



# AUCTION

MONDAY, JULY 15, 2024, 12:00 PM



**AUCTION #6: 425 N. LIBERTY AVE., ALLIANCE, OH**  
 Very good 2,074 sq. ft. two story side by side up and down duplex with 2 bedrooms & 1.5 baths each with basement garage in rear. Built in 1999. Separate utilities, gas, and central air. Rented for \$500 each. Parcel #103191

**AUCTION #7: JERSEY ST., ALLIANCE, OH**  
 Vacant lot across from Auction #4 & #5. All open. Lot size 40.2 X 85.9. Parcel #106243.

**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 sold as Separate Parcels and not to be offered as an Entirety.

**AUCTION BY ORDER OF**  
 Joyce & Bobby Williams and Stark Co. Family Court Division.  
 Case #2023DR00437



**RUSSELL T. (RUSTY) KIKO, JR.**  
 AUCTIONEER/REALTOR  
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## COURT ORDERED REAL ESTATE

ALL SOLD FROM AUCTION #1

LOCATION IN THE REAR  
 PARKING LOT



114 E. MAIN ST.,  
 ALLIANCE, OH 44601

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



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### LIVE AUCTION WITH ONLINE BIDDING

- AUCTION HIGHLIGHTS**
- Auction #1: Former First Christian Church
  - Auction #2: Former Schaffer's Restaurant
  - Auction #3: Large Vacant Lot
  - Auction #4: Ranch Duplex
  - Auction #5: Ranch Duplex
  - Auction #6: Side By Side Duplex
  - Auction #7: Vacant Lot



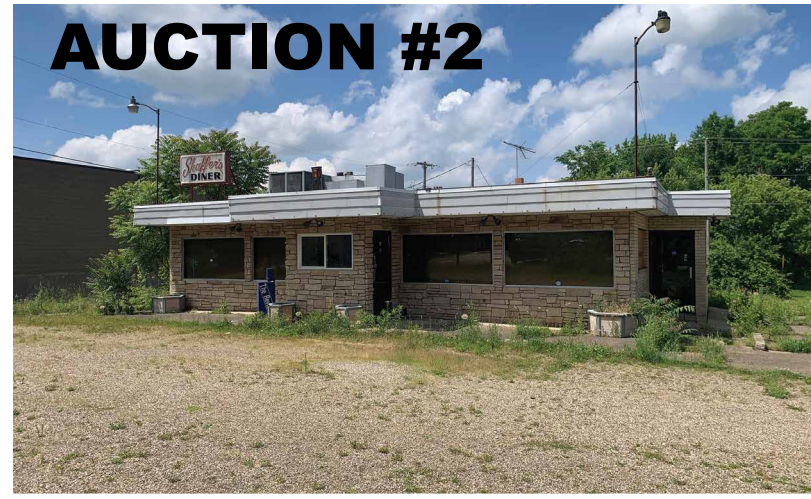
Scan for auction details, including directions.

Sells on location



**AUCTION #1.** 114 E. MAIN ST., ALLIANCE, OH  
 Brick and stone approx. 23,000 sq. ft. church built in 1957. 35,000 sq. ft. blacktop parking. Fellowship hall, indoor basketball court, kitchen, banquet room, 2 floor elevator, modern gas boiler heat, 2 sets stairways, office, chapel, sanctuary, baptistry, several classrooms and sets of restrooms, offices and living quarters. Lot size approx. 250 X 200 irregular. Front on all 4 sides. City utilities. Parcel #s: 115356; 115344; 115343; 115342; 115341; 115340; 115339; 115338; 115337; 115336

**AUCTION #2.** 40 N. PARK ST., ALLIANCE, OH  
 Former Schaffer's restaurant. 150 X 120 lot. Lots of parking. Brick building, one story with basement. City utilities. 1,640 sq. ft. block and brick building built in 1961. Been vacant for some time. Needs lots TLC. Restaurant equipment to transfer. Parcel #s: 108776; 108775; 101844; 100640



**AUCTION #3.** 612 S. LIBERTY, ALLIANCE, OH  
 Vacant corner lot. Utilities available. Zoned residential. Lot size 112.2 X 114.5 Across from Thompson Snodgrass Park. Parcel #s: 10010339; 10010340

**AUCTION #4:** 1028 JERSEY ST., ALLIANCE, OH  
 Very good duplex. 2,000 sq. ft. side by side duplex with 14 X 24 attached garage on each side, built in 1999, 2 bedrooms & 1.5 baths each side, separate utilities, gas and central air, city utilities. No lease. Rents for \$600 each. Parcel #113920

**AUCTION #5:** 1108 JERSEY ST., ALLIANCE, OH  
 Very good duplex. 2,000 sq. ft. side by side duplex with 14 X 24 garage on each side, 2 bedrooms & 1.5 baths each side, separate utilities, gas and central air, city utilities. No lease. Rented for \$600 each. Parcel #113919

