettering from vehicles. Odometer readings are not warranted ;

(f) The Buyer acknowledges that any item of plant, machinery or equipment contained in the Lot(s) may not necessarily comply with any statutory requirements or regulations governing the use of that plant, machinery or equipment in their working environment. Neither the Seller nor the Auctioneer shall incur any liability to the Buyer because of any default or defect in all or any of the Lots. Buyers are entirely responsible for ensuring that the use of any item of plant, machinery or equipment does not contravene any health and safety and environmental legislation in existence at the time of the Sale.

(g) The articles may be inspected at the times and place set out in the Catalogue. Each buyer (whether or not he inspects those articles which he purchases) shall be deemed to buy with notice of all defects in them.

(h) The Buyer acknowledges and agrees that the Auctioneer is acting only as agent of the Seller and it is expressly agreed and declared that no personal liability in connection with the Sale of any Lot or otherwise shall fall on the Auctioneer and the Buyer shall indemnify the Auctioneer against all and any liabilities arising under or in connection with the Sale of any Lot.

G10 Liabilities and Indemnities

G10.1 The Auctioneer warrants that he believes that the Seller of each Lot is able to pass good title, and if the Seller is not able to do so, the Auctioneer shall use his reasonable endeavours to assist the Buyer in obtaining good title and in pursuing any remedies the Buyer might have against the Seller, but the Auctioneer shall not be bound to initiate litigation and shall not be under any other obligation to the Buyer.

G10.2 Every Lot is sold as seen and where lying. no Lot is sold as compromising or including any new goods.

G10.3 The Auctioneer neither has nor professes any expert or other knowledge of any Lot sold and is hereby excluded any liability the Auctioneer might otherwise incur and any right or immunity the Buyer might otherwise possess in respect of any conditions warranties or representations relating to the condition of any Lot sold or the merchantable quality of the Lot or its fitness for the particular or any purpose for which it is or may be required whether such conditions warranties or representations are expressed or implied in the Auction Catalogue or are the subject of oral or written statements made by or on behalf of the Auctioneer or any other person before or in the course of the Auction.

G10.4 No liability shall attach to the Auctioneer either in contract or in tort for loss, injury or damage legal or other expenses sustained by the Seller, any Bidder, the Buyer or any other person by reason of:-

(a) any defect in any Lot sold, whether or not such defect be latent or apparent on examination;

(b) any defect or danger of the premises where the Auction is held;

(c) any alleged failure of the Auctioneer to properly advertise the Auction or to seek or obtain expert legal advice with regard to any Lot offered for sale or its reserve price;

(d) any act or omission of the Auctioneer in the conduct of the Auction or after the Auction;

(e) any act or omission of any person other than the Auctioneer.

G10.5 The Seller shall indemnify the Auctioneer in respect of any claims made by another or third party for any loss injury damage or legal or other expenses referred to above

G10.6 The Auctioneer shall not be liable to indemnify the Seller or any Bidder or the Buyer in respect of any claims made by another or third party for any loss injury damage or legal or other expenses referred to in clause 10.4 above.

G10.7 In no circumstances shall the Auctioneers be liable for any consequential damage.

G10.8 Waiver No indulgence shown by the Auctioneer shall prevent the Auctioneer or the Seller from subsequently insisting upon their respective rights and remedies.



Unit 5, Midsomer Enterprise Park, Radstock Road, Bath, BA3 2BB United Kingdom

Tel: +44(0)1761 414000 Fax: +44(0)845 280 2492 Email: info@proauction.ltd.uk Website: www.proauction.ltd.uk

Company Registration no: 5059610

SPECIAL NOTES & CONDITIONS

(to be read in conjunction with the General Conditions of Sale as approved by The Royal Institution of Chartered Surveyors)

MEAT SLAUGHTER AND CUTTING PLANT

VIEWING Viewing is strictly by arrangement with the auctioneers, on **Tuesday 11th September 2012**, at Scottish Borders Abattoir, Winston Road, Galashiels, Scottish Borders TD1 2DA. Please visit the website to view any drawings or plans of equipment before placing bids.

REGISTRATION Prospective purchasers must register and obtain a buyer's number when entering the site on Sale Day in order to be a successful bidder. **A REQUIREMENT OF SUCH REGISTRATION WILL BE PHOTOGRAPHIC AND PROOF OF ABILITY TO PAY FOR POTENTIAL PURCHASES, (PASSPORT, DRIVING LICENCE).** The Auctioneers reserve the right to refuse admission.

