

# Absolute Estate AUCTION

House and Lot

**Saturday, October 26th, 2013, 10:30 a.m. Sharp!**

**Address:  
135 East Erskine Ave.  
(Clearview Subdivision)  
Danville Ky. 40422**



We have been authorized by the owner to settle the estate of Ms. Clara Maude Milburn and sell to the Highest bidder the above-mentioned property at Absolute Auction. Amenities include: 3 Bedroom brick ranch home with 1½ baths, eat-in kitchen, living room, den, laundry room, covered front porch, carport, central air and gas heat plus a nice yard measuring approximately 60 x 135 in size.

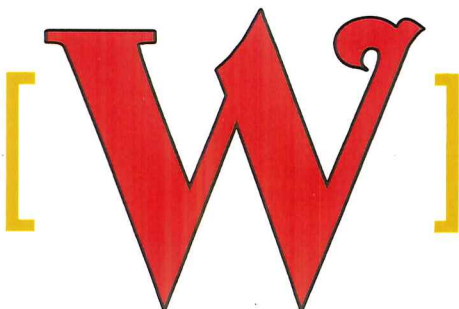
Auctioneers note: This home would make someone a nice home or would work great for the investor, as well. Home is in a great location and close to the south end of town in a very nice neighborhood. Don't miss your chance to buy at your price this nice brick home. Come be with us day of sale!

Lead base: Potential bidders will have until sale date to have any and all inspections completed. The successful bidder will be required to sign waiver day of sale.

Terms: Real Estate- 10% down day of sale, balance due on or before 30 days. 2013 property taxes prorated date of deed. Property sold "as is no warranties implied or expressed." Important note: No buyer's premium on this sale!

Announcements made day of sale takes precedence over written material.

Contact information: To preview property or for any questions you may have, call Betsy Wilson/Broker at 859-326-7610 or Tony Wilson/Auctioneer at 859-326-2121.



**WILSON REALTY  
& AUCTION CO.**

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Betsy Wilson, Broker 859-236-0021

Tony Wilson, Realtor / Auctioneer 859-326-2121

