

# TAX MAP



## ★PERSONAL PROPERTY★

### ★ANTIQUES, FURNITURE, APPLIANCES, & HH GOODS★

4 Pc. Heywood Wakefield Maple Bedroom Suit, Twin Beds, Futon, Oak Dresser, 92) Cedar Chests, Haywood Wakefield Dining Room Table with 6 Chairs & hutch, Cherry Bookcase, Drop leaf Dinette Table with 4 Chairs, Sofa & Chair, Sofa & Loveseat, Swivel Recliners, Wingback Chair, Pine Windsor Chair Wood Rocker, High Chair, Coffee Table, End Tables, Floor & Table Lamps, Desk, Bookshelf, Kitchenaide Refrigerator, Maytag Washer & Dryer, Window A/C Units, Samsung Flat screen TV, Wyeth Plates, Assorted Dishes, Cookware & Kitchenwares & More

### ★TOOLS, LAWN & GARDEN★

Troybilt Push Mower, Troybilt Horse Rototiller, Stihl MT 170 Chainsaw, Generac Pressure Washer, Tapco 10' Aluminum Brake, Craftsman Weedeater, Craftsman Table Saw, Old Transit Battery Hedge Clippers, Hand Truck, Shop Vac, Old Wood Tool Box, Metal Tool Boxes, Scaffolding, Saw Horses, Wheel Barrow, Cement Mixer, Come along, Live Trap, Assorted Power & Hand Tools & More

### ★Pick Up Truck★

Original Owner-1996 Chevrolet 1500 Pick Up Truck with 8' Bed & Ladder Rack, 2 WD, Automatic Transmission, A/C, Current Inspection, 105,000 Miles +/- . Nice Work Truck

# PUBLIC AUCTION

VALUABLE CHESTER CO. REAL ESTATE  
**1316 Morstein Road**  
**West Chester PA 19380**

**Well Built & Kept Multi level Home with Detached  
1 Car Garage on a .43 Acre +/- Landscaped Lot**

**Quality Antiques, Furniture, 1996 Chevy 1500  
Pickup Truck, Tools & Household Goods**

**Wednesday, January 9, 2019 - 2:00 PM**

Real Estate to be Sold at 4:00 PM  
(Blizzard Date Wednesday, January 16, 2019)



**BARR  
DAVIS**  
AUCTIONEERS, LLC  
AY-002084

Barr/Davis Auctioneers, LLC  
Route 30 & Pequea Ave  
P.O. Box 7, Gap PA 17527  
(717) 442-9221  
(610) 384-8433  
[www.barrdavis.com](http://www.barrdavis.com)

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**ADDRESS:** 1316 Morstein Road, West Chester, PA 19380

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**DATE:** Wednesday, January 9, 2019 2:00 pm Real Estate at 4 pm

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**OWNER:** Charles F. & Judith E. Dehaven

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### ★FEATURES★

Well Kept Multi-Level Home with Detached 1 Car Garage on a Landscaped .43 Acre +/- Lot. Move in Condition. Great Location with easy Access to Major Routes. Seriously for sale-Don't Miss it!

### ★SPECIAL FEATURES★

Custom Honey Brook Oak Eat in Kitchen with Ceramic Back Splash  
Dining Room Chair Rail  
Ceramic Tiles Full Bath  
10'x12' Enclosed Patio  
Floored Attic Storage

### ★PURCHASE PRICE INCLUDES ★

Electric Oven/Range  
Built in Dishwasher

Microwave Oven  
10'x14' Utility Barn

### ★REAL ESTATE AUCTION TERMS★

10% Down payment day of Auction.

Balance by February 22, 2019.

Buyer pays all Realty Transfer Taxes.

*Buyers have the opportunity to make an offer to purchase this property prior to the auction under the auction terms.*

### ★OPEN FOR INSPECTION★

Wednesday, December 12, 2019 from 4-6<sup>pm</sup> &

Sunday, December 16, 2019 from 4-6<sup>pm</sup>

*Call Auctioneers for complete brochure or private showing.*

### ★DIRECTIONS★

From Route 202 Take the Boot road Exit and Take Boot Road West Approximately ¼ Mile to Morstein Road, Turn Right to Property on Right

*The information contained in this brochure is believed to be accurate, but is not guaranteed.*

**STYLE:** Split/Multi Level  
**YEAR BUILT:** 1959  
**LOT DESCR:** .43 Acre+/- (Plot Plan on Back)  
**ZONING:** R3  
**TAX PARCEL:** 52-01P-007  
**DEED REF:** D-61-110  
**LIVING AREA:** 1,752 Sq. Ft.

**TAXES:**           **YEAR: 2018**  
 \$2,660               **School:** West Chester Area  
 \$546                 **County:** Chester  
 \$250                **Municipal:** West Goshen Twp  
 \$3,456             **TOTAL**

**3 Bedrooms 1 1/2 bath**

<b>ROOM</b>	<b>SIZE</b>	<b>LEVEL</b>	<b>COMMENT</b>
<b>LIVING</b>	15'x16'	Main	Wall to Wall Carpet
<b>DINING</b>	10'x11'	Main	Wall to Wall Carpet
<b>KITCHEN</b>	11'x11'	Main	Vinyl
<b>FAMILY</b>	15'x15'	Lower	Wall to Wall Carpet
<b>BEDROOM</b>	11'x12'	Upper	Wall to Wall Carpet
<b>BEDROOM</b>	9'x12'	Upper	Wall to Wall Carpet
<b>BEDROOM</b>	14'x15'	3rd	Wall to Wall Carpet

**BATHS:** Full Bath Upper & Half Bath Lower  
**LAUNDRY:** 11'x14' Room on Lower Level w/ Tub  
**HEATING:** Gas/Hot Air/Central A/C  
**WATER HEATER:** Gas  
**BASEMENT:** Full/Finished  
**GARAGE:** 1 Car Detached with Electric Opener  
**WINDOWS/DOORS:** Insulated Replacement Windows  
**WATER:** Public  
**SEWER:** Public  
**ROOF:** Shingle

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