

# Estate Auction

## Real Estate & Personal Property

46 Folly Rd., Staunton, Va.

### Sat., June 18, 2022 at 9 a.m.

### Real Estate at Noon

**Directions:** From Staunton, take Route 11/Greenville Ave toward Mint Spring. Watch for signs on right.

**Real Estate:** 3 bedroom, 1.5 bath home on approximately 2.2 acres. Paved driveway and multiple outbuildings.

**OPEN HOUSE: Sunday, June 5 from 2-4 p.m.**

**Real Estate Terms:** Real Estate sold AS IS, WHERE IS without warranty of any kind. \$10,000 non-refundable bidders deposit required in the form of cash or cashier's check at conclusion of real estate auction. Balance due at closing on or about 45 days from auction. Announcements on day of sale take precedence over printed matter. Not responsible in case of accident. All items are offered "AS IS and WHERE IS." We make no warranties or guarantees, at any time, on an offered item or the description of that item. All bidders are encouraged to examine items before bidding.

**Household:** RCA tv, kitchen scales, tables, hide-a-bed sofa, stereo, linens, Hess Gas truck, barrel stand, spittoon, Augusta Dairies milk bottles, Griswald skillets, drop-side table, end tables, child's rocker, iron tea pot, clock, 3pc. bedroom sets, lamps, pink depression, Tupperware, corning, kitchen items, small kitchen appliances, Pyrex, kitchen table & chairs, quilts, cedar chest, barrister bookcase, bed & dresser, luggage, afghans, oil lamp, plant stand, chests of drawers, picnic basket, records, chair, freezers, pressure washer, penny jars, enamelware, blue jars, benches, coolers, Plico wringer washer, mini fridge, sheles, crocks, washer, dryer, stove, shop vac, patrol car, oyster tin, Ford Twin I Beam, apple baskets, lawn chairs, bicycles, washtubs, 3pc. Lockers, runner sled, heat dish, lard press, hog hooks, entertainment center.

**Tools:** snowblowers, push mowers, weed eaters (Stihl, Troybilt, Homelite), Stihl 041AV chainsaw, Troybilt Pony w/42" deck riding mower, aluminum extension ladder, step ladders, wheelbarrows, pull-behind tater plow, Wolf's Head lube can, lumber, can hook, saw horses, skil & jig saws, toolboxes, planer for electric drill, pipe wrench, Merry Tiller, Coleman Powermate 6250 generator, hand & yard tools, scythe, electric hedge trimmers, metal gas cans, yard cart, laying off plow, blower, air compressors, small engine parts, floor drill press, tabletop press, bench grinder, Hobart Handler 125 welder, floor jacks, battery charger, Snap On torque wrench, Makita grinder, vise, bee supplies, stop sign.

**Firearm:** Stevens 12ga double barrel shotgun.

**To Be Offered:** Kubota B6200 4WD w/deck.

**Terms:** Cash, check, card (3%). 10% Buyers Premium. Food by Possum Holler Catering. Not responsible in case of accident. Announcements on day of sale take precedence over printed matter. All items are offered "AS IS and WHERE IS." We make no warranties or guarantees, at any time, on any item or the description of that item. All bidders are encouraged to examine items before bidding. All sales are final. No refunds or credits will be issued. Please see full terms and pictures at [MarkCraigAuctions.com](http://MarkCraigAuctions.com)

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**Property Information - Tax Map# 065B 1 5 7 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-7 Skyline View Lot 7 Blk 5	<a href="#">View Sketch</a> (Building 1)
Owners Address: 46 Folly Rd Staunton, Va 24401	Prior Assessment:	133,900  Zoned: Sf15
Total Land Area: .229Acres	Assessment Values: <a href="#">Building 1</a>	83,625
Physical Location: 46 Folly Rd Staunton, Va 24401	<a href="#">Other Improvements:</a> <a href="#">Land Value:</a>	18,220 40,000
Magisterial District: Beverley Manor	Calculated Value: Rounded Taxable Value:	141,845 141,800

**Sales Information - Tax Map# 065B 1 5 7**

Name	Sales Date	Sales Price	Instrument	Grantor
Siron, John H.	12/10/2012	Not On File ( 10parcels)	Inst: WF20120021455	Siron, John H. & Esta M.
<b>Transaction History:</b>				
Siron, John H. &	1/01/1955	Not On File	Deed: 407 / 332	Not On File
Siron, John H. & Esta M.	1/01/1955	Not On File	Deed: 407 / 332 Will: 0 /	065b 1 5 7
Livick, Charles F. & Villa A.	1/01/1944	Not On File	Deed: 325 / 489 Will: 0 /	065b 1 5 7

