

Sale Name: Bidding Closed! High Bid \$70,000 - Online Court Ordered Foreclosure Auction: 3 Bed, 1 Bath Ranch - 5577 Ireland Rd. Montville, OH - Ashtabula

LOT 1 - Online Foreclosure Auction: 3 Bed Ranch - 5577 Ireland Rd. Montville, OH 44064



Description

ONLINE COURT ORDERED SALE

Preview: Wednesday, November 29, 12 NOON – 1 PM

Final Bidding & Closing: December 6, 2 PM EST

5577 Ireland Rd. Montville, OH 44064

Opening Bid: \$22,000 - 2/3 Appraised Value

(Property Appraised for \$33,000; bidding starts at \$22,000)

Township of Hartsgrove, County of Ashtabula

3 Bed, 1 Bath, 1008 SF Ranch Home with Attached Car Garage; Crawl Space; Back Deck; Shed; Electric; Assume Well/Septic; Home in need of Renovation but has modern windows and siding; low traffic rural street across from well-kept modern home; nice size lot; call any agent to view; exercise caution when viewing; Grand Valley LSD; Parcel 240160002400 - Tax Value \$95,500 - Annual Taxes: \$1264

Ashtabula County 2022 CV 00356; United States of America Acting Through the Rural Housing Service, United States Department of Agriculture (USDA) v. Jeremy D. Rodgers, et al.

This is a Foreclosure Auction ordered by the County Common Pleas Court. Liens joined in the foreclosure or filed after the commencement of the foreclosure are released as to the property as a matter of law. The property sells with a minimum opening bid of \$22,000. A 10% buyer's premium (\$1000 Minimum) will be added to the high bid to obtain the final contract selling price. The high bidder will immediately post a preauthorized deposit via ACH transfer for \$5,000 plus 10% of the Buyer's Fee as a non-refundable deposit held in escrow which will apply towards the total purchase price at closing. The real estate is sold As Is with no contingencies. It is the bidder's responsibility to determine if the property is sold subject to delinquent utilities, demolition orders or other matters of public record that may adversely affect its value. Any inspections must be done prior to Auction. All information contained herein was derived from public sources. Information is believed to be accurate, but not guaranteed. The sale will be reported to the Court with the expectation of confirmation. Once Court confirms sale (which varies due to several factors) High Bidder is legally required to pay balance and Close within 30 days of court confirmation at court appointed title company; Buyer pays all of their own closing costs. No contract signed at auction. The purchaser shall be responsible for those costs, allowances, and taxes that the proceeds of sale are insufficient to cover. (Should property not bring the opening bid, it will be reoffered on the Second Sale Date: 12/20/2023; Same time applies)

AGENTS must register 48 hours before end of auction to represent buyers. See MLS or forms on [byceonline.com](https://www.byceonline.com) for Agent/Broker Registration.

Jeff Byce, PSO - ByceREALTY, 330.747.7000

Quantity: 1



<https://www.byceonline.com/>