Persons under the age of 16 will not be allowed on site.

PAYMENT All lots must be paid and cleared for before prior to removal by Cash, Banker's Draft, credit or debit card or Cheque supported by an appropriate **Banker's Letter stating that the Bank will HONOUR your cheque and the limit up to which they are willing to do so, unless otherwise agreed.**

V.A.T. V.A.T. will be added to sale bills at 20%. Special rules apply for sales for export – request information from the auctioneer

BUYERS PREMIUM Buyer's Premium of 16% plus V.A.T. will be added to purchasers bills. The Buyers Premium will relate to any sales which might take place prior to the auction, during the auction and after the auction and indeed to any Private Treaty Sales of items not included in the auction.

DEPOSITS The Auctioneer reserves the right to take a 25% deposit at Point of Sale. **Purchasers are reminded to leave a 25% deposit before leaving site on sale day. Payment in full must be made within 24 hours of the sale.**

ABSENT BUYING INSTRUCTIONS If you cannot attend the sale we will execute bids confidentially on your behalf. **For absent bids indicate your limit for each lot, Your bids will be executed at the lowest prices allowed by reserves and other bids. A buyers premium plus applicable charges & taxes, is payable on successful bids. Absentee and telephone bids are accepted at your risk, and are subject to the Terms & Conditions of sale and any Special Conditions relating to the auction. Please submit your bids not later than 4 hours prior to the sale commencing, you will receive confirmation of receipt. 25% deposit required on composite total of bids.**

REMOVAL All lots which are subject to a lift-out charge are detailed on an information sheet available from the Sale's pay office, where applicable the **charges are mandatory.** Goods to be removed from site not later than **Wednesday 26th September 2012 by 4.00pm.**

SITE PROCEDURE The Vendor or Pro Auctions Limited are not liable for, nor accept any responsibility for any injury, loss or damage to persons or property sustained whilst on site.

HEALTH & SAFETY LEGISLATION AND CONSTRUCTION, DESIGN AND MANAGEMENT REGULATIONS 1994.

Purchasers should be aware of the above and comply as appropriate, they should attend at the beginning of the auction to hear the Auctioneers opening announcements regarding formal requirements it is also important that all purchasers/contractors comply with site rules, site procedures and Health & Safety Regulations.

Purchasers are deemed to have listened to the Auctioneers opening announcements which may include amendments and/or additions to the Conditions of Sale.

Unless specifically excluded purchasers of lots will be required to make good holes or voids exposed by the removal of lots.

HAZARDOUS MATERIALS & SUBSTANCES If any hazardous materials or substances are to be removed or disposed of then such disposal will be the responsibility of the purchaser, but in accordance with all current Environmental Legislation and the Vendors procedures and audit requirements. Cladding taken off buildings for removal of plant & equipment will have to be replaced, unless otherwise specified by the Auctioneer.

COMPLIANCE WITH LAWS, REGULATIONS AND PLANNING Purchasers or their Removal Contractors are responsible for applying for relevant planning permissions (if appropriate) with reference to the removal of building structures and plant housings.

Purchasers or their Contractors shall at all times comply with all orders, regulations, requirements and rules of any authority whether Parliamentary, statutory, parochial or local and in particular shall comply with all requirements applicable to the employment by them of labour or otherwise affecting the work.

The Purchasers or their Contractors shall in addition and without prejudice to the generality of the foregoing conform to the regulations and byelaws of local authorities and shall pay all fees and charges arising under the said regulations and byelaws in respect of the Work.

ELECTRIC CABLE/PALLETS Electric cable and pallets are not included with the sale of any lots unless otherwise indicated.

ORDER OF REMOVAL Buyers should co-operate regarding order of removal in order to comply with the clearance date. If it transpires that a purchaser makes no effort to commence dismantling and the particular item of plant is preventing other buyers from removing equipment, then the Auctioneer reserves the right to insist that removal take place immediately notwithstanding the final clearance date.

If in the event the purchaser does not comply, then the Auctioneer reserves the right to arrange for the removal of the lot or lots and charge any attendant costs to the purchaser.

INSURANCE The Auctioneers remind prospective bidders of Condition 7 of the Conditions of Sale. Any buyers of fixed plant or their duly appointed contractors **MUST** consult with the Auctioneers duly appointed representative, prior to commencing removal. Written consent to commence dismantling will be required. It should also be noted that all dismantling contractors working on site must be insured for at least two million pounds (£2,000,000) public liability cover and proof of cover must be produced before work commences.

