



ABSOLUTE 2 PLUS 3 BEDROOM HOME AUCTION

Monday Evening, May 13 • 5:30PM
904 4th Avenue South, Denison, IA



ADDRESS: 904 4th Avenue South, Denison, IA 51442

TAXES: \$1,246 approximately

LEGAL DESCRIPTION:

Denison Block 132 Lot 7

TERMS: Successful bidder will be required to pay 25% down day of sale and sign a standard real estate contract. Balance will be due upon possession of real estate and closing. All the above information given is believed true but not guaranteed by auctioneer or seller.

House will be shown by appointment only.

Call Denison Livestock at 712-263-3149 to schedule showing.

HOME WILL BE SOLD IN "AS IS" CONDITION.

Auction will take place at sale site.

READ: Buyers will need to present a letter of credit from bank or other lending institution before auction in order to bid. NO EXCEPTION!

AUCTIONEERS NOTE: This home needs some T.L.C. Contractors and investors call to see! **HOME WILL BE SOLD IN "AS IS" CONDITION. Auction will take place at sale site.**

Eric and Terri Skoog, Sellers

Closing Attorney Reed Reitzof Lohman, Reitz, Sailer, Ullrich and Blazek located at
1231 Broadway, Suite 300, Denison, IA 712-263-4627 and

To View Property or For Further Information, Contact Associate Broker – John Pauley 712-263-9040 or
Associate Salesperson – Tom Pauley 712-263-0224; Office - 712-263-3149;

Sales persons associated with Denison Realty, located at 1335 Broadway, Denison, IA, Rita Schechinger, Broker



Associated with
Denison Realty

Pauley Family Auction Services LLC, Auctioneers • 712-263-3149