

## EVELYN HAY AUCTION

### TWO STORY HOME & CONTENTS 418 PARK ST. NW NAVARRE, OH

Will sell on location 418 Park St. NW in Navarre, OH. From US RT 21 at the north end of Navarre take Park St. south to location at the corner of Allman St.

**WEDNESDAY, APRIL 7, 2010**

**4:00 PM Chattels 6:00 PM Real Estate**

**REAL ESTATE:** The Hay home is a nice small older two story home with a detached single car garage. The eat-in kitchen is finished w/knotty pine including the cabinets. First floor has an entrance foyer opening into the living room, a bedroom and bath. Upstairs are two bedrooms. The house has a full basement and is heated by a gas fired hot water system. Updates include a good asphalt shingle roof, vinyl replacement windows, and vinyl siding. A little redecorating could turn this into a comfortable and affordable home or a good single family rental. Take a look this home sells at absolute auction, no minimum – no reserve.

**TAX & LEGAL:** Parcel No. 1200245 Fairless Schools - The taxes are \$545.68 per half year and will be pro-rated to the date of closing. The home was built in 1900 and the lot is 86 ft. x 93 ft.

**TERMS:** We require a non-refundable down payment of 10% of the purchase price at the close of the auction with the balance to be paid in full at closing within 30 – 45 days. No financing contingencies and any desired inspections must be completed before the auction.

**OPEN HOUSE:** The property will be open for inspection on Monday Eve. March 22<sup>nd</sup> from 5:00 – 7:00 PM. Other showings are available by appointment. Call Steve Andrews @ 330-465-8498, Seth Andrews @ 330-466-5471 or Real Estate Showcase @ 330-674-7610.

**COLLECTIBLES:** 2 oak wash stands (one painted – no towel bars); bakers cupboard base + pieces & parts of top; Sq. oak w/5 turned legs; sad irons; old lamp table; few old toys, games, & puzzles; Horsman doll; doll clothes & tin trunk; oak child's rocker; iron pot; '72 World Series program (Big Red Machine V. A's); crock; kitchen clock case; few old pictures; milk glass; iron skillet; primitive bench;

**HOUSEHOLD GOODS:** Small Frigidaire ref./freezer; stacked washer/dryer; Maytag dryer; Frigidaire window A/C; Zenith port. color TV; Samsun DVD player; Eden Pure elec. heater; Lite Evolution upright sweeper; pots & pans; small kitchen appliances; flatware; lots of sewing supplies; maple Deacon's bench; davenport; bedding; misc.

chests of drawers; single bed w/Hollywood frame; few pcs. of luggage; shovels; rake; hoe; Scott's Silent push mower; B&D hedge trimmer; Knick-Knacks; etc.

TERMS: Cash or Check for Chattels

**EVELYN A. HAY, OWNER**

Auction Conducted By:



The image contains two side-by-side logos. The left logo is for 'REAL ESTATE SHOWCASE AUCTION CO.' featuring a stylized house icon above the word 'SHOWCASE' and a bird icon above 'AUCTION CO.'. Below this, the website 'www.reshowcase.com/auctions' and the address '1197 Glenn Dr., Millersburg, OH 44654' are listed, along with the phone number '330-674-7610'. The right logo is for 'Steve & Seth Andrews AUCTIONEERS', featuring a gavel icon above the names 'Steve & Seth Andrews'. Below the names, the address '5107 S. Jefferson Rd., Wooster, OH 44691' is listed, followed by the large phone number '330-262-9186' and smaller numbers '330-465-8498 (Steve) - 330-466-5471 (Seth)'.