

Lots & Land Agent Full Detail Report

Schedule a Showing

Page	1	of	1
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Property Type LC	OTS AND LAND	Status Act	ive		CDOM 2	DOM 2	Auction	Yes	
MLS # 20200679	9 * W 900) S.	Claypool	IN 4651	0 Status	Active	LP \$0		
and the second second	1 1 60	Area Kosciusko County	Parcel ID	43-15-27-200-00	9.000-001 Type A	gricultural Land			
Tract 3 25 Apres		Sub None	Cross Stre	et			Lot #		
Tract 2 22 Atres	County	School District WRS	Elem Claypool	JrH	Edgewood	S	rH Warsaw		
Tract 1	REO No	Shor	rt Sale No						
		Legal Description Approximately 129+/- Acres part of: 001-108-001 PT E 1/2 27-31-6 156.08A & 001-105-004 PT S 1/2 NE							
	100	Directions At intersection of County Farm Rd. & 900 S., look for signs!							
900 S.	and the	Inside City Limits N Cit	y Zoning	County Zoning A	1 Zoning Descri	i ption Ag			

Remarks Tract 1 Features 129+/- Acres of Quality Tillable Cropland and will be going to Auction on March 26 at 6:30 pm, at the Claypool UMC Fellowship Hall. This High Quality Cropland has been Pattern Tiled and has a Soils Index of 138.9. Map of the pattern tiling are available. Bid on this Tract Individually, in combination with the other two Tracts or as a whole.

Agent Remarks Auction: 3.26.20, 6:30pm at the Claypool UMC. TERMS: 10% down with the balance due at closing. Seller to pay 2019 due in 2020 taxes. Survey costs to be split 50/50. RE BROKERS: Must register clients 24 hrs in advance & be present at the auction with said client. Client Registration form is in docs.

Sec Lot Z	loning	Lot	Ac/SF/Dim 12	9.0000 /	5,619,240	/ 2667 x 3	129	
Parcel Desc Lev	el, Undeveloped, Tillable	, 15+ Pla t	tted Development	No			I	Platted Y/N Yes
Township Clay		Date Lots Availa	able			Price	per Acre \$\$0.00)
Type Use Agricu	ulture	Road Access	County	Road S	Surface Ta	ar and Stone	Road Frontag	ge County
Type Water Nor	ne				Easements	Yes		
Type Sewer Nor	ne				Water Fronta	age		
Type Fuel Nor	ne				Assn Dues		Not Applicable	9
Electricity Nor	ne				Other Fees			
Features					DOCUMENT	S AVAII ABI	E Aerial Photo, Ag	nency. Soil Man
i cutures					DOCOMENT			Joney, Con Map
Strctr/Bldg Imprv	No							
Can Property Be D	Divided? No							
Water Access								
Water Name			Lake	е Туре				
Water Features								
Water Frontage		Channel F	Frontage			Water A	ccess	
Auction Yes	Auctioneer Name	Chad Metzger			Auction	eer License #	# AC3130001	5
Owner Name								
	sting		Proposed				Excluded Party	None
Financing: Exis	sting 4,930.46 Exemption	Supplemental	•	ear Taxes F	Payable	2019	Excluded Party Assessed Value	
Financing: Exis Annual Taxes \$	•	Supplemental No	Ye	ear Taxes F ossession	Payable after 2021		•	
Financing: Exis Annual Taxes \$ Is Owner/Seller a F	4,930.46 Exemption	No	Ye Po		after 2021		Assessed Value	
Financing: Exis Annual Taxes \$ Is Owner/Seller a F List Office Metzg	4,930.46 Exemption Real Estate Licensee	No	Ye Po	ossession st Agent	after 2021 Chad Metz	Harvest	Assessed Value	
Financing: Exis Annual Taxes \$ Is Owner/Seller a F List Office Metzg	4,930.46 Exemption Real Estate Licensee Jer Property Services, LL	No C - office: 260-982	Ye Pc 2-0238 Lis chad@metzgera	ossession st Agent	after 2021 Chad Metz	Harvest	Assessed Value	
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