



AUCTION

LEADING THE INDUSTRY SINCE 1945

**TUESDAY – APRIL 4, 2017 – 12:00 PM
REAL ESTATE SELLS FIRST**

RICHARD D. HOSTETLER ESTATE

Three-Bedroom Ranch With 24x40 Shop On 3/4 Acres

Wayne Co. – Sugar Creek Twp. – Dalton LSD
Also Selling: Auto – Tools – Household Items

All sells to settle the estate on location:

14835 E. LINCOLN WAY, DALTON, OH 44618

Directions: From RT 30 at Dalton, OH head west 1.4 miles to auction. Watch for KIKO signs.



REAL ESTATE: Three-bedroom ranch home with approx. 1,056 sq. ft. of living space and two-car attached garage. Breezeway entry. Kitchen features an electric stove, refrigerator, dinette area with built-in shelves, and plenty of cabinet space. Spacious living room with hardwood floors and plenty of natural light. Hallway leads to three bedrooms with hardwood floors and full bath (tub/shower recently updated with bath fitter). Full basement with laundry, wood burner, and shower. Home has a security system, 90% efficiency gas furnace and central air. 24x40 shop building perfect for storage or business. RT 30 exposure ideal for home business, no zoning! Half year taxes are \$457.57. Parcel #47-01047.000.

NOTE: Home will be open for viewing two hours prior to bidding. Watch for off-site parking signs on auction day.

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, which goes to the seller. 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.

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330.455.9357 • kikoauctions.com





KIKO AUCTIONEERS

2722 Fulton Dr. NW, Canton, OH 44718

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Members – State and National Auctioneers Association



AUTO – TOOLS: 1998 Dodge Dakota Sport, long bed, ext. cab, V6, 2WD, 86,247 miles – Delta table saw – Lincoln AC 225-amp welder – Heavy vise – Double-shaft grinder – Tabletop dill press – 50 lb. anvil – Pipe bender – Craftsman metal band saw – Antique square metal oil tank with hand pump – Hahn snow blower – Toro lawn tractor, 12HP – Portable air compressor – 38” pull-type lawn sweeper – Mantis tiller – Echo gas leaf blower – Snapper 5HP SP lawn mower with bagger – Machinist box and tools – Floor jacks – Jack stand – Section of metal lockers – Gas push mower – Stihl MS210C chainsaw – Wooden extension ladder – Gas weed eater – Power hand tools – Misc. lumber yard tools – Dolly – Misc. tools/hardware.

HOUSEHOLD: Retro dining table with 4 chairs – (2) recliners – Upholstered couch – (4) wood end tables – Wood/wicker rocker – Upholstered rocker – (2) matching lamps – Faux electric fireplace – TV and stand – Early roll-top desk – (2) cedar chests – Full bedroom suite – Thomasville china cupboard – Horse collar mirror – Night stand with drawer – Kitchenware – Dresser with mirror – Zig-zag Morse sewing machine – Usual household items.

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: Attorney Roland Kauffman Executor of the Richard D. Hostetler Estate, Wayne County Probate Case #2017 PB-E 000119

AUCTIONEER/REALTOR: Peter Kiko, 330-705-5996 or peter@kikocompany.com

REALTOR: Kristen Kiko Yard, 330-234-7110, kristen@kikocompany.com



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