

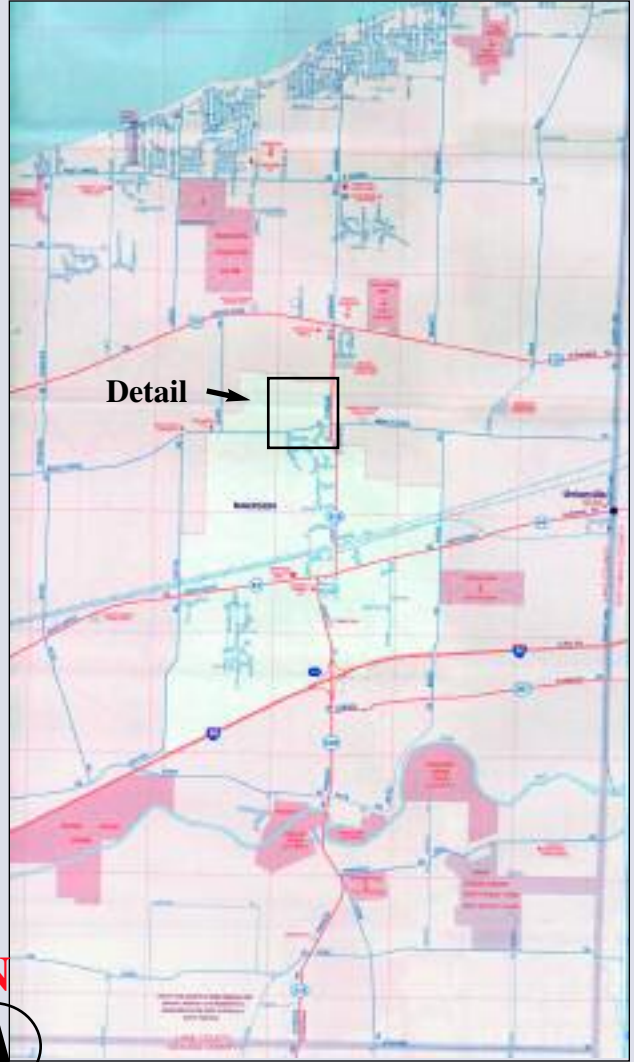


Real Estate Auction

By Order Of The Mortgagee

36+ Acres

Middle Ridge Rd.
&
Hubbard Rd. (Rt. 528)
Madison Village
Lake County



Property Lines Are Considered Approximate



The property consists of 36 acres, more or less, with frontage on Middle Ridge Rd. & Hubbard Rd. (St.Rt. 528), located in the Village of Madison, Lake County, Ohio. Zoned B-1 General Business. Lake County Real Estate Parcel No. 02A014000040. Owner: Warner Nurseries Inc.

Consider this opportunity to purchase commercial development land in a progressive community.

AUCTION DATE: Thursday, April 6 • 11:00 A.M. On-Site

(2006 Auction)

BAMBECK AUCTIONEERS
INCORPORATED
auctioneers • real estate brokers • appraisers
3061 Steel Road NW, Dover, Ohio 44622 • (330) 343-1437

TERMS OF SALE: High bidder to deposit \$35,000 upon conclusion of the auction. Balance due at closing. Any required financing must be arranged prior to auction. The property sells subject to confirmation by the mortgagee. Suggested Opening Bid: \$350,000