

COUNTRY

REAL ESTATE & PERSONAL PROPERTY AUCTION

Wednesday, Nov. 10, 11:00 AM

Lenawee County, MI

Directions: 2 miles east of US 127 on Lime Creek Rd.



Open for Inspection: Tuesday, Nov 2nd, 4-5:30 pm; or shown by appointment, call auctioneer.

Owner:
Estate of John D & Deborah Kay Van Havel
Lenawee Co. Probate # #21-51605 DE
Victor Garcia, Executor

Selling in co-operation with
ROTH REAL ESTATE CO.
(RICK ROTH) 517-425-2759

Get Prepared! Selling at public auction 3 bedroom, 2 bath farm house on 2+ acres NW of Morenci, Michigan on Lime Creek Rd. Home needs some TLC. Great home to work with.

Terms: \$2,000 down day of auction in certified funds w/balance at closing. Closing held on or before 40 days. Have finances ready, selling with immediate confirmation. 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. Dimensions are approximate. Buyers need to rely entirely on their own judgment and inspections of property records. Any other terms & conditions will be announced the day of the auction and take precedence over printed material.

WHALEN WHALEN
REALTY & AUCTION, LTD.

Information contained herein deemed reliable, but not guaranteed.

AUCTIONEERS—John & Jason Whalen, Michael Murry - Office 419-337-7653 or 419-875-6317

Country Real Estate & Personal Property Auction

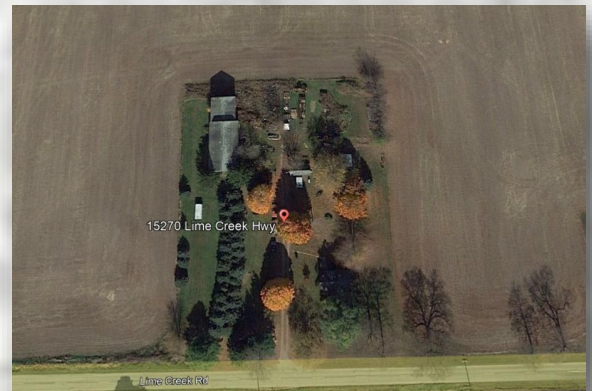
Wednesday, Nov. 10, 11:00 AM

15270 Lime Creek Rd. Hudson, MI 49247



Living Room 14 x 13
Dining Room 13 x 15
Kitchen 11 x 14 *Stove/Hardwood Floor*
2 Full/1 On Main Floor/1 Up
Bedroom 12 x 12 *Main Floor*
Bedroom 10 x 13 *Up*
Bedroom 13 x 13 *Up*
Walk-in Storage 8 x 10 *Up*
Walk-in Storage 8 x 8 *Up*
Enclosed Porch 6 x 16

200 AMP Electric/Breaker
Electric Hot Water Heater 45 Gal.
Forced Air Propane/Central Air
Tax Parcel ME0117462500
Taxes \$1,400.00 Year
Built 1927
Sq Ft 1326
Vinyl Siding & Windows
Metal Roof
Basement Sq Ft 884
Lot Size 249' x 400' (2.2 Acres)
Morenci Schools
Medina Township
Well drilled west of house
Septic Behind house



WHALEN **WHALEN**
REALTY & AUCTION, LTD.

419-337-7653
OR
419-875-6317



Call For More Information

Michael Murry
Broker/Auctioneer
419-262-6943

Selling in co-operation with
ROTH REAL ESTATE CO.
(RICK ROTH) 517-425-2759

WHALEN **WHALEN**
REALTY & AUCTION, LTD.

216 E Linfoot
Wauseon, OH 43567