

Don R. Wallick Auctions

965 N. Wooster Avenue - Strasburg, Ohio 44680 - www.WallickAuctions.com
Toll Free: 1-866-348-9446 - Tel: 330-878-0075 - Fax: 330-878-7318



WILLIAM NAPIER REAL ESTATE ONLINE ONLY AUCTION

**9139 TSCHUDY HILL RD. SW
PORT WASHINGTON, OH 43837
(WATCH FOR SIGNS JUST OUTSIDE OF PORT OFF OF 36)**

**BIDDING IS OPEN NOW & STARTS ENDING ON
WEDNESDAY APRIL 20, 2022 @ 6:00 PM**

Real Estate: Absolute online only auction – fixer upper home on 1 acre lot – 24 X 48 detached garage and 12 X 28 lean to for great storage or workshop area – home is an 1,144 sq. ft. 3 bedroom/2 bath modular home deeded as real estate – a diamond in the rough ready for the skilled handyman’s magic touch – projects range from large to small to large again – a great project to turn sweat equity into big profits in a red hot real estate market – Tusc. Co. Parcel 50-00573-000. View www.wallickauctions.com to register to bid & follow the auction!

Terms: A 10% non refundable deposit down day of auction. Balance due at closing. Sells with no financing contingencies. Sells as is to the highest bidder. Any desired inspections is buyer’s responsibility & must be completed prior to bidding. A 10% buyer's premium will be added to the final bid to determine the final contract price.

When bidding, the key word to look for is "Sold". Even if it says "Lot Closed" it takes a minute to update the final results. If someone bids at the last second it can go from "Lot Closed" back to "Bidding Extended". Please keep refreshing the screen until it says "Sold".

**Buyer’s Premium Example:
Bid Price: \$100,000
Plus 10% Buyers Premium: \$10,000
Total Contract Price: \$110,000
Down Payment \$11,000**

Successful bidder will be contacted to make arrangements to sign all contract documents & deposit the down payment within 24 hours of the auction. Successful bidders will deposit 10% of the Contract price in the form of check or cashiers check made payable to McInturf Realty. The entirety of the remaining balance is due at closing.

Successful bidders not executing their contract with earnest money deposit within 24 hours of the conclusion of the auction will be considered in default. All information contained herein derived from sources deemed reliable but not warranted. All announcements day of auction take precedence over printed advertising. Contact McInturf Realty @ 330-364-6648 or Ryan Wallick @ 330-340-7963 or for more info. & appt. to view.

**Auction By Order Of: Lisa Cox Exec. And Harry Tolhurs Attorney for Estate Tusc Co.
Case No. 2021ES60935**

**Auction Conducted By:
Don R. Wallick Auctions
Auctioneers:
Brennan R. Wallick
Ryan W. Wallick**

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