



# AUCTION

Russ Kiko Associates Inc. Auctioneers • Richard T. Kiko Agency, Inc. Realtor  
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[www.kikoauctions.com](http://www.kikoauctions.com)



**WEDNESDAY – OCTOBER 29TH, 2014 – 4:30PM**  
**REAL ESTATE SELLS AT 5:30PM**

## **“ONE OWNER” 3 BEDROOM RANCH HOME**

**MINERVA SCHOOLS – LOCATED ACROSS FROM “BROCK PARK” – BUILT IN 1961 – GREAT INVESTMENT OR STARTER HOME – STARK COUNTY – MINERVA VILLAGE**  
**ALSO SELLING: 2003’ CHEVY VENTURE W/91K MILES – FURNITURE – COLLECTIBLES**

**ABSOLUTE AUCTION, ALL SELLS TO THE HIGHEST BIDDERS ON LOCATION:**

**514 EAST ST., MINERVA, OH 44657**

**Directions:** From downtown Minerva at Kishman’s IGA, take East St. north of Rt 30/183 to auction. Watch for KIKO signs.



**LEADING THE AUCTION INDUSTRY SINCE 1945**



**Home Features:** "ONE OWNER" Ranch home situated on 50'x110' lot with rear alley access. Main level having nice country kitchen with dining area, large living room with decorative fireplace, three bedrooms, full bath and hardwood floors throughout. Full divided basement with single car garage, gas furnace, central air, updated 200amp electric breakers and large potential recreational room. Home built in 1961 having approx. 1,040 sq ft and half R/E taxes are \$439.67. Home needs minor updating to your taste, open auction day starting at 12 NOON. Call Jeff Kiko with questions on how to buy.

**Terms on Real Estate:** 15% down auction day, balance due at closing. There will be a 10% buyer premium added to the final bid to determine the purchase price. Any desired inspections must be made prior to bidding. All information contained herein was derived from sources believed to be correct.

**Automobile - Furniture - HH:** 2003' Chevy Venture Van, 4dr, silver, bench seats, 91,692 miles - granite table - dressers - oak flat wall hutch - mah. 2pc bedroom suite - vanity - Victorian dresser - single hospital bed - Roos Chest cedar chest -cherry corner cabinet - sofa - arm chairs - roll top desk - pine dry sink - Christmas décor - sm cast no. 3 mail box - misc tools - runner sled - 1940's Minerva High School annuals - misc antique dishes - kitchen ware - flatware - cast skillets - books - painted dishes - wood bird houses - usual household etc..

**Terms on Chattels:** Cash, Check, Debit card, Visa or MasterCard w/proper ID auction day. 4% buyer's premium on all sales, 4% waived for cash.

**AUCTION BY ORDER OF:** GREGORY L. RUFF  
P.O.A. FOR JERRY L. & CHARLENE E. RUFF

**AUCTIONEER/REALTOR:** JEFF R. KIKO,  
330-206-1079 OR  
JEFFKIKO@KIKOCOMPANY.COM

