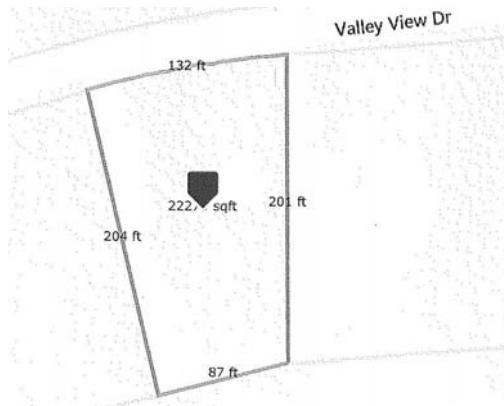


TAX MAP



Auctioneers Note:

Good Clean Items at this One!
Come see what we uncover!

Furniture & Appliances

Matching (sofa, loveseat & chair), loveseat, 2 LazyBoys, wing chairs, 2 Eastlake chairs, cane rocker, wooden high chair, plank bottom chair, end tables, sm stenciled table, dining room table & hutch, ent. center, record cabinets, 4 poster bed, chest of drawers, mahogany BR suite, pressed highback bed, Martha Washington serving stand, area rugs, Pearl grandfather clock, refrig/freezer, side by side refrig/freezer, washer, dryer, microwave, flat screen TV, DVD player, 4 drawer file, Charmglow elec fireplace & more.

Antiques, Collectables & HH Goods

Howard Miller mantle clock, New England gothic clock, GWTW lamps, Tiffany style lamps, printers drawers, lots of Wade minis & display shelves, Hummels, Aunt Jemima S/P & creamers, iron Aunt Jemima's, iron bulldog, metal tiger, carnival glass, Parkesburg Bottles & memorabilia, boxes of old bottles of all kinds, Mickey Mouse watches. 45 records & albums, pictures & frames, CI skillet and pots, baseball cards, asst pots, pans, kitchenware, linens, baskets, vacuum cleaner, luggage, Xmas items, houseplants, old oak telephones, toys, doll collection, Virgil bust, Pichislo token slot machine, minis & much more!

Tools, Lawn/Garden

Gibson rototiller, Lawnboy weedeater, leaf blower, wheelbarrow, hand truck, hedge clipper, lawn spreaders, step ladders, gas & charcoal grills, shopvac, EW Carpenter wood plane, Stanley #55 plane, bench grinder, mitre saw, bandsaw, comb. sander, lathe chisels, hand & power tools, 2 workbenches with vise, bike, .348 Winchester bullets, metal shelving, asst garden tools, lumber & more.

PUBLIC AUCTION

VALUABLE CHESTER CO. REAL ESTATE
**Multi-Level Home w/Detached 2 Car
Garage on a .49 Acre^{+/-} Lot**
*Good, Clean Antiques, Furniture, Collectables,
Tools, Lawn/Garden & HH Goods*

114 Valley View Drive

Parkesburg PA 19365

Saturday, June 4, 2016 - 10:00 AM

Real Estate Offered at 12:00 Noon



*Overlooks
Farmland
Valley*



*Highland Twp
Octorara Area Schools*

**BARR
DAVIS**
AUCTIONEERS, LLC
AY-002084

Barr/Davis Auctioneers, LLC
Route 30 & Pequea Ave
P.O. Box 7, Gap PA 17527
(717) 442-9221
(610) 384-8433
www.barrdavis.com

ADDRESS: 114 Valley View Drive, Parkesburg PA 19365

DATE: Saturday, June 4, 2016 · 10:00^{am}
Real Estate Offered at 12:00 Noon

OWNER: Grace Martin Estate

★FEATURES★

Well built & kept Multi-Level home on a .49+/- acre lot with mature trees & shrubbery. Detached 2 car garage & storage barn. Overlooking farmland valley with easy access to major routes.

Only 1 Owner - Seriously for Sale – Don't Miss It!

★SPECIAL FEATURES★

Living Room cathedral ceiling w/ceiling fan/light;

Large country kitchen with oak cabinetry with built-in desk & pantry;

Lower level family room brick hearth & Comforter woodstove;

10'x16' Shop area on lower level;

26'x30' Oversized 2 car detached garage w/oil furnace;

15'x21' Storage barn.

★PURCHASE PRICE INCLUDES ★

Built-in Dishwasher;

Electric Oven/Range.

★REAL ESTATE AUCTION TERMS★

10% Down payment day of Auction.

Balance by July 22, 2016.

Buyer pays all Realty Transfer Taxes.

Buyers have the opportunity to make an offer to purchase this property prior to the auction under the auction terms.

★OPEN FOR INSPECTION★

Sunday, May 1, 2016 · 2-4^{pm} &

Monday, May 2, 2016 · 4-6^{pm}

Call Auctioneers for complete brochure or private showing.

★DIRECTIONS★

From Rt 41 take 372 East to Parkesburg, turn Right on S. Limestone Road to 1st Right on Valley View Drive.

STYLE: Multi-level

YEAR BUILT: 1958+/-

LOT DESCR: .49+/- Acre

ZONING: Residential

TAX PARCEL: 45-02-0021.0400

DEED REF: I29-574

LIVING AREA: 2,591+/- SF

TAXES: **YEAR: 2016**

\$4,781

School: Octorara

531

County: Chester

293

Municipal: Highland Twp

\$5,605

TOTAL

3 Bedrooms 1½ baths

ROOM	SIZE	LEVEL	COMMENT
LIVING	11x22	Main	Hardwood
KITCHEN	13x22	Main	Vinyl
FAMILY	13x15	Lower	Tile
BEDROOM	13x15	Upper	Hardwood
BEDROOM	11x13	Upper	Hardwood
BEDROOM	13x13	Upper	Hardwood

BATHS: Full on upper, ½ on lower

LAUNDRY: Room on lower w/laundry tub

HEATING: Oil hot water baseboard

WATER HEATER: Summer/winter hookup

BASEMENT: Lower level FR & shop area

GARAGE: Detached

WINDOWS/DOORS: Insulated w/screens

WATER: On site well

SEWER: On site septic

ROOF: Shingle

The information contained in this brochure is believed to be accurate, but is not guaranteed.