

# AUCTION

**SATURDAY, SEPTEMBER 12, 2015**

**837 N. I - FREMONT, NE**

**SALE BEGINS AT 11:00 AM**



**4 Bedroom Home That Offers An Excellent Opportunity For The First Time Home Buyer Or Investor.**



## --- PROPERTY DETAILS ---

**Legal Info:** OT E85' N30' S42' S12' Lot 1 Blk 98 & TL  
232 Dodge Co., NE.

**Parcel #:** 270001701

**Year Built:** 1920

**Square Feet:** 1452 Sq. Ft.

**Lot Size:** 50 x 225

**2014 R E Tax:** \$1900.66

**>> Sale will be Held On Site <<**

## Terms Of Sale

1. 10% down Day of Sale - Balance Due at Closing
2. Closing on or Before October 12, 2015
3. Property being sold "As Is" without warranties or inspections of any kind.
4. Cash Sale
5. Subject to Seller's Confirmation the Day of Sale
6. Title Insurance provided with cost split. Half Paid by Buyer, Half by Seller.
7. Taxes Prorated to Day of Closing
8. Title to be passed by Warranty Deed, Free & Clear of all Liens & Encumbrances.
9. Closing to be performed by Dodge County Title & Escrow .
10. Broker Flat Fee paid by Buyer & Seller (\$250 paid by each)
11. Auctioneers of Don Peterson & Associates are agents of and represent the seller.
12. All announcements the day of Sale take precedence over all other previous announcements.

## DON PETERSON & ASSOCIATES



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## AUCTIONEERS

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