# TAX MAP



#### 1997 BMW 325I CONVERTIBLE (offered after real estate)

6 cyl; 133,500 mi; inspected, runs, garaged, looks good! GUNS & FISHING (offered at 6:30)

Winchester Model 1897 12 ga pump (extra full choke barrel), 303 British rifle, Revolution .22 mag with sling, Remington & Mossberg .22 cal rifles, Mississippi Arms 12 ga single shot, 4 small caliber revolvers, asst ammo & reloading supplies, hunting clothes, ladder tree stand, turkey target, ammo tins,
WWI wooden ammo box, Red Ryder BB gun, 2 Crossman BB pistols, 12 fresh

& saltwater rods & reels, tackle, ice auger & more. All guns sold in compliance with all state and federal laws.

COINS & JEWELRY

Silver dimes, quarters & halves, foreign coins, sterling & costume jewelry, rings, Masonic cufflinks, Hamilton watch & more.

### **FURNITURE & APPLIANCES**

Mahogany secretary desk with B/C feet, bedroom suite, dropleaf table, oak washstands, china cupboard, piano stool, chairs, asst other furniture, side by side refrig/freezer, chest freezer, washer, dryer & more.

#### TOOLS, LAWN & GARDEN

Rototiller, blower, lawn sweeper, asst hand tools, asst lawn & garden tools, porch swing, Delta band saw, asst boards & lumber and more.

### ANTIQUES, COLLECTABLES & HH GOODS

Butcher ladles & forks, CI butcher kettle on tripod, tobacco spears, nice Bull Durham Tobacco ad picture, sleds, copper bed warmer, copper pot, toy trucks, tin toy phone, sleigh bells, buggy step, old padlocks, CI skillets, match holder, flat & sad irons, old fan, tin game, tin top, mantle clocks, mixing bowls, crocks & jugs, pottery, birdseye maple mirror, scales, old tools, old kitchenware, display case, Atglen calendar, 5 gal glass water jugs, milk bottles, shaving mug, nice hanging oil lamp w/prisms, lg collection of oil lamps & lanterns, good glassware of all kinds, kitchen wares, canning jars & much more.

# PUBLIC AUCTION

# VALUABLE LANCASTER CO. REAL ESTATE

**1 Story Home w/Attached 1 Car** 

Garage on a .63+/- Acre<sup>+/-</sup> Lot 1997 BMW 325i Convertible,

Antiques, Furniture, Glassware, Tools, Guns/Fishing, Coins/Jewelry & HH Goods

# 5527 Strasburg Road Gap PA 17527

Sadsbury Twp - Octorara Area Schools Thursday, September 15, 2016 – 2:00 PM

Real Estate Offered at 6:00<sup>pm</sup>





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: 5527 Strasburg Road, Gap PA 17527

**DATE:** Thursday, September 15,  $2016 \cdot 2:00^{pm}$ Real Estate offered at  $6:00^{pm}$ 

**OWNER:** Donnie L. Eller

# **★**FEATURES**★**

Well built and kept one story home with attached 1 car garage on a .63+/- acre level lot bordering farmland to rear. Great country location with easy access to major routes. Seriously for sale – Don't miss it!

### ★SPECIAL FEATURES★

Living room brick fireplace with propane insert & heatolater; Large country kitchen with greenhouse window; Ceiling fan/lights in living room, kitchen & bedrooms; Updated bath with tiger maple vanity w/granite; Woodstove flue in basement; 10'x25' Covered patio; 12'x16' Shed with garage door; Updated siding & windows approx. 4 years ago. ★PURCHASE PRICE INCLUDES ★ Electric Cooktop Microwave/Fan Hood

Electric Wall Oven P

Propane Tank

## **★**REAL ESTATE AUCTION TERMS **★**

10% Down payment day of Auction.Balance by October 28, 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.

## $\star$ OPEN FOR INSPECTION $\star$

Wednesday, August 10, 2016 from 4-6<sup>pm</sup> & Saturday, August 13, 2016 from 2-4<sup>pm</sup> *Call Auctioneers for complete brochure or private showing.* 

## **★DIRECTIONS★**

From Rt 30 & 41 at Gap, take Rt 41 S to Left on Strasburg Rd (at the Turkey Hill). Property approx 1 mile on Left.

 STYLE:
 1 Story Rancher

 YEAR BUILT:
 1973+/ 

 LOT DESCR:
 .63+/- Acre

 ZONING:
 Residential

 TAX PARCEL:
 550-92306-0-0000

 DEED REF:
 2931-255

 LIVING AREA:
 1,152+/- SF

TAXES:YEAR: 2015/16\$3,248School:446County:96Municipal:\$3,790TOTAL

### 3 Bedrooms 2 baths

ROOM	SIZE	LEVEL	COMMENT
LIVING	11x19	$1^{st}$	WW Carpet
KITCHEN	11x17	$1^{st}$	Vinyl
BEDROOM	11x12	$1^{st}$	WW Carpet
BEDROOM	11x13	$1^{st}$	WW Carpet
BEDROOM	11x11	$1^{st}$	Hardwood

<b>BATHS:</b>	2 Full on main floor	
LAUNDRY:	Area in basement	
<b>HEATING:</b>	Electric baseboard	
WATER HEATER:	Electric	
<b>BASEMENT:</b>	Full/concrete floor/outside entrance	
<b>GARAGE:</b> 1 Car attached w/elec opener		
WINDOWS/DOORS:	Insulated	
WATER:	On site well	
<b>SEWER:</b>	On site septic	
<b>ROOF:</b>	Shingle	

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