

# REAL ESTATE AUCTION

**JANUARY 17, 2013 at 4:00 pm**  
**5910 Reform Rd., Newark, OH 43055**

PARCEL  
2

PARCEL  
3

Pole Barn

Home

Pond

Hay Barn

PARCEL  
5

PARCEL  
1

PARCEL  
4

## OPEN HOUSE

**Sunday, January 6,  
2:00 pm - 4:00 pm**  
**Tuesday January 8,  
5:00 pm - 7:00 pm.**

**AUCTION DAY 2:00 pm**



PARCEL 1: 15 acres w/totally remodeled home, gas well w/ free gas to home, inground heated swimming pool, bank barn, and hayfield.

PARCEL 1A: 15 acres of gas and oil rights under the surface of Parcel 1.

PARCEL 2: 24 acres w/ hayfield, woods, and road frontage.

PARCEL 2A: 24 acres of gas and oil rights under the surface of Parcel 2.

PARCEL 3: 22 acres w/ 38x40 pole barn, pond, hayfield and woods, w/ road access.

PARCEL 3A: 22 acres of gas and oil rights under the surface of Parcel 3.

PARCEL 4: 4.3 acre building lot, currently hayfield, w/ road frontage.

PARCEL 4A: 4.3 acres of gas and oil rights under the surface of Parcel 4.

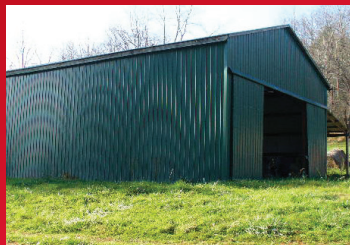
PARCEL 5: 5 acre building lot w/ road frontage, currently pasture.

PARCEL 5A: 5 acres of gas and oil rights under the surface of Parcel 5.

# REAL ESTATE & LAND AUCTION

**JANUARY 17, 2013 at 4:00 pm**  
**5910 Reform Rd., Newark, OH 43055**

Over 70 acres to be offered in 5 parcels, then any combination of parcels, and as a whole. Mineral rights will be offered separately and then together. Road frontage on both Reform and Mary Ann Furnace Roads. This property offers a spacious remodeled country home with free gas, open kitchen and dining room, large open family room, master suite, inground heated pool, fenced pasture, 30x48 pole building, bank barn, hayfields, woods, and pond. 25 +/- tillable acres. This peaceful rural setting in eastern Licking County offers many possibilities. Unlimited potential! Great for Hunting, livestock farm, or just your own peaceful place to call home.



**TERMS** - 10% nonrefundable deposit down the day of auction with the balance of funds due at closing within 45 days. Seller will furnish a guaranteed certificate of title at closing. A 10% buyer's premium will be added to the last bid to establish the final contact price. Any required inspections must be completed prior to bidding. No contingencies. All information gathered from sources believed to be accurate but is not guaranteed. Buyers shall rely entirely on their own judgment, assumptions, and confirm any information on which any bid is based. Acreage and frontage amounts are approximate and subject to final survey and approval. Property will be offered in parcels, any combinations, and a whole. Announcements made day of sale will take precedence over printed material. Real Estate Brokerage Services provided by Real Living HER.

**LEGAL** - Parcel #06531470600000, located in Licking County, Perry Township and Licking Valley Schools. Taxes \$2,993 per year.

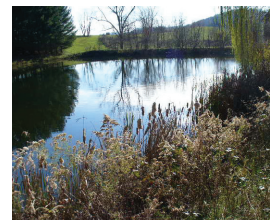
FOR MORE INFORMATION VISIT  
**WWW.AUCTION-MARKETERS.COM**

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**DIRECTIONS** - Newark, Ohio from the intersection of State Routes 13 and 16 go 6 miles E on State Route 16 to Licking Valley Rd., turn left on Licking Valley Rd., (County Rd. 668). Licking Valley Rd. makes a sharp right in .1 mi. Continue on Licking Valley Rd. (High St.) through Hanover 4.5 mi. to Reform Rd., County Rd. 232. Straight on Reform Rd. 1.8 mile to the lovely, long, pine edged driveway on the right. Approximately, 12 miles east of Newark.



**CONTACT**

**AUCTIONEERS / REALTORS**  
• MIKE KENNEDY & GARY BABCOCK  
740-403-4123

**AUCTION COORDINATOR:**  
• NICK PINOTTI 614-273-7778

IN COOPERATION WITH  
JOURNEY HOME REAL ESTATE



**AUCTION**  
MARKETERS

*Real Living HER Auction Partner*

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