



PARCEL DESC. Level, Slope, Tillable

TYPE USE Agriculture
ACRES 41.0000

RESTRICTIONS

SELLING PRICE
CLOSING DATE

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CLOSING DATE

AREA Blackford County

SUBDIVISION None

TOWNSHIP Harrison

WOODED ACRES

TILLABLE ACRES

PASTURE ACRES

TIMBER ACRES

WATERFRONT No

WATER FRONTAGE

LAKE TYPE

SURVEY Yes

SOIL TEST No

ASSOCIATION DUES \$

ASSOCIATION DUES FREQUENCY Not

WATER UTILITY None

SEWER TYPE None

FUEL TYPE None

ELECTRICITY TYPE None

LEGAL DESCRIPTION

LOT DIMENSIONS Irregular

FLOOD PLAIN No

ELEMENTARY Northside K-2

MIDDLE Blackford

HIGH Blackford

PARCEL # 05--0-2--34--300.-01-3.0

ASSESSED VALUE

ANNUAL TAXES \$1,767.00

DOCUMENTS AVAILABLE Survey, Aerial Photo, Legal Description, Soil Map, Zoning

PROPOSED FINANCING Cash
EXEMPTIONS Homestead

Remarks ***Seller of this property will be offering at public auction the real estate on Tuesday, October 6 @ 5:30 pm. There will be two Open house dates to view the property, Sun. Sept. 27 (1-2) and Tues. Sept. 29 (5-6). *** This property containing 46 acres will be offered in two tracts..... TRACT # 1 will include 1675 square foot ranch style home with 4 bedrooms and 2 baths and 1.5 car attached garage plus a 30' x 60' pole building all sitting on 5 acres..... TRACT # 2 will include 41 +/- acres subject to survey. It offers 38 mostly tillable acres with 3 acres of grass and fence row. TRACTS # 1 & 2 will be offered for sale independently and in a combination with highest amount presented to Sellers for approval. Property may sell at, above, or below listed price depending on the outcome of the auction bidding.

Directions to Property Go east 5 miles from Hartford City on St Rd 26 to 500 East then go north 2.5 miles to 250 North then east 1/4 mile to property on right

-----Information Herein Deemed Reliable but Not Guaranteed-----