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Property Services, LLC

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260-982-0238

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**PROVIDING PROFESSIONAL AUCTION,
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BUYERS AND SELLERS THROUGHOUT INDIANA,
OHIO, MICHIGAN, ILLINOIS AND KENTUCKY.**

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FARM EQUIPMENT, ANTIQUES, HOUSEHOLD AND
BUSINESS VALUATIONS AND LIQUIDATIONS, WE
CONDUCT 150+ AUCTIONS AND 100+ APPRAIS-
ALS EVERY YEAR... MAKING US BIG ENOUGH TO
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SMALL ENOUGH TO VALUE
YOUR BUSINESS!**



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101 S. RIVER RD.
N. MANCHESTER, IN 46962

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REAL ESTATE AUCTION TERMS

This property will be offered at Online Only Auction on Friday, April 1, 2022— Bidding begins closing out at 6:00 pm. Your bid constitutes a legal offer to purchase, and the final bid shall constitute a binding contract between the Buyer(s) and the Sellers. The auctioneer will settle any disputes as to bids and his decision will be final. The acreages and square footage amounts listed in this brochure and all marketing material are estimates taken from county records, FSA records and/or aerial photos. The sellers reserve the right to determine the need for and type of survey provided. If completed, the cost of the survey will be shared 50/50 by the Sellers and the Buyer(s). An earnest money deposit of \$2,000.00 down the day of the auction with the balance due at closing. Said funds will be held in our Escrow account and will come off your balance due at closing. YOUR BIDDING IS NOT CONTINGENT UPON FINANCING. The Sellers will provide a Warranty Deed at closing. The Sellers will provide an Owner's Title Insurance Policy. The closing(s) shall be on or before May 6, 2022. Possession will be as of the date of closing. Taxes will be prorated to the day of closing. Real estate taxes for the entirety in 21' due in 22' were approximately \$1,685.74 Metzger Property Services LLC, Chad Metzger, and their representatives, are exclusive agents of the Sellers. All statements made auction day take precedence over printed materials. The property is being sold "AS IS, WHERE IS" with no warranties expressed or otherwise implied. All decisions made by the auctioneer are final. Real Estate Brokers must register clients 24 hours in advance of the auction and be present at the auction & any showings your client attends to receive compensation. Client Registration form is in the documents section of the MLS.

Online Auction: Friday, April 1, 2022
Bidding begins closing out at 6:00 pm!

Property Location: 114 Mary Mac St., Warsaw, IN 46580
Wayne Township • Kosciusko County

Auction Manager: John Burnau
<https://bidmetzger.com/auctions/>



260-982-0238

EXPANDING YOUR HORIZON...
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★ FARMLAND AUCTIONS ★ ANTIQUE APPRAISALS
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Residential Agent Full Detail Report

Listings as of 03/01/2022

Page 1 of 1

Property Type	RESIDENTIAL			Status	Active			CDOM	0		DOM	0		Auction	Yes		
MLS #	202206375		114 Mary Mac Street		Warsaw		IN		46580		Status	Active			LP \$0		
	Area	Kosciusko County			Parcel ID	43-11-17-300-453.000-032			Type	Site-Built Home							
	Sub	Herscher(s)			Cross Street				Bedrms	3		F Baths	1		H Baths	0	
	Location	City/Town/Suburb			Style	One Story			REO	No		Short Sale	No				
	School District	WRS		Elem	Washington		JrH	Edgewood		SrH	Warsaw						
	Legal Description	004-079-218 TRACT SW 17-32-6 .42A PER SURVEY															
	Directions	From SR 15, turn southeast on Herscher Dr. Then north on Ranch Rd. & east onto Mary Mac St. Property is on the south side of the															
	Inside City Limits	Y		City Zoning	R1		County Zoning	Zoning Description									

Remarks Ranch home with 2-Car Attached Garage selling via Online Only Auction on Friday, April 1, 2022 -- Bidding begins closing out at 6:00 PM! This home features a Beautiful Stone Exterior with Paved Driveway on a Corner Lot! Main level has a Large Eat-In Kitchen, Living Room with Fireplace, 3 Bedrooms, & 1 Bath! Basement has a Large Rec Room perfect for entertaining friends & family! 2-Car Attached Garage has space for your vehicles & extra storage! Great starter home or downsizing option! Open House: Wednesday, March 23rd 5:30 -6pm

Agent Remarks Online Auction: Fri. 4.1.22 6pm Open House: Wed. 3.23.22 5:30-6pm TERMS: \$2,000 down the day of the auction. Possession at closing. Taxes prorated. No survey unless required for clear title. RE BROKERS: Must Register Clients 24 hrs. in advance of the auction & be present with them at any & all showing they attend including the auction to receive compensation. Client Registration form is in docs. Seller has the right to accept bids prior to auction.

