

Hunting and Recreational

Sellers: Linda Rutz out of Glen Carbon

PUBLIC VIEWING: Feb. 26th 12-3 PM

Property located at xxx Lebanon Road, St. Jacob, IL 62281

****Watch for Signs****

Register and bid NOW at mollettauctions.hibid.com

Bidding Ends March 20th at 7PM

Soft close



This property is not suitable for a home site (flood plain) but it is great for hunting and recreational with road frontage along Lebanon Rd about 3 mile from IL Hwy Route 4. This 17 +/- Acres Parcel # 09-1-22-36-00-000-002 with total taxes of \$ 26.96 is offered for sale as 1 tract you will be bidding on the whole tract not by the acre. The property is offered for sale as is where is with no warranties or guarantees expressed written or implied. Linda Rutz from Glen Carbon IL has the right to refuse any and all bids. Call today for a viewing!

Terms and Conditions: Terms and Conditions: Auction Terms & Conditions Real Estate is sold 'AS IS, WHERE IS' with no guarantees or warranties, expressed, written or implied. Potential buyers may do inspections at their expense. Real Estate requires 10% earnest money by certified funds (non-refundable) and must be taken to Seven Oaks Realty, 989 E. Beaumont Ave., Greenville, IL no more than 24 hours following the closing of auction, with the balance due and possession give in approximately 45 days. You will also enter into a real estate purchase contract with Seven Oaks Realty for said property. Auction Company provides information from seller and county records it is the responsibility of the buyer to verify all data. All inspection must be done prior to close of the auction at buyer's expense. This sale is not contingent on any inspections, appraisals, or financing. Again property is sold "AS IS WHERE IS" SELLER HAS RIGHT TO REJECT OR REFUSE ANY AND/OR ALL BIDS.

Mollett Auction Service, LLC Auctioneers & Realtors

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