



ALICE MOORE



# ESTATE AUCTION

**FRIDAY EVENING AUGUST 27th at 6:00 PM**  
**108 Vine Street - CYNTHIANA KY**

To settle the Estate of Alice Moore, Shawn Ritchey has been commissioned to sell at **AUCTION** the following described real estate:



- |                  |                      |
|------------------|----------------------|
| ✓ 1 story        | ✓ Gas furnace        |
| ✓ 2 bedrooms     | ✓ Central air        |
| ✓ 1 full bath    | ✓ Off street parking |
| ✓ Eat in kitchen | ✓ KU electric        |
| ✓ Living Room    | ✓ Columbia Gas       |

**Attention Investors, Flippers  
and Landlords!**  
**Don't miss this opportunity!**

**INSPECTION:**  
**TUESDAY August 24th from**  
**5:00-7:00PM and on sale day**  
**from 5:00PM until sale time**

Any inspection for lead base paint or wood destroying organisms must be done prior to auction date and at the expense of the purchaser. **TERMS:** 10% down non-refundable auction day with balance due on or before October 12, 2021. Any financing required must be pre-arranged prior to auction date. **NO EXCEPTIONS. NO BUYERS PREMIUM!!**

For up to date info please visit these websites:  
**[www.switzerassoc.com](http://www.switzerassoc.com) & [www.auctionzip.com](http://www.auctionzip.com)**

Announcements auction day take precedence over written material.

Dan Clifford, Executor

# SWITZER & ASSOCIATES

**Shawn Ritchey, CAI Principal Broker & Auctioneer**  
**859-234-2911 — 859 588-0261**

**Greg Mulberry, Associate Auctioneer**  
111 S. Walnut St. Cynthiana, KY 41031