**Building Information - Building #1 - Tax Map# 065B 1 5 7**

Exterior Information:	Interior Information:	Site Information:
Year Built: 1955	Story Height: 1.40	Zoning Type: Sf15
Occupancy Type: Dwelling	# of Rooms: 6	Terrain Type: On
Foundation: Cinderblock	# of Bedrooms: 3	Character: Rolling/sloping
Ext. Walls: Alum	Full Bathrooms: 1	Right of Way: Public
	Half Bathrooms: 1	Easements: Paved
Roofing: Comp Shg	Building Sq. Ft.: 1369	Water: Pub-i
Roof Type: Gable	Basement Sq. Ft.: 808	Sewer: Septic
Garage: Det Gar	Fin. Bsmt Sq. Ft.: None	Electric: Yes
Number of Cars: 1	Interior Walls: Drywall	Gas: No
Carport: None	Floors: Carpet	Fuel Type: Oil
	Heating: H. Water	Utility Value: 10000
	A/C: No	Fireplace: 1
		Stacked Fireplace: None
		Flues: 1
		Metal Flues: None
		Stacked Flues: None
		Inop Flue/FP: None
		Gas Log FP: None

**Other Improvements - Tax Map# 065B 1 5 7**

Description:	Parent Building:	Size in Sq. Ft.	Improvement Value - \$
Pavement	<a href="#">Building 1</a>	N/A	1,500
Shed-frame	<a href="#">Building 1</a>	192	1,000
Gar-cb	<a href="#">Building 1</a>	391	7,820
Shed-cb	<a href="#">Building 1</a>	220	3,000
Car Shelter	<a href="#">Building 1</a>	460	700
Gar-frame	<a href="#">Building 1</a>	280	4,200
		Total Value:	\$ 18,200
			Final Value Rounded to Nearest 100

**Acreage Description - Tax Map# 065B 1 5 7**

Description	Size in Acres	Lump Sum/Per Acre	Unit Value	Adj. %	Utility Value	Acreage Value
Homesite	.229	Lump Sum	30,000	.00	10,000	40,000
					Total Value:	\$ 40,000
					*rounded to the nearest 100	

**Property Information - Tax Map# 065B 1 5 4 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-4 Skyline View Lot 4 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .241Acres	Building 1	0
Physical Location: Not On File	Other Improvements:	0
Magisterial District: Beverley Manor	Land Value:	15,000
	Calculated Value:	15,000
	Rounded Taxable Value:	15,000

**Property Information - Tax Map# 065B 1 5 5 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-5 Skyline View Lot 5 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .241Acres	Building 1	0
Physical Location: Not On File	Other Improvements:	0
Magisterial District: Beverley Manor	Land Value:	15,000
	Calculated Value:	15,000
	Rounded Taxable Value:	15,000

**Property Information - Tax Map# 065B 1 5 6 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-6 Skyline View Lot 6 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .241Acres	Building 1	0
Physical Location: Not On File	Other Improvements:	0
Magisterial District: Beverley Manor	Land Value:	15,000
	Calculated Value:	15,000
	Rounded Taxable Value:	15,000

**Property Information - Tax Map# 065B 1 5 8 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-8 Skyline View Lot 8 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .229Acres	Building 1	0
Physical Location: Not On File	Other Improvements:	0
Magisterial District: Beverley Manor	Land Value:	15,000
	Calculated Value:	15,000
	Rounded Taxable Value:	15,000

**Property Information - Tax Map# 065B 1 5 9 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-9 Skyline View Lot 9 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .218Acres	Building 1	0
Physical Location: Not On File	Other Improvements:	0
Magisterial District: Beverley Manor	Land Value:	5,000
	Calculated Value:	5,000
	Rounded Taxable Value:	5,000

**Property Information - Tax Map# 065B 1 5 10 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-10 Skyline View Lot 10 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .218Acres	Building 1 0	
Physical Location: Not On File	Other Improvements: 0	
Magisterial District: Beverley Manor	Land Value: 5,000	
	Calculated Value: 5,000	
	Rounded Taxable Value: 5,000	

**Property Information - Tax Map# 065B 1 5 11 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-11 Skyline View Lot 11 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .206Acres	Building 1 0	
Physical Location: Not On File	Other Improvements: 0	
Magisterial District: Beverley Manor	Land Value: 5,000	
	Calculated Value: 5,000	
	Rounded Taxable Value: 5,000	

**Property Information - Tax Map# 065B 1 5 12 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-12 Skyline View Lot 12 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .206Acres	Building 1 0	
Physical Location: Not On File	Other Improvements: 0	
Magisterial District: Beverley Manor	Land Value: 5,000	
	Calculated Value: 5,000	
	Rounded Taxable Value: 5,000	

**Property Information - Tax Map# 065B 1 5 13 - Account# 0**

Property Owner: Siron, John H.	Legal Description: 65b-(1)-5-13 Skyline View Lot 13 Blk 5	Zoned: SF15
Owners Address: 46 Folly Rd Staunton, Va 24401	Assessment Values:	
Total Land Area: .195Acres	Building 1 0	
Physical Location: Not On File	Other Improvements: 0	
Magisterial District: Beverley Manor	Land Value: 5,000	
	Calculated Value: 5,000	
	Rounded Taxable Value: 5,000	





