

Order Number: 11072023-21657

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# AUCTION

THE FARMERS NATIONAL BANK OF CANFIELD SUCCESSOR BY MERGER TO  
GEAUGA SAVINGS BANK

VS.

GAYLE C. BOSTICK, AKA GAYLE BOSTICK, et al.

By Order of the Court of Common Pleas, Medina County, Ohio, Case No. 13 CIV 1248, Ashley Ritchey, the Court-Appointed Private Selling Officer, will offer for sale on the date and at the place set forth herein the real property described below (the "Real Property").

**Auction Location:** Sells on location 3345 Faulkner, Brunswick, OH 44212.

**Auction Date:** Tuesday, November 7, 2023 - 12:00 pm

**Legal Description:** Full Legal description of property can be found as an attachment on the sale page on the kikoauctions.com website.

**Property Address:** 3345 Faulkner, Brunswick, OH 44212

**Permanent Parcel No.:** 003-18D-16-079

**Terms Of Sale:** Appraised value of the Property is \$310,000. Bidding is to begin at 2/3 of appraised value per court order. Therefore, minimum bid must be \$206,666. A 10% deposit is required on auction day; balance due within 30 days of sale confirmation. The Property is sold in its AS-IS condition. If a second sale is required, in accordance with O.R.C. §2329.26

(A) (2) (v), that sale shall be held on December 7, 2023, at 12:00 p.m. 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.

**Notice to Lienholders:** Pursuant to O.R.C. §2329.152(B) (2), each judgment creditor and lienholder who is a party to the foreclosure action may submit a "Remote Bid" on or before 4:30 p.m. on November 6, 2023, by email to ashley@kikocompany.com or by facsimile to 330-453-1765.

Russ Kiko Associates, Inc. Auctioneers. 330-455-9357. 2722  
Fulton Dr. NW, Canton, Ohio 44718.

Attorney Stephen Crawford for Plaintiff 127 Public Square  
Cleveland, OH 44114.

**PLEASE EMAIL A PROOF & PRICE PER RUN OF THIS AD FOR APPROVAL  
AS SOON AS POSSIBLE. I WILL EMAIL BACK TO YOU WITH AN OK OR  
CHANGES. IF YOU HAVE ANY QUESTIONS, PLEASE CALL ME. THANK YOU.  
ATTN: Erica McInturff - PHONE: 330-455-9357, ext. 130 - EMAIL:  
emcinturff@kikocompany.com**