

SHERIFF'S SALE  
STATE OF OHIO  
MONROE COUNTY SS:  
In the Court of Common Pleas  
Case No. CVE 2019-230

WEBSITE: [www.monroesheriff.com](http://www.monroesheriff.com)  
email: [vicki.english@monroesheriff.com](mailto:vicki.english@monroesheriff.com)  
FAX: 740-472-5132

In pursuance to an ORDER OF SALE issued out of the Court of Common Pleas of Monroe County, in the Case of Bank of New York Mellon Trust Co. vs. Sharon Huff, being Case No. CVE 2019-230 in said Court, I will offer for sale at Public Auction at the east door of the Courthouse in Woodsfield, Ohio, in the above named County on Friday, the 16<sup>th</sup> day of Oct., 2020 at 10:00 AM the following described lands and tenements. Tentative second sale date will be Friday, the 23rd day of Oct., 2020 at 10:00 AM.

PROPERTY ADDRESS: 36020 Marshall Cline Rd, New Matamoras, OH 45767  
PARCEL NUMBERS: 02-011009.0000 & 02-002002.0000  
TOWNSHIP: Benton Township  
ACREAGE: 14.076 Acres  
PRIOR DEED REF: Official Records Vol. 174 Pg. 762

**\*\*\*ALL BUYERS BEWARE\*\*\***

**The appraised value was established based on an exterior view only of the structure(s) located on the premises described herein. The Sheriff's Office nor any affiliates have access to the inside of said property.**

**The Purchaser shall be responsible for costs, allowance, and taxes that the proceeds of sale are insufficient to cover.**

TERMS OF SALE

All third party purchasers of the property at the Sheriff's Sale must complete a Real Estate Judicial Sale Purchase Information Form immediately following the sale. **REMOTE BIDDERS** will provide their information form when they email or fax in their bid.

All third party purchases shall make deposit with the Sheriff following the sale an amount of \$5,000.00.

The remainder of the purchase price shall be paid within thirty (30) days from the date the Entry Confirming Sale is filed. Twenty- Five Thousand and 00/100 Dollars (\$25,000.00) and cannot be sold for less than two-thirds (2/3) of the appraised value.

More information pertaining to HB 390 concerning sales are posted at Monroe Co. Sheriff's Website.

Charles R. Black, Jr. Sheriff  
Monroe County, Ohio

Plaintiff's Attorney  
Ethan J. Clunk  
Sept 17, 24 & Oct 1, 2020