

NORMAN G & SHIRLEY R DREVO TRUST

REAL ESTATE AUCTION

6 Investment Properties • All Selling Separately

Online Bidding available on Hi Bid with no Buyer premium for first 4 Properties

JUNE 25, 2026 • 1:00 P.M.

Auction held at The 1206 Event Space (1206 Main St • Crete, NE)

905 Grove St, Crete



Single Family, online bidding available

3 +1 Bedrooms, 2 Baths, 1,744 sq ft, 2- Stall Garage
Has long-term lease through October, 2027

620 Linden Ave, Crete



Duplex, online bidding available

Unit 1 - Main floor - 2 Bedrooms, 1 Bath, unfinished attic, det garage
Unit 2 - Basm. - 1 Bedroom, 1 Bath, Open Living/Kitchen Space
Common Laundry in Basement for both units

944 Forest Ave, Crete



4-Plex, online bidding available

Unit 1 - Main Floor - 1 Bedroom, 1 Bath
Unit 2 - Main Floor - 2 Bedrooms, 1 ½ Bath, Laundry
Unit 3 - 2nd Level - 1 Bedroom 1 Bath
Unit 4 - 2nd Level - 2 Bedrooms, 2 Baths
Common Laundry in Basement for all 4 units

820 Juniper Ave, Crete



6-Plex, online bidding available

All 6 units are 2 Bedrooms, 1 Bath and have 2 units each in Basement, Main & 2nd Level, plenty of parking, Common Laundry for all 6 units in Basement.

2209 Hawthorne Ave, Crete

Single Family Home
2+1 Bedrooms, 1 Bath, 2 stall garage
Currently Leased through July 2026



TERMS FOR FIRST 5 PROPERTIES: All bidders must be pre-approved for bidding online by contacting Nicky Zalesky at 402-826-0376 or nickyzalesky71@gmail.com and **all online bidders must sign copy of these terms and must have a bank letter for proof of funds or pre-approval letter** submitted to Nicky prior to June 24, 2026, 6pm CST or they will not be allowed to bid.

10% of the purchase price will be collected the day of the auction. Balance in form of a cashier's check is due at closing, on or before July 31, 2026. Final Buyer must sign a contract immediately after the Auction. If final buyer is an Online Bidder, then they must be available to sign electronically immediately after the auction closes, and the 10% down will be required to be wire transferred to Zalesky Realty & Auction no later than Monday June 29, 2026 at 2pm CST. Title Insurance & Closing Fee will be split 50/50 between Buyer and Seller. Loan endorsement will be paid by the Buyer. The Seller will pay all of 2025 Taxes. The 2026 taxes will be prorated to the date of closing. (based on 2025 tax rate and levy) Buyer will have full Landlord Possession on the date of Closing, and all leases will transfer to the new owner, and rents will be prorated to date of closing. These properties are not being sold on loan approval & will be treated as a cash sale. If Buyer is unable to close on or before July 31, 2026 then the 10% down payment will be forfeited. You are Purchasing any of these Properties with all land use regulations and zoning laws of City of Crete, Saline County & State of Nebraska. No warranty, Inspections, Repairs or Treatments implied or paid for by the Seller or Real Estate Firm. Zalesky Realty & Auction LLC is representing the Seller. Any announcements on the day of the auction take precedence over printed material. Information contained herein has been attained from sources deemed reliable, and we have no reason to doubt the accuracy but do not guarantee it.

Server & Software Technical Issues: In the event there are technical difficulties related to the server, software or any other online auction-related technologies, Zalesky Realty & Auction LLC reserves the right to extend bidding, continue the bidding, or close the bidding. NEITHER THE COMPANY PROVIDING THE SOFTWARE NOR ZALESKY REALTY & AUCTION LLC SHALL BE HELD RESPONSIBLE FOR A MISSED BID OR THE FAILURE OF THE SOFTWARE TO FUNCTION PROPERLY FOR ANY REASON. BUYER IS AT THEIR OWN RISK FOR BIDDING ONLINE!

Special Terms Apply to the Sale of this Property – Call for info

**THE ABOVE TERMS ARE SIMILAR BUT THIS ONE WILL HAVE MORE REQUIREMENTS
NO online bidding availability & ALL BIDDERS MUST PRE-REGISTER AND GIVE A DEPOSIT
IN ORDER TO BID ON THIS PROPERTY**

Lots 1, 2, 9, 10, 11, 12, Blk 47 Crete City, & Lot 1 Drevo Addition, Crete City
Real Estate Lots only, the trailers are not included in this Sale



Zalesky Realty & Auction, LLC

Auctioneer: B.J. Zalesky, 402-826-0370

Broker: Nicky Zalesky, 402-826-0376

Agent: Cody Zalesky 402-418-0703

www.zaleskyonline.com