

LOGAN COUNTY | STOKES TOWNSHIP

110 ± ACRE LAND AUCTION

DATE & TIME:
JANUARY 15, 2026
6:00PM

CONTACT:
DEVIN DYE | THE LAND GUY
419-303-5891

AUCTION LOCATION:
THE JACKSON CENTER AMERICAN
LEGION SCHERER POST #493
627 EAST COLLEGE STREET
JACKSON CENTER, OH 45334



Tract

1

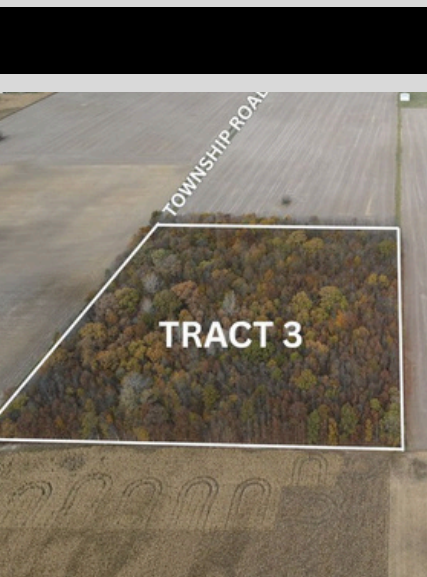
Discover a prime opportunity with Tract 1, featuring high-quality, tillable farmland in Logan County. This 68+/- acre parcel offers excellent road access with significant frontage along Andrews Road and Township Road 90. Included in the tract is a 2-acre lot, ideal for a future building, and approximately 64+/- acres of productive tillable land. The soil composition primarily consists of Blount Silt and Wetzel Silty Clay Loam, ensuring high quality row crop potential. Additionally, the property boasts a 72 x 42 pole building, perfect for farm storage or other agricultural needs. Tract 1 can be purchased independently or as part of a combined offering with the other two tracts in this sale. Don't miss this opportunity to own a great piece of farmland.



Tract

2

Tract 2, comprised of approximately 30 acres in Logan County. Nearly all of this tract—about 29 acres—is tillable land, offering excellent row crop potential. With frontage on Andrews Road and Township Road 90, this property provides convenient access and features soil types similar to Tract 1, primarily consisting of Blount Silt and Wetzel Silty Clay Loams. This tract presents a great opportunity to purchase individually or as part of a combined purchase with the other tracts in this sale. Don't miss your chance to secure this quality piece of farmland.



