

ABSOLUTE AUCTION

TUESDAY, SEPTEMBER 15, 2026, 3:30 PM
REAL ESTATE SELLS AT 5:00 PM



REAL ESTATE



OUTSTANDING 91+/- ACRE FARM

Hanover Twp., Col. Co.,
United Local Schools

9262 ZIEGLER RD.,
HANOVERTON, OH 44423

LIVE ONSITE WITH ONLINE BIDDING AVAILABLE ON REAL ESTATE

AUCTION HIGHLIGHTS

- Camp Farm
- Private Setting With Good Two-Story Home
- 32 X 56 Garage, Bank Barn, Springhouse
- Productive Farmland, Woods, Pine Grove
- Mineral Rights Transfer

Also Selling Description:

- One-Owner Ford Tractors
- Mowers, Tools, Household

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



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details, including
directions.

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



REAL ESTATE

91+/- acre farm with secluded buildings. Good two-story farmhouse with applianced eat-in kitchen with two main-level bathrooms. Main-level bedroom, family room plus large rear addition dining room/living room combination built in 1999 with loads of natural lighting, guest closet. Two second-level bedrooms. Full basement under the house with laundry area and washer and dryer. Side porch. Very well maintained. Electric heat pump/AC, approx. 2.5 years old. Main home has slate roof, front and rear addition with metal roof. Breaker electric. 32 X 56 detached garage with 3 overhead doors, concrete floor with Reznor heater. Nice bank barn plus the original pump house in good shape. Beautiful laying land with frontage on two roads. Approx. 65 acres tillable, balance wooded with pine grove. Mineral rights transfer. You'll love this farm. Divided as follows:

PARCEL #1

Approx 30.1 acres with all the buildings. Half tillable with pine grove and woods.

PARCEL #2

27.1 acres hideaway. 90% tillable with some woods. Frontage on McCann Rd. with farm drive access.

PARCEL #3

9.1 acres, 80% wooded. Frontage on Zeigler Rd.

PARCEL #4, #5, & #6

8.5 acres each with frontage on McCann Rd. Mostly all open with some woods in the front. .

NOTE

Buildings shown by appointment. Walk the land at your convenience.

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.

FORD TRACTORS, MOWERS, SMALL EQUIPMENT, TOOLS

One-owner Ford 3600 diesel with Allied 450 loader with bucket & manure forks 2164 act. hrs; one-owner Ford 8N 2198 hrs 3pt; Ford 3 pt. 6' blade; 4.5' X 8' homemade trailer; like-new Bush Hog BH116 6' 3 pt brush hog; Ford 3 pt 2-bottom plow; 3 pt boom pole; 3 pt Woods RM59 finish mower; flatbed 16' hay wagon; Craftsman lawn sweeper; Columbia walk-behind rototiller; wood ext. ladders; misc. lumber; Simplicity 61" 27 HP citation XT zero-turn mower; Simplicity 44" deck 22 HP hydro mower; gas grill; Kerosene heater; fuel cans; Ryobi battery-operated tools; Echo trim saw; Husqvarna 440 chainsaw; Werner 16' alum. ext. ladder; Werner 6' step ladder; log chains; milk can and carrier; R&R lantern; garden planter; two-man saw; wheelbarrow; floor jack; Schwinn & Murray bikes; garden and hand tools; sockets; wrenches; elec. hand tools; bolt cutters; car ramps; Sawzall; table saw

FURNITURE & HOUSEHOLD ITEMS

Large oak table with 10 chairs and extra leaves; bookshelf; roll-top desk; patio chairs; uph. recliners; jars; pressure cooker; shop vac; wire basket; runner sled; end tables; sofa; dresser; household; etc.

TERMS ON CHATTELS

Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or Master Card 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

Fred E. Camp



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REALTORS
AUCTIONEERS
ADVISORS

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