

# CLASSIFIED ADVERTISING

## DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

### NOTICE TO THE PUBLIC

SEE ANY REAL ESTATE BROKER OF YOUR CHOICE

The following properties are being listed AS-IS, ALL CASH WITHOUT INSURED FINANCING AND WARRANTY. An earnest money deposit, of 10% or a maximum of \$2,000.00, made payable to HUD, in the form of a cashier's check, purchased by the buyer from a local lending institution (Out of State Cashiers Checks will not be accepted), or money order, will be required with submission of the Sales Contract and appropriate addendums. The balance due, in the form of a cashiers check or money order made out to the title company will be collected at closing. **EARNEST MONEY NOT RECEIVED WITHIN THREE DAYS ON SUCCESSFUL BIDS WILL AUTOMATICALLY CANCEL OFFERS. AS-IS, ALL CASH SALES MUST CLOSE WITHIN 30 DAYS. NOTICE: EFFECTIVE DECEMBER 12, 1983, REQUESTS FOR EXTENSIONS ON TRANSACTIONS REQUIRING MORE TIME THAN THE MAXIMUM ALLOWED, MAY BE CONSIDERED, BUT AT NO TIME WILL THE EXTENSION EXCEED 15 DAYS. THERE WILL BE A \$13.50 PER DAY FEE CHARGED AND THIS FEE WILL BE PAYABLE AT THE TIME THE EXTENSION IS REQUESTED.** A change in our longstanding policy has been determined by Central Office in Washington, D.C. Earnest money received in connection with the sale of acquired properties will be deposited upon execution by HUD of the HUD-9548, Standard Retail Sales Contract. In the event of a refund to the prospective buyer, barring any forfeiture of earnest monies, HUD will prepare a refund voucher and send it to the Office of Finance and Accounting in Washington, D.C. All Real Estate Brokers and Salesmen, without exception, are instructed to insert the following statement in item "H" of the Standard Retail Sales Contract which you submit. "Sale subject to conditions on attachment to Standard Retail Sales Contract, Form HUD-9548".

**BID OPENINGS WILL TAKE PLACE IN THE LAS VEGAS BOARD OF REALTORS, CONFERENCE ROOM, 1820 EAST SAHARA AVENUE, SUITE 100, 2ND FLOOR, LAS VEGAS, NEVADA. THE LAS VEGAS HUD OFFICE TELEPHONE NUMBER IS (702) 388-6331.**

**BID CUT OFF DATE:**  
**THURSDAY, NOVEMBER 8, 1984 at 4:30pm**

**BID OPENING DATE:**  
**MONDAY, NOVEMBER 13, 1984, at 10:00am**

**ALL OFFERS ARE TO BE SUBMITTED IN SEALED ENVELOPES WITH THE CASE NUMBER, PROPERTY ADDRESS, OWNER-OCCUPANT OR INVESTOR AND DATE BID OPENING IS SCHEDULED, INDICATED ON THE OUTSIDE. SALESPERSONS ARE ASKED TO ATTACH THEIR BUSINESS CARD ALONG WITH SALES OFFER, SO THAT WE MAY KNOW WHO TO CONTACT IF NECESSARY. ALL BIDS ACCEPTED FROM OWNER-OCCUPANT BIDDERS SHALL NOT BE GIVEN PRIORITY OVER OFFERS TO PURCHASE FROM INVESTOR BIDDERS EXCEPT OFFERS OF EQUAL AMOUNTS. IF SUCH AN OCCASION OCCURS THE OWNER-OCCUPANT BIDDER WILL BE ACCORDED THE FIRST PRIORITY OF PURCHASE. ALL BIDS MUST BE RECEIVED BY 4:30 P.M. ON NOVEMBER 8, 1984. NO OTHERS WILL BE CONSIDERED. PROPERTIES NOT SOLD AT**

