

Real Estate Auction

Located at: #1516 Walnut St., Streator, IL. (at the corner of Walnut St. & Jesse Ave.) **Directions:** From Pizza Hut Restaurant (located on Rte. 23 on the North Side of Streator) Go East on 4th St. 7 Blocks to Shabbana St. (at Streator Dependable), then 1 Block South to Jesse Ave., and East to Walnut St. Property is marked with auction signs.

Friday July 18, 2014 at 5:30 p.m.

See photos @ www.bradleyauctionsinc.com



**** 1 BEDROOM HOME ON 4 LOTS ****

HOME INFO: A Single Story Frame Home with: 1 Bedroom, Living Room, Kitchen, Full Bathroom, Full Basement and Open Front Porch. (Approx. 686 Gross Sq. Ft.) The Home has Aluminum Siding, Gas/Forced Air Furnace, Central Air Cond.

GARAGE INFO: A Single Car Detached Garage

LEGAL DESCRIPTION: Lots 1, 2, 3 & 4 in Block 1 of North Shabbana St. Addition to the City of Streator.

TAXES: The Total Taxes on the 3 Vacant Lots: \$659.04 per Year. (\$219.98 Each)

P.I.N: 33-24-404-023

33-24-404-024

33-24-404-025

The Taxes on the Lot with Home are Currently "0" with 2 Exemptions Applied, (State Equalized Value of \$9,896) P.I.N. 33-24-404-026

INSPECTION: The Home will be Open for Inspection on Tuesday July 8 from 5:00 to 7:00 pm.

REAL ESTATE TERMS: 10% Down Payment, (Non-Refundable) on Day of Auction, With the Balance Due on or Before August, 6, 2014. Written Purchase Agreement to be Entered into on the Day of Auction. Property Taxes to be Pro-rated to the Date of Closing. The Property is Being Sold "AS-IS" With NO Warranties, NO Inspections, and NO Contingencies. Announcements on the day of auction to take precedence over all printed material

AUCTIONEER'S NOTE: This home will be sold with all existing furniture and appliances remaining. **THE HOME, GARAGE & ALL 4 LOTS WILL BE SOLD TOGETHER AS 1 UNIT.**

SELLER: RUTH HAMARA ESTATE
HOMETOWN NATIONAL BANK, ADMINISTRATOR

This Is A Live Auction Must Be Present To Bid!!

Auctioneers

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