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ONLINE-ONLY AUCTION

July 16, 2026 thru July 23, 2026 ~ 3 BR 2 BA Ranch on 2 Lots w/Carport

110 Forgotten Trail, Greensburg ~ ESTATE OF CAROL SLINKER

Bidding Opens: Thursday, July 16 at 8:00 AM Bidding Closes: Thursday, July 23 at 7:00 PM

AUCTION WEBSITE: HODGESAUCTION.COM

This auction will utilize a soft close: if a bid is placed within the final 3 minutes, the bidding clock will automatically reset to 3 minutes.

REAL ESTATE: This 1-story ranch home, built in 1998, sits on a level lot measuring approximately 200 x 126.5 ft at 110 Forgotten Trail in Greensburg (Green County). The home offers approximately 960 sq ft of living space with 3 bedrooms and 2 full baths, all on one level. Features include vinyl/aluminum exterior, shingle roof, covered front porch, rear wood deck with ramp, metal carport, eat-in galley kitchen w/elec range& refrigerator, heat pump with central air, and electric water heater. The property also includes a detached metal storage building/shed. Situated in an open rural setting with farmland views, just outside of Summersville.

AUCTION TERMS AND CONDITIONS: A 10% buyer's premium will be added to the winning bid to determine the final sale price. A \$10,000 deposit is due from the winning bidder and must be received by Hodges Auction Co within 24 hrs of auction close, with the balance due within 30 days. The deposit will be placed in the Hodges Auction escrow account and applied to the purchase at closing. Buyer is responsible for their own title opinion and arrangement of closing. If title is uninsurable, the seller has 45 days to correct any defect(s), or the escrow deposit may be returned to buyer. Property taxes will be prorated to the date of deed. Possession will be given with delivery of the deed. Property is available for inspection by appointment prior to the auction. In the event of a tie max bid, precedence will be given to the bid placed first.

ADDITIONAL INFORMATION: All information is derived from PVA, County Clerk, or other public sources and is not guaranteed. Property sells AS IS, with no warranties or guarantees by the seller or Hodges Auction Company.

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