Lots must be insured by the purchaser from the fall of the hammer, no responsibility whatsoever will rest with the Auctioneer or Vendor in the event of any loss suffered.

The Purchaser or his Contractor will also ensure that employers liability cover in the sum of **TEN MILLION POUNDS (£10,000,000)** is in place.

CONTENTS All items in, under, over and around any lot in this catalogue are not included with such lot unless stated in the catalogue description or by the Auctioneer

DOCUMENTS The Vendors/Agents/Auctioneers reserve the right to remove any documents they may require from the lot prior to the sale or at any later date.

SOFTWARE Title to computer Software is not transferred and use is subject to any licence or copyright restrictions and user conditions.

The Vendors/Agents/Auctioneers reserve the right to erase any private or sensitive information prior to delivery or at any later date

INSPECTION & CONDITION The articles may be inspected at the times and place set out in the Catalogue. Each buyer (whether or not he inspects those articles which he purchases) shall be deemed to buy with notice of all defects in them. No buyer shall have the right to reject for any reason any articles which he may purchase. Every express or implied warranty or condition as to merchantability, condition or fitness for purpose of any of the articles is excluded.

UNSOLD LOTS If any lot or item is unsold and has to be dismantled & lowered to allow the removal of any other lot, then such dismantling & lowering shall be the responsibility of the purchaser of the relevant Lot(s) or Item(s).

CONDITIONAL SALES Please note the Auctioneer reserves the right to effect conditional sales on certain lots.

The Auctioneer reserves the right to rescind the sale of lot(s) if purchasers or their contractors fail to provide a satisfactory Method Statement in accordance with current Health & Safety Regulations (or if their transport arrangements are considered unsuitable).

RESERVES Where applicable, Lots will be offered subject to reserve prices.

LOTS with a quantity greater than 1 shall be offered on an individual basis – the highest bidder shall have the option, at the auctioneers discretion, to bid for 1 or all of the quantity available.

All sales are binding, no refunds will be permitted under any circumstances – ensure you have viewed the lot before bidding.

WARNING
It is a criminal offence to form a ring at auction or to induce another to abstain from bidding.

Pro Auction Limited

Unit 5, Midsomer Enterprise Park, Radstock Road, Bath, BA3 2BB United Kingdom
Tel: +44(0)1761 414000 Fax: +44(0)845 280 2492 Email: info@proauction.ltd.uk Website: www.proauction.ltd.uk

Company Registration no: 5059610



CATALOGUE LISTING



Please note all capacities, dimensions and dates of manufacture are approximate and potential purchasers should make their own inspection for verification.

Please visit the website to view any drawings or plans of equipment before placing bids.

MANNER OF OFFERING

In order to assist prospective purchasers the plant has been broken down into individual lots for identification purposes. The auctioneer has absolute discretion regarding the offering of the lots and may offer lots as a group or consolidated lots, but where possible prospective purchasers wishing to bid for individual lots will be accommodated.

LOT NO.	DESCRIPTION	NOTES
1	Cattle lairage comprising of 10 x pens 7 x gates 1700mm x 1550mm complete with 7 x water feeders	
2	2 x External Lairage gates 1 x 2800mm 1 x 1950mm	
3	2 x External Lairage gates 1 x 2000mm 1 x 2000mm	
4	2 x External Lairage gates 1 x 3000mm 1 x 2000mm	
5	Sheep lairage comprising of 5 x pens complete with 5 x gates 1000mm 8 x dividing panels and 3 x water feeders	
6	Sheep lairage comprising of 6 x pens complete with 16 x gates 1000mm 12 x dividing panels and 2 x water feeders	
7	Sheep lairage comprising of 6 x pens complete with 8 x gates 1000mm 6 x dividing panels	
8	Hygienox Teknomek stainless steel boot scrubber	
9	2 x stainless steel Gambrels 15 x offal hooks	
10	2 x water feeders	
11	Contents of office comprising of 2 x swivel chairs 1 x desk with drawer, 3 drawer metal cabinet and Aiwa music system	
12	Cattle lairage comprising of 3 x pens 3 x gates 1300mm complete with Ritchie holding brace and drop down door	
13	3 x Cattle pens 4 x gates, 5 x dividing panels and 4 x feeders	
14	Steel pneumatically operated Rise / Fall platform	
15	Steel fixed dressing platform complete with stainless steel sink	
16	2 x hose pipes	
17	2 x sets of outside gates 2000mm per gate	
18	Pig lairage 8 x gates 1340mm	
19	Pig lairage 8 x gates 1340mm	
20	Pig lairage 1 x gate 7300mm 1 x solid gate 725mm	
21	Solid metal sliding door with running rail 960mm x 2080mm	
22	Solid metal hinged door 720mm x 1930mm	
23	2 x hose pipes	
24	1 x set of PVC curtains	
25	Cattle stun box knocking pen 2500mm x 1800mm	
26	Bleed hoist for hoisting cattle to bleed rails by roller type shackles	
27	Shackle dropper with track and hoist	
29	Bleed grid 7000mm x 1500mm	
30	Stainless steel knife steriliser	
31	Stainless steel knee operated sink	
32	Fixed working platform with stainless steel knee operated sink 2000mm working high	
33	Stainless steel knife steriliser	
34	Stainless steel waste shoot 450mm wide	
35	Kentmaster hock cutter model 11 heavy-duty	



