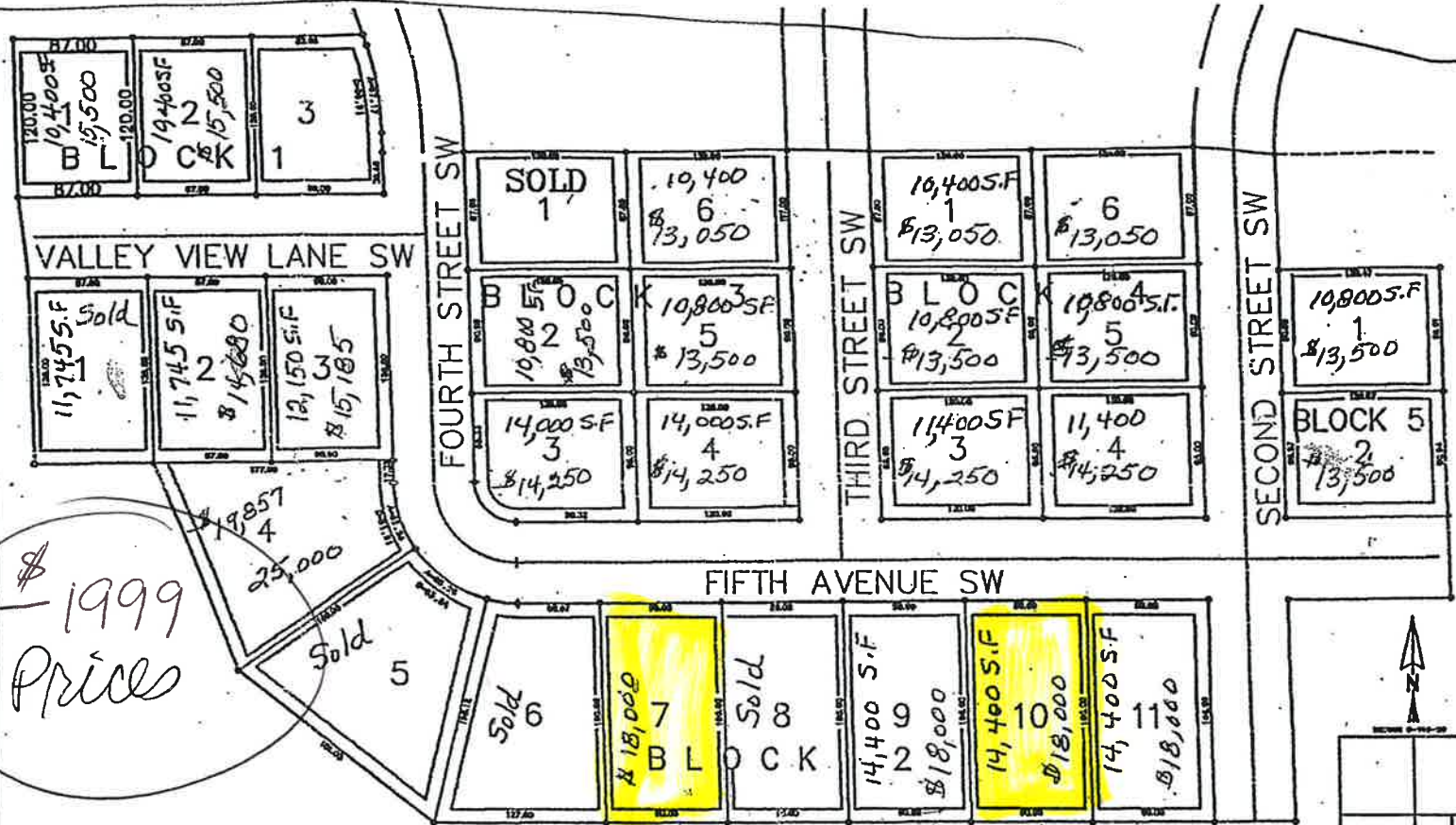


# JONES THIRD ADDITION

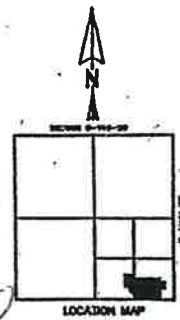
(16) OF THESE LOTS ARE WALK OUT CAPABLE



1999 Prices

\$19,777 \* 2010 Price \$19,777 - Lot 10 walkout \*

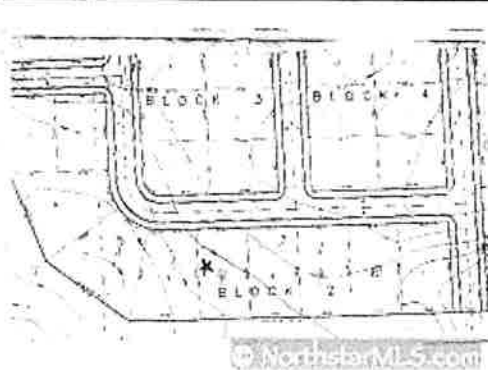
FOR MORE INFO. CALL [REDACTED] / [REDACTED]



C:\dwg\gjonnes.dwg Fri Dec 17 15:03:21 1999

LAURIE OTT FLOYD OTT  
651-387-7707 OR 651-387-7700

**206 5th Ave SW, Medford, MN 55049**



Status: **Active**

List Price: **\$29,777**

Original List Price: **\$29,777**

Map Page: **999**

Map Coord: **A1**

Directions: **Take 12E off Interstate I35, go rt on 3rd St, SW then rt on 3rd Ave, then west to lot.**

**MLS Area: 815 - Southern Minnesota**

Front Dimensions: <b>90</b>	Acres: <b>0.33</b>	Property ID: <b>161120210</b>	Tax w/assess: <b>1,636.00</b>
Left Dimensions: <b>160</b>	Min Lot Size:	Tax Year: <b>2009</b>	Assess Pend: <b>Yes</b>
Right Dimensions: <b>160</b>	Fire #:	Tax Amt: <b>303.00</b>	Homestead: <b>No</b>
Rear Dimensions: <b>90</b>		Assess Bal: <b>3,500.00</b>	Plat Recorded: <b>Yes</b>
List Date: <b>9/23/09</b>	Received By MLS: <b>9/23/09</b>	Days On Market: <b>22</b>	

**TAX INFORMATION**

**General Property Information**

Legal Description: **Lot 10, Block 2, Jones 3rd Addition.**  
 County: **STEE - Steele** Complex/Dev/Sub:  
 School District: **763 - Medford, 507-451-5250**  
 Builder Restriction: **Open**  
 Restrictions/Covts: **None**  
 Land Inclusions: **Platted** Improvements: **Paved Streets, Storm Sewer**  
