



AUCTION

Russ Kiko Associates Inc. Auctioneers • Richard T. Kiko Agency, Inc. Realtor
Canton (330) 455-9357 - Dover (330) 343-7355



www.kikoauctions.com



TUESDAY, OCTOBER 13, 2015 - 5:30 PM

Real Estate Sells First

Large items immediately following, don't be late!

Nedzelski Estate Auction

Home w/Garages – Large Lot

Columbiana County, Salem OH

Perry Twp. – Salem Schools

Also Selling: '06 Honda Goldwing (Low Miles) – J.D. Lawn Tractor

Toro Mower & Misc. – '97 Buick LaSabre

All sells to settle estate on location.

Auto sells at absolute auction to the highest bidder on location.

1224 STEWART RD. SALEM, OH 44460

Directions: From Salem take ST RT 9 (New Garden Rd.), just south of ST RT 45 to Stewart Rd. and east to auction. Watch for KIKO signs.



LEADING THE AUCTION INDUSTRY SINCE 1945

Information is believed to be accurate but not guaranteed.



Real estate features 1,296 sq. ft. raised ranch style home having an oak kitchen with appliances, dining area w/sliders to rear deck and living room. Three bedrooms and full bath complete the main level. Full divided basement, partially finished recreation room that walks out to rear yard. Utility room w/appliances, Bryant furnace and AC units (replaced two years ago). Attached two stall garage. Additional detached two stall garage added most recently, concrete drive. 102' x 413' lot, open at rear for gardening and pet enjoyment. Rural, yet close to town & state routes. Home ready for cosmetic updates, open auction day at 4:00 PM. Come prepared to buy!



TERMS ON REAL ESTATE: 15% down auction day, balance due at closing. A 10% Buyer's premium will be added to the highest bid to establish the purchase price. Any desired inspections must be made prior to bidding. All information contained herein was derived from sources believed to be correct. Information is believed to be accurate but not guaranteed.

ALSO SELLING: 2006 Honda Goldwing GL1800, clean, one owner, only 8,041 miles, loaded! – John Deere L130 automatic lawn tractor – Toro 50" Time Cutter ss5000 mower – pull behind motorcycle trailer (rough) – Acorn Superglide 130 stair lift, never used – wall washing machines – upholstery cleaning machines – cultivator – early child's steel hospital bed.



Also selling at absolute auction to the highest bidder for Theodore M. Nedzelski, 1997 Buick LaSabre, 40,962 miles.

TERMS ON CHATTELS: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or MasterCard accepted. 4% buyer's premium on all sales, 4% waived for cash or check. Information is believed to be accurate but not guaranteed.



AUCTION BY ORDER OF: Theodore M. Nedzelski, Executor of the Anne E. Nedzelski Estate, Columbiana County Case #2015ES00054

AUCTIONEER/REALTOR:
Anna C. Van Dyke, anna@kikocompany.com