LOT NO.	DESCRIPTION	NOTES
36	Autostart type 7240-02 saw balancer	
37	10 x stainless steel hooks	
38	Fixed working platform with stainless steel knee operated sink and knife steriliser 2400mm working height	
39	Yell CPM 2000kg hoist	
40	Stainless steel hock waste shoot	
41	Steel Pneumatic Rise and fall platform 1800mm working height	
42	Stainless steel pedal operated sink	
43	Stainless steel knife steriliser	
44	Unitech stainless steel apron wash	
45	Steel Rise and fall pneumatic working platform 125kg SWL	
46	Steel Rise and fall pneumatic working platform 125kg SWL	
47	Approved Design Ltd process control systems hide puller compact hide puller will remove cattle hides upwards in a controlled manner (s/n ADL1114) YOM 2009	
48	Kentmaster model EBB 11 high speed, heavy duty beef brisket saw for fast and efficient splitting of beef briskets complete with stainless steel steriliser	
49	Mac Quip model 80JA-Mac 40kg saw balancer (s/n 3824-M)	
50	Steel fixed working platform with Saminox stainless sink 1230mm working height	
50a	GIS 250kg hoist	
51	Stainless steel knife steriliser	
52	Stainless steel waste shoot 2160mm x 985mm	
53	JS engineers Ltd stainless steel gut waste tipper (s/n JS1008)	
54	Stainless steel knee operated sink	
55	Stainless steel frame with neoprene belt waste conveyer 9000mm x 1040mm	
56	Stainless steel waste shoot 8000mm x 1400mm	
57	Stainless steel trough 1840mm x 560mm	
58	Stainless steel top table 2130mm x 920mm	
59	Stainless steel foot operated sink	
60	Steel rise and fall pneumatic working platform 125kg SWL	
60a	Stainless steel knee operated sink on stand	
60b	Poly top cutting table 900mm x 610mm	
60c	Stainless steel cutting table frame	
60d	Stainless steel 200ltr tote bin	
61	Stainless steel knife steriliser	
62	Kentmaster beef splitting saw model BMVSD with stainless steel steriliser (s/n C3603)	
63	Demag Tecna saw balancer	
64	Stainless steel splash back and wash down station 1300mm x 3700mm high	
65	Stainless steel knee operated sink	
66	Floor grid 4000mm x 2000mm	
67	Steel rise and fall pneumatic working platform 125kg SWL	
68	Stainless steel knee operated sink and step	
69	Steel rise and fall pneumatic working platform 125kg SWL	
70	Stainless steel knee operated sink	
70a	Hygienox Teknomek boot scrubber	
71	4 x wash down hose pipes	
72	17 x offal hooks	

