



ABSOLUTE AUCTION

LIVE ONLY

# OUTDOORSMAN PARADISE

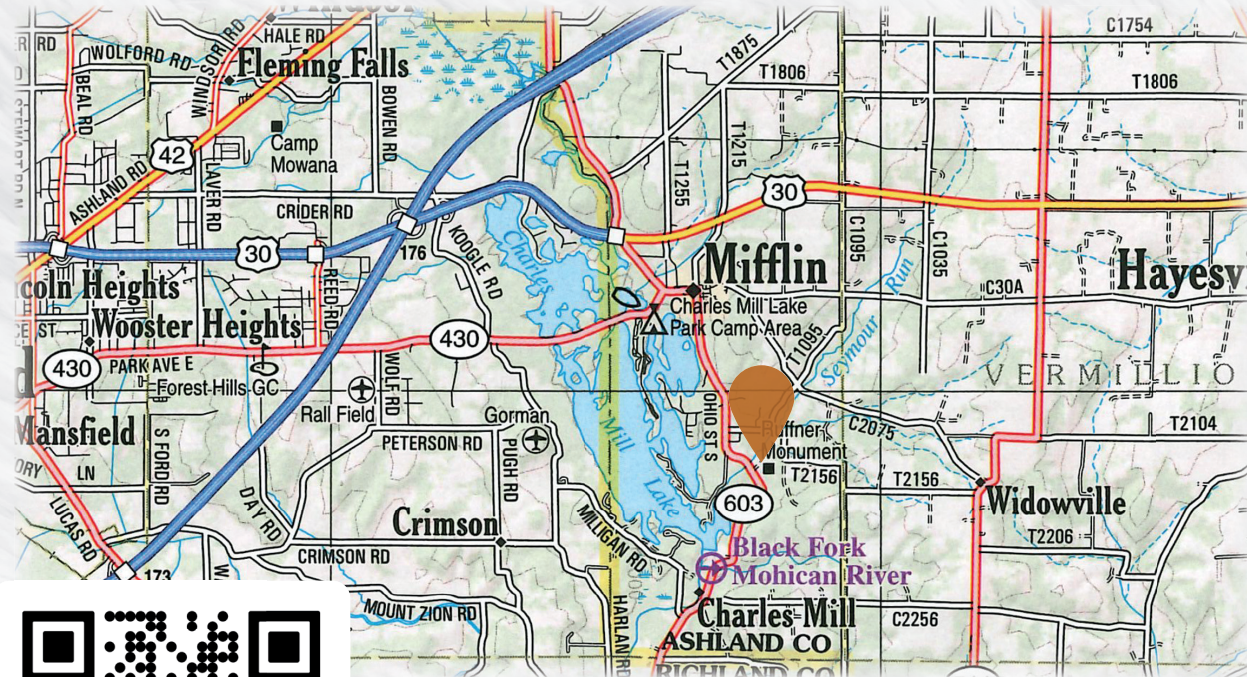
*Real Estate & Personal Property Auction*

**REAL ESTATE**  
22 Acres – Wooded – Recreational  
Historical Cabin – Hillsdale LSD

**PERSONAL PROPERTY**  
'80 Trans Am – '68 Ford XL Fastback  
'28 Huber 25-50 Tractor  
Massey Ferguson 65 Tractor  
Good Primitives - Beer Signs & More

**SATURDAY,  
JUNE 15TH**

**22 ACRES – WOODED - WILDLIFE  
RECREATIONAL – HISTORICAL CABIN**



**Personal Property Terms:** Cash, check, credit card. 5% Buyer's Premium waived for cash or good check. RES Auctions Services does **NOT** ship items.

**Owner:** Roger C. Gaines irrevocable trust – Anthony Clark Gaines, Trustee

**Drew Turner, Auctioneer 330-307-0267, Andy White, Seth & Steve Andrews, Jake White, Mary Hartley, Jack Adelman**

**Real Estate Taxes/Legal:** Ashland County Parcel # F19-025-0-0004-00 located in Mifflin Township & Hillsdale Local School District. The current annual taxes are \$3,064.78 and will be prorated to the date of closing.

**Terms:** The successful purchaser(s) will be required to make a nonrefundable down payment of 10% at the conclusion of the auction with the balance due at closing within 45 days. A **10% buyer's premium** will be added to the final bid to determine the purchase price. All desired inspections need to be completed prior to bidding. The purchaser will be given permission to farm the property with their down payment.

