

# Estate Auction

## Tuesday, December 18th, 10 AM

Location: 46 Woodford Avenue, Owensboro, Kentucky. From West 2nd Street at Woodford Avenue go north 2.5 blocks to the auction site. All properties will be sold from the Woodford Ave. location. Watch for signs.

The George Tooley Estate has authorized Kurtz Auction & Realty Co. to sell the following **regardless of price:**



## Investment Properties

### 46 Woodford Avenue

- Riverview
- Adjacent to English Park
- Total of 1596 sqft (PVA)
- Detached garage with 576 sq. ft., concrete drive
- Rent of \$550

### 216 Maple Street

- Total of 888 sqft (PVA)
- Additional building
- Central location
- Rent of \$575

### 2701 Allen Street

- Three separate rental units
- Home has 1746 sqft (PVA)
- Rear building - 110 East 27th St.- 1188 sqft (PVA)
- Total income of \$1300, utilities included
- Large corner lot

### 101 Plum Street

- Located near riverfront development
- Brick construction
- Total of 1552 sqft
- Currently vacant

**ALL PROPERTIES WILL BE SOLD FROM THE WOODFORD AVE. LOCATION**

**Contact David Hawes, Auctioneer for more information**

**Terms:** 10% down at the auction, balance within 45 days. Seller to pay 2018 taxes, buyer to pay from January 1st, 2019 and thereafter. Bidders have 10 days prior to the auction for lead-based paint and other inspections.

**Owner:** George Tooley Estate

**270-926-8553**  
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