



AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

SATURDAY – APRIL 30, 2022 - 11:00 AM

115 Ac. Recreational Land

PARTLY WOODED – ADJOINS SANDY CREEK – OFFERED IN 2 PARCELS

Hunting & Enjoyment Properties

All Mineral Rights Owned By Seller To Transfer Subject To Lease

Lawrence Twp. – Tuscarawas Co., OH – Tusky Valley Local Schools

On-Site Auction With Online Bidding Available

Absolute auction, all sells to the highest bidder(s). Location:

APPROX. 11400 WELTON RD. NE, BOLIVAR, OH 44612

Directions: From I-77 take RT 212 east to N. Orchard Rd., go north 2 miles to Welton Rd. and left to auction. Watch for KIKO signs.



Real estate features approx. 115 acres open & wooded land with loads of waterfowl and wildlife. Property adjoins Sandy Creek in back. Located at the end of Welton Rd. All mineral rights owned by seller to transfer to buyer subject to leases of record. Walk this land at your convenience. Property offered separate and together selling whichever way brings the most!

PROPERTY DIVIDED AS FOLLOWS:

PARCEL #1: 30.76 acres land, partly wooded. 560' frontage and 2,220' in depth.

PARCEL #2: 85 acres land, partly wooded. 1,510' frontage and approx. 1,900' depth.

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 offered as a Multi Par auction and sold whichever way it brings the most.

AUCTION BY ORDER OF: Chapel Hill Enterprises Inc.

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

800-533-5456 | kikoauctions.com





Measurements are approximate and subject to actual survey

Parcel #2
85 Acres

1,510'

Welton Rd NE

Welton Rd NE

560'

Welton Rd NE

Candy Creek

Parcel #1
30.76 Acres



Auctioneer/Realtor®
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