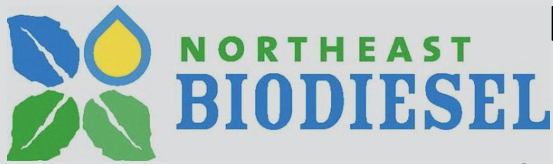


MORTGAGEE'S SALE OF REAL ESTATE
& SECURED PARTY SALE OF PERSONAL PROPERTY BY

PUBLIC AUCTION

LIVE ONSITE AND LIVE WEBCAST BIDDING

- **BIODIESEL MANUFACTURING PLANT** •
- **PROCESSING SYSTEM** • **STORAGE TANKS** •
- **METHANOL RECOVERY & METERING SYSTEMS** •
- **AIR COMPRESSOR** • **GENERATOR** • **SUPPORT EQUIPMENT** •
- **REAL ESTATE**
- **INDUSTRIAL BUILDING** • **±26 ACRES LAND** •



NORTHEAST BIODIESEL COMPANY, LLC
179 SILVIO O. CONTE DRIVE
GREENFIELD, MASSACHUSETTS

- REAL ESTATE TO BE SOLD ON THE PREMISES •
- MACHINERY & EQUIPMENT TO BE SOLD ON THE PREMISES AND BY LIVE INTERNET BIDDING •

WEDNESDAY, APRIL 23RD AT 11:00 A.M. (ET)

INSPECTIONS: SATURDAY, APRIL 12TH & APRIL 19TH – 10:00 A.M. TO 3:00 P.M.

& TUESDAY, APRIL 22ND – 10:00 A.M. TO 4:00 P.M.

& MORNING OF SALE – 8:30 A.M. TO 11:00 A.M. OR UPON REQUEST



GREEN FUELS FUEL MATIC BIODIESEL PROCESSING SYSTEM

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)

Aaron Posnik & Co., Inc.
P.O. Box 247 • Malvern, (Philadelphia) PA 19003
(610) 853-6655 (Fax) 853-6633

PUBLIC AUCTION

LIVE ONSITE AND LIVE WEBCAST BIDDING

• BIODIESEL MANUFACTURING PLANT •



NORTHEAST BIODIESEL COMPANY, LLC
179 SILVIO O. CONTE DRIVE
GREENFIELD, MASSACHUSETTS

• REAL ESTATE TO BE SOLD ON THE PREMISES •
• MACHINERY & EQUIPMENT TO BE SOLD ON THE PREMISES AND BY LIVE INTERNET BIDDING •

WEDNESDAY, APRIL 23RD AT 11:00 A.M. (ET)

**INSPECTIONS: SATURDAY, APRIL 12TH & APRIL 19TH – 10:00 A.M. TO 3:00 P.M.
& TUESDAY, APRIL 22ND – 10:00 A.M. TO 4:00 P.M.
& MORNING OF SALE – 8:30 A.M. TO 11:00 A.M. OR UPON REQUEST.**

TERMS & CONDITIONS:

EVERYTHING SOLD "AS IS/WHERE IS"

TERMS OF SALE:

REAL ESTATE: (TO BE OFFERED FOR SALE ONSITE ONLY). \$50,000.00 INITIAL DEPOSIT CASH OR CERTIFIED CHECK. 7% 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.

PERSONAL PROPERTY: (TO BE OFFERED FOR SALE ONSITE & ONLINE)

(ENTIRETY): \$50,000.00 DEPOSIT BY CASH, CERTIFIED OR BANK CHECK, OR BANK WIRE TRANSFER. **(INDIVIDUAL TRADE LOTS):** 25% DEPOSIT BY CASH, CERTIFIED OR BANK CHECK, OR BANK WIRE TRANSFER.

