



## WINESBURG AUCTION BUILDING

40'-0" x 60'-0" GARAGE/SHOP TO INCLUDE THE FOLLOWING

- CONSTRUCTION LABOR
- BUILDING PLANS
- FOOTER
- UP TO 5 COURSES 8" BLOCK FOUNDATION
- GARAGE FILL MATERIAL
- DOWN SPOUT DRAINS
- FINAL GRADING OF BUILDING SITE
- 4" CONCRETE FLOOR
- 2 FLOOR DRAINS
- 2X6 @ 16" O.C. WALL CONSTRUCTION
- 1/2" OSB EXTERIOR WALL SHEATHING
- HOUSE WRAP
- 24" O.C. STANDARD TRUSS SYSTEM
- 1/2" OSB ROOF SHEATHING
- SYNTHETIC ROOF FELT
- AG PANEL METAL ROOF (BUYER CHOOSES COLOR)
- RIDGE VENT
- DRIP EDGE
- 2 EXTERIOR DOORS
- 10 INSULATED 36"x48" SLIDING VINYL WINDOWS
- 1 12'-0" WIDE x 8'-0" HIGH INSULATED OVERHEAD GARAGE DOOR w/ WINDOWS
- STONE ON FRONT OF BUILDING TO WINDOWSILL HEIGHT (BUYER CHOOSES STYLE OF STONE)
- METAL SIDING (BUYER CHOOSES COLOR)
- ALUMINUM SOFFIT
- SEAMLESS SPOUTING w/ ALUMINUM DOWNSPOUTS
- 10' CEILING

**\*\*BUILDING PERMITS ARE THE RESPONSIBILITY OF THE BUYER**

\*ABOVE ITEMS ARE BASED ON BUILDING BEING BUILT ON A LEVEL LOT UNDER STANDARD SOIL CONDITIONS. SLOPING LOT, ETC.. MAY ADD ADDITIONAL EXPENSE TO COST OF BUILDING. BUYER IS TO PROVIDE ADDITIONAL FILL DIRT AND TOPSOIL IF NEEDED. BUYER IS TO PROVIDE DRIVEWAY FOR ACCESS TO BUILDING. IF BUILDING SITE IS MORE THAN 30 MILES FROM WINESBURG ANY TRAVEL CHARGES ACCRUED WILL BE THE RESPONSIBILITY OF THE BUYER.