



ABSOLUTE ONLINE AUCTION
Bank-Owned Real Estate
1335 Sunset Lane
Point Pleasant, WV 25550
Bidding Ends

**NO
MINIMUM
&
NO
RESERVE**

Tuesday, July 19th @ 6:30pm

SELLS TO HIGHEST BIDDER REGARDLESS OF PRICE



Property Description: 1,511+/- SF, 3 Bedroom, 2 Bath, Manufactured home on 1.13+/- acres. Includes detached 2-car garage.

Mason County Assessor's Parcel No.: 14-244-0011-0051-0000. **Annual Taxes:** \$663

Bank Appraised Value: \$86,000 ~ Zestimate \$135,300

NO MINIMUM BID ~ SELLS TO HIGHEST BIDDER REGARDLESS OF PRICE!

OPEN INSPECTION: Thursday, July 14th ~ 2:30pm to 4:30pm

Terms: Sells As-is to the highest bidder subject to **NO MINIMUM & NO RESERVE!** 10% Buyer's Premium will be added to final bid to establish the contract selling price. No contingencies for financing, inspection or otherwise. Taxes prorated in the customary manner of Mason County. Buyer pays all closing costs.

Deposit and Closing: 10% of contract selling price required by 12:00pm on July 13, 2022 as non-refundable deposit. Closing required on or before August 18, 2022. Possession at closing with guaranteed clear title and clean Deed.

Seller: Peoples Bancorp, Inc.

ONLINE BIDDING NOTES:

Bid Increment: \$100 up to \$100,000 and \$1,000 thereafter.

Max Bid: When you place a bid, you can place a "Max Bid" and the automated bidding software will bid for you in the required increment up to your maximum. You will be notified by email if your maximum is surpassed by another bidder.

Bid Extensions: If a bid is placed in the last 5 minutes before the scheduled auction end time, bidding will extend back out to 5 minutes. Bid extensions will continue until a 5 minute period of time elapses after the stated auction end time with no advance in the bidding.

Andrew Yoder, Jr. - Auctioneer

License #WV0028890

Kaufman Realty & Auctions WV - David Anthony Kaufman Broker

License #WV0030037

FOR ADDITIONAL INFORMATION CONTACT:

Tim Lile - Auction Manager

(937)689-1846

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