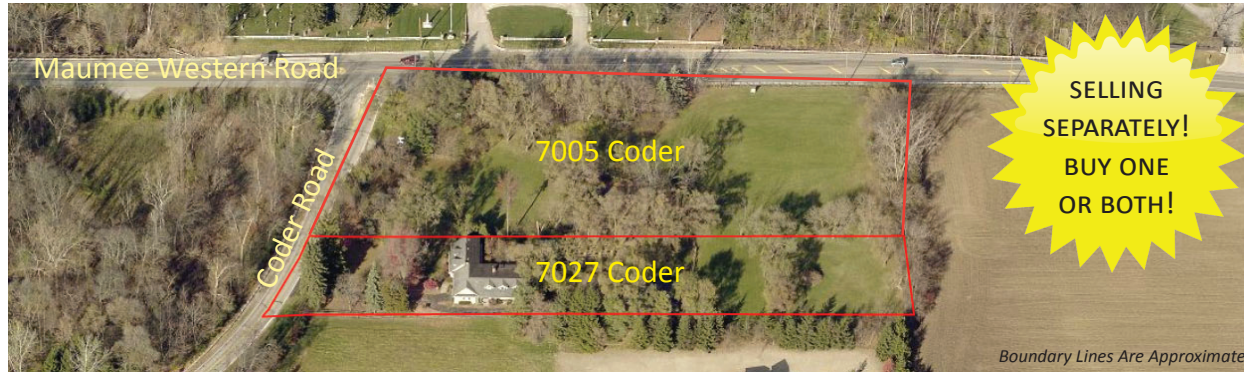


## LIVE ONSITE REAL ESTATE AUCTION

2 SINGLE FAMILY HOMES / BARN / 3.88+/- TOTAL ACRES IN MONCLOVA TOWNSHIP  
 7005 AND 7027 CODER ROAD, MAUMEE, OHIO 43537 ON SATURDAY, MAY 11, 2019 AT 1:00 PM



### REAL ESTATE TERMS and CONDITIONS:

\$7,500 Deposit per Parcel must be presented at time of registration for auction in form of cashier's check or personal check made payable to Greater Metropolitan Title. Balance due at closing within 40 Days after acceptance. If registrant is last bidder, the check will be deposited into Greater Metropolitan Title's escrow account and credited to Buyer at closing. If Buyer fails to close per terms of contract, the deposit is non-refundable. A 10% Buyers Premium will be added to the last bid to establish the final contract price. Seller will furnish a guaranteed certificate of title at closing at title company. Taxes pro-rated. All information in this brochure was derived from sources believed correct, but is not guaranteed. All property dimensions are only approximations. Buyers shall rely entirely on their own information, judgment, and inspection of property and record. Buyer may bring a home inspector to inspect the property during the preview time. Auctioneer and assistants are seller's agent. Auction will be conducted, rain or shine. Any other terms or conditions will be announced the day of the auction and will take precedence over printed matter. **Privacy Policy and User Agreement:** To view our complete Privacy Policy and User Agreement, please visit our website at [www.PamelaRoseAuction.com](http://www.PamelaRoseAuction.com).

## LIVE ONSITE PERSONAL PROPERTY AUCTION

SIGNED PAINTING AND PRINTS, HOUSEHOLD, AND OUTDOOR ITEMS  
 7027 CODER ROAD, MAUMEE, OHIO 43537 ON SATURDAY, MAY 11, 2019 AT 10:00 AM

### PERSONAL PROPERTY TERMS and CONDITIONS:

All items will be sold "As Is". Full payment is due day of auction in the form of cash, check, or credit card. View The Complete [Terms And Conditions](#) Online At [www.PamelaRoseAuction.com](http://www.PamelaRoseAuction.com).  
 Removal: Day of Auction.



# 2 HOMES! BARN! PERSONAL PROPERTY! LIVE ONSITE AUCTION



## MONCLOVA TOWNSHIP!



7005 and 7027 Coder Road, Maumee, Ohio 43537  
 Saturday, May 11, 2019 with Contents at 10:00 am and Real Estate at 1:00 pm

# LIVE ONSITE CONTENT AUCTION

Saturday, May 11, 2019 at 10:00 am | Preview and Registration Begins at 9:00 am

Long term owner is moving and selling the entire contents of her home!

## INVENTORY LIST

Andrew Wyeth Paintings / Prints  
 Earl North Painting  
 John Richards Prints - Framed Originals  
 Terry Redlin Signed Prints  
 Large Thomas Jefferson Picture / Print  
 Variety of Signed Paintings  
 Clare Wilson Signed Painting  
 Original "N.Y. Sunset From Deck"  
 Copper Tea Pot  
 White Porcelain Pot with Lid  
 Victrola with 78 Records  
 Green Cedar Chest  
 Quilts and Blankets  
 Classical Musical Albums  
 Marble Top Table  
 Maple Dry Sink  
 Lighted Glass Curio Cabinet  
 Hall Tree Coat Rack  
 Book Case  
 VCR  
 Side Queen Anne Chairs  
 Plant Stand  
 Victorian Glass Top Desk  
 Custom Home Made Bunk Beds  
 Brass Lamps and Many Pole Lamps  
 Washington Room Pull Out Sofa Bed  
 Stereo Systems - Many Vintage and New Systems Included  
 Twin Bed Sheet Sets  
 King Bed  
 Dresser  
 Mirror  
 Chest of Drawers Maple  
 Drop Leaf Table  
 Rocking Chairs  
 Green Side Chair  
 Bathroom Scale - Medical Size  
 Brown Sectional Sofa  
 Leather Ottoman  
 TV Stand

