



AUCTION

LEADING THE INDUSTRY SINCE 1945

Monday – August 14, 2017 – 4:30 PM
Real Estate Sells At 5:30 PM

13+ Acres – Two Tracts

Sale #1 – 9+-Acre Century Brick Home – 5,000+-Sq.-Ft. Pole Building – Mostly Tillable

Sale #2 – 4.2 Acres Land – All Tillable

Fairfield Twp. – Columbiana Co. – Gas & Oil Rights Transfer

NH Skid Loader – Tools – Furniture - Household

Owner downsizing, moving out of the area. **ABSOLUTE AUCTION**, All sells to highest bidder(s) on location:

3916 St. Rt. 164, Leetonia, OH 44431

Directions: Take SR 164 north of Lisbon or south of Columbiana to corner of St. Rt. 164 & 558. Watch for KIKO signs.



Sale #1 – 9+ Acres – Corner tract – mostly tillable, 1,880-sq.-ft. century plus brick two bath, 3 bedrooms, kitchen with hardwood floors, dining room with hardwood floor, family room, finished porch across front. Main floor bath, laundry & mudroom. Three bedrooms and bath up. Updated windows, dry-proof basement, lifetime shingle roof, 200-amp breaker, attached concrete car port/patio, well/septic, 5,000+-sq.-ft. pole building – metal roof & siding. Main section workshop & storage with 2 side additions, one with 3 horse stalls, tack room, etc. Other additional storage, fenced pasture, 6 acres tillable – drive to both roads. Outdoor Heat Mor wood furnace.

Sale #2 – Adjoining 4.2-acre land parcel – lays nice. All tillable.

Gas and oil mineral rights transfer with both tracts. Buildings shown by appointment. Good road exposure. Nice setting.

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.

Information is believed to be accurate but not guaranteed.



330.455.9357 • kikoauctions.com





NH Skid Loader – Tool – Sandstone: NH 555D skid loader with ext. hyd. - QT set pallet forks - QT Mighty Bight – Honda 6500 watt. port. generator – 5’ pull type brush hog – 12V, 25 gal. sprayer – 100 gal. poly tank – 10 pallets sandstone – approx. 10 pipe gates – gas horizontal air compressor – pile firewood – Trac Vac with trailer – toolbox – buzz saw – barn beams – GN trailer hitch – Troybilt WB string trimmer – receiver – drill – small table saw – sodium lights – log chains – farm hardware – 50 wood fence post – few RR ties – 4’ port. barn fan

Appliances – Household: 50” Vizio flat screen TV – nice LG front-load auto washer – front-load elec. dryer – commercial upright freezer – leather dou. recliner – leather recliner – red & blue Longaberger dishes - patio furniture – Waterfall vanity & dresser – few quilts – DR table & chairs – kitchen table – household items – vinyl records – antique outhouse – wood pulleys – shoe lathe – garden tools – wheelbarrow – loads general misc. 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.

Auctioneer/Realtor:

Russell T. (Rusty) Kiko, Jr., C.A.I., ext 115, 330-495-0923 and Rudy W. Kiko, 330-540-2416

Auction By Order Of:

Scott & Jan Schaefer



330.455.9357 • kikoauctions.com