 Zoning: **Residential-Single** Road Frontage: **City, Paved Streets**  
 Available Utilities: **Electric, Natural Gas, Sewer, Storm Sewer, Telephone, Water** On Site Utilities: **Electric, Natural Gas, Sewer, Storm Sewer, Telephone, Water**  
 Dev Status: **Finished Lot** Fencing:  
 Farm Type: Tillable Acres: Topography: **Level, Sloped, WalkOut**  
 Soil Type: **Loam, Sand** Pasture Acres: Out Buildings:  
 Crop Type: Wooded Acres: Agric. Water:

Agent Remarks: **CD terms and walkout should help sell this lot in newer neighborhood. 5% down OK, 5% interest OK, 5 year balloon OK. Open builders or our award-winning ones. Owner/agent.**

Public Remarks: **Desirable walkout lot ready for your dream home. South-facing for natural solar gain. CD terms available. Nice, quiet, newer neighborhood. Owner/agent.**

**Financial**

**Cooperating Broker Compensation**

Buyer Broker Comp: **3.0 %** Sub-Agent Comp: **0 %** Facilitator Comp: **3.0 %**  
 Variable Rate: **N** List Type: **Exclusive Right To Sell**

Financial Remarks: **Cd Terms Ok.**

In Foreclosure?: **Not Disclosed**  
 Lender Owned?: **Not Disclosed**  
 Potential Short Sale?: **Not Disclosed**  
 Owner is an Agent?: **Yes**  
 Sellers Terms: **Cash, Contract for Deed**  
 Existing Fin: **Free and Clear**

Listing Agent: **Lauren Ott, GRI 651-387-7707**

Listing Office: **Coldwell Banker Burnet**

Appt Phone: **651-738-9262**

Office Phone: **651-738-9262**

Co-List Agent: **Floyd Ott**

This Report Prepared By: **Pamela Ott-Morse 651.458.4778**