

ABSOLUTE REAL ESTATE AUCTION

SELLS REGARDLESS OF PRICE!!

Location: 800 South Main Liberty, MO.

Monday, November 28 • 10:30 a.m.



REAL ESTATE DESCRIPTION:

This home was built in the 1960's in Liberty Manor subdivision on the south east side of Liberty, MO. Nice big shaded back yard with a 20x11' back patio that's runs along the cates branch walking trail. The local schools include Manner Hill Elementary, Liberty Middle School, and the Original Liberty High School.

Bed 1: 14x9.5 carpet room

Bed 2: 11.5x9.5 Hardwood floors 3"

Bed 3: 10x8 Hardwood floors 3"

Basement: 19.5x11

Basement (laundry room: 15x11.5

Roof: Composition Asphalt shingles, replaced around 6 years ago

Siding: Metal siding, United States Steel 40 yr

hail protection Warranty

Garage: single car

Back Patio: 20x11

Taxes: \$1,500

Open House: Sunday November 20th from 1-4pm.

Or for private viewing call Todd 816-813-1767



Terms and Conditions: 10% of the contract price due immediately following sale. Balance due at time of closing; Closing will be on or before December 28th, 2011. Title insurance will be furnished by the seller. Taxes will be prorated; Possession of the property will be upon closing.

Auctioneers Note: J.D. Hobbs lived in this house for over 40 years; it is very clean and well maintained. It would make someone a nice starter home with a good location and

great schools. Please make plans to attend this sale.

Seller: J.D. Hobbs Family



Auction Co.

Jerry, Jim, Todd Hertzog, Ron Flaigle

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