LOT NO.	DESCRIPTION	NOTES
73	13 x offal hooks	
74	Complete cattle hanging rail system twin track rail with manual switches & in feed and outfaced rails	
75	Round bar offal hook return system	
76	Stainless steel wash down station	
77	Stainless steel offal wash down station 1680mm x 400mm	
78	Stainless steel knee operated sink	
79	Stainless steel knife steriliser	
80	Lamb slaughter / dressing line complete manufactured by JS engineering comprising 2 x elevators round bar and inverted twin track manual rail and pelt remover	
81	Stainless steel knee operated sink	
82	Stainless steel knife steriliser	
83	Stainless steel knee operated sink	
84	Stainless steel knife steriliser	
85	A- frame offal hook rack stainless steel 80 hooks	
86	Stainless steel apron wash down station	
87	Stainless steel knife steriliser	
88	Stainless steel waste shoot 6200mm x 400mm	
89	Stainless steel apron wash down station	
90	Stainless steel knife steriliser	
91	13 x shackle hooks	
92	Insectocutor	
93	Karl Schermer model LC1 stunning tons and box	
94	Stunning box with tongs	
95	4 x wash down hose pipes	
96	Stainless steel lectern 800mm	
97	Stainless steel knee operated wash down sink	
98	Saw balancer	
99	19 x Pig shackle hooks	
100	Stainless steel knee operated sink	
101	Stainless steel knife steriliser	
102	Shackle elevator to pig line round bar spiral discharge to scolding tank	
103	Stunning box	
104	Galvanised scalding tank 2500mm x 1930mm x 930mm high complete with 2 x gas burners and valves	
105	Gambrel table 1820mm x 1820mm	
106	Stainless steel knee operated sink	
106a	Morris 250kg hoist	
107	Stainless steel knife steriliser	
108	Hygienox Teknomek apron wash station	
109	Stainless steel knee operated sink and knife steriliser	
110	Stainless steel wash down table 3060mm x 680mm	
111	Stainless steel twin operated sink	
112	Stainless steel knife steriliser	
113	Manual stainless steel boot scrubber	
114	Stainless steel twin meat hooks x 14	



LOT NO.	DESCRIPTION	NOTES
115	Stainless steel twin meat hooks x 10	
116	Stainless steel twin meat hooks x 10	
117	Stainless steel twin meat hooks x 10	
118	Round bar in pig area comprising of 34mtr straight and 6 x curves	
119	Plastic wash down splash back station 2330mm x 1500mm	
120	Stainless steel tank 600 litre 1920mm x 800mm x 600 deep	
121	Stainless steel 200 litre tank 1170mm x 790mm	
122	Maquinaria industrial model P110 gut washer/ paunch cleaner (s/n 1158) YOM 2002	
123	La Parmentiere type 6666 refiner polisher	
124	Stainless steel poly top table 1800mm x 650mm	
125	Freund model K18-01 circular breaking saw (s/n 900001519)	
126	VC999 dip tank model 85.47E with out feed conveyor (s/n 9ST84156)	
127	Stainless steel knife steriliser	
128	Stainless steel knee operated sink	
129	Stainless steel poly top chopping table with 2 x try holders 1250mm long	
130	Stainless steel poly top chopping table with 2 x try holders 1250mm long	
131	Round bar in packing room comprising of 21mtrs of straights and 6 x curves	
132	Bizerba ITE carcass scale	
133	Avery L202 300kg over head in line scale	
134	3 x stainless steel gambrel hooks	
135	Syspal stainless steel boot washer	
136	Syspal stainless steel knee operated sink	
137	Hygienox Teknomek Stainless steel knife steriliser	
138	Hygienox Teknomek Stainless steel knife steriliser	
139	Hygienox Teknomek Stainless steel knife steriliser	
140	Hygienox Teknomek Stainless steel knife steriliser	
141	Insectocutor	
142	Insectocutor x 2	
143	Stainless steel knee operated sink and knife steriliser	
144	Stainless steel knife steriliser	
145	A-frame offal hook rack stainless steel 80 hooks	
146	Stainless steel mobile A- frame offal hook 134 hooks	
147	Cryovac VC14 LH with built in Rietschie vacuum pump type VCAH 250 (s/n SS1190896)	
147a	Cryovac TX35 stainless steel framed plastic belt conveyor 1760mm x 620mm	
147b	Cryovac TX35 stainless steel framed plastic belt conveyor 1630mm x 720mm	
148	Maquinaria Industrial model BMI 300kg hydraulic loading arm all stainless steel (s/n 1467)	
149	Round bar in loading area 27mtrs x straights 8 x curves	
150	Stainless steel hooks and rollers x 10	
151	Stainless steel hooks and rollers x 10	
152	Stainless steel hooks and rollers x 10	
153	Stainless steel hooks and rollers x 10	
154	Stainless steel hooks and rollers x 10	
155	Stainless steel hooks and rollers x 10	
156	Stainless steel hooks and rollers x 10	
157	Stainless steel hooks and rollers x 10	

