



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**WEDNESDAY – MAY 10, 2023 – 5:30 PM**

## Mary E. Thompson 1998 Living Trust

87.9 ACRES OF VACANT LAND – SCENIC & ROLLING  
OFFERED IN PARCELS & AS UNIT – ST. CLAIR TWP.

COLUMBIANA CO. - NO ZONING – YOU’LL LOVE THIS ONE!

**GAS & OIL MINERAL RIGHTS TO TRANSFER** – DEER & TURKEY –  
FARMLAND – PASTURE – LAKE SITES – FANTASTIC VIEWS  
ONLINE BIDDING AVAILABLE

Family owned for years, selling for family of the late Mary Thompson.

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

## CALCUTTA SMITH FERRY RD., EAST LIVERPOOL, OH 43920

Directions: (GPS use 48301 Calcutta Smith Ferry Rd. – across from Vernon Dell Ford NH Dealer) Directions: From 170 in Calcutta go west on Calcutta Smith Ferry Rd. approx. 1 mile – or – 1 mile east of East Liverpool Rd. Watch for KIKO signs.



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

**800-533-5456 | kikoauctions.com**





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

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## 87.9 ACRES OF VACANT LAND – SCENIC & ROLLING

Offered In Parcels & As Unit – St. Clair Twp.  
Columbiana Co. - No Zoning – You'll Love This  
One! - Gas & Oil Mineral Rights To Transfer – Deer  
& Tukey – Farmland – Pasture – Lake Sites  
Fantastic Views

87.9 acres – family owned for years – approx. 40 acres tillable - 35 acres pasture balance wooded. Terrific possible lake sites in valley. Developed spring and several natural springs. 6 strand high-tensile fence. Great possible homesites. Ideal for horses and cattle, etc. Divided as follows:

**Parcel #1:** 33.2 acres – rolling & scenic – developed spring – pasture and woods – nice building site with view and lake sites.

**Parcel #2:** 33.1 acres – rolling & scenic – springs – mostly beautiful rolling farmland and some pasture - scenic

**Parcel #3:** 21.6 acres – rolling & scenic – valley – lake site – some woods – secluded building site

**Note:** Maps at site or visit us at [www.kikoauctions.com](http://www.kikoauctions.com) – Gas & oil to transfer – no active leases. Better check it out!

**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:** Donald Thompson, Trustee



Auctioneer/Realtor®

**RUSSELL T. KIKO JR.**

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