

# ***Don R. Wallick Auctions***

965 N. Wooster Avenue - Strasburg, Ohio 44680 - [www.WallickAuctions.com](http://www.WallickAuctions.com)  
Toll Free: 1-866-348-9446 - Tel: 330-878-0075 - Fax: 330-878-7318



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**WILLIAM GRIESEN ESTSATE**

**ABSOLUTE ONLINE ONLY REAL ESTATE AUCTION**

**4649 WILLIAMS LAKE RD. SW  
STONECREEK, OH 43840  
(NEAR I-77 EXIT – STONECREEK, OH)**

**BIDDING IS OPEN NOW & STARTS ENDING ON  
THURSDAY NOVEMBER 30, 2023 @ 6:00 PM**

**Real Estate: Absolute Online Only Auction – 1982 two bedroom Windsor mobile home with additions & wood deck – titled item Tusc. Co. Registration #3002651 – 2 bath – open concept – nice patio & family room – property includes a 24 X 36 two story garage with 3 bays and ample storage – conveniently located just ½ mile from I-77 Stonecreek Exit #73 – Property consists of 2 Tusc. Co. Parcels 30-01407-000 & 30-1476-000 – approx. 0.73 acre with 258’ of frontage on Williams Lake – private well & septic (Well & septic inspection has been completed. Please watch for posting of the report on our website @ [www.wallickauctions.com](http://www.wallickauctions.com). Please review the report & bid accordingly) – Property sells “AS IS” to the highest bidder with no reserve. Tons of potential for the new owner to choose from: Owner occupant, rental, investment, or storage. Great opportunity for a country setting in the New Phila School District. You get to decide! View [www.wallickautcions.com](http://www.wallickautcions.com) to register to bid & follow the auction!**

**Terms: A 10% non refundable deposit down day of auction. Balance due at closing. Sells with no financing contingencies. Sells As Is. Any desired inspections are buyer’s responsibility & must be completed prior to bidding. A 10% buyer's premium will be added to the final bid to determine the final contract price.**

**When bidding, the key word to look for is "Sold". Even if it says "Lot Closed" it takes a minute to update the final results. If someone bids at the last second, it can go from "Lot Closed" back to "Bidding Extended". Please keep refreshing the screen until it says "Sold".**

**Buyer’s Premium Example:  
Bid Price: \$100,000  
Plus 10% Buyers Premium: \$10,000  
Total Contract Price: \$110,000  
Down Payment \$11,000**

Successful bidder will be contacted to make arrangements to sign all contract documents & deposit the down payment within 24 hours of the auction. Successful bidders will deposit 10% of the Contract price in the form of check or cashiers check made payable to McInturf Realty. The entirety of the remaining balance is due at closing.

Successful bidders not executing their contract with earnest money deposit within 24 hours of the conclusion of the auction will be considered in default. All information contained herein derived from sources deemed reliable but not warranted. All announcements day of auction take precedence over printed advertising. Wallick Auctions is not responsible for any computer malfunctions during the auction. Contact McInturf Realty @ 330-364-6648 or Ryan Wallick @ 330-340-7963 or for more info. & appt. to view.

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**Auction By Order Of: Attorney Harry Tolhurst, Exec. For Estate Tusc. Co. Case No. 2023ES61798**

**Auction Conducted By:**  
**Don R. Wallick Auctions**  
**Auctioneers:**  
**Brennan R. Wallick**  
**Ryan W. Wallick**

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