

# REAL ESTATE AUCTION

**MONDAY, AUG 4TH • 5:30 PM**

**Located at: 2009 6th Ave East • University Park**

**REAL ESTATE:** This Property Consists of 1 Story Frame Home, Full Unfinished Basement, 3 Bedroom, 1 Full Bath, 948 Sq Ft of Living Area w/Front Porch & Open Front Side Porch, New Roof; Sell w/Appliances. Home Built in 1925. All Sitting on a 60'x120' Lot. Nice Starter Home or Rental Ready to Move Into.

**TERMS:** 20% Down the Day of Sale. Balance Due at Closing w/Deed & Abstract. Sells As Is. Taxes Will be Prorated to Day of Closing. Sale Subject to Approval. Greg Life, Attorney, Will be Handling Closing.

To Inspect Property or Any Questions Call Auction Service.

**OWNER CRYSTAL BLACK  
SINNIF AUCTION SERVICE**

**AUCTIONEERS: J.D. Sinnif - Don Zook - T.J. Sinnif**

**Cell: 641-799-3615    B: 641-933-4557**

**website at [www.sinnifauction.com](http://www.sinnifauction.com)**

**We Sell It All At Any Location**