Sec	Lot	Lot Ac/SF/Dim	0.4200	/	18,295	/	150x120	Src N	Lot Des	Corner, 0-2.9999			
Township	Wayne	Abv Gd Fin SqFt	1,610	Below Gd Fin SqFt	1,610	Ttl Below Gd SqFt	1,610	Ttl Fin SqFt	3,220	Year Built	1953		
Age	69	New	No	Date Complete	Ext	Limestone	Fndtn	Full Basement				# Rooms	6
Room Dimensions	Baths	Full	Half	Water	WELL	Basement Material		Block					
DIM	L	B-Main	1	0	Sewer	City	Dryer Hookup Gas	No	Fireplace	Yes			
LR	x	B-Upper	0	0	Fuel	Forced Air	Dryer Hookup Elec	Yes	Guest Qtrs	No			
DR	x	B-Blw G	0	0	Heating		Dryer Hook Up Gas/Elec	No	Split Firpln	No			
FR	x				Cooling	Central Air	Disposal	No	Ceiling Fan	No			
KT	x	Laundry Rm	Basement		x		Water Soft-Owned	Yes	Skylight	No			
BK	x	AMENITIES	Countertops-Laminate, Detector-Smoke, Dryer Hook Up Electric, Eat-In Kitchen, Garage Door Opener, Porch Open, Tub/Shower Combination, Washer Hook-Up					Water Soft-Rented	No	ADA Features	No		
DN	x							Alarm Sys-Sec	No	Fence			
MB	14 x 14	M					Alarm Sys-Rent	No	Golf Course	No			
2B	14 x 12	M	Garage	2.0	/ Attached	/ 24 x 20	/ 480.00	Garden Tub	No	Nr Wlkg Trails	No		
3B	12 x 12	M	Outbuilding	None	x		Jet Tub	No	Garage Y/N	Yes			
4B	x		Outbuilding		x		Pool	No	Off Street Pk				
5B	x		Assn Dues	Not Applicable			Pool Type						
RR	x		Other Fees						SALE INCLUDES	Refrigerator, Range-Electric, Water Softener-Owned, Window Treatment-Blinds			
LF	x		Restrictions						FIREPLACE	Living/Great Rm			
EX	x		Water Access	Wtr Name									
WtrType	Wtr Frtg		Channel Frtg										
Water Features	Lake Type												
Auction	Yes	Auctioneer Name	Chad Metzger & John Burnau					Auctioneer License #	AC31300015				
Owner Name													
Financing:	Existing	Proposed		Excluded Party		None							
Annual Taxes	\$1,685.74	Exemptions	Homestead, Supplemental			Year Taxes Payable	2021	Assessed Value					
Is Owner/Seller a Real Estate Licensee	No			Possession	At closing								
List Office	Metzger Property Services, LLC - Off: 260-982-0238						List Agent	Chad Metzger - Cell: 260-982-9050					
Agent E-mail	chad@metzgerauction.com						List Agent - User Code	UP388053395					
Co-List Office	Co-List Agent												
Showing Instr	Showing time or Open House						Start Showing Date						
List Date	3/1/2022	Exp Date	5/1/2022	Publish to Internet	Yes	Show Addr to Public	Yes	Allow AVM	Yes	Show Comments	Yes		
IDX Include	Y	Contract Type	Exclusive Right to Sell		Buyer Broker Comp.	2.5%	Vari.Rate	No	Special List Cond.	None			
Virtual Tours:	Lockbox Type		MECH		Lockbox Location	Front Door		Type of Sale					
Pending Date	Closing Date		Selling Price		How Sold		CDOM 0						
Ttl Concessions Paid	Sold/Concession Remarks												
Sell Off	Sell Agent		Co-Sell Off		Co-Sell Agent								

