PROBATE COURT OF CUYAHOGA COUNTY, OHIO
ANTHONY J. RUSSO, Presiding Judge
LAURA J. GALLAGHER, Judge

_____, Trustee Case No: _____
PLAINTIFF(S)

v.

_____,
DEFENDANT(S)

APPLICATION FOR ORDER OF PRIVATE SALE
(O.R.C. §2127.32-§2127.33)

Now comes the Plaintiff/Trustee and represents to the Court that the Defendants have been duly served with notice of the proceedings, or have waived notice and consent to the sale of the real estate as described in the Complaint.

The Plaintiff/Trustee further represents:
(Check which is applicable)

☐ that the real property was appraised with a value of $_____, by the appraiser appointed in these proceedings, and requests that the Court approve and confirm the appraisal report.

OR

☐ that the real estate was previously appraised with a value of $_____, and that further appraisal was dispensed with by prior Court Order.

The Plaintiff/Trustee further represents that an offer to purchase the real estate has been obtained; that _____, a willing purchaser, has offered to pay the sum of $_____; that the offer is not less than the appraised value, and that it is in the best interests of the Decedent's estate to authorize this private sale.

The Plaintiff/Trustee further represents that the offer was obtained through the efforts of _____ (a) duly licensed real estate broker(s) seeking to be paid a commission upon consummation of a sale.

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The Plaintiff/Trustee further represents that the bond previously given in the amount of $_____ is

☐ sufficient

☐ insufficient

to protect the proceeds of the sale and that

☐ no additional bond

☐ additional bond

is necessary to be given by the Trustee.

Wherefore, the Plaintiff/Trustee requests that the Court authorize the private sale of the real estate at a price of $_____, a sum not less than the appraised value, and the payment of a customary real estate commission upon consummation of the private sale.

The Plaintiff/Trustee further requests that the Court determine the adequacy of his/her bond.

_____
Attorney for Plaintiff Signature

_____
Typed or Printed Name

_____
Address

_____
City State Zip

_____
Phone Number (include Area Code)

_____
Email Address

Attorney Registration No. _____