Tract

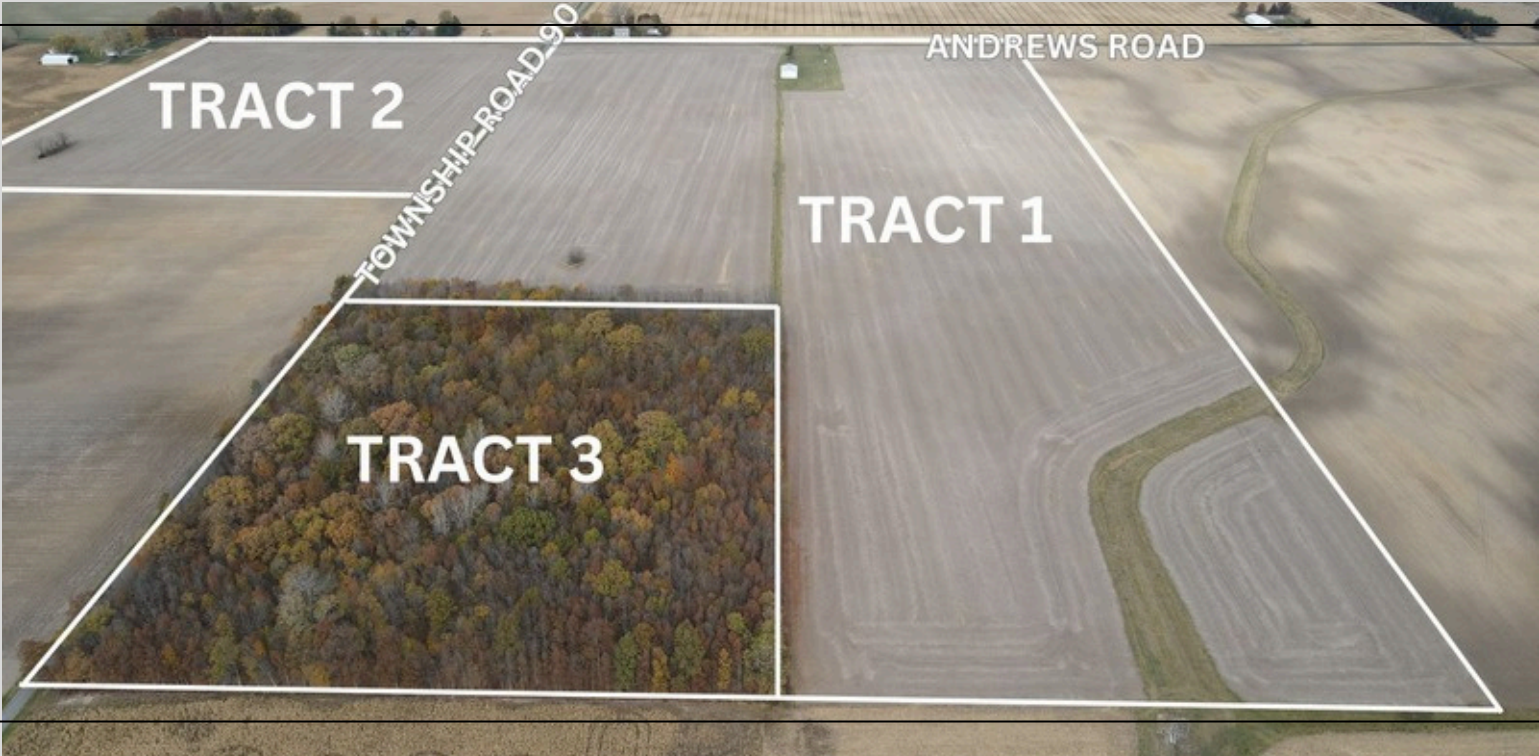
3

Tract 3, a wooded acreage offering complete privacy and extensive road frontage along Township Road 90. This scenic property is rich in wildlife, with frequent signs of deer and other wild game, making it ideal for recreational use or a potential building site. Whether purchased on its own or together with the other two tracts, Tract 3 provides versatile opportunities for outdoor enthusiasts or those seeking a peaceful location for building. Don't miss this chance to bid your price on this rare, wooded lot offering.



PHOTOS TAKEN ON GAME CAM

Join us for an exciting multi-parcel land auction featuring three tracts in Logan County, each providing unique opportunities. Tract 1 offers approximately 68+/- acres of high-quality tillable farmland with significant road frontage and a large pole building, perfect for farming. Tract 2 consists of approximately 30 acres, with nearly all tillable land and similar soil types, presenting a prime investment opportunity. Tract 3 features all wooded acreage along Township Road 90, making it ideal for recreational use or building. These tracts can be purchased individually or in combination, offering buyers flexible options to fit their needs. Don't miss this opportunity to acquire desirable farmland and recreational properties in a highly desirable location.



TRACT 1	TRACT 2	TRACT 3
<div>Parcel Number: 460030000026000 County: Logan Township: Stokes Section: 16 School District: Waynesfield Goshen Total Acres: 68 Building Site: 2 Acres Tillable Acres: 63.59 NCCPI: 70.95</div>	<div>Parcel Number: 460030000024000 County: Logan Township: Stokes Section: 17 School District: Waynesfield Goshen Total Acres: 30 Tillable Acres: 29 NCCPI: 70.96</div>	<div>Parcel Number: 460030000026000 County: Logan Township: Stokes Section: 16 School District: Waynesfield Goshen Total Acres: 12 Completely Wooded</div>
ADDITIONAL INFO: TAXES: \$3,080.46 SELLERS: CHILES FARMS LLC		

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"Your area leader in land auctions"

THE LAND TEAM

JAYLENE SMITH



AUSTIN HEFFNER



KYLIE DYE



MORGAN HOY



DEVIN DYE

BROKER/OWNER/AUCTIONEER

419-303-5891



AUCTIONEERS:

DEVIN DYE, MATT BOWERS, AND MIKE REINDEL

"LICENSED & BONDED IN FAVOR OF THE STATE OF OHIO"



**REAL ESTATE
& LAND COMPANY**

