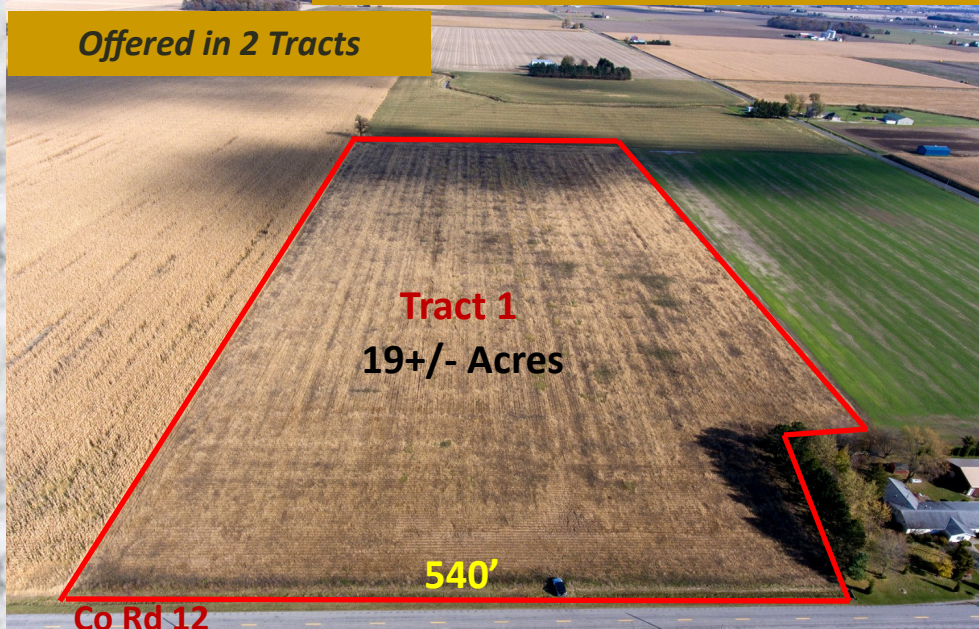


41+/- Acres PUBLIC AUCTION

Thursday, Dec. 19, 11:00 AM

Co Rd 12 & L

Offered in 2 Tracts



Tract 1
19+/- Acres

540'

Co Rd 12

Auction Held At
Malinta Community Building
8-855 Co Rd K 2
Malinta, OH 43535

Monroe Twp Sec 5 & 8
Henry County
Napoleon, OH

Patrick Henry Schools

Directions: Located 2 1/2 miles south of Napoleon on St Rt 108 to Co Rd L, East to Co Rd 12.

Tract 1—19 ACRES—Co Rd 12, south of Co Rd L—
540' frontage on Co Rd 12—Hoytville soil—Taxes
\$975.78 Year—Parcel 18-0800100-000

Tract 2—22+/- Acres Co Rd 12 North of Co Rd L—
964' frontage on Co Rd 12—154' frontage on Co Rd
L—Hoytville Soil and mixture of others—Great
building site. Taxes \$875.02 Year—Parcel 18-050018-
0200



Tract 2
22+/- Acres

964'

154'

Co Rd L

Owners: Thomas Muntz, Ken Muntz, Marvin Muntz & Nelda Muntz Davis

Terms: \$5,000 down each tract 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 for farming purpose only upon receipt of down payment.** 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

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Wauseon, OH 43567