

PROBATE SALE

**BY ORDER OF
ROY GIVEN
PUBLIC ADMINISTRATOR
COUNTY OF MARIN
ESTATE OF MARY SMAW**

SALE OF REAL PROPERTY AT PRIVATE SALE

LOCATED AT: 192 Michele Circle, Novato 94947
ACCEPTED OFFER: \$680,000.00
Minimum overbid amount: \$714,500.00
Court confirmation date: February 24, 2020
Location: Marin County Superior Court, Dept. J, 9:00 am

The Public Administrator will sell, at a private sale, to the highest and best net bidder, all rights, title and interest in the above mentioned property. The property is sold on an "as is" basis, except as to title, and without representation or warranty of any kind. Taxes, rents, operating expenses and premiums or insurance acceptable to the purchaser shall be prorated as of the date of close of escrow. Examination of title, recording of conveyance, transfer of taxes, and any title insurance policy shall be at the expense of the purchaser or purchasers. Prospective bidders are referred to the Public Administrator's NOTICE OF INTENTION TO SELL REAL PROPERTY AT PRIVATE SALE IN THE MATTER OF THE ESTATE OF MARY SMAW.

Overbids are invited for the property and must be presented at the Court confirmation hearing which will be held on a February 24, 2020 at the Marin County Superior Court, Dept. J, Hall of Justice, Civic Center, San Rafael, CA, at 9:00 AM. Cashiers' checks in the amount of 10% of the bid price should be made payable to the Estate of Mary Smaw, c/o Public Administrator, P.O. Box 4220, San Rafael, CA 94913. Bid forms may be obtained from the following locations: Office of the Public Administrator, Public Administrator website or from the seller's agent/broker, Maria Silver/Ken Licht, Coldwell Banker, 511 Sir Francis Drake Boulevard, Greenbrae, CA 94904. (415) 203-3994.

This will be a final sale. **Public Administrator forms must be used.** To obtain forms, call the agent listed above or visit www.marincounty.org. (Click on "Departments", then click on "Department of Finance", Click on Public Administrator (left side column under Divisions) then click on Real Property Sales, then click on "real property bid form" located under "see attached" in blue ink.)

IMPORTANT: All sales of one hundred dollars or more are subject to confirmation by the Superior Court. Bids must be accompanied by a ten percent (10%) deposit, by cashier's check or cash. The balance is to be paid in cash or cashier's check. **THE PUBLIC ADMINISTRATOR SHALL RETAIN THE RIGHT TO REJECT ANY AND/OR ALL BIDS.**