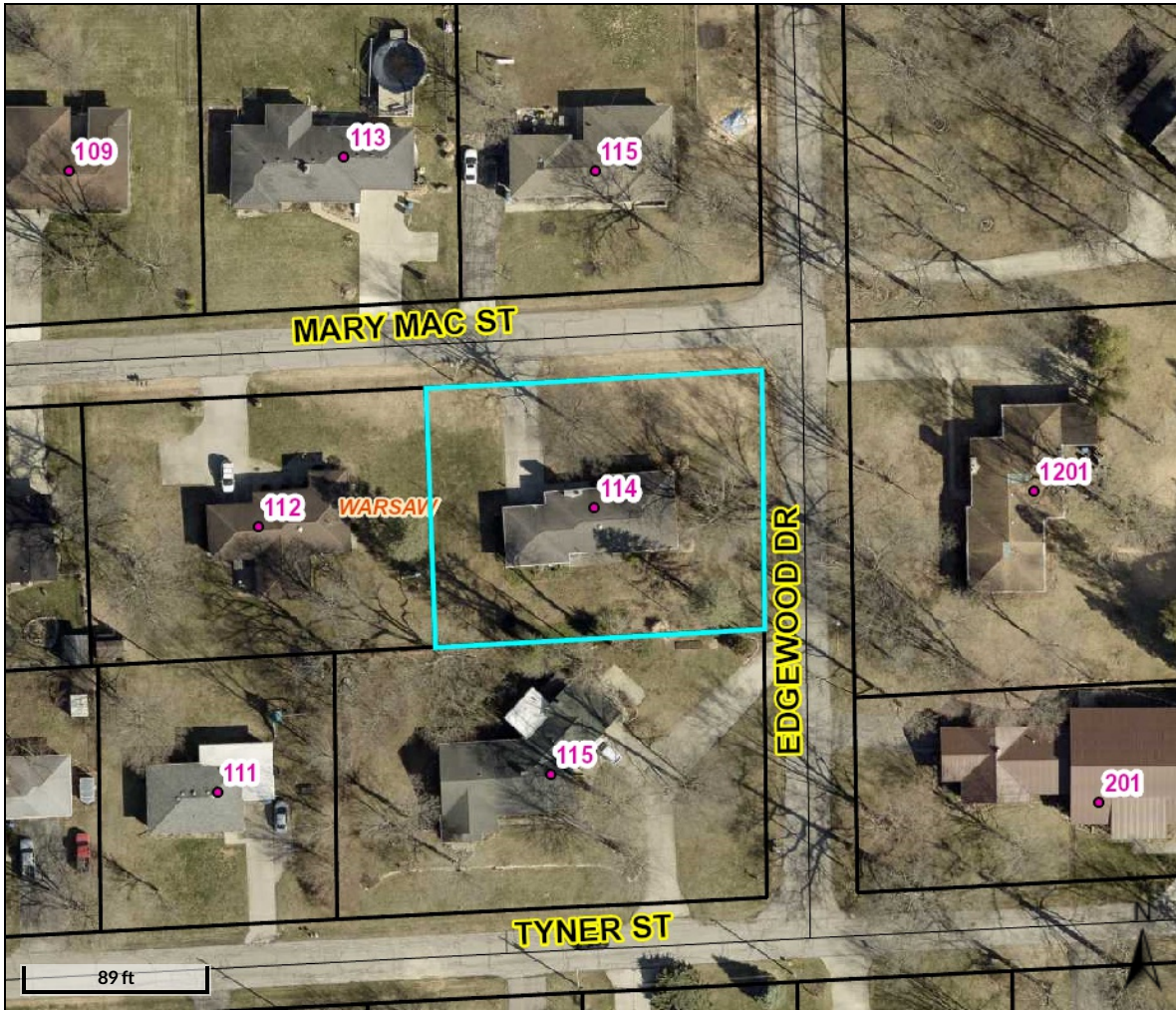
Presented by: Chad Metzger / Metzger Property Services, LLC
Information is deemed reliable but not guaranteed.

