

# Real Estate & Personal Property Auction

4320 Co Rd K, Delta, OH 43515

2 miles north of Swanton on St Rt 64 to west on Co Rd K.



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

**Saturday**  
**April 1 at 10:00 AM**

**1.23 Acres**



Owner Estate of Larry McQuillin  
Fulton Co. Probate #20221120  
Mary Ann Griffin, Administrator

Personal Property Auction to Follow Real Estate.

**Open House: Tues. March 21, 4-5:30**

**See [whalenauction.com](http://whalenauction.com) For Upcoming Auctions!**



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 PO Box 550  
 Neapolis, OH 43547



Living Rm 13 x 14  
 Kitchen 8 x 16 Stove Stays  
 Dining Rm 14 x 18  
 1 Full Bath  
 BR 12 x 13 up BR 7 x 11 up  
 Barn 26 x 36  
 Detached Garage 16 x 24

Vinyl Windows & Siding Asphalt  
 Shingle Roof, Propane Forced  
 Air, Central Air, 50 Gal Elec Hot  
 Water Tank, 100 AMP Breaker

Great opportunity for the handyman on  
 this affordable little mini farm with 2 bedrooms  
 & 1 bath on a country rural setting. Also selling  
 new tools in boxes, chipper, JD mower, snow-  
 mobiles and so much more!

**Get Prepared!**



Tax parcel #11-021572-02-000  
 Fulton Twp. Section 9  
 Year tax \$1052.44  
 Evergreen Schools  
 Lot Size 1.23 Ac (215'x250' Approximately)  
 Built 1890  
 Well (New Point, Pump and Pressure Tank) SW of House  
 Septic (Rear of House)

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. 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 judgement and inspections of property records. Announcements made the day of the auction take precedence over printed materials.

**AUCTIONEERS**



John  
Whalen



Jason  
Whalen

**419.875.6317 419.337.7653**

**WHALEN REALTY & AUCTION, LTD.**

Auctioneers: John & Jason Whalen, Mike Murry

**419-875-6317 419-337-7653**

[www.whalenauction.com](http://www.whalenauction.com)

Information herein deemed reliable but not guaranteed