BEN HIGGINS REALTY & AUCTION CO., LLC

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BEN HIGGINS RALTY & AUCTION CO., LLC

RIGNEY DOWNSIZING AUCTION
THURSDAY JULY 29, 2021 @ 4:30pm

Located: 3450 Linn-Hipsher Rd. Marion, Ohio 43302, 8 mi N.E. of Marion, 10 mi. S. of Bucyrus, signs off SR 98. Owners have sold home and downsizing. They plan to travel the country in a motorhome. Loader available Day of Auction, Grass Parking. Porta John & Concessions Available. **AUCTION ORDER**: Starting with household & misc. on tables. Sleep Number mattress sells @5:30. Mower, Tractor sells @ 6:00. Major shop items sell @6:30. Possible 2 auction rings. **SLEEP NUMBER MATTRESS-HOUSEHOLD**: Sleep Number model 360 I8, smart bed, adjustable base, wi-fi, blue-tooth, split king size with matching headboard and nightstands, over $10,000 new; Amish oak queen size postal bedroom suite w/matching nightstand; white wicker full size bed & nightstand; LG 65" flat screen TV w/wall bracket; 31" & 49" flat screen TV's w/wall bracket; oak Deacons bench; coffee and end tables; Kenmore microwave; Bissell carpet shampooer; Onkwo surround sound system; queen size head board & nightstand; cushioned trunk; (3) solid oak stands; patio table w/chairs; 100+ nice mens neckties; lg. round wall clock; drop leaf table; Dyna Glo propane grill; Weber charcoal grill; (2) rockers; high seat wood deck chair; lg. plastic free standing dog bath; (10) metal folding chairs; (2) hammocks; oak file cabinet; exercise bench; (4) oak chairs; picts.; knick-knacks; décor.; Zoom box w/screen. **ANTIQUES-COLLECTIBLES**: Repro. Pepsi metal wall thermo.; cross & buck saws; draw knives; ice tongs; (2) 48" round steel impl. wheels; (10) Boyd Bears Friends pcs.; 3 door metal locker; rug beater; shoe hasp; etc. **WOODWORKING & SHOP TOOLS**: Jet 10", 3 hp., tilting arbor saw w/XACTA 54" fence; Jet 18" wood band saw; Jet 3 hp., dbl. dust collector system; Jet 6" long bed jointer; General Inc. 25" dual drum 3 hp. sander, less than 20 hrs.; Reliant 15" planer; DeWalt 20" scroll saw; Farm Hand 115 MIG/Flux core wire feed welder (nice); Ingersole Rand 60 gal./3 hp. vert. air compressor; Ryobi 3 hp. variable speed router; (2) 6' comm. shelving racks; Delta oscillating bench spindle sander; 56" x 65" bowling block top work bench w/bottom lockers; New Keller 6' steel rolling scaffold; jacks; car creep; 2 ton low profile floor jack; Crafts. 10" table saw; 50' air hose reel; (2) 11 drw. stack on stack rollaround tool chests; port. air compressor; dual head propane tank heater; 12 plus bar clamps; c-clamps; sev. custom work benches; Crafts. 6x48/9" disc sander/grinder; DeWalt biscuit/plate joiner; air framing nailer; asst. saw blades &Dado's; Porter Cable profile sander; 25 yr. old (new) gas hot water tank; lots of asst. shop hand tools and supplies; Luverne 5 ½' bed Tonneau truck cover (like new), fits 2015-2019 Ford F-150; Wet tile saw; (8) boxes porcelain glazed floor tile; dovetail jig; Crafts. shop vac; (3) metal lateral files; wheelbarrow; job rollers; and more! **LUMBER-PAINT**: sev. hundred board feet of asst. oak, ash, poplar, wal. lumber (rough and dimensional); asst. plywood; over 125 gallons of good Sherwin Williams Tread Plex & Marine paint. **NEW ZERO TURN MOWER-TRACTOR-LAWN EQUIP.-STONE**: 2021 Ferris ISX 2200, 61" deck, 28 hp., Independent suspension, Premium highback suspension seat, only 25 hrs.; '49 Farmall H w/ldr., wheel wts. & pulley; Earth Quake 79cc Viper edger (like new); ATV hyd. jack; Agri Fab 48" & 36" yard roller; Agri Fab 17 cu. tiltbed trailer; Crafts. 42" lawn sweep; small yard wagon; gas blower; (65) 6' steel fence posts; Husqvarna 455 Rancher chainsaw; yard tools; approx. 10 ton of driveway gravel, etc. **MOTORHOME & SPECIALTY ITEMS:** RV Recliner w/pedestal; Sony B & W back up camera; custom made rear hitch used for scooter transport; Aircraft Flight helmet, suit and gloves; '02 Honda Goldwing dash assembly, seat, misc.; (2) sets of mens golf clubs; **Owners**: Russ & Debbie Rigney

