**M & S Hardwoods Sawmill & Real Estate Liquidation**

**Quality Line of Sawmill Equipment & 11 acres in 2 Parcels**

Location: 3120 Steubenville Rd SE, Carrollton, OH 44615.   
From Carrollton, 5.2 miles on OH-43 S to location on left

**Onsite Auction: Friday, October 18th, 10:00 AM**

 11 Acres \* 2 Sawmills \* Wheel Loader \* Skidder \* Log-yard \* Several Outbuildings

Residential 2-bedroom slab-home & barn \* Pasture \* Wooded land

 Carroll Co. \* Lee Twp. \* Carrollton EVSD

This will be a complete dispersal of M&S Hardwoods featuring a quality line-up of late-model Sawmill equipment. All equipment will be sold without reserve to the highest bidders. Phone bidding & Absentee bidding is available, to request a catalog and/or place a phone bid contact 330-749-4362.

**Sawmill Equipment;**2014 Lumber Tiger head rig; 2011 Precision Mills head rig, manual, good condition; 2014 Meadows edger w/2 movable blades, infeed & outfeed w/pop up transfer in outfeed, excellent condition; Cornel 6”x 36” edger, 2 blades, 1 movable (transfer deck for outfeed optional); 3 strand log deck, line shaft driven; 3 strand log deck, manual, no chains; Frick 01, 4 head 16’ manual carriage w/frame, track & drive; Frick O power receiver, 16 ft. 4 head w/frame, track & drive; New 24” dust blower; 24” dust blower, excellent condition; 30”x 8’ conveyor belt; 30”x 18’ conveyor belt; Manual slab saw, automatic line shaft driven; Slab belt conveyor w/loading chute; 20 lumber carts; 3 fuel tanks; Banding tools & cart; 2 loader buckets, shop built; Band chopper w/Honda motor; Automatic slab saw, shop built, line shaft ready; 24”x 32’ belt conveyor; New Woodmizer BM5500 automatic band sharpener, line shaft ready; New Woodmizer BMT 200-250 dual tooth setter.

**Wheel Loader, Skidder & Power Units;**2009 Caterpillar wheel loader, Model IT14G, 9000 hrs, new tires,; John Deere 540B cable skidder, bear claw chains, 80% tires, recently refurbished and in good condition; John Deere 6068Tpower unit w/clutch,180 hp, 238 hrs. on rebuilt; Kubota V3300-T power unit w/clutch, 70 hp, 2004 hrs, good condition; Kubota V3800-T power unit w/clutch, 85 hp; Rockford clutch

**Note to Consignors; We are accepting good quality consignments.**Contact us with a list of items that you wish to consign to this auction as soon as possible, so that we have time to advertise your items. Please deliver your consigned items to the auction site on Oct. 15 and 16.

**Content Terms:**10% buyer’s premium on all purchases.Payment in full day of sale via cash, check with proper identification, Visa or Mastercard. 3% buyer’s premium refunded for cash or check purchases. Vehicle title will be available immediately with cash and when funds clear with check or card. Pick-up the day of or by appointment.

**Real Estate to sell at 10:00 AM followed by the Sawmill Equipment.**

**Parcel 1;**Approx. 700’ of road frontage. This parcel features 5.7 +/- acres with 2 pole buildings, an older building w/2 overhead doors, and several other outbuildings. The land is mostly open, currently being used as a log yard, and several wooded acres to the rear of the property. The property has a well that is being shared by a building on tract 2 as well as an Amish school adjoining to the north.

**Parcel 2;**Approx. 233’ of road frontage. This parcel features 5.3 +/- acres with a shop that is currently being used at living quarters. The slab-home features 2/bedroom & 1/bath, kitchen, and living room. The building has no electric and is heated with a wood-burner. Water is supplied from a shared well from parcel 1. The property has a small shed and a 16x24 barn with a loft for hay storage. There is a fenced pasture with the back half of the property mostly wooded. There is a 25’ driveway easement across the property for Parcel 1 use.

**REAL ESTATE TERMS;**10% nonrefundable down payment made the day of auction with the balance due at closing. No financing or other contingencies. Any required inspections must be completed prior to bidding. All information contained herein derived from sources deemed reliable but not warranted. Sold as is no warranties written or implied. 30-45 days to close. Announcements the day of the auction, take precedence over all previous advertising and statements. 10% buyer’s premium will be added to determine the final contract price.

**Legal;**Carroll County Parcel 17-0000686.00, Lee Township, Carrollton EVSD, Taxes are currently $1,652.74 annually.

Sale by the Order of: Marvin Glick

KAUFMAN REALTY & AUCTIONS                                  
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