LOT NO.	DESCRIPTION	NOTES
158	Stainless steel hooks and rollers x 10	
159	Stainless steel hooks and rollers x 10	
160	Stainless steel hooks and rollers x 10	
161	Stainless steel hooks and rollers x 10	
162	Stainless steel hooks and rollers x 10	
163	Stainless steel hooks and rollers x 10	
164	Stainless steel hooks and rollers x 10	
165	Aluminium chopping table frame 1830mm x 910mm	
166	1 x 400ltr brine tank	
167	Complete passport / tracking system comprising 2 x Bizerba NT 15 industrial scale platforms (s/n 10168605 & s/n 10351149) PC system and link	
168	Spare	
169	Spare	
170	MJ Maillis TS 250 strapping machine	
171	Strapping machine	
172	Jarvis Buster IV splitting saw	
173	Kentmaster splitting saw	
174	Twin track in cutting chill room 40mtr straights with 9 curves	
175	Poly top cutting table 1830mm x 920mm	
176	Twin track in beef chill 2 x 35mtr straight and 10 x curves	
177	Stainless steel hook and rollers x 10	
178	Stainless steel hook and rollers x 10	
179	Stainless steel hook and rollers x 10	
180	Stainless steel hook and rollers x 10	
181	Stainless steel hook and rollers x 10	
182	Stainless steel hook and rollers x 10	
183	Stainless steel hook and rollers x 10	
184	Stainless steel hook and rollers x 10	
185	Stainless steel hook and rollers x 10	
186	Stainless steel hook and rollers x 10	
187	Stainless steel hook and rollers x 11	
188	Stainless steel hook and rollers x 11	
188a	Stainless steel hooks x 11	
188b	Stainless steel hooks x 11	
188c	Stainless steel hooks x 11	
189	A-frame offal hook rack stainless steel 59 hooks	
190	3 x dolavs	
191	3 x dolavs	
192	1 x Stainless steel offal hanger	
193	Poly top cutting table 1830mm x 920mm	
194	Twin track beef chill 1 x 30mtr straight and 10 curves	
195	Twin track main beef room 105mtr straight and 42 curves	
196	Twin track in export chill 50mtr straight and 11 curves	
197	Lamb chill 3 round bar 8 x 7mtr straights with 12 x curves	
198	Lamb chill 2 round bar 8 x 7mtr straights with 12 x curves	



LOT NO.	DESCRIPTION	NOTES
199	Lamb chill 1 round bar 13 x 7mtr straight and 27 curves	
200	Lamb Shackle elevator to loading bay	
201	Donati Clayton 500kg lamb carcass hoist	
202	Scanvaegt model WIC 8362 Inline over head scale pig line	
203	Avery Berkel model L226 inline over head scales	
204	Spare	
205	Inline over head scale main chill room no head unit	
206	Table top gravity feed slicer model GPR220	
207	Insectocutor	
208	Metal sliding door with running rail 2600mm x 1040mm	
209	Metal sliding door with running rail 2600mm x 1040mm	
210	Pair of fridge swing doors 640mm each x 3180 high	
211	Pair of fridge swing doors 640mm each x 3180 high	
213	Pair of fridge swing doors 730mm each x 3180 high	
214	Pair of fridge swing doors 660mm each x 3180 high	
215	Pair of fridge swing doors 570mm each x 3180 high	
216	Fridge sliding door and running rail 1230mm x 3150mm	
217	Fridge slam door 1120mm x 3200	
218	PVC personal door 1460mm x 2380mm	
219	PVC personal door 1020mm x 2380mm	
220	PVC personal door 1000mm x 2360	
221	Pair of metal swing door 860mm per door x 3350mm high	
223	Pair of metal swing door 610mm per door x 3350mm high	
224	York external cold store box fitted for meat cold storage with refurbished DWM Copeland compressor type D3DA4-5OX-EWM 7500mm x 2500mm	
225	Main beef room extraction unit	
226	Friga-Bohn model Husky large single fan evaporator in beef chill 1	
227	Searle twin fan evaporator in corridor	
228	Friga-Bohn model Husky large twin fan evaporator in beef chill 2	
229	Friga-Bohn model Husky large twin fan evaporator in beef chill in export chill	
230	Friga-Bohn twin fan evaporator in cutting chill	
231	Friga-Bohn type SK0112E twin fan evaporator in sheep chill 1	
232	Frigid-Bohn 3 fan evaporator in sheep chill 2	
233	Spare	
234	Friga-Bohn 3 fan evaporator in sheep chill 3	
235	3 x custom and coils 3 fan evaporators	
236	3 x custom and coils 3 fan evaporators	
237	DWM Copeland single fan refrigeration compressor type 28-41-30-200X-EWM	
238	DWM Copeland four fan refrigeration compressor type 29-6DH-200X-EWM (s/n 1214615)	
239	DWM Copeland four fan refrigeration compressor type 29-6DH-200X-EWM (s/n 1412616)	
240	DWM Copeland four fan refrigeration compressor type 29-6DH-200X-EWM (s/n 1412640)	
241	DWM Copeland four fan refrigeration compressor type 59-3DS-100X-EWM (s/n 1384769)	
242	DWM Copeland four fan refrigeration compressor type 59-3DS-100X-EWM (s/n 1402452)	
243	Titan Fuelmaster 2500liters bunded oil storage system 2530mm x 1430mm x 1855mm	

