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| **REAL ESTATE PUBLIC AUCTION**Located at 395 Mill Street, North Lewisburg Ohio 43060**THURSDAY OCTOBER 8TH 5:30 PM**

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| Real estate consisting of 2 story, 4 bedroom 1 1/2 story older home, kitchen with cabinets, 1 bath, attached 1 car garage. gas forced air furnace & boiler located in basement, also wood burning heat stove. newer vinyl clad windows, newer water heater, water softener. 24' x 30' Quonset building. All on .665 acres. | **C:\Users\piqua\Pictures\2012-04-05 CRABTREE\CRABTREE 001.JPG** |

Large wooden deck on real of home. This property has enough frontage and depth that a approvable building lot on east side of house is possible. **Terms:** $10,000 non refundable deposit down at auction, balance at closing within 30 days. Property selling in its present AS-IS condition, no buyer's contingencies, as to financing or inspections. Any inspections need to be made prior to bidding. Real estate taxes are estimated to be $705.00 per half and will be prorated to day of closing. Selling to the highest bidder with confirmation of owner. **Open House: Wed Sept 23rd** 5 **-** 6PM or by appointment call Auctioneer Phil Thompson Realtor w/ Ohio Real Estate Auctions Barry Baker Broker 937/606-0588. Home has a great location. **Auctioneer's note:** No personal property, only real estate, don't miss it.

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| Thompson 41 | **Village of North Lewisburg** **Owner** | Ohio Real Estate Auction Logo 102204 jpeg.jpg |

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