



# AUCTION

LEADING THE INDUSTRY SINCE 1945

Tuesday – May 23, 2017 – 5:00 PM  
Real Estate Sells At 5:30 PM

## Clean Three-Bedroom Home On 3 Lots

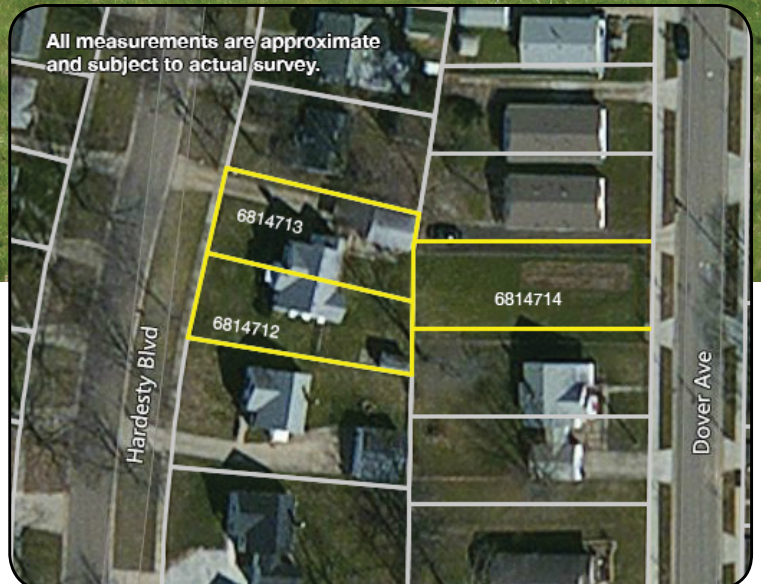
DETACHED GARAGE – LARGE BACKYARD – WITH UPDATES  
SUMMIT COUNTY – AKRON CITY SCHOOLS

Also Selling: Quality Tools – Lawn Equip – Furniture - Misc

Owners inherited property, Absolute Auction, all sells to the highest bidders on location:

**1101 Hardesty Blvd., Akron, OH 44320**

Directions: Take I-77 north to exit 130 (toward Vernon Odom Blvd.), stay straight onto Diagonal Rd. approx. 1/2 mile to Hardesty Blvd. and left to auction.



All measurements are approximate and subject to actual survey.

Information is believed to be accurate but not guaranteed.



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**Real Estate Features:** Family owned since 1961. Quality bungalow-style home situated on three lots. Main level having kitchen with dining area, formal dining room, living room w/ fireplace, two bedrooms with hardwood floors and full bath. Second level has large third bedroom with full bath, office area and loads of in-wall storage. Full divided basement with wood-paneled recreational room, utility area, breaker electric and updated Trane XL90 gas furnace/Trane XR11 air conditioner. Home has updated shingles, vinyl siding and some replacement windows. Detached 1.5-car garage, cement driveway, large fenced-in backyard and storage shed. Home was built in 1950 having approx. 1,231 sq. ft. Three parcels include: #6814713 - #6814714 - #6814712. Home will be open auction day starting at 12 noon for inspections. Call Jeff Kiko with any questions.

**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.

**Equipment – Tools:** Ariens 2.7hp snow blower – Stihl FS85 weed trimmer – Lawnboy Gold Series push mower – Ariens 13hp riding mower w/ grass bagger – Troybilt Pony rototiller – Stihl MM55 mini tiller – Stihl SE61 shop vac – Brut sheet metal brake, 20ga. max, mod#836 – acetylene torch set – Porter Cable 696 shaper table – Delta 10" miter saw – 6" jointer – older Delta drill press – 2hp air compressor – Matco 76 pc. tap/die set – 2 lg. Milwaukee grinders – pneumatic tools – Budget ¼ ton chain hoist – Kennedy machinist toolbox – Fein sander – Bosch 10.8V cordless angle drill – Milwaukee "Hatchet" 18V sawzall – Rotozip spiral saw – Milwaukee 14V drill – Rigid piping tools – router – Bostitch Coil nailer – Uniset fastener – staple guns – Little Giant multi ladder – loads of hand tools – Snap-On toolbox – appliance dolly – loads of hardware – oils – sheet metal tools – lg vise on stand – pipe vise stand – lg dbl grinder on stand – sockets – 6 pipe clamps – yard tools – walk behind cultivator – tomato stakes – etc.

**Furniture – Collectibles:** "Herman Miller" vintage fiberglass chairs (6) with table – living room furniture – end table set – dining room table with hutch – 5 pc. full bedroom suite – wood rocker – 3 dressers – full bed – file cabinets – metal desk – Whirlpool upright freezer – Hobart table top meat grinder, mod#4612, ¼ hp – Uniworld sausage stuffer – single locker – chairs – brass décor – misc glassware – sewing machine – lamps – décor – sweepers – old luggage – usual kitchen misc – corning ware – lg stainless pot – misc.

**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:** Joan & Rodney Dudley and Thomasine Kelly

**Auctioneers/Realtors:** Jeff R. Kiko, 330-206-1079 or jeffkiko@kikocompany.com and John D. Kiko, AARE, CAI, ext. 122



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