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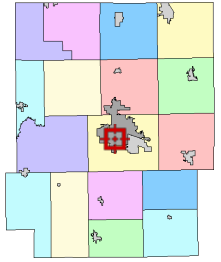


Beacon™

Kosciusko County, IN



Overview



Legend

- Lot Lines
- Parcels
- Lakes
- Cities and Towns
- House Numbers
- Road Centerlines

Parcel ID	004-079-218	Alternate ID	004-720021-79
Sec/Twp/Rng	0017-0032-6		
Property Address	114 E MARY MAC ST WARSAW	Class	RESIDENTIAL ONE FAMILY DWELLING ON A PLATTED LOT
		Acreage	0.42

Owner Address

Amiss Nancy S
114 Mary Mac Dr
Warsaw, IN
46580

District Warsaw

Brief Tax Description 004-079-218 | TRACT SW 17-32-6 .42A PER SURVEY
(Note: Not to be used on legal documents)

Date created: 2/11/2022
Last Data Uploaded: 2/11/2022 5:28:55 AM

Developed by Schneider
GEOSPATIAL

SELLER'S RESIDENTIAL REAL ESTATE SALES DISCLOSURE

State Form 46234 (R6 / 6-14)

Date (month, day, year)

Feb - 10 - 2022

NOTE: This form has been modified from the version currently found at 876 IAC 9-1-2 to include questions regarding disclosure of contamination related to controlled substances or methamphetamine as required by P.L. 180-2014. Rule revisions will be made to 876 IAC 9-1-2 to include these changes in the near future, however the Commission has made this information available now through this updated form.

Seller states that the information contained in this Disclosure is correct to the best of Seller's CURRENT ACTUAL KNOWLEDGE as of the above date. The prospective buyer and the owner may wish to obtain professional advice or inspections of the property and provide for appropriate provisions in a contract between them concerning any advice, inspections, defects, or warranties obtained on the property. The representations in this form are the representations of the owner and are not the representations of the agent, if any. This information is for disclosure only and is not intended to be a part of any contract between the buyer and the owner. Indiana law (IC 32-21-5) generally requires sellers of 1-4 unit residential property to complete this form regarding the known physical condition of the property. An owner must complete and sign the disclosure form and submit the form to a prospective buyer before an offer is accepted for the sale of the real estate.

Property address (number and street, city, state, and ZIP code)

1. The following are in the conditions indicated:

[illegible]

The information contained in this Disclosure has been furnished by the Seller, who certifies to the truth thereof, based on the Seller's CURRENT ACTUAL KNOWLEDGE. A disclosure form is not a warranty by the owner or the owner's agent, if any, and the disclosure form may not be used as a substitute for any inspections or warranties that the prospective buyer or owner may later obtain. At or before settlement, the owner is required to disclose any material change in the physical condition of the property or certify to the purchaser at settlement that the condition of the property is substantially the same as it was when the disclosure form was provided. Seller and Purchaser hereby acknowledge receipt of this Disclosure by signing below.

Signature of Seller <i>Sharon Amess</i>	Date (mm/dd/yy) <i>2/10/22</i>	Signature of Buyer	Date (mm/dd/yy)
Signature of Seller	Date (mm/dd/yy)	Signature of Buyer	Date (mm/dd/yy)

The Seller hereby certifies that the condition of the property is substantially the same as it was when the Seller's Disclosure form was originally provided to the Buyer.

Signature of Seller (at closing)	Date (mm/dd/yy)	Signature of Seller (at closing)	Date (mm/dd/yy)
----------------------------------	-----------------	----------------------------------	-----------------

Property address (number and street, city, state, and ZIP code)

114 MARY MAC DRIVE WARSAW, IN 46580

2. ROOF	YES	NO	DO NOT KNOW
Age, if known: <u>12-15</u> Years.			
Does the roof leak?		<input checked="" type="checkbox"/>	
Is there present damage to the roof?		<input checked="" type="checkbox"/>	
Is there more than one layer of shingles on the house?		<input checked="" type="checkbox"/>	
If yes, how many layers? _____			
3. HAZARDOUS CONDITIONS	YES	NO	DO NOT KNOW
Have there been or are there any hazardous conditions on the property, such as methane gas, lead paint, radon gas in house or well, radioactive material, landfill, mineshaft, expansive soil, toxic materials, mold, other biological contaminants, asbestos insulation, or PCB's?		<input checked="" type="checkbox"/>	
Is there contamination caused by the manufacture of a controlled substance on the property that has not been certified as decontaminated by an inspector approved under IC 13-14-1-15?		<input checked="" type="checkbox"/>	
Has there been manufacture of methamphetamine or dumping of waste from the manufacture of methamphetamine in a residential structure on the property?		<input checked="" type="checkbox"/>	
Explain:			
E. ADDITIONAL COMMENTS AND/OR EXPLANATIONS: (Use additional pages, if necessary)			

