

★ ★ ESTATE SALE ★ ★ AT PUBLIC AUCTION

**(2) PROPERTIES IN SURRY & KEENE, NH
THURSDAY, JULY 12 BEGINNING AT 1:00 PM**

Each property to be sold from it's respective address

**SALE #1 @ 1:00 PM
HOME & REPAIR GARAGE
17 SUMMIT ROAD, SURRY, NH**



ID #18-184. Commercial/Industrial zoned 2± acre lot with 330± FF just off Route 12 on the Keene town line • Improvements include a 1,200± SF, 6 RM, 3 BR, 1 BA, single family home and a 984± SF Automotive repair garage • Served by private well & septic • Tax Map 5A, Lot 108. Assessed value: \$49,700. 2017 taxes: \$1,105.



Preview for Sale #1: The property is marked. A drive-by is recommended.

Directions: From the Jct. of Rte. 9 and Rte. 12 in Keene, follow Rte. 12 North for 3.9 miles, then turn left onto Summit Road for 0.1 mile. Property located on the right.



**SALE #2 @ 2:00 PM
3-BR HOME ON 6.7± ACRES
12 OLD WALPOLE ROAD, KEENE, NH**

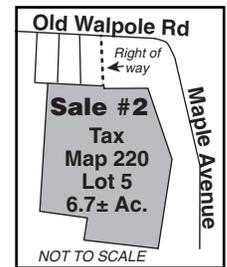


ID #18-185 • Ranch style single family home set back from road on 6.7± wooded acres close to Route 12A • One-story home built in 1963 offers 1,212± SF GLA, 6 rooms, 3 bedrooms, 1 bath, and unfinished basement • Attached 2-car garage, enclosed porch, deck, fireplace, FHA/oil heat, and detached shed • LD, Low Density zoning and served by public water & sewer • Tax Map 220, Lot 5. Assessed value: \$142,700. 2017 taxes: \$5,311.



Preview for Sale #2: Thursday, June 28 from 11:00 AM to 1:00 PM and by appointment with Auctioneers.

Directions: From the Jct. of Rte. 12 and Maple Avenue (Keene Middle School), follow Maple Ave. North for .6 mile. At the traffic circle take 3rd exit onto Old Walpole Rd. for 500 ft. Property located on the left.



Sales per order of: NH 8th Circuit Court - Probate Division - Keene, Case No. 313-2017-ET-00262 by Susan R. Abert, Esq., Norton & Abert, P.C., Keene, NH, Special Administrator of the Estate of Donald M. Bemis, Jr.

Terms: \$5,000 deposit for each property by cash or certified check at time of sale, balance due within 45 days. Conveyance by Fiduciary Deed. Other terms may be announced at time of sale.

7.5% BUYER'S PREMIUM PAYABLE TO AUCTIONEER DUE AT CLOSING

All information herein is believed but not warranted to be correct. All interested parties are advised to make independent investigation of all matters they deem relevant.

FOR PHOTOS, PLOT PLANS & MORE INFORMATION, PLEASE VISIT OUR WEBSITE

James R. St. Jean
AUCTIONEERS

45 Exeter Road, Epping, NH 03042, NH Lic. #2279

603-734-4348 ■ www.jsjauctions.com

