

Des Moines County Real Estate **AUCTION**

922 North 4th Street
Burlington, Iowa
Held on site

THURSDAY, APRIL 12, 2018 AT 5:00PM

Three Bedroom Home

Here is a chance to remodel a home in a great neighborhood. This two story home has 1,228 sq.ft. of total living space. The main level includes a living room, dining room, kitchen, bedroom and a bath. The upstairs has two bedrooms. The home has a front porch and a back enclosed porch.

The basement has a Carrier gas forced air furnace, gas hot water heater and a 100 amp breaker box. The home is situated on a 39'x115' lot and has alley access.

Terms: 20% down payment on April 12, 2018. Balance due at closing with a projected date of May 25, 2018, upon delivery of merchantable abstract and deed and all objections have been met.

Possession: Projected date of May 25, 2018.

Real Estate Taxes: To be prorated to date of possession on the basis of the last available tax statement. Seller shall pay any unpaid real estate taxes payable in prior years.

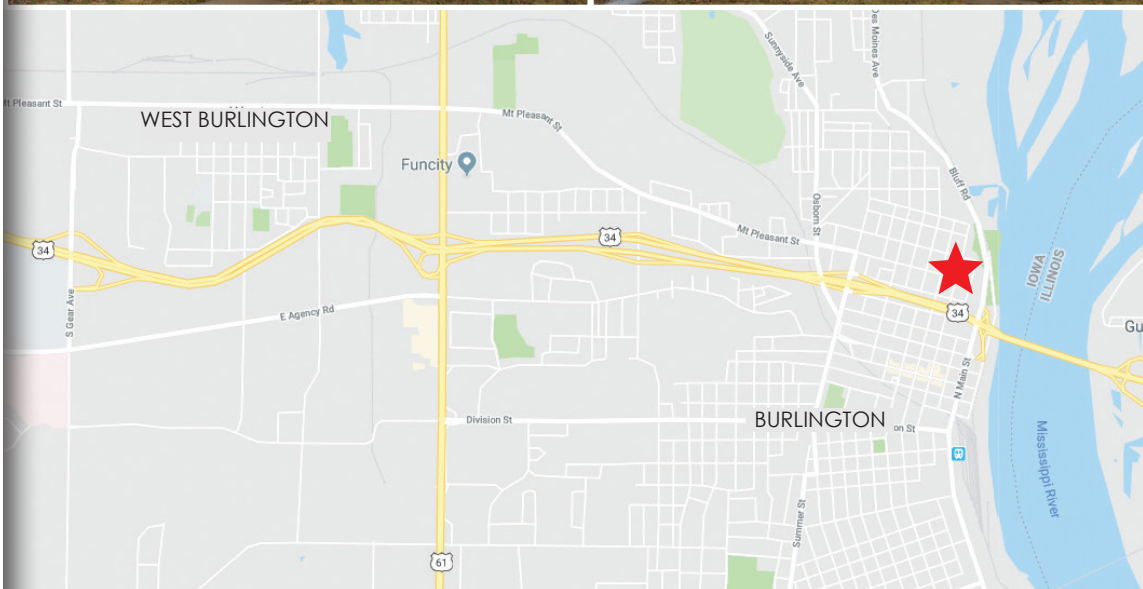
Gross	\$895.21
Homestead Cr.	(\$200.66)
Net	\$694.00 (rounded)

Assessed Value: \$39,600

Special Provisions:

- This real estate is selling subject to any and all covenants, restrictions, encroachments and easements, as well as all applicable zoning laws.
- This auction sale is not contingent upon Buyer's financing or any other Buyer contingencies.
- Purchasers who are unable to close due to insufficient funds or otherwise, will be in default and the deposit money will be forfeited.
- The buyer acknowledges that he/she has carefully and thoroughly inspected the real estate and is familiar with the premises. The buyer is buying this real estate in its "as is" condition and there are no expressed or implied warranties pertaining to the same.
- Steffes Group, Inc. is representing the Seller.
- Any announcements made the day of sale take precedence over advertising.

Open House on Thursday, April 5th, from 4-5PM



EUNICE P. LEWIS ESTATE

Mike Lewis – Administrator | Sara L. Haas – Attorney for Estate

For details contact Nate Larson of Steffes Group, 319.385.2000 or by cell 319.931.3944

SteffesGroup.com

Steffes Group, Inc., 2245 Bluegrass Road, Mt. Pleasant, IA 52641 | 319.385.2000

Licensed to sell in IA, MN, ND, SD, MO, & IL | Any announcements made the day of sale take precedence over advertising

