

# Sheriff Sale of Real Estate

Revised Code, Sec. 2329.26

State of Ohio, Monroe County

Case No. CVE 2023-188

**Fannie Mae**

Plaintiff,

Vs.

**Westwood Landing Air Propco**

Defendant,

Be it known that on Friday September 6, 2024 at 10:00 o'clock A.M., I will offer for sale, online at public auction <https://monroe.sheriffsaleauction.ohio.gov> the following described real estate, situated in the State of Ohio, County of Monroe and in the Village of Woodsfield to wit:

PROPERTY ADDRESS: 37950 Airport Road, Woodsfield OH 43793

PARCEL # 05-070200-9000

PRIOR DEED REFERENCE: OR 251 PAGES 155-160

LEGAL DESCRIPTION CAN BE FOUND AT THE MONROE COUNTY RECORDER'S OFFICE

Said premises appraised at \$1,750,000.00 and cannot be sold for less than two-thirds of that amount. Proxy bids may be submitted 14 days in advance of the sale at the website. NOTICE: No employees of the Sheriff's Office or any of its affiliates have access to the inside of said property. Buyers beware, sold as is. The purchaser shall be responsible for costs, allowances, and taxes that the proceeds of the sale are insufficient to cover. If the property is not sold at the above noted sale date it will be offered for sale again on September 20, 2024, at the same time and website. This sale is being held in pursuance of an Order of Sale dated July 3, 2024 in the above-entitled action.

TERMS OF SALE: A wire deposit MUST be received by 5:00 p.m. ET two (2) business days prior to the auction date or an ACH Debit deposit MUST be received by 4:00 p.m. ET five (5) business days prior to the auction date in the amount of \$10,000.00. Balance due within thirty days of confirmation of sale, before deed is delivered.

Charles R. Black, Jr., Sheriff

Monroe County, Ohio

[www.monroesheriff.com](http://www.monroesheriff.com)

Attorney: Lucas Liben

Run Dates: Aug. 8, 15 & 22, 2024