



AUCTION

LEADING THE INDUSTRY SINCE 1945

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SATURDAY – MAY 21, 2022 – 10:30 AM
REAL ESTATE SELLS AT 11:00 AM

40+ Acre Hideaway Close To Seneca Lake!

3-BEDROOM HOME - 24'X40' POLE BUILDING

Tillable & Wooded Land With Loads Of Wildlife! - Richland Twp. – Guernsey Co., OH

Also Selling: '07 Mercury Montego Premier – Chevy Motorhome

'52 Chevy Dump – Tools – Tractors - Collectibles – Furnishings – More!

On-Site & Online Bidding Available On Real Estate!

All sells to settle the estate. Location:

15291 THE LOW RD., SENECAVILLE, OH 43780

Directions: From I-77 just south of I-70 take exit 37 (RT 313), then go east to RT 285, and go north to Low Rd. then east to address.

Watch for KIKO signs.



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

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REAL ESTATE: Scenic 40+ acre hideaway 10 minutes from Senecaville Lake. Good 3-bedroom home featuring kitchen with dinette area, cherry cabinets, refrigerator, LP range, and sliding glass door to rear composite deck. Living room and dining room divided by nice brick and stone wood-burning fireplace. Master bedroom with walk-in closet and full bath. Utility/laundry room and full bath. 2 rooms upstairs with half bath. Basement with LP Furnace, central air, and Smart Steam water system. Oversized double garage with side carport, 24'x40' pole building, storage shed, and outbuildings. Approx. 28 acres of good tillable land. Private setting with much wildlife. Updates include new shingles fall of '21, furnace and water system approx. 5 yrs., and windows. Whether you are looking for a full-time home or a hunting recreation getaway this property has much to offer with a convenient location! Mineral rights do not transfer. For more information or help with financing contact auctioneer.

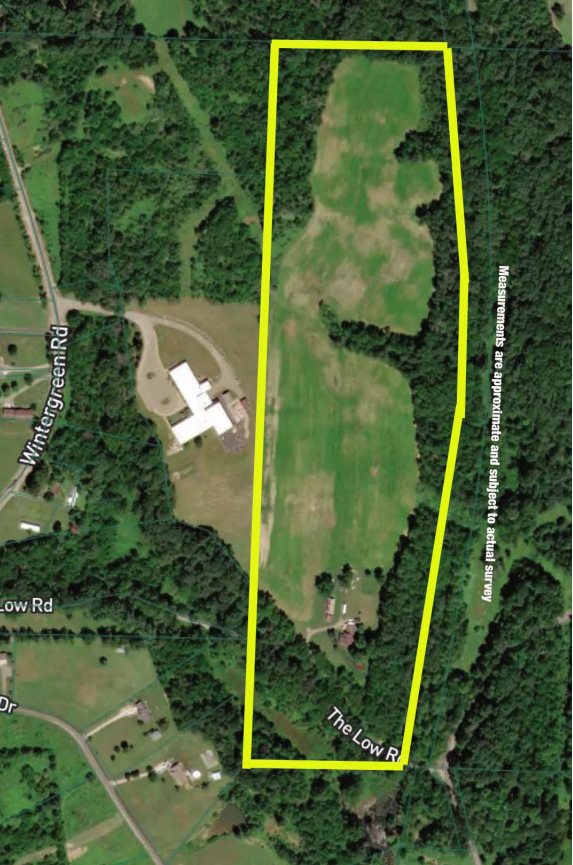
TERMS ON REAL ESTATE: 15% down auction day, balance due at closing. A 10% buyer's premium will be added to the highest bid to establish the purchase price. Any desired inspections must be made prior to bidding. All information contained herein was derived from sources believed to be correct. Information is believed to be accurate but not guaranteed. Property to be sold as an Entirety and not to be offered in separate parcels.

AUTO - MOTORHOME - TRUCK - EQUIPMENT - TOOLS: 2007 Mercury Montego Premier Classic with leather interior, V6 3.0L engine, auto trans, only 92K mi. - 1993 Chevy P-30 Cruise-Master with full kitchen, dinette area, sofa and chairs, bath with shower and bedroom w/ TV, Runs, 102K mi. - 1952 Chevy 1-ton dump truck, not running, 30K mi. - Starcraft Caravel 14' boat on trailer, no motor - Ford 9N tractor, not running - Farmall "H" tractor, not running - Myers ST90 snow plow - older snow plow - '89 Chevy truck bed - '70s Chevy HD rear-end axle - 4' lawn roller - lg. ant. grinding wheel - loads of slate roof shingles - many power tools incl. Makita cordless set, Milwaukee sawzall - lg. roto-hammer drill - 10" table saw - pneumatic nailers, staplers - loads of nails and staples for nailers - Rol-Air job site compressor - Skil 3" planer - acetylene set - Mac stack toolbox - Irwin brace bit set - ant. tools - chainsaws incl. Stihl and Homelite - Stihl string trimmer - come-a-long - Spectra Physics EL-1 laser level - Starrett transit and stand - Green Works elec. power washer - Craftsman table saw - ext. cords - alum. ramps - Little Giant ladder - loads of hardware - motors - 24' and 28'scaffold plank - alum. ext. ladders - tractor tire chains - hyd. brick cutter - truck ladder rack for 8' bed. - 26 sheets paneling - etc.

HOME FURNISHINGS - COLLECTIBLES - ANTIQUES: Maytag Bravos XL washer and electric dryer - 3-pc. queen and 5-pc. twin bedroom suites - modern roll-top desks - leather chair and loveseat - Levia flat-screen TV - glider/rocker - dinette table and chairs - end stands - sm. chest freezer - ant. kitchen cabinet made in Cambridge, OH - vic. lamp table - Victor vv90 Victrola - old records - EdenPURE room heater - dep. vanity - Singer treadle sewing machine - ant. rocker - metal-top dinette - Kunda annv. clock - primitives incl. barn lanterns, ox yoke, corn jabber, bucksaws, milk & cream cans, shingle cutter, barrel churn, much more - beer signs - A.M Stutz adv. thermometer - claw foot cast-iron tubs incl. child's size tub - child's roll-top desk - Stilliard scale - stereo optic viewer - 8mm projector and screen - knife collection - copper boiler - ant. GE radio - Hagstrom elec. Guitar - Supro amplifier - kid's toys incl. Tonka - cast-iron wood burning stove - mounted elk, flying turkey, assorted elk and deer antlers, old mount forms - compound bow - air rifles - many golf clubs - canning supplies - usual kitchen & household items - glassware - patio firepit - holiday décor incl. sleigh - garden cultivator - ant. corner cupboard top - many, many items unseen in boxes!

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 when paid sale day. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.

AUCTION BY ORDER OF: Mark Leroy Coblentz, Executor for the Leroy Henry Coblentz Estate, Guernsey Co. Probate case #22PE054452



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