Music Curio  
 Books - Vintage, Cookbooks, and More  
 Sharp Console  
 Music Books  
 Lamp Table  
 Speakers  
 Antique Table  
 Foot Lockers  
 Linens  
 Many Unopened Boxes  
 Glassware  
 Crocks  
 Butter Churn  
 Fur Hat And Box  
 Tivoli Desk  
 Depression Glass  
 File Cabinets  
 (2) Desks and Chairs  
 8 Track Vintage Tapes  
 Golf Club Sets  
 Metal Boxes  
 Projection Screens  
 HP Printer  
 Wood Tennis Rackets  
 Wood Table From Wolcott House per Seller  
 Old Photo Album from the 1800's  
 End Tables  
 Antique Dresser  
 Rocking Horse  
 Toys  
 Rugs  
 Beds  
 Barrel Seat  
 Mirrors  
 Jewelry Boxes  
 Miscellaneous Prints And Paintings  
 Aquarium  
 Wind Chimes  
 Chair Foot Stool

Longaberger Baskets  
 Wicker Furniture Set  
 Park Bench  
 Outdoor Concrete Table and Benches  
 Outdoor Custom Swing  
 Gas Grill  
 Weber Charcoal Grill - Small  
 Battery Charger 550  
 Ladders  
 Remington Saw  
 Grinder  
 Horse Tack  
 Bench Vise  
 Wrench Set  
 Miscellaneous Hand Saws  
 Miscellaneous Tools  
 Freezer  
 Refrigerator  
 Tool Boxes  
 Tool Boxes Filled with Hand Tools  
 Horseshoes  
 John Deere STX 338 Riding Mower  
 Montgomery Ward Snow Blower  
 Log Splitter  
 Yard Tools Shovels, Axes, Snow Shovels  
 Firewood  
 Chair and Antique Rugs  
 Ball Glass  
 Mason Glass  
 Xylophone by Musser  
 Glassware  
 Pewter  
 Round Wood Table with (4) Chairs and (2) Captain Chairs  
 Sets of China  
 Lennox Plates

View Additional Photos Online at [www.PamelaRoseAuction.com](http://www.PamelaRoseAuction.com).

# LIVE ONSITE REAL ESTATE AUCTION

Saturday, May 11, 2019 at 1:00 pm | Preview and Registration Begins at 12:00 pm

Both properties offer opportunity for future development and are located beside the prestigious Deer Valley Subdivision.

## 7005 CODER ROAD



Living Room: 13 x 26  
 Kitchen: 15 x 9  
 Master Bedroom: 19 x 9  
 Bedroom #2: 10 x 9  
 Porch: 9 x 6

2.3+/- acres with a 1 story, 2 bedroom home that is currently rented at \$600.00 on a month to month basis. Located near Deer Valley Development, 230+/- feet of frontage, zoned Agricultural / Residential, could have potential for development.

### PROPERTY FEATURES

Located in Monclova Township  
 1 Story Caretakers House  
 Partial Basement  
 Tenant Occupied - Month to Month  
 Zoned: Agricultural / Residential  
 3 Miles to Shops at Fallen Timbers  
 9 Miles to Oak Openings Metro Park  
 Close to Restaurants, Expressway

Lot Size: 232 x 1,671  
 Acres: 2.38+/-  
 No. of Bathrooms: 1 Full  
 Square Feet: 966+/-  
 Walk Out Basement: 483+/- SF

School: Anthony Wayne  
 Elementary: Monclova  
 TD Parcel No. 38-25054  
 Half Year Taxes: \$1,404.59

## 7027 CODER ROAD



Lot Size: 120 x Irregular  
 Acres: 1.55+/-  
 No. of Bathrooms: 4 Full / 1 Half  
 Square Feet: 4,372+/-  
 Basement: 1,214+/- SF  
 School: Anthony Wayne

Quiet Pines Horse Farm! Landmark home and location in Monclova! The ideal home for entertaining. The children raised in this home had the dream upbringing and went on to great success. Over 4,300+/- square feet of living space in the main home with a

giant kitchen with center island and updated appliances. Eat-in kitchen with giant brick hearth wood burning fireplace and French doors to outdoor patio and in-ground pool. Family room for gatherings with double sided brick fireplace and French doors to outdoor sun room and French doors to outdoor inground pool. Open dining and living room with French doors to outdoor entertainment area. The music room is perfect for your baby Grand Piano. The basement features a pub style siding and pool table. Outdoor country living porch, fenced yard, and barn are ideal

for parties and get-togethers. Home needs cosmetic updating. Long term owner moving and selling the home that dreams are made of "only at auction."

Dining Room: 22 x 12	Sun Room: 12 x 10	Bedroom #4: 22 x 11
Family Room: 19 x 25	Master Bed: 27 x 20	Loft: 30 x 12
Kitchen: 17 x 24	Bedroom #2: 11 x 15	TD Parcel No. 38-24987
Office: 16 x 24	Bedroom #3: 22 x 9	Half Year Tax: \$3,708.86