**BID OPENING, WILL IMMEDIATELY BE PUT ON A FIRST-COME, FIRST-SERVED BASIS UNTIL SOLD, WITHDRAWN, OR RELISTED.**

| LAS VEGAS<br>Case Number   | Address                 | Listed<br>Offer<br>Price | BR | BA | Garage  | Code |
|--|-------------------------|--------------------------|----|----|---------|------|
| 332-076102-203   | 604 Stanford Street     | \$41,500                 | 1  | 1  | NONE    | 2    |
| 332-090842-203   | 4418 El Tovar Road      | \$30,000                 | 2  | 1  | NONE    | 2    |
| 332-091075-203   | 4946 Larkspur Street    | \$34,000                 | 2  | 1  | Garage  | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$45.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-092705-203   | 4766 Benecia Way        | \$47,300                 | 3  | 2  | Garage  | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$45.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-092708-203   | 4798 Tierra Verde St.   | \$55,000                 | 4  | 2  | Garage  | 2    |
| 332-094493-203   | 4600 Cory Place         | \$43,300                 | 4  | 1  | NONE    | 2    |
| 332-098240-203   | 1203 Date Street        | \$48,300                 | 3  | 1  | NONE    | 2    |
| 332-099738-203   | 1662 "D" Street         | \$30,000                 | 2  | 1  | Garage  | 2    |
| 332-101445-203   | 1953 Alwill Street      | \$73,000                 | 11 | 7  | NONE    | 2    |
| NOTE: THIS IS A FOUR-PLEX  |                         |                          |    |    |         |      |
| 332-101718-203   | 129-131 George Place    | \$24,700                 | 5  | 2  | NONE    | 2-4  |
| NOTE: THIS IS A DUPLEX   |                         |                          |    |    |         |      |
| 332-101980-270   | 3046 Lemon Street       | \$54,500                 | 3  | 2  | Garage  | 2    |
| 332-102275-203   | 1909 Goodwill Street    | \$80,900                 | 8  | 4  | NONE    | 2    |
| NOTE: THIS IS A FOUR-PLEX  |                         |                          |    |    |         |      |
| 332-102340-203   | 4908 Babbit Drive       | \$57,900                 | 3  | 2  | Garage  | 2    |
| 332-103404-203   | 3693 Hilo Street        | \$46,500                 | 3  | 1  | Carport | 2    |
| 332-104668-203   | 457 N. Lamb Blvd., 14H  | \$35,100                 | 2  | 2  | Carport | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$40.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-105345-203   | 3613 Vegas Drive        | \$39,100                 | 4  | 2  | None    | 2    |
| 332-106841-203   | 4611 E. Nevada Avenue   | \$53,500                 | 3  | 2  | Garage  | 2-4  |
| 332-107202-203   | 1344 Bradhurst Court    | \$72,700                 | 2  | 2  | Garage  | 2    |
| 332-107331-203   | 3704 Palomar Avenue     | \$35,600                 | 3  | 1  | NONE    | 2    |
| 332-107542-234   | 4321 Gannet Cir., #198  | \$48,800                 | 1  | 1  | Carport | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$73.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-108444-296   | 1822 Quintearo Street   | \$41,000                 | 3  | 2  | Carport | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$39.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-108822-261   | 116 Bel Port Drive      | \$45,200                 | 2  | 2  | Carport | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$72.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-110117-203   | 851 Flagstone Way       | \$43,000                 | 2  | 1  | Carport | 2    |
| NOTE: THIS IS A PUD. HOMEOWNER ASSOC. DUES OF \$40.00 IN ADDITION TO MONTHLY PAYMENT |                         |                          |    |    |         |      |
| 332-110468-203   | 25 North Colbath Street | \$37,100                 | 2  | 1  | Garage  | 2-4  |
| 332-110967-266   | 3438 Cape Cod Drive     | \$41,900                 | 2  | 1  | NONE    | 2    |
| 332-111081-503   | 4739 Glen Davis Drive   | \$52,400                 | 3  | 2  | Garage  | 2    |
| 332-111246-203   | 1661 & 1663 "D" Street  | \$34,500                 | 5  | 2  | NONE    | 2    |
| NOTE: THIS IS A DUPLEX   |                         |                          |    |    |         |      |
| 332-111841-203   | 1488 Christy Lane       | \$70,900                 | 3  | 2  | Garage  | 2    |
| 332-111861-203   | 6800 War Eagle Circle   | \$43,900                 | 3  | 2  | Garage  | 2    |
| 332-112551-203   | 3265 Pamalyn Avenue     | \$77,000                 | 3  | 2  | Garage  | 2    |
| 332-113993-203   | 731-733 Spring Road     | \$63,200                 | 4  | 3  | Carport | 2    |
| NOTE: THIS IS A TRI-PLEX   |                         |                          |    |    |         |      |
| 332-114178-503   | 815 Balzar Avenue       | \$34,200                 | 4  | 1  | NONE    | 2    |
| 332-115028-203   | 1324 W. Bartlett Avenue | \$9,500                  | 2  | 1  | NONE    | 2    |
| 332-115208-203   | 3174 Palmdale Street    | \$47,000                 | 4  | 2  | NONE    | 2    |
| 332-120977-203   | 1801 Ophir Drive        | \$80,700                 | 4  | 2  | NONE    | 2    |
| 332-124394-203   | 3408 Miramar Drive      | \$66,500                 | 3  | 2  | Garage  | 2    |
| NORTH LAS VEGAS  |                         |                          |    |    |         |      |
| 332-082104-235   | 2420 N. Clayton Street  | \$18,675                 | 4  | 2  | Carport | 2    |