



AUCTION

LEADING THE INDUSTRY SINCE 1945

THURSDAY – APRIL 28, 2016 – 4:15 PM
REAL ESTATE SELLS AT 5:30 PM

Fox Family & Robert B. Fox Estate

UNIQUE ONE OWNER THREE BEDROOM RANCH HOME

2 Car Attached Garage – Inground Swimming Pool & Pool House – (6) Car Detached
Garage – Concrete Drive – Stark County – NE Massillon

Also Selling: One Owner Vehicles – 2004 Cadillac – 1977 Lincoln – Furniture –
Household - Collectibles

ABSOLUTE AUCTION, All sells to highest bidder(s) on location:

242 GAIL AVE NE MASSILLON, OHIO 44646

Directions: Take Rt 21 north of US Rt 30 to Rt 236 (Lake Ave NE) and east to Keuper Blvd NE & north to Gail and west to address.
Watch for KIKO signs...



Information is believed to be accurate but not guaranteed.



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Real Estate: Unique ranch home with applianced eat in kitchen, formal dining room w/ blt in shelves & window seat, formal living room w/ wood burning fireplace, family/den with access to basement and enclosed rear patio, main suite with private bath, and powder room, his/her closets, access to private patio. Two additional bedrooms, and additional full bath. Two hall linen closets, office area. Full basement under main home with laundry room with washer/dryer, sink, cabinetry, 1/2 bath with shower, bar area, kitchenette with range & restaurant booth, attached rear patio with skylight. Pool house w/ dble vanity 1/2 bath, loads of closet space w/ direct access to fenced in ground pool. Two FA gas furnaces and 2 AC units, 2 car attached garage w/ attic storage & closet space, hot/cold water – concrete driveway – Approx. 30 X 40 block & brick construction (6 car) w/ reznor gas heat – city utilities.

TERMS ON REAL ESTATE: 10% down auction day, balance due at closing. Buyer's premium of 10% to be added to the final 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.



Sells on location, to settle the estate: Autos: one owner 2004 Cadillac Deville 4 dr, leather, loaded, V-8 Northstar, 15,000 actual miles – One owner 1977 Lincoln Continental Mark V 2 dr, leather, loaded, 460 eng, auto, 44,800 act miles

Furniture – Household – Collectibles – Piano: Two lift beds – French Provincial furniture – Mah DR table – wrought iron settee sev benches, chairs, tables – sev concrete planters – concrete statues – Decorative water fountain – golf clubs – decanters – glassware – costume jewelry – ann. Clock – radios – TV – flatware – towels – bedding – microwave – stemware – modern leaded glass lamps – cable – Nelson Piano – Christmas décor – lady hd vase – Fenton basket – blanket chest – (5) fur coats – leather jacket – dinette table – dishes – pots – pans – sm kitchen appliances – assorted HHld goods



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

AUCTIONEER/REALTOR:

Randall L. Kiko, ext 158, 330-831-0174

REAL ESTATE AUCTION BY ORDER OF:

Robert B Fox Children

PERSONAL PROPERTY AUCTION BY ORDER OF:

Marla Ann Fox Ratzer & Craig Robert Fox, Co-Executors for Robert B. Fox Estate. Stark Co. Case #225628



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