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Jay Litchfield
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Family Home on 2 Acres

AUCTION



Live, Open to Public,
Conducted at property.

Open Houses Sundays July 10th & 17th 2 to 4 pm

Thursday, July 21st 7 pm
1760 S. 79th East Ave
Tulsa, OK

Open Houses: Sundays July 10th & 17th,
2-4 pm, Family home, 1,766 Sq Ft, on
2.27 acres, 3 Bedrooms, 1 Bath, Formal
dining, Combo living area with fireplace,
Original hardwoods, Converted Large
Bedroom, Detached garage, on Large
wooded fenced lot.

Taxes \$ 1,034 (2010), Built 1945

Directions: From 21st & Memorial, West
on 21th to 79th East Ave, North to prop-
erty on Left.

Contact **Suzy Moore 918/948-2891**



1760 S. 79th East Ave.

Real Estate Terms: Properties are sold at public Auction "As Is" to the highest bidder, with no Buyer contingencies. Sold on site, Open one hour before auction begins. High Bidders are required to put down earnest money of 10% of the sales price on auction day (minimum of \$2,500). Balance and closing costs are due within 30 days. Earnest money can be paid by cash, personal check with proper id or cashiers check. Sellers have the right to accept or reject the high bid. Suggested that all Buyer inspections are completed before bidding. Approximate closing costs to Buyers include; \$200 to closing company, \$300 Title Opinion, Title insurance to be determined, Final Abstract \$250, \$15 to file deed, Name Check \$25, and other fees required. Property Taxes will be prorated through the day of closing. Any costs incurred by Buyer to obtain financing, are the sole responsibility of the Buyer. Full terms are available at web site or by sample contract on auction day. Square Footage measurements are from the County Records and should be considered an estimate. RE Associates can participate by calling Suzy @ 918-948-2891 or complete form on home page of 20bid30.com.

