

ABSOLUTE AUCTION



LAND

MONDAY, AUGUST 24, 2026, 6:00 PM



64+ ACRES OF VACANT LAND

**LIVE ONSITE WITH ONLINE BIDDING
AVAILABLE**

AUCTION HIGHLIGHTS

- Open & Wooded With Timber
- Deer & Wildlife
- Yellow Creek Twp.
- Columbiana Co.
- Offered In 6 Parcels & As Unit, Multi Par

BILL SMITH RD.,
WELLSVILLE, OH 43968

www.kikoauctions.com | 800.533.5456

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



*Scan for auction
details, including
directions.*

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

REAL ESTATE

64.5 acres total. Rolling and scenic, timber and hay meadows, frontage on Bill Smith Rd., Rt. 39, & Boyd Rd. Sold from Bill Smith Rd. Parcel #1. Maps at site or visit our website. Divided as follows:

PARCEL #1

14.5 acres, part open, mostly wooded with timber. 558' frontage on Bill Smith Rd.

PARCEL #2

9.7 acres, mostly all open, rolling and scenic. 60' frontage on Bill Smith Rd.

PARCEL #3

11.4 acres, 75% open balance wooded. Fronts on Rt. 39 in two areas with 65' & 20' frontage.

PARCEL #4

8.8 acres, over half tillable, balance woods. Fronts on Rt. 39.

PARCEL #5

5.7 acres, 80% open balance wooded. Fronts on Boyd Rd.

PARCEL #6

14.4 acres, mostly wooded with timber. Fronts on Boyd Rd.

NOTE:

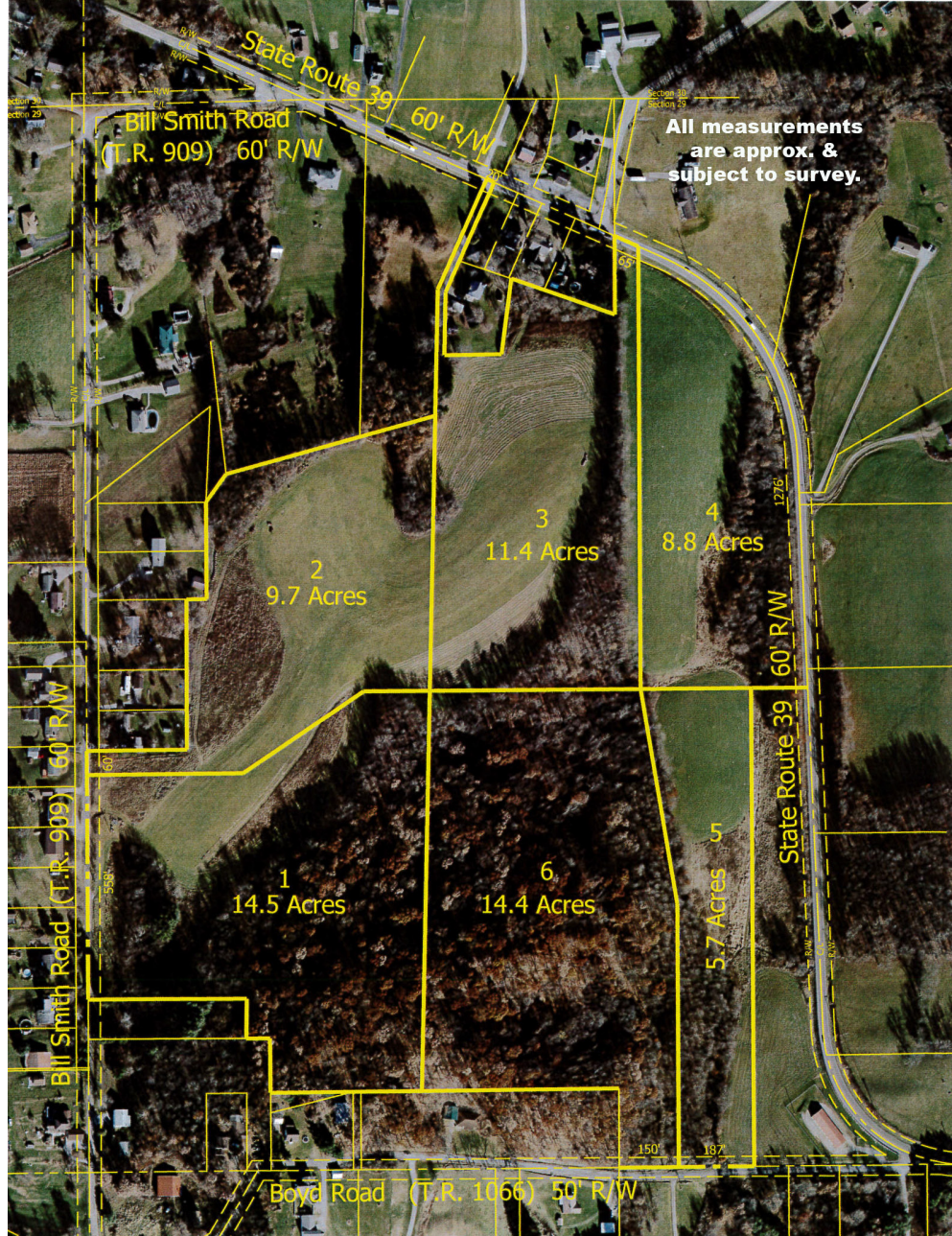
Walk them over. Gas & Oil mineral rights do not transfer, surface right do transfer.

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

Randall A. Carroll .



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REALTORS
AUCTIONEERS
ADVISORS

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