

REAL ESTATE & PERSONAL PROPERTY AUCTION

16 Orchard Dr. Waterville, OH 43566



Open for inspection: Mon. Dec 3, 4-5:30pm
Or shown by appointment. Call auctioneers.



Directions: Michigan Avenue to south on Orchard Dr.

Saturday Dec 15, 2018, 10:00AM

Personal Property to Follow Real Estate

Tax Parcel:	96-28024, Lucas County	Heat:	Natural gas forced air
Taxes:	\$1,309.99 / 6 Months	Cool:	Central air
Lot Size:	53' frontage, .4178 acre	Water/Sewer:	Public
Sq. Ft.	1,477	Water Heater:	40 Gallon gas
Built:	1960	Foundation:	Partial bsmt, washer, dryer, sump pump
Electric:	200amp	Windows:	Wood
Living Room:	13'2"x15'6", carpet, closet	Exterior:	Aluminum
Family Room:	16'4"x17'2", carpet, ceiling fan, door to deck	Roof:	Shingle
Kitchen:	8'10"x29'5", eat in, vinyl, stove refrigerator, microwave	Garage:	Attached, 19'x19', attic storage
Bedroom:	11'2"x12'3", carpet, closet, ceiling fan	Driveway:	Gravel
Bedroom:	9'10"x8'10", wood, closet	Schools:	Anthony Wayne, Waterville Elementary
Bedroom:	9'10"x12'7", wood, closet	Extras:	Attic fan, fenced yard, large shed w/ electric, coy pond,
Baths:	1½, skylights		

Owners: Scott & Michael Gardner

3 Bedroom, 1 1/2 bath ranch home with partial basement on large nicely landscaped lot w/coy pond and fenced backyard. Anthony Wayne Schools!

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REALTY & AUCTION, LTD.

Terms: \$3,000 down the day of the auction in certified funds w/balance at closing. Closing held on or before 45 days. Have finances ready, selling with immediate confirmation "as is where is". No Buyer's Premium. Possession at closing. Announcements made the day of the auction take precedence over printed materials. All information on this flyer was derived from sources believed to be correct but not guaranteed.

Auctioneers: John & Jason Whalen, Michael Murry Office: 419-875-6317 or 419-337-7653