



AUCTION

LEADING THE INDUSTRY SINCE 1945

SATURDAY – OCTOBER 8, 2016 – 10:30 AM
REAL ESTATE SELLS AT 11:00 AM

69+-Acre Horse Farm Or Hobby Farm

OFFERED IN 7 PARCELS – 4-BEDROOM RANCH HOME

Harrisville Twp. – Medina County, OH

Kubota Tractor – Horse Tack – Equipment

36' x 120' Pole Barn Stable W/ 16 Stalls - 42' x 68' Pole Barn Clear Span W/ 4 Stalls

2 Large Pastures – 2 Paddocks

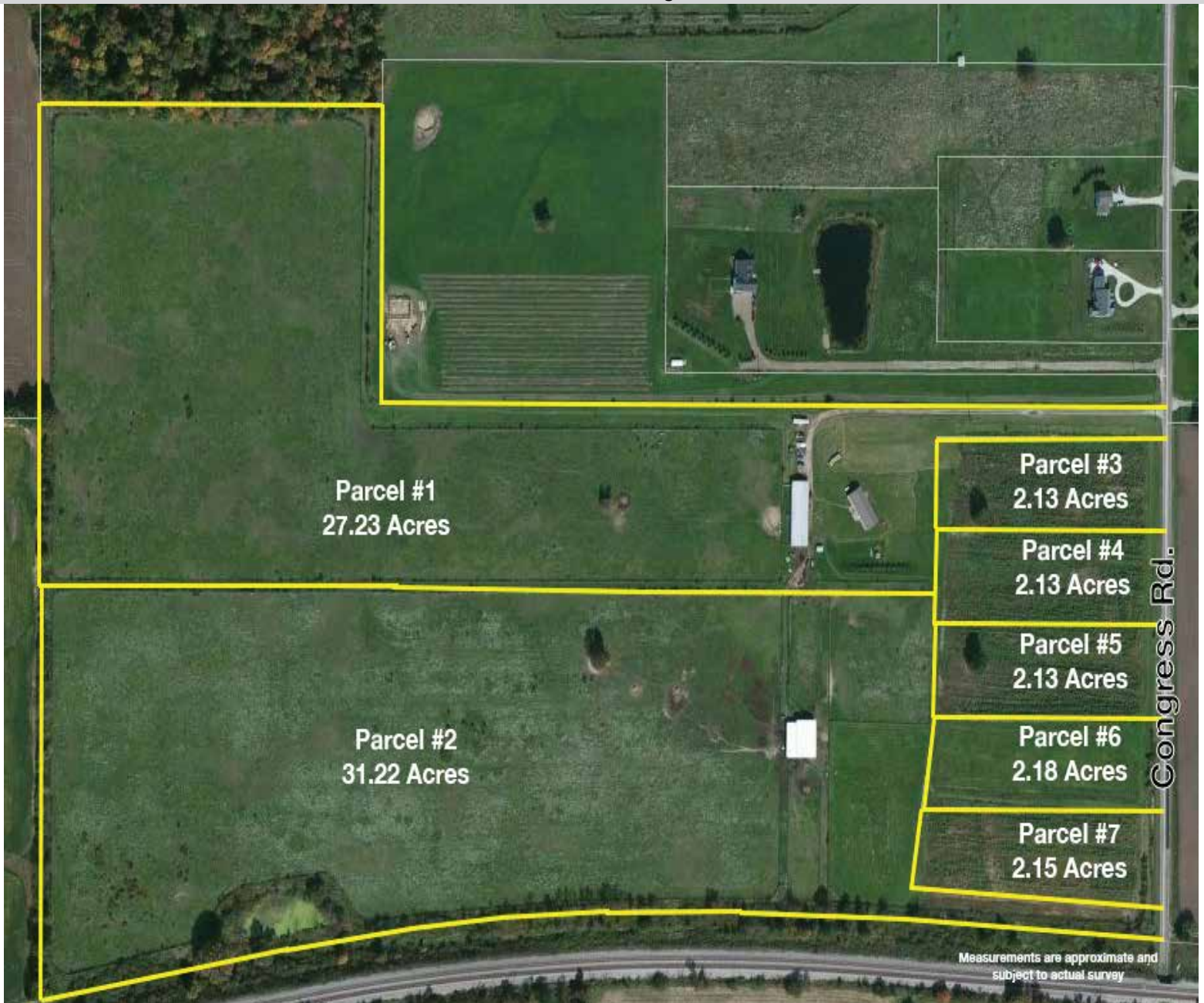
Adaptable To Any Use

Owners downsizing. Absolute auction, all sells to the highest bidders on location:

8884 CONGRESS RD., LODI, OH 44254

Directions: Located 2 miles west of Lodi. Take US RT 224 just west of SR 42 to Congress Rd. then north to auction.

Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



330.455.9357 • kikoauctions.com



Real estate features 69+ acres tillable and pasture land. Buildings sit nicely back from the road. Improvements include vinyl-sided ranch home with 4 bedrooms, 2,300 sq. ft., master suite w/ master bath and walk-in closet, additional full bath, open floor plan w/ large living room, oak kitchen and dining room, and laundry room. Home has county water & septic system. LP gas heat with central air.

Outbuildings include 36' x 120' stable barn with 16 stalls and center aisle with doors on each side, well water, electric, and tack room. Also 42' x 68' pole barn with high ceilings, 4 stud stalls, open clear span, lean-to addition (20' x 63'), adaptable to any use, water, and electric. Two horse paddocks, center aisle runs, and 2 large pastures/tillable ground. Open ground out front with nice road frontage. Cloverleaf Schools

Offered in parcels & as entirety, selling whichever way brings the most.

PROPERTY DIVIDED AS FOLLOWS:

PARCEL #1: 27.23 acres with ranch home and 36' x 120' stable barn mentioned above, hideaway setting.

PARCEL #2: 31.22 acres open & tillable land, 42' x 68' pole barn, pasture & tillable land.

PARCEL #3-#7: Ranging from 2.13 to 2.18 acres each. All are nice parcels. Bid on one or take multiple parcels.

NOTE: Call George Kiko 330-418-1095 for help with financing.

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.

TRACTOR – EQUIPMENT: Kubota BX220 loader tractor, diesel 4x4 3pt. – Sitrex 6' 3pt. finish mower – IH 470 square baler – NI 323 2-row corn picker – 3pt. cone spreader – 3pt. cultivator – Manure spreader – Hog trailer – JD 334 2-row corn lead – Round bale ring – 20 round bales (1st crop 2016) – 4 saddles – 8 blankets - Bridles – Helmets – Hay bags – Fly masks – sewing machine – Roll-top desk – Etc.

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: Alyce Searcey, Et al

AUCTIONEER/REALTOR: George Kiko,
330-418-1095 or george@kikocompany.com



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