4. OTHER DISCLOSURES	YES	NO	DO NOT KNOW
Do structures have aluminum wiring?		<input checked="" type="checkbox"/>	
Are there any foundation problems with the structures?		<input checked="" type="checkbox"/>	
Are there any encroachments?		<input checked="" type="checkbox"/>	
Are there any violations of zoning, building codes, or restrictive covenants?		<input checked="" type="checkbox"/>	
Is the present use a non-conforming use? Explain:			
Is the access to your property via a private road?		<input checked="" type="checkbox"/>	
Is the access to your property via a public road?	<input checked="" type="checkbox"/>		
Is the access to your property via an easement?		<input checked="" type="checkbox"/>	
Have you received any notices by any governmental or quasi-governmental agencies affecting this property?		<input checked="" type="checkbox"/>	
Are there any structural problems with the building?		<input checked="" type="checkbox"/>	
Have any substantial additions or alterations been made without a required building permit?		<input checked="" type="checkbox"/>	
Are there moisture and/or water problems in the basement, crawl space area, or any other area?		<input checked="" type="checkbox"/>	
Is there any damage due to wind, flood, termites or rodents?		<input checked="" type="checkbox"/>	
Have any structures been treated for wood destroying insects?		<input checked="" type="checkbox"/>	
Are the furnace/woodstove/chimney/flue all in working order?	<input checked="" type="checkbox"/>		
Is the property in a flood plain?		<input checked="" type="checkbox"/>	
Do you currently pay flood insurance?		<input checked="" type="checkbox"/>	
Does the property contain underground storage tank(s)?		<input checked="" type="checkbox"/>	
Is the homeowner a licensed real estate salesperson or broker?		<input checked="" type="checkbox"/>	
Is there any threatened or existing litigation regarding the property?		<input checked="" type="checkbox"/>	
Is the property subject to covenants, conditions and/or restrictions of a homeowner's association?		<input checked="" type="checkbox"/>	
Is the property located within one (1) mile of an airport?		<input checked="" type="checkbox"/>	

The information contained in this Disclosure has been furnished by the Seller, who certifies to the truth thereof, based on the Seller's CURRENT ACTUAL KNOWLEDGE. A disclosure form is not a warranty by the owner or the owner's agent, if any, and the disclosure form may not be used as a substitute for any inspections or warranties that the prospective buyer or owner may later obtain. At or before settlement, the owner is required to disclose any material change in the physical condition of the property or certify to the purchaser at settlement that the condition of the property is substantially the same as it was when the disclosure form was provided. Seller and Purchaser hereby acknowledge receipt of this Disclosure by signing below.

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Signature of Seller (at closing)	Date (mm/dd/yy)	Signature of Seller (at closing)	Date (mm/dd/yy)



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Average Utilities

	Company	Average Amount
Gas		\$ 150
Electric		\$
Water	Well	\$
Other		\$
HOA	H.A.	\$

43-11-17-300-453.000-032

General Information

Parcel Number
43-11-17-300-453.000-032

Local Parcel Number
0472002179

Tax ID:

Routing Number
004-079-218

Property Class 510
1 Family Dwell - Platted Lot

Year: 2021

Location Information

County
Kosciusko

Township
WAYNE

District 032 (Local 032)
WARSAW CITY-WAYNE TOWNSH

School Corp 4415
WARSAW COMMUNITY

Neighborhood 400500-032
HERSCHERS

Section/Plat
17-32-6

Location Address (1)
114 MARY MAC ST
WARSAW, IN 46580

Zoning
R-1 RESIDENCE DISTRICT (WAR

Subdivision
Eagle Heights

Lot

Market Model
N/A

Characteristics

Topography
Level

Flood Hazard
☐

Public Utilities
Sewer, Gas, Electricity

ERA
☐

Streets or Roads
Paved

TIF
☒

Neighborhood Life Cycle Stage
Other

Printed
Sunday, March 28, 2021

Review Group
2020

AMISS NANCY S

Ownership

AMISS NANCY S
114 MARY MAC ST
WARSAW, IN 46580

Legal

4-79-218
TR SW 17-32-6 .42A PER SURVEY

114 MARY MAC ST

510, 1 Family Dwell - Platted Lot

Transfer of Ownership

Date	Owner	Doc ID	Code	Book/Page	Adj Sale Price	V/I
12/30/1996	AMISS NANCY S	0	WD	/	\$0	I
10/08/1996	SURVEY RECORDED	0	WD	/	\$91,000	I
04/05/1983	TYNER GOLDIE E ES	0	WD	/	\$0	I
01/01/1900	TYNER RAYMOND H		WD	/	\$0	I