15% BUYERS PREMIUM APPLIES ON ALL ONSITE PURCHASES. 18% BUYERS PREMIUM APPLIES ON ALL ONLINE PURCHASES. PERSONAL OR COMPANY CHECK ACCEPTED ONLY IF ACCOMPANIED WITH A BANK LETTER GUARANTEEING PAYMENT. EXAMPLE OF BANK LETTER OF GUARANTEE: THIS BANK GUARANTEES PAYMENT TO AARON POSNIK & CO., INC. ON ACCOUNT # _____ UP TO THE AMOUNT OF \$ _____ FOR PURCHASES MADE AT THE NORTHEAST BIODIESEL COMPANY, LLC AUCTION TO BE HELD ON WEDNESDAY, APRIL 23. NO PURCHASE REMOVED UNTIL COMPLETE SETTLEMENT IS MADE. OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE

REMOVAL:

PREPPING, LOADING AND TRUCKING ARE THE RESPONSIBILITY OF THE BUYER.

SALES TAX:

MASSACHUSETTS SALES TAX LAWS APPLY. DEALERS BRING COPY OF EXEMPT CERTIFICATE.

BID LIVE BY PHONE:

CALL US BY **MONDAY, APRIL 21ST** TO SET UP THE DETAILS.

BID LIVE BY INTERNET:

VISIT OUR WEBSITE AT POSNIK.COM OR BIDSPOTTER.COM FOR INSTRUCTIONS ON BIDDING ONLINE.

BID BY MAIL:

IF YOU CANNOT ATTEND THIS AUCTION IN PERSON WE WILL BE HAPPY TO RECEIVE YOUR BID ON THE ITEMS THAT YOU DESIGNATE (IF YOUR BID IS SENT BY MAIL OR FAX AND RECEIVED BY OUR OFFICE AT LEAST 24 HOURS PRIOR TO THE COMMENCEMENT OF THE SALE). IF YOU WISH TO BID BY MAIL, KINDLY PROVIDE A COMPLETE LIST OF THE ITEMS DESIRED AND ENCLOSE A 25% DEPOSIT BY CERTIFIED CHECK. YOU WILL BE RESPONSIBLE FOR PURCHASES IF YOU ARE THE HIGH BIDDER, UNDER THE TERMS AND CONDITIONS TO BE ANNOUNCED AT TIME OF SALE. IF YOU ARE THE SUCCESSFUL BIDDER, WE WILL NOTIFY YOU WITHIN 24 HOURS OF THE SALE AND YOU MUST MAKE PAYMENT OF THE BALANCE DUE BY WIRE TRANSFER TO OUR BANK WITHIN 24 HOURS OF NOTIFICATION. IF YOU ARE UNSUCCESSFUL IN YOUR BID, YOUR DEPOSIT WILL BE RETURNED TO YOU WITHIN 72 HOURS OF THE SALE.

THE INFORMATION DESCRIBED IN THIS BROCHURE IS CORRECT TO THE BEST OF OUR KNOWLEDGE BUT WE CANNOT GUARANTEE SAME. IT IS FOR THIS REASON THAT BUYERS SHOULD AVAIL THEMSELVES OF THE OPPORTUNITY FOR INSPECTION PRIOR TO THE SALE.

BIODIESEL PROCESSING SYSTEM

2016 Green Fuels Fuel Matic Biodiesel Processing System Includes:

- 343-Gallon S.S. Insulated Preheat Tank w/ Pumps, Valves, Piping & Control Box
- (2) 172-Gallon S.S. Insulated Reactor Tank, w/ Methanol & Methylate Injectors, High Speed Circulation Pumps & Valves
- 259-Gallon S.S. Insulated Glycerin Separator Tank w/ Endress & Hauser Transmitter, Pumps & Valves
- 343-Gallon S.S. Insulated Buffer Tank w/ Burkest Level Switch #8111, Level Meter, Pumps, Valves, Heater & E & H Transmitter
- (4) 132-Gallon S.S. Ion Exchanger Tank w/ Pumps, Valves & Flow Meters
- (2) Burkett Digital Electropneumatic Positioning Side Controls • Etc. • Etc. •

