



AUCTION

LEADING THE INDUSTRY SINCE 1945

**SATURDAY – NOVEMBER 18, 2017 – 10:30 AM
REAL ESTATE SELLS FIRST!**

36-Acre Hobby/Livestock Farm

TRACTORS – EQUIPMENT – CATTLE – HOUSEHOLD

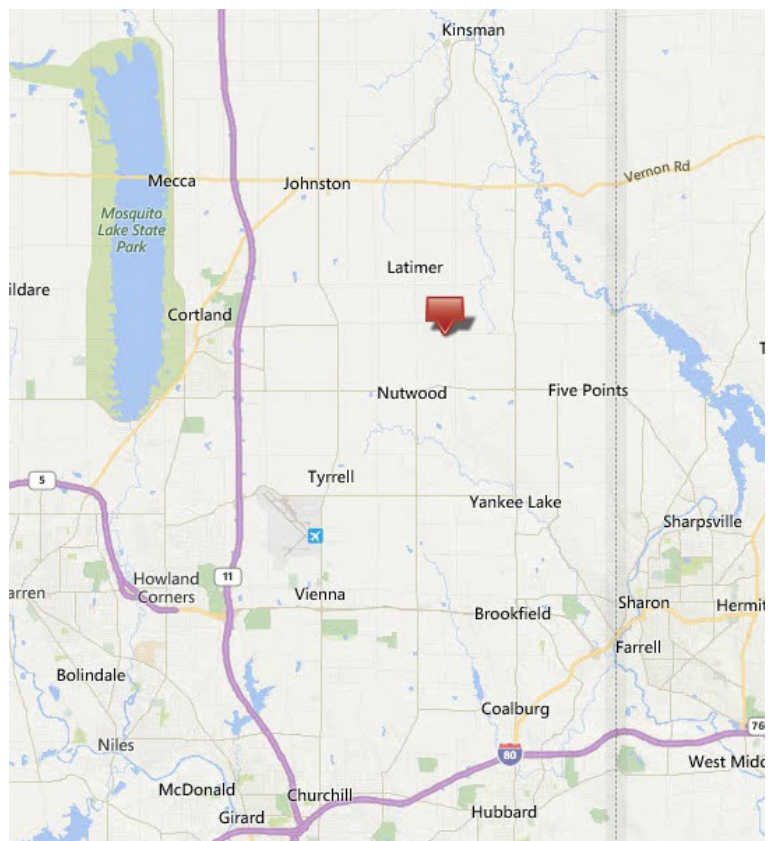
Hartford Twp. – Trumbull Co., OH

Sellers relocating out of state. Absolute auction, all sells to the highest bidders on location:

4069 BUSHNELL CAMPBELL RD., FOWLER, OH 44418

Directions: Northeast of Warren take RT 305 east of RT 11 and west of RT 7 to Bushnell Campbell Rd. and north to auction.

Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



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REAL ESTATE: Nice hobby/livestock farm. Features a spacious home w/ 2,165 sq. ft. of living area. Covered front porch, large living room, dining room w/ bay window, study or den, and kitchen w/ pantry, hardwood floor and breakfast nook. First-floor full bath w/ updated tile, walk-in shower, tub, granite countertop, and custom cabinets. First-floor bedroom w/ walk-in closet. Second floor has small sunroom, 2 bedrooms w/ walk-in closets, sewing room, craft room w/ sink, and bath w/ shower. Full basement. Oil FA heat and central air. CAUV taxes are \$1,064.28 per half year. 50' x 40' bank barn. Mostly open and fenced pastures suitable to most all livestock. Seasonal stream and pond. Approx. 600+ feet frontage on Bushnell Campbell Rd.



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.



TRUCKS: 1995 Dodge 2500 Magnum V 10 w/ alum. flatbed toolbox and 5th wheel setup, 67,204 mi., salt-free truck – 1999 Dodge single cab 3/4 ton, 4x4, 8' bed, Cummins diesel, approx. 180,000 mi.

TRACTORS – EQUIPMENT – STRAW: Massey Ferguson 2615 2WD diesel tractor, ROPS & sunroof, 13.6x28 rear rubber, 942 hrs. – Long 300 DTC 4x4 w/ front loader, ROPS, 2,651 hrs. – Kawasaki 4WD RTV, 1,724 hrs. – AGCO New Idea 4210 tedder – New Holland 258 roll bar rake – NH 283 baler hay liner – Bale forks & spear – 3pt 6' blade – AC 4-bottom plow – 10' disc – Gravity wagon – Flatbed hay wagons – Bale ring – PolyTuff calf creep feeder – 3pt post driver, rear mount – 3pt (approx. 500#) spreader – Simplicity riding mower – Scrap iron – Misc. pipe gates – Air compressor – High-tensile fencing items – Some vinyl fencing – 200 bales straw – Etc.



CATTLE: 16 head Murray Gray cows and this year's calves.

HOUSEHOLD: Early wicker planter – Linens & doilies – Dolls, furniture, & toys – Child's rocker – Wicker wardrobe, end stands & mirror – Slant-top secretary w/ bookcase top – VHS tapes & player – Coffee grinder – Children's games & puzzles – Trunks – Vic. rocker – Treadle sewing machine – Camel saddle – Refrigerator – Small bookcases – Sewing chest – Sectional sofa – Office desk – Recliner – Maple dinette table & chairs – Dining room suite w/ dining table, chairs, china, & server – Microwave – Misc. kitchen items – Glass-door gun cabinet – Jewelry box – Bikes – Jenny Lind bed – Aussie horse saddle, 16" seat – Dep. vanity w/ mirror – Gooseneck rocker – Port. massage table – Chest of drawers – Etc.



TERMS ON CHATELS: 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: Jonathan L. & Louise Sheridan

AUCTIONEER/REALTOR:
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