Res

Valuation Records (Work In Progress values are not certified values and are subject to change)

2021	Assessment Year	2021	2020	2019	2018	2017
WIP	Reason For Change	AA	AA	AA	AA	AA
02/25/2021	As Of Date	01/01/2021	01/01/2020	01/01/2019	01/01/2018	01/01/2017
Indiana Cost Mod	Valuation Method	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod	Indiana Cost Mod
1.0000	Equalization Factor	1.0000	1.0000	1.0000	1.0000	1.0000
	Notice Required	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
\$33,100	Land	\$33,100	\$29,800	\$30,100	\$30,100	\$30,100
\$33,100	Land Res (1)	\$33,100	\$29,800	\$30,100	\$30,100	\$30,100
\$0	Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$140,000	Improvement	\$140,000	\$131,800	\$124,500	\$119,500	\$119,000
\$140,000	Imp Res (1)	\$140,000	\$131,800	\$124,500	\$119,500	\$119,000
\$0	Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
\$173,100	Total	\$173,100	\$161,600	\$154,600	\$149,600	\$149,100
\$173,100	Total Res (1)	\$173,100	\$161,600	\$154,600	\$149,600	\$149,100
\$0	Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
\$0	Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Land Data (Standard Depth: Res 175', CI 175' Base Lot: Res 100' X 180", CI 100' X 180')

Land Type	Pricing Method	Soil ID	Act Front.	Size	Factor	Rate	Adj. Rate	Ext. Value	Infl. %	Res Elig %	Market Factor	Value
F	F		154	152x121	0.88	\$250	\$220	\$33,440	-1%	100%	1.0000	\$33,110

HERSCHERS/400500-032

1/2

Notes

11/13/2019 REA: 2020 FIELD CHECK TODAY BY BB HAS A/C AND CHANGED OFF TO OMP.& GAVE EX FRNT. RECEIVED QUESTIONNAIRE NO OTHER CHANGES.

11/19/2015 REA: 2016 REMOVED INFLUENCE FACTOR FOR EXCESS FRONTAGE & CHANGED EFF YR TO 1972 & GRADE FROM C+1 TO C ON RES FOR REASSESSMENT

6/26/2014 CE: 2014 CE BEFORE ROLLOVER CORRECTED BASEMENT FINISH TO REC ROOM 1 PER TAXPAYER IN OFFICE

Land Computations

Calculated Acreage	0.42
Actual Frontage	154
Developer Discount	<input type="checkbox"/>
Parcel Acreage	0.00
81 Legal Drain NV	0.00
82 Public Roads NV	0.00
83 UT Towers NV	0.00
9 Homesite	0.00
91/92 Acres	0.00
Total Acres Farmland	0.00
Farmland Value	\$0
Measured Acreage	0.00
Avg Farmland Value/Acre	0.0
Value of Farmland	\$0
Classified Total	\$0
Farm / Classified Value	\$0
Homesite(s) Value	\$0
91/92 Value	\$0
Supp. Page Land Value	
CAP 1 Value	\$33,100
CAP 2 Value	\$0
CAP 3 Value	\$0
Total Value	\$33,100

General Information

Occupancy Single-Family
Description Single-Family R 01
Story Height 1
Style 11 1 story older
Finished Area 1610 sqft
Make

Floor Finish

☐ Earth ☐ Tile
☒ Slab ☐ Carpet
☒ Sub & Joint ☐ Unfinished
☐ Wood ☐ Other
☐ Parquet

Wall Finish

☒ Plaster/Drywall ☒ Unfinished
☐ Paneling ☐ Other
☐ Fiberboard

Roofing

☐ Built-Up ☐ Metal ☒ Asphalt ☐ Slate ☐ Tile
☐ Wood Shingle ☐ Other

Exterior Features

Description	Area	Value
Patio, Concrete	248	\$1,300
Porch, Open Masonry	56	\$3,400

