



Union County SHERIFF'S REAL ESTATE SALES

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SHERIFF'S SALE OF REAL ESTATE

Revised Code, Sec. 2329.26

State of Ohio, Union County
Honda Federal Credit Union
Plaintiff vs.

Gary F. Robinson, et al
Defendant

Case Number: 17CV0258

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the Union County Veterans' Memorial Auditorium, 233 West Sixth Street, Marysville, in Union County, on Wednesday, April 8, 2020 at 9:00 a.m., the following described real estate, to-wit (a copy of which can be obtained via email at rbarker@co.union.oh.us):

Real estate situated in the State of Ohio, County of Union, Township of Paris and in the City of Marysville, VMS# 2256 and bounded and described as follows:

Being Lot Number One Thousand Six Hundred Sixty-One (1661), Greenwood Colony,

Section Number 1, as recorded in Plat Book 4, page 47, of the Plat Records of Union County, Ohio.

Parcel Number:

29-0014012.0000

Map Number:

101-1108-008.000

VMS: 2256

Prior Instrument: Deed Volume 340, Page 188

Property Address: 1096
Rosewood Drive, Marysville,
OH 43040

Said premises appraised at \$155,000 and cannot be sold for less than two-thirds of that amount. The Sheriff's Office nor any affiliates have access to the inside of the property. All properties are sold under the Doctrine of Caveat Emptor (let the buyer beware).

A tentative second sale date is scheduled for Wednesday, April 22, 2020 at 9:00 a.m., and will only be held if there are no bids received at the first sale. The second sale will be held at the same location as the first, under the same terms and conditions of the first sale, without regard to the minimum starting bid. Please check our website for sale results, to know whether or not this sale will be held.

TERMS OF SALE: The successful bidder MUST provide a fully completed Purchaser

Information Form, show valid identification, and will be required to pay a deposit when property is declared sold.

All third party purchasers shall make a sale deposit as follows:

If the appraised value of the property is:

Less than or equal to \$10,000, the deposit due is \$2,000.00;

Greater than \$10,000 but less than or equal to \$200,000, the deposit due is \$5,000;

Greater than \$200,000, the deposit due is \$10,000.

The successful bidder MUST have a personal or certified check, cashier's check, money order, or cash in the amount due at the time the bid is accepted. The successful bidder CANNOT leave the premises before paying the deposit. The remainder of the accepted bid is due within 30 days upon confirmation of sale. Please note: the purchaser shall be responsible for costs, allowances, and taxes that the proceeds of the sale are insufficient to cover.

s/Malcolm J. "Jamie" Patton,
Sheriff

Union County, Ohio
Julie A. Spain - Allen, Yurasek,
Owens-Ruff & Spain- 937-642-4070

Attorney for Plaintiff
3-21-35