

ABSOLUTE REAL ESTATE AUCTION

572-22nd Ave. - Columbus, NE

AUCTION: Saturday, September 22, 2018 - 11:00 AM

OPEN HOUSE: 9:30-11:00 AM • DAY OF AUCTION



LEGAL DESCRIPTION: Lot 1 BLK 199
Original Columbus, Platte County, NE

Lot Size: 66Ft. X 132Ft.

OWNER: Minnie E. White

Auctioneer's Comment: This property is selling 'At Auction' offering personal property, lot and home as one sale price, selling all together.

This 620 sq. ft. one story home built in 1925 has a 572 sq. ft. unfinished basement and a detached 280 sq. ft. garage with a 200 sq. ft. tool shed. It is located in Columbus, NE. This single family dwelling has 2 bedrooms, 1 bath, and an enclosed porch. The exterior has wood siding. It sits on a typical lot in a quiet neighborhood close to schools, churches and parks.

School District: Columbus Public Schools

2017 REAL ESTATE TAXES: \$999.80



CLOSING: Within 30 days from date of auction. Date to be agreed between Buyer and Seller.

TERMS: CASH, \$10,000.00 non-refundable Down Payment day of Auction and signing of Purchase Agreement, with balance due at Closing. The cost of Title Insurance and the Escrow Closing will be shared 50/50 between Buyer and Seller. Doc Stamps paid by Seller.

POSSESSION: Buyer obtains possession at Closing.

SURVEY: If survey is required it will be at the expense of the Buyer.

REAL ESTATE TAXES: 2018 Real Estate Taxes prorated to the date of Closing.

NOTE: INFORMATION BELIEVED TO BE ACCURATE, BUT NOT GUARANTEED. Property offered will be sold 'as is'. Each bidder is responsible for their own inspections and inquiries of the property. Announcements on sale day take precedence over earlier announcements, verbal or written. Not responsible for accidents.

View our website at www.bussauction.com for additional information

BUSS REALTY & AUCTION, LLC

1470-25TH AVENUE - COLUMBUS, NE

OFFICE PHONE: 402-564-7915

CONTACT: Dave Luckey; Real Estate Broker, Appraiser, 402-562-0922

Brad Luchsinger; Auctioneer, Salesperson, 402-910-8619

"Serving all your Real Estate, Appraisal and Auction Needs"