Plumbing

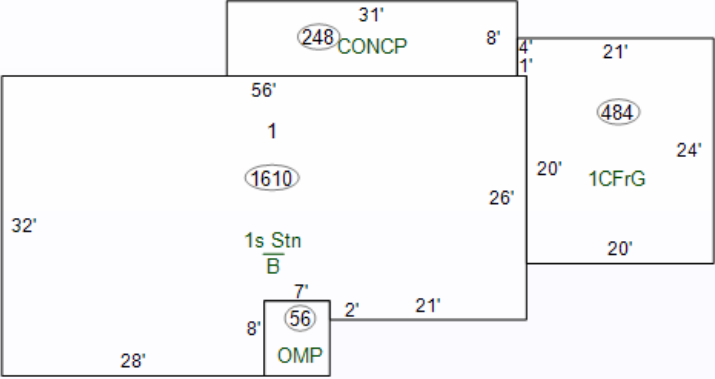
	#	TF
Full Bath	1	3
Half Bath	0	0
Kitchen Sinks	1	1
Water Heaters	1	1
Add Fixtures	0	0
Total	3	5

Accommodations

Bedrooms	3
Living Rooms	0
Dining Rooms	0
Family Rooms	1
Total Rooms	6

Heat Type

Other



Description	Count	Value
-------------	-------	-------

Cost Ladder

Floor	Constr	Base	Finish	Value	Totals
1	8	1610	1610	\$107,600	
2					
3					
4					
1/4					
1/2					
3/4					
Attic					
Bsmt		1610	0	\$32,200	
Crawl					
Slab					

	Total Base	\$139,800
Adjustments	1 Row Type Adj. x 1.00	\$139,800
Unfin Int (-)		\$0
Ex Liv Units (+)		\$0
Rec Room (+)	1:805	\$3,700
Loft (+)		\$0
Fireplace (+)	MS:1 MO:1	\$4,300
No Heating (-)		\$0
A/C (+)	1:1610	\$3,500
No Elec (-)		\$0
Plumbing (+ / -)	5 – 5 = 0 x \$0	\$0
Spec Plumb (+)		\$0
Elevator (+)		\$0

	Sub-Total, One Unit	\$151,300
	Sub-Total, 1 Units	
Exterior Features (+)	\$4,700	\$156,000
Garages (+) 484 sqft	\$13,600	\$169,600
Quality and Design Factor (Grade)	1.00	
Location Multiplier	0.92	
Replacement Cost		\$156,032

Summary of Improvements

Description	Res Eligibl	Story Height	Construction	Grade	Year Built	Eff Year	Eff Co Age	nd	Base Rate	LCM	Adj Rate	Size	RCN	Norm Dep	Remain. Value	Abn Obs	PC	Nbhd	Mrkt	Improv Value
1: Single-Family R 01	100%	1	Stone	C	1953	1972	49	A		0.92		3,220 sqft	\$156,032	35%	\$101,420	0%	100%	1.380	1.0000	\$140,000

METZGER ONLINE BIDDING INSTRUCTIONS

Create an Account:

- Go to bidmetzger.com - *This will take you to all Metzger Online Auctions that are open for bidding*
- Click on Login/Register at the top of the page
 - Click the green "Register" button
 - Choose username
 - Enter your password
 - Fill in your Name, Email, Phone Number, Address, City, State, and Zip Code
 - Click on Next Step
 - Click the empty box to Agree to the Auction Terms and Conditions
 - Click "Submit"

You are now ready to choose the Auction you want to bid in!

To be approved to bid in a specific auction, follow these easy steps:

- Click "Enter Auction" on the Auction you want to bid in
- Then Click the green "Register for Auction" button
- This will ask you to enter a payment method. You **MUST** enter a debit/charge card in order to bid.
 - **This card will be charged \$1.00 to make sure it is a valid card; this fee will fall off your account after a couple days.**
 - **We WILL NOT charge your card if you are the winning bidder**
 - **IF YOU ARE THE WINNING BIDDER YOU MUST CALL THE OFFICE IMMEDIATELY: 260.982.0238 TO ARRANGE SIGNING PURCHASE DOCS & SUBMITTING EARNEST MONEY**
- Click the blue "Agree to Terms and Add Credit Card" button

You are now ready to Bid in that specific auction!

If You Are the Winning Bidder You Must Call The Office Immediately: 260.982.0238 To Arrange Signing Purchase Docs & Submitting Earnest Money

If you are dormant, the site will log you out for your protection. If this happens, Click on Login/Register at the top of the page, enter your email and password and click the green "Login" button and enter your information.

Happy Bidding!

**Please let us know if you have any questions that we can help with
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