

Notice of Sale – Montgomery County, Ohio Common Pleas Case No. 2019 CV 01005. Tax Ease Ohio LLC v. J & B Properties, et al. Judgment has been rendered against certain parcels of real property for taxes, assessments, charges, penalties, interest, and costs as follows: Permanent Parcel Number J44204202 0002; For guidance only: Street Address: 6075 Hemple Road, Miamisburg, OH 45342; Minimum Acceptable Bid: \$31,559.24 PLUS 10% Buyer's Premium; Online bidding only at **www.OhioForeclosures.com** beginning October 6, 2020, and if unsold then again on November 3, 2020; Bidding ends at least 7 days after it begins; Winning bidder must wire transfer deposit of \$5,000 no later than 2pm ET the day following auction end; Balance of purchase price due within 30 days of sale confirmation. A ten percent (10%) buyer's premium will be added to the high acceptable bid to determine the final sale price. Additional terms & legal description available at **www.OhioForeclosures.com**. **PUBLIC NOTICE IS HEREBY GIVEN THAT PARCELS SOLD AT PUBLIC AUCTION MAY BE SUBJECT TO A FEDERAL TAX LIEN THAT MAY NOT BE EXTINGUISHED BY THE SALE.**