



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**Tuesday – April 3, 2018 – 5:00 PM**  
**Real Estate Sells At 5:30 PM**

## Investment Opportunity

**PARCEL #1: Large Split-Level Home – Needs Updates – 2-Car Garage  
Corner Lot – Jackson Twp. – Jackson Schools**

**PARCEL #2: Two Adjoining Building Lots Sell Together  
Jackson Twp. – Stark Co., OH – Jackson Schools**

**ALSO SELLING: Antiques – '08 Dodge Dakota – Furniture – Pinball Machine**

Owner downsizing, **ABSOLUTE AUCTION**, all sells to the highest bidder(s) on location:

**6029 Chermont St. NW, Canton, OH 44718**

**Directions:** From Portage St., take Lake O'Springs Ave. south to Chermont St. and west to address. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



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## Home & Land Offered In 2 Parcels

**PARCEL #1:** Well-built split-level home built in 1969 with approx. 1,872 sq. ft. 2-car attached garage. Lower level family room w/ fireplace, shower bath & mudroom. Basement w/ updated gas furnace & central air. Laundry. 3 bedrooms upstairs w/ updated full bath. Front living room, large kitchen w/ dining area. Nice rear patio. Taxes \$1,058.48 per half year homestead. New softener 2016. New windows approx. 6 years.

**PARCEL #2:** Comprises two vacant adjoining lots w/ frontage along Ravenwood Ave. Lays real nice. Taxes \$206.62 per half year. Utilities at the street. Utility barn transfers with property. Jackson Local Schools.

**NOTE:** Parcels will be offered separate, then together, selling whichever way brings the most.

**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.

**TRUCK:** Sells immediately after real estate. 2008 Dodge Dakota SLT, 150K miles.

**FURNITURE - ANTIQUES:** Bakers rack - modern bookcase - washstand - sofa & chair - rocker - bookcases - shelving - coffee table - Maisie pinball machine - printer drawer - miniatures - Roy Rogers guitar - push/pull games - picture puzzles - Lionel train Christmas houses - mantle clock - jackpot games - Tom Thumb cash register - books - concert ticket stubs - autographed items - AMI jukebox - wall phone - Superior dairy clock - cookware - elec. appliances - records - scales - tins - key display - German folding travel bicycle - children's bicycles - mulching mower - etc.

**NOTE:** Basement is full. Anything may turn up! Lunch stand available.

**TERMS ON CHATELS:** 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.

**AUCTION BY ORDER OF:** Nick Popa



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