



AUCTION

LEADING THE INDUSTRY SINCE 1945

Saturday – May 13, 2017 – 10:00 AM

Real Estate Sells At 10:30 AM

William R. Goebeler Farm & Estate

AUCTION #1 – 62.5 ACRE FARM OFFERED SEPARATE & TOGETHER WITH FREE GAS

AUCTION #2 – TWO-ADJOINING 3 ACRE BUILDING TRACTS

Harrison Twp. – Carroll Co. – Carrollton Schools

Two MF Tractors – Small Equip. – Tools – Household – Guns – Horse Harness Stock – Arrow Heads – Etc.

Selling for the family of the late William Goebeler. Real estate sells at absolute auction, all sells to the highest bidder on location. Personal property sells to settle the estate on location:

90 Spring Rd. NW, Minerva, OH 44657

Directions: Take Rt. 43 south of Rt. 183 or north of Carrollton to Arrow Rd. and east to Spring Rd. and east to farm – or – Arrow Rd. south of Minerva to Spring Rd. Watch for KIKO signs.



Auction #1 – 62.5 acres offered in two parcels and unit, selling the way it brings the most. Approx. 1/3 tillable balance pasture and woods plus small lake. Frontage on Spring and Lunar Rds. Improvements include 1,360 sq. ft. ranch home with walkout basement. New vinyl siding, windows, doors, plus new bath in past year. 3 bedrooms – 1 1/2 baths – cherry applianced kitchen with skylight, formal living room with briar stone wood burning fireplace and solid cherry paneling and beam ceiling. Family room with gas fireplace with knotty pine cathedral ceiling and picture window. Walkout basement with laundry, Maytag washer/dryer. FA gas furnace with new central air plus oil backup. Free gas. 2 drilled wells and septic. New covered porch with Trex decking plus 2nd concrete porch. Very nice home. 60 x 80 pole barn with water, electric, grainry, and loft – adaptable to any type livestock. 30 X 40 pole barn with 2 rollup and sliding doors with electric. Wooden crib – 7 strand high tensile fencing – beautiful lake and developed spring. Postcard setting. Divided as followed:



Auction #1A – Approx. 21 acres with all buildings mentioned above plus lake – corner tract – nearly all fenced – you'll love this one. Clinton gas well and free gas transfer.



Auction #1B – 41.5 acres – open and wooded land – rolling and scenic plus mostly fenced – Ideal hilltop building site. Hunting and pasture land – some tillable – lots of frontage. Spring development. Here is a dandy.

Information is believed to be accurate but not guaranteed.



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Auction #2A – 3 acres – frontage on 2 roads Lunar & Ruby Rds.

Auction #2B – 2.99 acres – frontage on 2 roads Sold choice, take one or both. Lays nice – part wooded.

Maps at site or visit us on the web. Buildings shown by appointment. Gas & oil mineral rights do not transfer.

TERMS ON REAL ESTATE: 10% 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.



Auctioneer/Realtor:

Russell T. (Rusty) Kiko, Jr., C.A.I., ext 115, 330-495-0923 and Ryan M. Kiko, 330-831-8565

Auction By Order Of:

Natalie Conrad executor of William Goebeler Estate and family members.

Tractors – Equipment – Horse Harness – Antique Box

Wagon – Surry – Etc.: 1966 MF 135, 2935 hrs., 3 pt., hyd., nice - one-owner restored MF 35, 3 pt., live HUD, both real nice - chains – 3 pt. back blade – MF 2B 3 pt. plow – 3 pt. slip scoop – Woods 3 pt. 5' brush hog – NI 3 beater 4 wheel GD manure spreader, rebuilt, nice – antique box wagon with large wooden spoke wheels and wagon seat – horse drawn 3 seat surrey – fore cart – horse stock – sulky cart – 3 sets of leather harness, 1 is new with chrome trim – pr. 26" new collars – large western saddle (16 plus) - pony saddle – horse tack – ivory harness dressing – tack – horse blanket for Belgium – Billy Goat Gruff transport cage

Tools – Scales – Lawn Tractor – Etc.: Craftsman 22 HP lawn tractor – Troybilt tiller – anvil – 2 vises – bench grinder – RR jack – screw jacks – log chains – battery charger – toolboxes – Craftsman tools – power tools – small log tongs – incubator – platform scales – corn sheller – 4" hammer mill with screens – wagon – alum boat – 10' feeder – lawn trailer – loads feed pails – 2 wooden feed carts – stock tank – 5 sec concrete H bunks – 2 wheel trailer – wheelbarrow – bale buster – wood bobsled – wood ladder – power cords – air comp. – loads farm hardware – Hotline post – large pile hardwood logs in pasture

Guns – Arrowheads – Furniture – Household: Stevens Favorite 22 long rifle – High Standard model B 22 semi auto pistol – Remington Target master #510 22 rifle – Winchester model 77 22 rifle – Stevens 16 ga. single shot model 107B – large frame of 85 arrowheads and amulet – Kalamazoo cook stove – large stain glass wood door – oak Singer sewing machine – 2 gentleman oak rockers – maple table with 6 chairs – gun cabinet – (2) 4 dr file cabinets – wood cupboards – porcelain cabinet – lots of canning jars – 3 Waterfalls bedroom suites – Cuckoo clocks – wagon wheel coffee table – barrel table – hats – pots – pans – horse collectibles – books – Christmas décor – uph. furniture – usual household items.

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.



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