

**ABSOLUTE
REAL ESTATE AUCTION!**
19 Bank Owned Homes & Investment Properties
In Kansas City & Independence MO
EVERYTHING SELLING TO THE HIGH BIDDER
REGARDLESS OF PRICE! NO MINIMUM BIDS!

Held at Holiday Inn
45th & Main, Kansas City MO
August 7th, 10 AM

All properties open for viewing Saturday July 31st
Auction registration starts 8:30 AM Saturday August 7th
Free breakfast for all registered bidders!

TERMS: \$5,000 down day of sale, cash or cashiers check. Balance due in 30 days. Seller guarantees clear title.

Buyers should have \$5,000 cash or a \$5,000 cashiers check made payable to themselves for EACH property they intend to buy. If you are unsuccessful in buying you can simply deposit the unused check into your own account.

These properties open for viewing 10 AM to 12 Noon Saturday July 31st.

Address	Bedrooms	Baths	Sq Ft	Rent	Features	Zillow Est. Value
11815 Beacon Ave, 64134	3	2	1,104	\$900.00	Quiet stable Neighborhood	\$116,500
11209 Marsh Ave, 64134	3	1	896	Vacant	2 Bl to school, fresh paint, nice yard	\$75,000
3815 Meadow Ln., 64137	3	1	1,228	Vacant	Newer roof, fresh paint, drive under garage, nice yard	\$86,000
8206 Wayne Ave, 64131	3	1	1,224	Vacant	Tidy brick home, fenced yard, 2 story w/ double garage	\$85,000
8034 Michigan Ave, 64132	2	1	1,015	Vacant	Quiet street, fenced yard, detached garage	\$75,500
7407 Forest Ave, 64131	2 ?	2	1,302	Vacant	Tidy brick fairytale house, double brick garage	\$118,000
7100 Lydia Ave, 64131	2	1	887	\$680	Clean little house, nice fenced yard	\$71,000
5724 Myrtle, 64130	2	1	790	Vacant	Handyman's dream, quiet street, tidy neighborhood	\$48,000
7900 E. 47th Ter, 64129	3	1	816	Vacant	Quiet Neighborhood, fenced back yard, clean and nice	\$68,000

These properties open for viewing **1 PM to 3 PM Saturday July 31st.**

Address	Bedrooms	Baths	Sq Ft	Rent	Features	Zillow Est. Value
3510 S. Hocker Ave. Independence, MO 64055	3	2	1,404	\$900	Lovely brick home, 2 car, stable HUD tenant, clean neighborhood	\$122,500
3308 Norton Ave, 64128	2	1	728	Vacant	Small home, quiet street, near Central Middle School	\$46,500
3729 E. 28th, 64128	2	1	925	\$650	Stable tenant, tidy well kept home	\$54,000
3224 E. 8th, 64124	Quad Plex 2 bed ea	1	4,080	Vacant	Vandalized, boarded shut	\$135,000
3232 E. 8th 64124	Quad Plex 2 bed ea	1	4,080	\$1,200	Partially rehabbed	\$136,500
716 Indiana Ave, 64124	Duplex 3/2	2	2,379	Vacant	Big house with 4 car warehouse in back	\$93,000
147 S. Drury Ave 64123	4	2	1,001	\$450	Stable tenant, tidy well kept home	\$55,000
210 N. Elmwood, 64123	3	2	1,016	Vacant	Remerging neighborhood	\$58,000
5108 N. Richmond Ave, 64119	3	2	1,215	\$900 vacant	Tidy well kept home	\$106,500
1413 N. Cloverdale Ct. Independence, MO 64056	3	1	936	Vacant	Great single family neighborhood	\$102,000

FINANCING AVAILABLE: Contact either:

Rita Rieke, Pulaski Bank 913-234-8700 rrieke@pulaskibankkc.com or

Cindy Seely, 360 Mortgage Inc. 816-728-1384 cseely@mchsi.com

All properties sell at the Holiday Inn location. Title Commitments, photos and property information available at www.billfair.com. For questions call 800-887-6929