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Address E 900
Address 2 20 Acres E 900 Rd
City Baldwin City
State KS
Zip 66006
IDX Include Y
Sale/Rent For Sale
For Auction No

Appx. Acres 10.1 - 20 Acres
Improvements No
Water Meter Available Immediately
Road to Property Hard Surface



GENERAL

| | | | |
|---------------------------------|---|----------------------------------|---|
| Agent | WENDY S FLORY | Listing Office 1 | FLORY AND ASSOCIATES ~ REALTY & AUCTIONS - Main: 785-594-3125 |
| Commission Based On | Gross Sales Price | Comm: Sub-Agent | 0 |
| Comm: Buyer Agent | 3.0 | Comm: Des Agent | 3.0 |
| Comm: Transaction Broker | 3.0 | List Agent Status | SA |
| Listing Date | 11/21/2015 | Ownership Type | Private |
| Expiration Date | 5/21/2016 | Showing Instructions | Vacant land, Show at will |
| Legal | 20 Acres in 29-14-19 | Plate # | 900264B |
| Lot Size | 20 Acres | Elementary School | Baldwin |
| Junior High School | Baldwin | Sr. High School | Baldwin |
| Pasture Acres | 20.00 | Total Acres | 20.00 |
| Price per Acre | \$4,875.00 | Section | 29 |
| Township | 14 | Range | 19 |
| Directions | South on 59 hwy to N650 Rd, west to E900, south to property | Take Photo | Complete |
| Display on Internet/VOW | Yes | Display Address/VOW | Yes |
| Include Comment/VOW | No | Include AVM/VOW | No |
| Update Date | 3/3/2016 | Status Date | 11/30/2015 |
| HotSheet Date | 11/30/2015 | Price Date | 11/30/2015 |
| Input Date | 11/30/2015 3:26 PM | Associated Document Count | 3 |
| Agent Hit Count | 53 | Client Hit Count | 14 |
| Original Price | \$97,500 | Picture | 8 |
| Days On Market | 103 | Days On MLS | 94 |

FEATURES

| | | | |
|-----------------------------|---------------------|----------------------------|-----------------------------|
| SHOWING INSTRUCTIONS | OUTBUILDINGS | UTILITIES AVAILABLE | COUNTY |
| Vacant | None | Rural Water | Douglas |
| Show at Will | FENCING | Septic | EQUIPMENT |
| Call Agent | Barbed Wire | Electricity | No |
| POSSESSION | DRIVEWAY | PHONE SERVICE | ASSOCIATED DOCUMENTS |
| Negotiable | Hard Surface | Baldwin | Seller's Disclosure |
| At Closing | PONDS | LAND DATA | |
| TERMS | None | Easement(s) | |
| New Loan | | See Remarks | |
| Cash | | | |

FINANCIAL

| | | | |
|---------------------------------|------------|----------------------------------|--------------------------|
| Escrow Account | Continenta | HOA | No |
| HOA Annual Dues Amt | \$0 | Restrictive Covenants | No |
| Historical Restrictions | No | Fire Department | Willow Spr |
| Rural Water | DG2 | General Taxes | \$426 |
| Year | 2015 | Special Assessment 1 Desc | 2015 taxes based on 40 A |
| Special Assessment 1 Amt | 0 | Short Sale | No |
| Total Taxes | 426 | | |

PUBLIC REMARKS

20 Acres just minutes from Lawrence on hard surface roads. Additional 20 acres available.



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be done to establish property lines. 2015 taxes based on 2015 amounts. There is (ocs). Call agent with questions.

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DISCLAIMER

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