



AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

SATURDAY - JULY 15, 2023 - 10:00 AM

Brightman Trust and Estate

UNIQUE YEAR-ROUND RETREAT!

16+ WOODED ACRES W/ LAKE AND PRIVATE SETTING

RUSTIC HOME - CABIN - HOBBY SHOP

EASY ACCESS TO I-77 AND NORTHEAST OHIO

LAWRENCE TWP. - TUSCARAWAS COUNTY

On-site And Online Bidding Available On The Real Estate

Also Selling On-Site: Pontoon Boat - Furniture - Household - Tools

Real estate sells at absolute auction to the highest bidder on location:

7694 EBERHART RD. NW, BOLIVAR, OH 44612

Directions: From I-77 south of Canton and north of Dover-New Philadelphia to Bolivar exit 93. Then just west to Fort Laurens Rd. and south to Towpath Rd. Then east to Eberhart Rd. and south to auction. Or from south of Zoar and Rt 212 to Dover-Zoar Rd. and west to Towpath Rd. and south on Eberhart Rd. to auction. Watch for KIKO signs.

Viewing of real estate auction day or by appointment, call Joe Gordon 330-805-7627.



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



Auctioneer/Realtor®
JOSEPH F. GORDON
330-805-7627
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800-533-5456 | kikoauctions.com



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Real Estate: Unique recreation property set up to entertain and enjoy with family and friends. Rustic home w/ approx. 2,688 sq. ft. featuring kitchen w/ refrigerator and elec. range, beamed ceiling, large pantry, and wine room. Family room and dining room w/ wood burning stove and sliding doors and access to the wrap around deck. First floor bedroom w/ walk-in closet and built-in pine bed. Second bedroom. Large full bath. Outside deck with covered eating area and hot tub overlooking the lake. Second floor has large master bedroom w/ wood burning stove, walk-in closets, sliding door to small deck overlooking the lake, large full bath w/ Samsung stack washer and dryer, office or bedroom, large unfinished room, or 5th bedroom. Attached garage. Basement w/ propane gas f/a heat, wood burner add-on, and water softener.

Cabin 32'x 32' w/ wet bar, wood burning stove, and sliding door to a wraparound deck overlooking the lake. Hobby shop 26'x 60' w/ concrete flooring and overhead storage. Wired for electric use with generator.

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.

The following Chattels all sell to settle the estate on location only:

Lowe Fish and Cruise Pontoon Boat W/ 19' Deck, Back Bench, And 3 Chairs, Johnson 70 Motor – 10' Alum. Row Boat – Small Paddle Boat – Custom Made Rustic Furniture Includes Pine Dining Table – Small Pine Harvest Table, End Tables, King Bed, (2)Chest Of Drawers - Rockers – Chairs – Blanket Chests - Cedar Chest – EA 2pc Hutch - Living Room Furniture – Office Furniture – Beach Chairs - Picnic Tables – Pictures – Lamps And Oil Lamps - KSU The Chestnut Burr Yearbooks '66-67 –File Cabinets - MacGregor Golf Clubs – Bikes – Wall Mount Big Screen Samsung 75" TV - Model Power Boats – Fishing Rods And Reels – Weight Bench And Weights – Exercise Equip. - Oil Lamps – Royal Doulton Mugs – History Of Huron & Erie Counties Illustrated - Mounted Fish – CD Player – Usual Kitchen Items – Carved Log – BBQ Grills And Griddle - Under Bar Bottle Cooler - Christmas Items – Crocks – University Sweatshirts - Outdoor Storage Boxes – Live Traps – Dolly - VHS Tapes And CDs – Dumas Boats - Chris Craft Kit Wooden Boat In The Box - Lots Of Tools Including Lawn & Garden - Antique Planes - Table Saws – Radial Arm Saw – Pedestal Grinder – Shop Vacs – Floor Jacks – Generac RS8000E Gas Generator - Portable Delta Dust Collector – Air Compressor – 25 Gal Pull Behind Elec Lawn Sprayer – Battery Charger Starter – Floor Model Wood Master Planer – Supplies –Firewood - Ladders – Racking – Space Heater – Hand Tools – Etc. Anything May Turn Up.

TERMS ON CHATTELS: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or MasterCard accepted. Wire transfer required on all purchases totaling \$2,500 or greater. 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.

Real Estate Auction By Order Of: Sharon Brightman, Successor Trustee for the Stephen Brightman Revocable Trust.

Chattel Auction By Order Of: Sharon Brightman, Executrix for the Stephen Brightman Estate, Tuscarawas County case # 2022 ES 61705