**Drew Turner, 330-307-0267 – Andy White – Jake White – Mary Hartley – Jack Adelman – Seth Andrews, Broker**



**IF YOU DESIRE YOUR OWN LAND TO ENJOY MOTHER NATURE THIS PROPERTY OFFERS GOOD CHARACTER AND A MULTITUDE OF HUNTING, BUILDING, AND RECREATIONAL OPPORTUNITIES.**

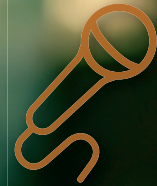
**OPEN HOUSE: Thursday, May 30th 4:30-6:00PM.  
WALK THE LAND AT YOUR LEISURE**



**+ CLASSIC CARS – TRACTORS  
PRIMITIVES – COLLECTABLES**

**PERSONAL PROPERTY @ 10AM  
REAL ESTATE @ 12 NOON**

**Auction held at 2129 State Route 603, Ashland.  
WATCH FOR RES SIGNS.**



**LIVE ONLY  
SATURDAY, JUNE 15TH**

**WWW.RES.BID - 833.765.3737**



LIC # 2022000271



AUCTION SERVICES

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**NO MATTER YOUR INTENTIONS, THIS PROPERTY DESERVES YOUR ATTENTION. DON'T MISS OUT ON THE CHANCE TO CLAIM THIS REMARKABLE PROPERTY AND MAKE YOUR ASPIRATIONS A REALITY.**

**REAL ESTATE:** Selling to the highest bidder is 22 acres of outdoorsman paradise and a Copus Valley Historical cabin along with multiple other outbuildings located in Hillsdale Local School District. If you desire your own land to enjoy mother nature this property offers good character and a multitude of hunting, building, and recreational opportunities. If you're an avid hunter or simply someone who appreciates the beauty of abundant wildlife, this land offers a rare opportunity to create your own haven. Picture yourself in the early morning, the sun's rays filtering through the trees, as you patiently await the arrival of a trophy whitetail. Incorporate the proximity of the Muskingum Watershed to the property, and you've created an ideal setting for



hunters to fulfill their dreams. Additionally, situated close to Charles Mill, benefit from the convenience of easy access to prime fishing spots without the need for extensive travel. Beyond its hunting & fishing appeal, this property also presents an excellent opportunity to build your dream home or mini farm. Imagine the welcoming smell of smoke from the chimney of your cabin or your dream home strategically placed to enjoy the seclusion.



**VINTAGE VEHICLES:** 1980 Trans Am T-top, turbo 4.9, automatic, power windows/locks, 23K miles, runs; 1968 Ford XL Fastback, 302 V8, Leather, showing 05859.4 miles, currently not running.

**TRACTORS, HIT/MISS ENGINES & IMPLEMENTS:** 1928 25-250 Huber Tractor, built & sold to W.L. Blakely in July of 1928, Tractor Serial# 9234, Sterns 25-50 engine S#283734, factory 10" extension rims; Massey Ferguson 65 Tractor, WF, 3pt, 540pto, single remote, wheel weights, showing 3100hrs, has not ran in 10+ years; McCormick Deering made by International Harvester Hit & Miss;

## PERSONAL PROPERTY 10AM

**'80 Trans Am – '68 Ford XL Fastback  
'28 Huber 25-50 Tractor  
Massey Ferguson 65 Tractor  
Good Primitives - Beer Signs & More**



International Type M Hit & Miss Engine; Stover Type K Hit & Miss Engine; 2 unmarked Hit and miss engines; Massey Ferguson 66 3 bottom 3pt plow; 8' pull type disc; 12" 3pt Posthole Auger; pull type sprayer Mowers: Cub Cadet XT2 54" **MOWER W/ 287HRS; CUB CADET 1212 RIDING MOWER, NOT RUNNING; CUB CADET 1450, NOT RUNNING; JOHN DEERE 110 & 112, NOT RUNNING.**

**PRIMITIVES, FURNITURE & COLLECTIBLES:** C. EM rich Columbus, Ohio wood stove; Kalamazoo Michigan stove company wood stove; President Kalamazoo stove company porcelain stove; wood cork filled ice chest; 2 - De Laval cream separators; good wood corn sheller; wood grain cleaner; multiple grinding stones; copper wash tub; wood barrel wash tub; cast iron kettle; lard/fruit presses; good kitchen scales; assorted vintage furniture; Magic Chef gas stove; hay sigh; Toledo deli scale; vintage cash register; crocks; glass & metal butter churns; glassware; assorted wood barrels; oil lamps; Grunow Teledial vintage radio; Postal Service station display; Dempster #12 windmill tail; Hoosier hutch; FE Myers hand water pump; Shotwell Pump and Tank company pump; Edison standard phonograph



**RESTAURANT SIGNS & COLLECTIBLES:** Large assortment of regular & lighted signs; Budweiser light up hitch globe; Coca Cola 3ft tin sign; National cigarette machine; potato chip tins; large collection Budweiser beer steins; Quaker Springs restaurant sign.

**HORSE DRAWN EQUIPMENT:** Superior Oliver Farm Equipment Springfield Ohio grain drill; Single row corn planter; Van Buren single horse grain drill; unmarked corn husker / sheller; single plows; cultivators; disassembled wood wagon; wood wagon wheels



**PRIVATE SHOWINGS AVAILABLE THROUGH DREW TURNER, 330-307-0267.**



**LIVE ONLY**

Absolute auction selling to the highest bidder of a good collection of primitives, signage, and collectibles from Quaker Springs restaurant and Roger Gaines cabin.