

ABSOLUTE AUCTION

SATURDAY, OCTOBER 19, 2024, 11:00 AM
LIVE AUCTION WITH ONLINE BIDDING



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: Brian K. Myers Cooper, successor trustee and Melissa Myers, successor trustee for the Donald E. and Carol J. Myers Trust.



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KIKO Auctioneers



MLS



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LAND



GREAT
OPPORTUNITY!
81+ Acre Farm
Offered In Parcels

87599 DODSON RD.,
SCIO, OH 43988

AUCTION HIGHLIGHTS

- Open And Wooded Land W/ Wildlife And Nature
- Tappan Lake Area
- Parcel #1. Approx. 5.4 Acres w/ Home
- Parcel #2. Approx. 22.4 Acres Open And Wooded
- Parcel #3. Approx. 5.1 Acres Open Land
- Parcel #4. Approx. 28.8 Acres Wooded
- Parcel #5. Approx. 19.6 acres Wooded
- Archer Twp.
- Harrison Hills CSD



Scan for auction
details, including
directions.

*Absolute Auction.
All sells to the
highest bidders
on location.*



1
± 5.4 Acres

2
± 22.4 Acres

4
± 28.8 Acres

3
± 5.1 Acres

5
± 19.6 Acres

Fife Road

Dodson Road



Parcel #1. Approx. 5.4 acres comprises country home built in 1959 w/ 1,396 SF. Family room w/ decorative fireplace, living room, kitchen w/ range, and refrigerator, 3 bedrooms, and bath w/ shower. Front and back covered porches. Partial basement. 200-amp elec. Propane hot water heat. Central air. Backup generator. Well and septic. Nice 36' x 38' 3-bay garage with 12' overhead doors. Concrete floors. Older 47' x 60' pole barn w/ 2 box stalls and overhead loft. 10' x 60' lean to. Fenced pasture. Mostly open land with some woods at the back. Frontage on Dodson Rd.

Parcel #2. Approx. 22.4 acres mostly open, rolling, and tillable land currently in hay, the balance wooded. Frontage on Dodson Rd.

Parcel #3. Approx. 5.1 acres open land w/ pretty setting. Frontage on Dodson Rd.

Parcel #4. Approx. 28.8 acres mostly wooded land w/ wildlife and nature. Balance currently in hay. Frontage on Dodson Rd. and Fife Rd.

Parcel #5. Approx. 19.6 acres mostly wooded land w/ wildlife and nature, balance open and tillable land. Frontage on Fife Rd.

Note. Walk the land at your convenience. Home and buildings shown by appointment. Nice general farm will accommodate most all types of livestock and with lots of wildlife and nature for the recreational enthusiast. Farm is close to Tappan Lake. For more information or help with financing contact auctioneer.