



AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

SATURDAY - MARCH 28, 2020 - 10:30 AM

EXCITING REAL ESTATE OPPORTUNITY!

55 Acres Vacant Land

Estate Of Rosalie Johnston

55 Acres Vacant Land - Half Wooded - Balance Farmland

Good Elevation - Gas/Oil Rights - Timber - Secluded Homesite - Just Minutes To Wooster
Chester Twp. - Wayne Co. - Northwestern Schools

All sells to settle the estate of Rosalie Johnston on location:

4074 OVERTON RD., WOOSTER, OH 44691

Directions: From the north side of Wooster on SR 83 at the roundabout take W. Smithville-Western Rd. west 3.1 miles to Overton Rd., then south to McAfee and auction OR From US RT 30 go north on Fry Rd. 1/4 mile, then turn right on Lincoln Way then quick left onto Lattasburg Rd., go north 1.5 miles then turn right onto Overton, drive 2.5 miles to McAfee Rd. and turn left to auction.

Watch for KIKO signs.



Information is believed to be accurate but not guaranteed. KIKO Auctioneers

800-533-5456 | kikoauctions.com



Real Estate: Do you want to own a piece of land you can't wait to spend time at? Well this just may be the 1. Very scenic gently rolling 55 acres. Good elevation, plenty of frontage on Overton Rd. and McAfee Rd. Approximately half open farmland balance wooded with stately hardwoods and scenic ravines. Ideal for hunting or nature walking. Multiple future homesites offering privacy and panoramic views. All mineral rights owned by seller to transfer to buyer at closing. Land to sell as 1 parcel. Buyers could subdivide with family and friends after closing if desired. Land is a good investment you can enjoy! Walk land over at your convenience. Cropland currently planted in wheat. Wayne Co. parcel #10-00549.000.

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. 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. Property to be sold as an entirety and not to be offered in separate parcels.

AUCTION BY ORDER OF: Attorney William Anfang III, Co-Executor and Mark Montean, Co-Executor of the Rosalie Johnston Estate, Wayne Co. Probate case #2018 PB-E 001189



Auctioneer/Realtor®
PETER R. KIKO SR.
 330-705-5996
 peter@kikocompany.com



Apprentice Auctioneer/Realtor®
KRISTEN KIKO
 330-234-7110
 kristen@kikocompany.com

800-533-5456 | kikoauctions.com

