



# PUBLIC AUCTION



*Kathryn E Langford Estate*

## May 19<sup>th</sup> at 10 AM

LIVE AT: 1311 Old National Trail, Greenville-IL

## OPEN HOUSE: May 6<sup>th</sup> 4-6 PM



**REAL ESTATE:** This 3 Bedroom/1.5 Bath has a full walkout basement and is located in a great location on the edge of town! Great fixer upper or rental property! Live Auction Date is May 19<sup>th</sup> 10am, with personal property selling prior to the home. Join us at the preview to see this home! Seller reserves the right to refuse any and all bids. Property will be sold As Is, Where Is, with no warranties or guarantees, expressed written or implied by the seller or Mollett Auction Service LLC.

**PERSONAL PROPERTY INCLUDES:** Furniture, Appliances, Marksman Trophies, General Household Items - MORE

**AUCTIONEER'S NOTES:** The heirs of Kathryn Langford are dispersing all of her personal belongings and real estate. This will be a short auction. Be on time. 3-4 Wagon loads of miscellaneous. House will sell following the personal property. Thanks! Adam and Wayne

**Terms and Conditions:** **Real Estate:** SELLER HAS RIGHT TO REJECT OR REFUSE ANY AND/OR ALL BIDS. 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% down certified funds (non-refundable) is required day of sale to Seven Oaks Realty located at 989 E. Beaumont Ave Greenville, IL 62246. Buyer will enter into a purchase agreement with Seven Oaks Realty at that time, with balance due and possession given at closing in approx. 45 days. **Personal Property:** Cash, check, or credit card will be accepted for payment of items purchased. Please settle with cashier for all items immediately and before removing from the premises. All items sold 'as is, where is.' No warranties or guarantees written, expressed or implied. Announcements made the day of sale take precedence over printed material. Not responsible for accidents or theft should any occur.

## Mollett Auction Service, LLC Auctioneers & Realtors



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*Myra Mollett, Managing Broker for Seven Oaks Realty*

Find Full Listings & Photos at: [auctionzip.com](http://auctionzip.com) Auctioneer #23925 | [mollettauctions.com](http://mollettauctions.com)

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