STORAGE TANKS

- Modern 50,000 Gallon, 3-Compartment, (16,500 Gal. Ea.), Double Wall Steel Tank, 60'x140" Dia. w/ Overhead Steel Walkway, 40'x3', 16'x18" Ladder w/ Safety Cage & 6'x3' 2-Step Steel Walk-Over •
- (2) Smarttank 20,000 Gallon Steel Double Wall Tanks, 40'x10' Dia. w/ High Speed Pumps •
- (2) 10,000 Gallon Steels Double Wall Tanks, 17'16"x10' Dia. w/ High Speed Pumps •
- 71 Gallon S.S. Flash Tank •

GENERATOR

- **2016 Kohler Power System, Diesel, 277/480V, Mod. 15RE0ZK, S/N SGM32G258 w/ Ref-Plus Air Cooler Condenser, Mod. MCR06-9-SP, (50 Hrs.) •**



MODERN 50,000 GALLON STORAGE TANK



10,000 GALLON STORAGE TANK



SMARTTANK 20,000 GALLON STORAGE TANK



SMARTTANK 20,000 GALLON STORAGE TANK

Aaron Posnik

AUCTIONEERS • APPRAISERS

Visit our Website @ www.posnik.com

WEDNESDAY, APRIL 23RD

AT 11:00 A.M. (ET)

INDUSTRIAL REAL ESTATE

• ±26 ACRES LAND

BIODIESEL MANUFACTURING PLANT

**INDUSTRIAL BUILDING
±26 ACRES LAND**

• LAND • BUILDING •



MANUFACTURING BUILDING

LAND:

- ±26½ Acres • ±2½ Acres of Usable Land •
- 206' of Frontage on Silvio O. Conte Drive • Curb Cut •
- Paved Parking for ±24 Vehicles • Public Water & Sewer • FCRO: Book 72, Page 7 •
- Zoned: (PI) Planned Industry • Assessor's Map ID: R05-24E •

IMPROVEMENTS:

- Single Story Industrial Building (Built in 2011) • Poured Concrete Foundation •
- Metal Roof • Corrugated Metal Siding • 18'x120' Roof Overhang •
- 12'x13' Overhead Door • 100% Wet/Dry Sprinkler System • 20' Ceiling Height (Mfg. Area) •
- ★ 6,600 S/F of GBA ★
- Biodiesel Area ±3,200 S/F • Processing Room ±1,080 S/F •
- Office Area ±1,250 S/F w/ Utility Room, Bath, Shower •
- ★ 800 Amp Electrical Service w/e 500KW Transformer ★
- Biodiesel Area ±3,200 S/F • Processing Room ±1,080 S/F •

★ **PERMITTED USES:**

- Greenhouse
- Farm
- Educational
- Municipal
- Religious
- Public Park
- Office Park
- Power Plant
- Commercial Biomass Energy Facility
- Trucking Firm
- Warehouse/Transportation
- Bottling/Packaging
- Light Industrial
- Manufacturing
- R & D Facility
- Etc., Etc., Etc. •

★ Close Proximity to Routes 2, 2A, 5 & 91 ★



SALE PER ORDER OF MORTGAGEE
 ATTORNEY MARK D CRESS
 OF THE FIRM OF BULKLEY, RICHARDSON & GELINAS, LLP
 1500 MAIN STREET, SPRINGFIELD, MA
 ATTORNEY FOR MORTGAGEE

2% BROKER INCENTIVE OFFERED!!!

