



AUCTION

LEADING THE INDUSTRY SINCE 1945

SATURDAY – MAY 25, 2019 – 10:00 AM
REAL ESTATE SELLS AT 10:30 AM

Blair Family Auction

Auction #1 Lindor Cedar Home Built In 2001 On 3.3 Acres – Free Gas

Auction #2: 46.8-Acre Farm With Handyman Home

Barns – Indoor Arena – Cell Tower Lease

Offered In Parcels & As Entirety

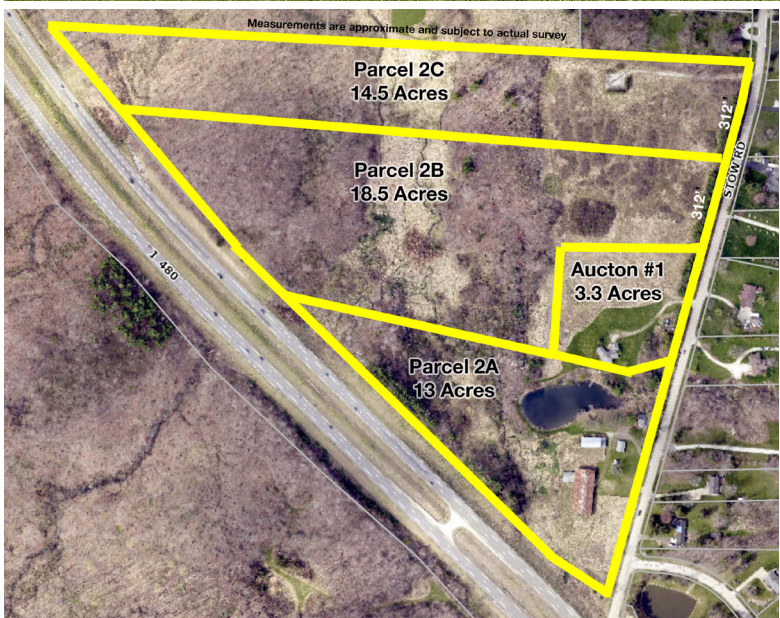
Twinsburg Twp. – Summit Co., OH – Twinsburg CSD

Also Selling: Furniture – Antiques

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

8124 & 8174 STOW RD., HUDSON, OH 44236

Directions: Take SR 91 north of Hudson or south of Twinsburg to Old Mill Rd., then go east to Stow Rd. and south to auction.
Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



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KIKO AUCTIONEERS

2722 Fulton Dr. NW, Canton, OH 44718
kikoauctions.com

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BLAIR FAMILY AUCTION

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Members – State and National Auctioneers Association



AUCTION #1 – 8174 STOW RD.: Features a Lindor cedar-sided ranch home built in 2001 situated on 3.3. acres. 1 owner. Open kitchen & living room w/ large windows overlooking pond. 2 bedrooms & 2 full baths. Finished walkout basement w/ 1 bedroom & plumbed for bath. Attached 2-car garage. 2'x6' framing, concrete poured foundation, Geothermal heat & AC. All mineral rights owned by seller shall transfer. Free gas from well.

AUCTION #2 – 8124 STOW RD.: Features approx. 46.8 acres total. Improvements include an original 2-story farmhouse. Main floor has a country kitchen, dining room w/ wood floors, large family room w/ picture windows, 2 bedrooms w/ wood floors, & full bath. Second story has 3 bedrooms & a full bath. Updated breaker electric service & gas forced hot water heat. Detached 3-car garage. 60'x20' indoor horse arena w/ 8 horse stalls & office/lounge. Original bank barn w/ steel roof & horse stalls. Small pond. Land is open by pond & wooded to rear w/ marshland. All mineral rights owned by seller shall transfer. Free gas.

FARM OFFERED IN PARCELS AS FOLLOWS AND AS AN ENTIRETY:

PARCEL 2A: Approx. 13 acres w/ home, barns, pond.

PARCEL 2B: Approx. 18.5 acres vacant land. Open in front & wooded to rear. Approx. 312' frontage on Stow Rd. Adjoins auction #1. Perk test completed.

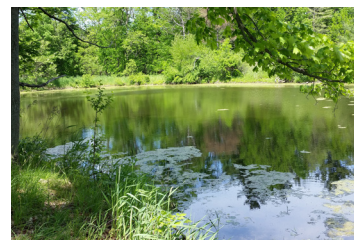
PARCEL 2C: Approx. 14.5 acres vacant land. Open in front & wooded to rear. Cell tower on this parcel that currently pays \$400/mo., lease to landowner that will transfer. Perk test completed.

NOTE: Auction #2 will be offered in parcels and as an entirety, 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.

FURNITURE – ANTIQUES: Victorian washstand – Brass kettle – End stands – Pattern glass – Copper urn – Early blanket box – Picture frames – File cabinet – Chest of drawers – Vic. needlepoint chairs – Curio cabinet – Early dresser – Set of maple twin beds – Maple rocker – Maple bookshelf – Early harvest table – Mahogany desk – Console sewing machine – Shaker leg table – Drop-leaf table – Smoker stand – Area rug – FP & maple double dresser – Early plank-bottom chairs – Runner sleds – Luggage – Old window sachs – Etc. Anything may turn up!

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.



Auctioneer/Realtor®

MATTHEW P. KIKO AARE

330-327-9617

mattkiko@kikocompany.com



330.455.9357 • kikoauctions.com