LOT NO.	DESCRIPTION	NOTES
244	Titan ES1 22SB bottom outlet 1225 litre bunded oil storage system 2070mm x 1000mm x 1580mm	
245	Andrews model CWH 90/30 water heater boiler system heat output 19.5kw (s/n 093014) YOM 2009	
246	Andrews model CWH 90/30 water heater boiler system heat output 19.5kw (s/n 093020) YOM 2009	
247	Roca model NG100 hot water heat recovery system complete with pump set hot and cold water storage tanks water softener	
248	Compair air compressor model L11-75 349027/2111 complete with dryer and vessel YOM 2004	
249	Bromwade air compressor model RM806 (s/n D1800301)	
250	Mountfield TD484RS petrol lawnmower	
251	Stihl type F538 petrol strimmer	
252	Clarke metalwork's model CC1C4 bench top metal cutting saw	
253	Pickhill engineers electric welder	
254	Work bench and vice 3000mm long	
255	Metal pigeon hole storage unit for nuts and bolts complete wit contents	
256	Various spares as found	
257	Contents of store room	
258	1 x Cash special and 1 x cow puncher for spare or repair	
259	1 x Cash special 22 blank 406 bolt (s/n 78763)	
260	1 x Cash special 22R blank 450 bolt (s/n 24623)	
261	1 x Cash special 22R blank 450 bolt (s/n 21568)	
262	1 x 22 blank cow puncher with two inserts	
263	Quantity of Cash cartridges for small and large animals	
264	1 x box of chainmail aprons	
265	1 x box of chainmail aprons	
266	1 x box of chainmail aprons	
267	1 x box of chainmail aprons	
268	1 x box of chainmail aprons	
269	1 x box of chainmail aprons	
270	1 x box of chainmail aprons	
271	1 x box of chainmail aprons	
275	1 x box of chainmail aprons	
273	1 x box of chainmail aprons	
274	1 x box of chainmail aprons	
275	EFA small breaking saw	
276	EFA small breaking saw	
277	Various hand hooks	
278	6 x personal lockers metal welded construction	
279	Quantity of knives and sheaf holders	
280	Quantity of knives and sheaf holders	
281	Poly top cutting table 600mm x 600mm	
282	Various wellington boot as found	
283	Various overalls as found (with logo)	
283a	Various overalls as found (with logo)	



LOT NO.	DESCRIPTION	NOTES
284	1 x visitors disposable coats	
285	Quantity of various plastic bags	
286	8 x rolls of M8A blue 200mm x 190mm x 4000mm per roll box strapping	
287	5 x boxes KP sheep bungs	
288	Contents of office comprising of 4 x chairs 3 x desk 4 x lockers fridge and microwave	
289	Stainless steel wall mounted apron hooks and aprons	
290	4 x locker for clean and dirty overalls	
291	Numatic CTD572 industrial vacuum	
292	Contents of office comprising of 2 x personal lockers 4 draw filing cabinet	
293	Stainless steel twin knee operated sink	
294	7 x overall lockers welded metal construction	
295	Quantity of overalls (with logo)	
296	Whirlpool WCS360AP 13.1 cu ft chest freezer	
297	Contents of office comprising canteen table chairs and desk	
298	Multi clean floor scrubber	
299	1 x box of Betcher Whizard spares	
300	Waste shout stainless steel offal sorting area 13mtr long	
301	Stainless steel knee operated sink	
302	Stainless steel knife steriliser	
End of Sale		

