

FARM # 3: 54.239 ACRES



FARM #3 Located on Britton Road

This 54.239 acre farm is mostly tillable with some woods and rolling crop land. This farm sells as one parcel and will not be combined with any other parcel or farm. A good location with easy access to main routes in any direction. An affordable chunk of land for farming or a home site or investment for either long or short term.



OBERMILLER TRUST LAND AUCTION

Fox Lake Road, Wooster, Ohio



OPEN HOUSE: SATURDAY, FEBRUARY 8th 11:00 - 12:30 P.M.

**258 ACRES OF WAYNE COUNTY FARM LAND
3 FARMS – TILLABLE LAND – WOODS
ROAD FRONTAGE – APPROVED BUILDING LOTS
WOOSTER CITY SCHOOLS**

For more information and additional pictures, go to www.gant-realty.com and click on real estate auctions

Auction Date: Saturday, February 15, 2020 12:00 Noon

Auction in heated building on site at Farm #1. Free lunch beginning at 11:00 A.M.

TERMS AND AUCTION INFO:

These farms sell absolute to the high bidders. No minimums. No reserves. No buyer premium. You pay what you bid. Terms are 10% down day of auction and balance due at closing in approximately 45 days.

DEED RESTRICTIONS:

No Mobile Homes

Modular and manufactured homes must be on permanent foundation and classified as real estate.

No lot or part thereof shall be used for rubbish, trash, and/or any other waste dumping ground.



4939 Millbrook Rd.
Wooster, OH 44691
ackauct@sssnet.com

Auction by order of:
Sandra Obermiller, Trustee for
Obermiller Family Trust

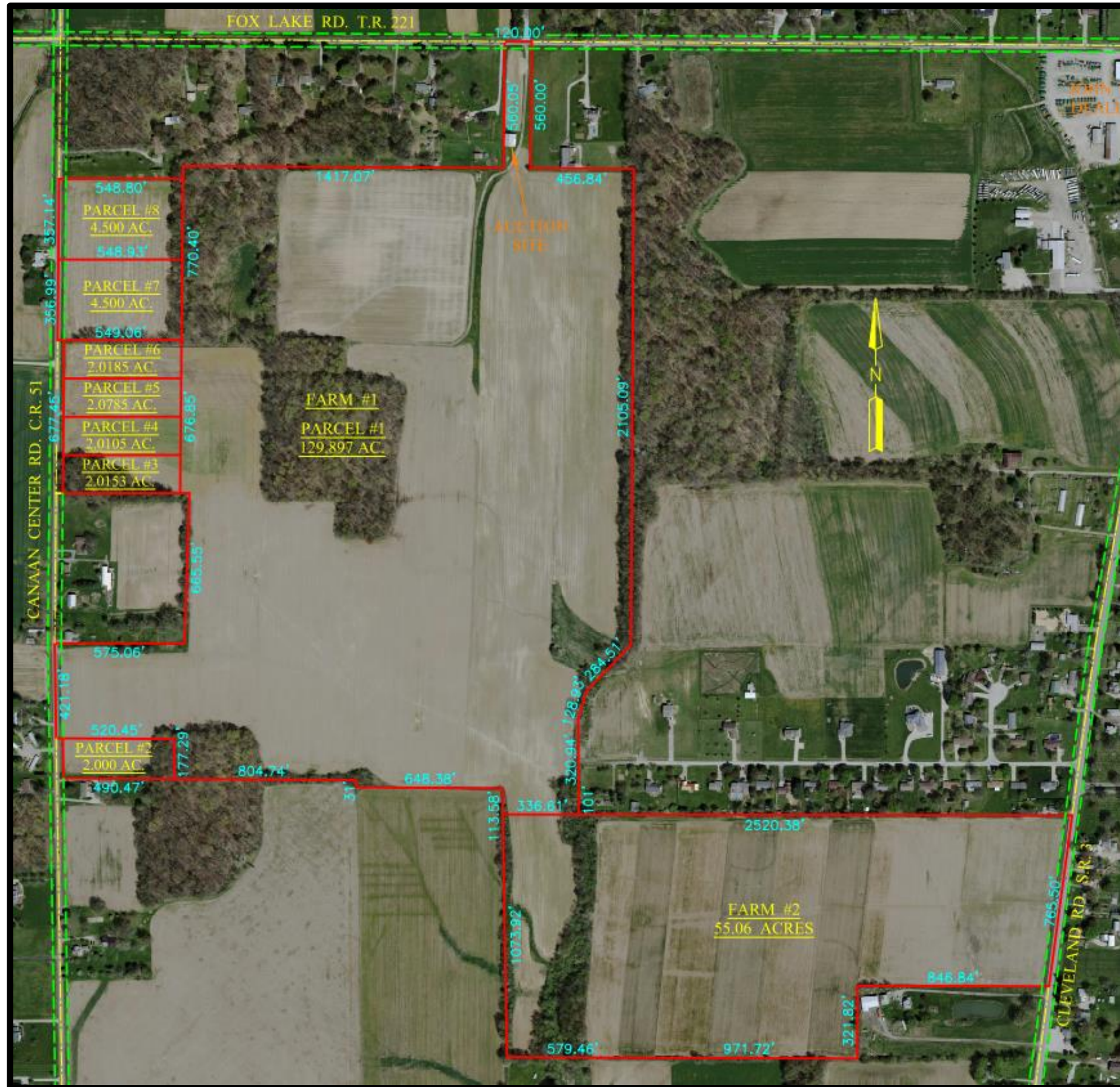
Auctioneer / Realtor:
Dave Acker 330-264-8342

Broker: Jack Gant
330-264-4242



246 West Liberty Street
Wooster, OH 44691
www.gant-realty.com
330-264-4242

OBERMILLER TRUST LAND AUCTION



FARM #1: 148.96 ACRES

MOSTLY TILLABLE – SOME WOODS
ACCESS OFF FOX LAKE ROAD AND
CANAAN CENTER ROAD

- PARCEL #1: 129.897 ACRES
- PARCELS #2-8: RANGE IN SIZE FROM 2 ACRES TO 4.5 ACRES, ARE ALL SURVEYED AND COUNTY APPROVED FOR BUILDING WITH GAS AVAILABLE
- THESE LOTS FRONT ON CANAAN CENTER ROAD
- PARCELS #1-8 WILL BE OFFERED SEPARATELY AND IN COMBINATION

FARM #2: 55.06 ACRES

FRONTAGE ON CLEVELAND ROAD
MOSTLY TILLABLE – JOINS FARM #1
EXCELLENT COMMERCIAL SITE

- FARM #2 WILL BE OFFERED SEPARATELY AND IN COMBINATION WITH FARM #1.

BUY THE PARCEL OR PARCELS THAT SUIT YOUR NEEDS, BUY ONE FARM, OR BUY BOTH FARMS WITH 200+ CONTIGUOUS ACRES. OFFERED IN PARCELS AND IN COMBINATIONS AND SELLS IN THE MANNER THAT NETS THE MOST FOR THE SELLER