TERMS OF SALE

REAL ESTATE: (TO BE OFFERED FOR SALE ONSITE ONLY) \$50,000.00 INITIAL DEPOSIT CASH OR CERTIFIED CHECK.
 7% BUYERS PREMIUM APPLIES. DEPOSIT MUST BE INCREASED TO 10% OF PURCHASE PRICE WITHIN 5 BUSINESS DAYS.
INSPECTIONS: SATURDAY, APRIL 12TH & APRIL 19TH – 10:00 A.M. TO 3:00 P.M.
 & TUESDAY, APRIL 22ND – 10:00 A.M. TO 4:00 P.M. OR UPON REQUEST

GREEN FUELS METHANOL RECOVERY SYSTEM

Includes:

- (2) 120-Gallon S.S. Insulated Flash Tanks w/ Emerson Heaters, Circulation & Vacuum Pumps
- (2) 20-Gallon Cold S.S. Insulated Methanol Collection Tanks w/ (2) Glycol Chiller Heat Exchangers • 20-Gallon Methanol Collector
- Steel Grate Mezzanine 12'x13'x6" Platform w/ Stairs, Railings & Gate •
- Blast Proof – Built in 2022 •



METHANOL RECOVERY SYSTEM

2022

METERING SYSTEM

- U-Shape Metering System w/ Sullivan & Son Flow Valve #CMF300M & Micro Motion Flow Valve, (6) Schroder Vertical Filters, 7 ½ H.P. Pump & Parker Ballston Nitrogen Generator •

AIR COMPRESSOR SYSTEM

- Shanghai Screw Rotary Screw Air Compressor, 40 H.P., 3 Ph., #E-40, (3,149 Hrs.), SPC Digital Controls •
- SPX Deltech Air Dryer, Mod. HGE200, S/N HG200A46015 •
- Sepura Oil & Waste Separator • Vertical Air Tank •

SUPPORT EQUIPMENT

- Seta Flash Series 3 Flash Point Tester •
- F2C Centrifuge, Mod. 800-1 •
- O'Haus Valor 3000 Dig. Scale • Poly Spill Bags • Poly Totes •
- Flameproof Cabinet • Hand Tools • Step & Ext. Ladders •
- Eyewash Station • Etc. •

OFFICE FURNISHINGS

- Desks • Chairs • Bookcases • Steel File & Storage Cabinets •
- Refrigerator/Freezer • Microwaves • Coffeemaker • Etc. •



METERING SYSTEM

Aaron Posnik

AUCTIONEERS • APPRAISERS

ATTEND • BUY • SAVE

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

PUBLIC AUCTION

LIVE ONSITE AND LIVE WEBCAST BIDDING

- BIODIESEL MANUFACTURING PLANT •
- PROCESSING SYSTEM • STORAGE TANKS •
- METHANOL RECOVERY & METERING SYSTEMS •
- AIR COMPRESSOR • GENERATOR • SUPPORT EQUIPMENT •



NORTHEAST BIODIESEL COMPANY, LLC

179 SILVIO O. CONTE DRIVE
GREENFIELD, MASSACHUSETTS

- REAL ESTATE TO BE SOLD ON THE PREMISES •
- MACHINERY & EQUIPMENT TO BE SOLD ON THE PREMISES AND BY LIVE INTERNET BIDDING •

WEDNESDAY, APRIL 23RD AT 11:00 A.M. (ET)

SALE PER ORDER OF MORTGAGEE & SECURED PARTY

ATTORNEY MARK D CRESS
OF THE FIRM OF BULKLEY, RICHARDSON & GELINAS. LLP
1500 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR MORTGAGEE & SECURED PARTY

TERMS & ORDER OF SALE

1. REAL ESTATE: (TO BE OFFERED FOR SALE ONSITE ONLY)
\$50,000.00 INITIAL DEPOSIT CASH OR CERTIFIED CHECK.
7% BUYERS PREMIUM APPLIES.

DEPOSIT MUST BE INCREASED TO 10% OF PURCHASE PRICE WITHIN 5 BUSINESS DAYS.