Pro Auction Limited

Unit 5, Midsomer Enterprise Park, Radstock Road, Bath, BA3 2BB United Kingdom
 Tel: +44(0)1761 414000 Fax: +44(0)845 280 2492 Email: info@proauction.ltd.uk Website: www.proauction.ltd.uk

Company Registration no: 5059610

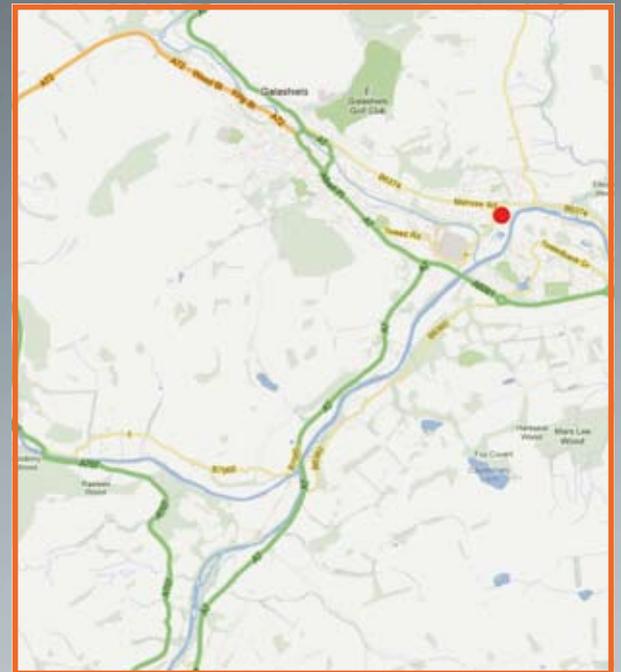
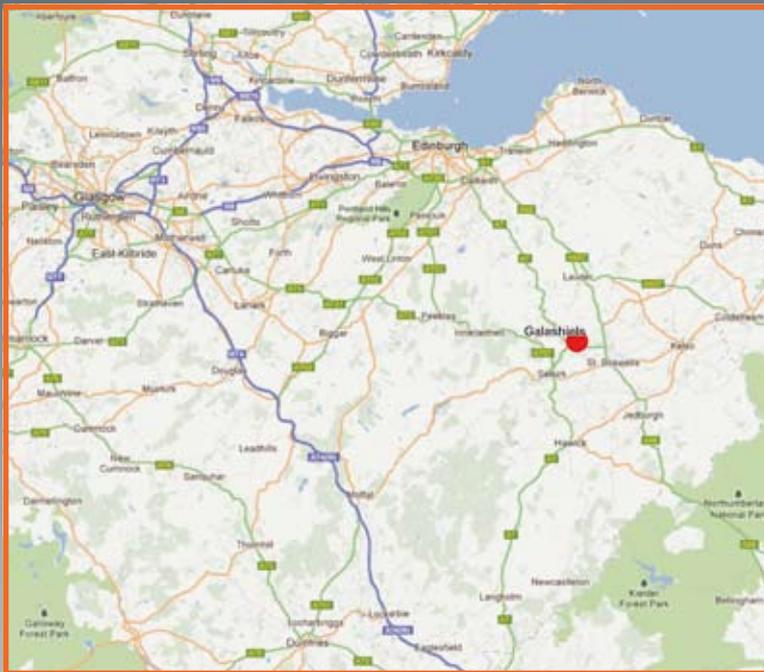


Viewing is by arrangement with auctioneers only.

Scottish Borders Abattoir,
Winston Road, Galashiels,
Scottish Borders TD1 2DA

Nearest Rail Station:
Wallyford Rail Station: 25 miles

Nearest Airport:
Edinburgh Airport: 33 miles ww



Contact the auctioneers for further information and to request a catalogue:

ProAuction
Limited

Valuers & Auctioneers

Unit 5, Midsomer Enterprise Park,
Radstock Road, Bath BA3 2BB
United Kingdom

Tel: +44(0)1761 414000

Fax: +44(0)845 280 2492

Email: info@proauction.ltd.uk

Website: www.proauction.ltd.uk

Company Registration no: 5059610

Surplus asset?

Call us for a free valuation and to
organise your next sale

An effective way to maximise
realisation on redundant assets,
call the experts today

Guaranteed Results!

www.bidspotter.co.uk