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BARNES P.O.A. AUCTION
REAL ESTATE- PERSONAL PROPERTY
THURSDAY AUGUST 12, 2021 @ 4:00 PM

Location: 6987 Prospect- Dublin Rd. Prospect, Oh 43342, W. edge of town. S. of SR 47 in Prospect Twp. **REAL ESTATE (SELLS @ 5:15 PM):** Custom built clean, well maintained, 1960's ranch home (1,808+/- sq. ft.) Home consists of 4 bedrooms including master, 2 full baths, lg. living room, foyer, kitchen & dining room combination, has rear sliding doors to the 8' x 30' covered rear porch w/ shade trees & yard barn, attached 26' x 22' garage. Home also has lg. utility room and leads to back office, den or possible bedroom. 2015 gas water heater, Bard gas furnace, lots of closet space; Parquet wood floors. Situated on 126' x 150' lot in Elgin School District w/ sev. small town amenities. To view please call our office! **Owner:** Helen L. Barnes/ **P.O.A.:** Betty Barnes

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BURCH ESTATE AUCTION
REAL ESTATE- AUTO'S- MOTORCYCLE- PERS. PROP.
Monday August 16, 2021 @ 4:30PM

Location: 6171 Hughes Rd. Prospect, Oh 43342 (Prospect Twp.) Just outside edge of town. To settle the Estate of Mark J. Burch Marion Co. Probate Court Case # 21EST-0038 **REAL ESTATE (SELLS @ 5:15PM):** Clean maintained custom built 1973 ranch (1,200 +/- sq. ft.) home consisting of 3 bedrooms, 1 ½ baths, open living room, dining room & kitchen combination (cherry cupboards), utility room, full basement framed for finishing multiple rooms. Attached 20' x 30' garage, 14' x 14' rear deck, partial fenced rear yard, gas heat, blacktop driveway, situated on (.84 +/- acre lot) w/ rear wooded view. Recent remodeling on L.R., kitchen, & hallway flooring. To view please call our office!
Admin.: Mrs. Melissa Dow/ **Attorney.:** Mr. Thomas A. Frericks

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LANKTON ESTATE AUCTION
REAL ESTATE- AUTO- PERSONAL PROPERTY
THURSDAY AUGUST 26, 2021 @ 4:00 PM

Location: 221 Edgefield Blvd. (Marion Meadows) Marion, Oh 43302. Signs off Marion- Mt. Gilead Rd. (St. Rt. 95 E.) Estate of Nancy K. Lankton Marion Co. Probate Court Case # 21EST-00131 **REAL ESTATE (SELLS @ 5:45 PM):** A nice clean 1-owner partial brick ranch home (1,288 +/- sq. ft.) consisting of 3 bedrooms including master, 2 full baths, living room, kitchen and dining room combination leading to nice enclosed 10' x 16' sunroom, attached 12' x 28' garage, concrete drive, 80' x 151' mature lot in Marion Twp., River Valley School District. Home has gas furnace, central air, oak kitchen cabinets, washer/ dryer closet. To view please call our office! **Executor:** Mr. Robert Bassett
Attorney: Ted McKinnis- Kegler, Brown, Hill & Ritter

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