PERSONAL PROPERTY: (TO BE OFFERED FOR SALE ONSITE & ONLINE)

2. (ENTIRETY): \$50,000.00 DEPOSIT CASH OR CERTIFIED CHECK.
3. (INDIVIDUAL TRADE LOTS): 25% DEPOSIT CASH OR CERTIFIED CHECK.
15% BUYERS PREMIUM APPLIES ON ALL ONSITE PURCHASES
18% BUYER'S PREMIUM APPLIES ON ALL ONLINEPURCHASES

OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE

INSPECTIONS: SATURDAY, APRIL 12TH & APRIL 19TH - 10:00 A.M. TO 3:00 P.M.
& TUESDAY, APRIL 22ND - 10:00 A.M. TO 4:00 P.M.
& MORNING OF SALE - 8:30 A.M. TO 11:00 A.M. OR UPON REQUEST

Aaron Posnik

AUCTIONEERS • APPRAISERS

MA Auc. Lic. #161
PA Auc. Lic. #AY000241L
Est. 1932

Visit our Website @ www.posnik.com
Toll Free 1-877-POSNIK-1 (767-6451)

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

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

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

RETURN SERVICE REQUESTED

Aaron Posnik & Co., Inc.
P.O. Box 247 • Malvern, (Philadelphia) PA 19003
(610) 853-6655 (Fax) 853-6633

WEDNESDAY, APRIL 23RD AT 11:00 A.M. (ET) 179 SILVIO O. CONTE DRIVE GREENFIELD, MASSACHUSETTS

MORTGAGEE'S SALE OF REAL ESTATE

REAL ESTATE

- INDUSTRIAL BUILDING • ±26 ACRES LAND •



SALE PER ORDER OF MORTGAGEE

ATTORNEY MARK D CRESS
OF THE FIRM OF BULKLEY, RICHARDSON & GELINAS. LLP
1500 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR MORTGAGEE

TERMS OF SALE

1. REAL ESTATE: (TO BE OFFERED FOR SALE ONSITE ONLY)
\$50,000.00 INITIAL DEPOSIT CASH OR CERTIFIED CHECK.
7% BUYERS PREMIUM APPLIES.

DEPOSIT MUST BE INCREASED TO 10% OF PURCHASE PRICE WITHIN 5 BUSINESS DAYS.

INSPECTIONS: SATURDAY, APRIL 12TH & APRIL 19TH - 10:00 A.M. TO 3:00 P.M.
& TUESDAY, APRIL 22ND - 10:00 A.M. TO 4:00 P.M.
& MORNING OF SALE - 8:30 A.M. TO 11:00 A.M. OR UPON REQUEST

2% 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)

SECURED PARTY SALE OF PERSONAL PROPERTY

BIODIESEL MANUFACTURING PLANT

- PROCESSING SYSTEM • STORAGE TANKS •
 - METHANOL RECOVERY & METERING SYSTEM •
 - AIR COMPRESSOR • GENERATOR • SUPPORT EQUIPMENT •
- NORTHEAST BIODIESEL COMPANY, LLC



SALE PER ORDER OF SECURED PARTY

ATTORNEY MARK D CRESS
OF THE FIRM OF BULKLEY, RICHARDSON & GELINAS. LLP
1500 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR SECURED PARTY

TERMS OF SALE

- PERSONAL PROPERTY: (TO BE OFFERED FOR SALE ONSITE & ONLINE)
2. (ENTIRETY): \$50,000.00 DEPOSIT CASH OR CERTIFIED CHECK.
3. (INDIVIDUAL TRADE LOTS): 25% DEPOSIT CASH OR CERTIFIED CHECK.
15% BUYERS PREMIUM APPLIES ON ALL ONSITE PURCHASES
18% BUYER'S PREMIUM APPLIES ON ALL ONLINEPURCHASES
OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE

Aaron Posnik & Co., Inc.
P.O. Box 247 • Malvern, (Philadelphia) PA 19003
(610) 853-6655 (Fax) 853-6633