



AUCTION

LEADING THE INDUSTRY SINCE 1945

Saturday – October 27, 2018 – 12:00 PM

Real Estate Sells at 12:30 PM

**PARCELS #1-#7 - 60.66 ACRES WITH TWO-STORY CENTURY HOME – GRAIN BIN - BANK BARN – THREE-CAR GARAGE PLUS LAKE & PAVILION – OFFERED IN PARCELS – ROOTSTOWN TWP. & SCHOOLS – PORTAGE CO.
PARCEL #8 – 13 ACRES OF TIMBER LAND**

Also Selling: Antiques – Furniture – Tractor - Farm Related Items

Absolute auction, all sells to the highest bidders on location:

2952 JOHNNYCAKE RD., ROOTSTOWN, OH 44272

Directions: Rt. 44 north of Randolph or south of Rootstown to Hartville Rd. Southwest to Old Forge Rd. right to Johnnycake Rd.

Watch for KIKO signs.



60.66 acres offered in 7 parcels and as unit, selling the way it brings the most.

Parcel #1 – Approx. 5.7 acres with home, garage & barn – Free gas to home – main level features country kitchen with dining area, living room and family room with fireplace & French doors to rear deck – first-floor handicap accessible bathroom – 4 bedrooms and full bath on 2nd level – partial dry-proof basement with shower bath plus laundry, rec room & kitchenette – FA high-efficiency gas furnace & CA and alum. siding – mostly hardwood floors – 36 X 40 6-car garage with concrete floor, vinyl siding and auto openers, built in 1979. 60 X 35 bank barn with original wood siding – approx. 5,000 bu. grain bin – lovely setting.



Parcel #2 – Approx. 13.1 acres with frontage on Old Forge Rd. Nice 1-acre lake and 32 X 16 picnic shelter. You'll like this one.

Parcel #3 through #7 – Frontage on Johnnycake Rd. ranging from 7.6 to 10.8 acres – gently rolling cropland and pasture & woods.

Parcel #8 – Sold separate – mostly all wooded with some nice marketable timber – gently rolling and secluded – recorded deeded access for ingress and egress off of Old Forge Rd.



Note: Buildings shown by appointment or open 2 hours before the sale. Mineral rights transfer. Maps at site

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.

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Furniture – Antiques – Household: Oak round pedestal table with 4 ladder-back chairs – 3 oak chairs – oak 1-pc. flatware cupboard – mahogany butterfly drop-leaf stand – 3 white painted storage cabinets – massage table – mirrored wardrobe – queen bed – leather sleeper sofa – mahogany spinet desk – misc. glass – blue and white granite pitcher – 3 BB guns – mixer – card file – 2 dolls – vacuum – Christmas décor – bowl and pitcher with matching bucket – upright heater – 2 hospital beds – Hoyer hospital lift – other misc. household items – large Flex flyer sled

Tractor – Tools – Etc.: Farmall Super “M” - Snapper SPX 22-hp lawn tractor with deck – EZ-Go Workhorse golf cart with manual dump – 3 pt. Woods RM306 finish mower – NH 273 baler with super sweep – Tuffy walk-behind tiller – lawn cart – 12V lawn sprayer – old Massey 150, 3 pt., gas, not running – old Simplicity 12.5 HP as is – Sunoco gas pump – step ladders – hedge trimmer – blower – car covers – pedal sharpening grindstone – 300-gal. fuel tank on skids – old car parts, radiators, transmissions – hand tools – pedestal fan – shop press – old wiper blade display – 2” lumber – cow pincher – “We give cash back” old sign – picnic table – cast-iron seat – old wood barrel – old garden planter – farm hardware – small mortar mixer – old vise – milk cans – 2 X 4 roll of wire – iron & scrap - 3 pt. 5’ brush hog – old 4R Allis Chalmers planter, rough – old manual tire changer

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
Realtor: Stephanie L. Kandel, ext 116, 330-705-9880

Auction By Order Of: Marjanna Craig, Trustee.



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