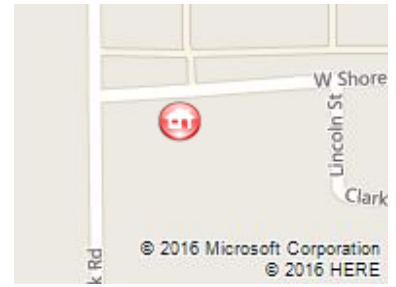


ALL FIELDS CUSTOMIZABLE



MLS # 201637980
Class LOTS AND LAND
Property SubType Commercial Land
Area Marshall County
Listing Price \$245,000
Address 18710 Tamarack Rd.
Lot #
City Culver
State IN
Zip 46511
Status Sold
Sale/Rent For Sale
IDX Include Y



GENERAL

REO Y/N	No	Short Sale Y/N	No
Original MLS #		Contingency Type	
Association ID	North Central IN Assoc. of Realtors	Zip Code	46511
Zip + 4		Parcel# ID	50-21-21-000-001.000-013
Parcel ID 2		Parcel ID 3	
State ID		Platted Y/N	Yes
Township	Union	Grid	
Special Listing Cond.	None	Planned Unit Dev. Y/N	No
Subdivision		Cross Street	
Auction Y/N	No	Auction Reserve Price \$	
Auction Date		Auction Time	
Auctioneer Name		Auctioneer License #	
Auction Comments		Publish to Internet	Yes
Show Addr to Public	Yes	Show Comments on Internet	Yes
Allow AVM on Internet	No	Buyer Broker Compensation	2.5%
Variable Rate Y/N	No	Listing Date	8/12/2016
Expiration Date	8/31/2017	Contract Type	Exclusive Right to Sell
School District	Culver Community Schools Corp.	Elementary	Culver
Middle School	Culver	High School	Culver
Legal Description	ACREAGE: 4.50 AUDITOR DESC: W 5.9A S 10A LOT 2 EX SW COR L2 N287'	Legal Description 2	
Section Number		Lot Number	
Zoning		Zoning Description	
Lot Dimensions	irregular	Approx. Lot Size SqFt	196,020
Approx. Lot Size Acres	4.5000	Price per Acre	\$53,333.33
Square Footage Source		# Pasture Acres	
# Timber Acres		# Tillable Acres	
# Wooded Acres		Wetlands	
CRP(ConsrvtN Resrve Prog)		Leased Acres Y/N	No
Rail Siding Y/N	No	Rail Siding Description	
Curb Y/N	No	Date Lots Available	
Road Access	City	Road Surface	Asphalt
Road Frontage	City	Road Frontage Length	
Can Property Be Divided?	No	Structure/Bldg Imprvmnts	No
Seller Owns Planted Crops		Easements	No
Platted Development	No	Waterfront Y/N	No
Water Type		Water Access	
Water Frontage		Channel Frontage	
Water Name		Owner Name	Johnston
Showing Instructions		Sched. Shwng by Email Y/N	
Email Address		Excluded Party	None
Off Market Date	9/22/2016	Associated Document Count	0
Agent Hit Count	32	Client Hit Count	4
Cumulative DOM	41	Mapping	
Tax ID		Update Date	9/30/2016
Status Date	9/30/2016	HotSheet Date	9/30/2016

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GENERAL

Price Date	9/30/2016	Input Date	8/15/2016 11:26 AM
General Date	9/22/2016	Original Price	\$245,000

FEATURES

PARCEL DESCRIPTION	TYPE USE	SEWER TYPE	ELECTRICITY TYPE
Corner	Commercial	None	None
Irregular	WATER UTILITY	FUEL TYPE	DOCUMENTS AVAILABLE
Undeveloped	None	None	None

FINANCIAL

Annual Taxes	\$1,498.68	Year Taxes Payable	2016
Assessed Value \$		Owner RE License Y/N	No
Agent/Owner Related Y/N	Yes	Possession	DOC
Association Dues \$		Assoc. Dues Frequency	Not Applicable
Assoc. Restrictions Y/N		Other Fees \$	
Other Fees Frequency		Other Fee Description	
Gross Monthly Rent			

SOLD STATUS

How Sold	Cash	Selling Price	\$240,000
Closing Date	9/29/2016	Pending Date	9/22/2016
Type of Sale	Traditional	Total Concessions Paid	\$0.00
NonMLS Sales Agent		NonMLS Sales Office	
SP/LP%	97.96	Sold/Concession Remarks	

REMARKS

This 4.5 acre commercial property could be your next investment! Only minutes from downtown Culver. Prime piece of property with the potential for a view of Lake Maxinkuckee. Buyer to satisfy building requirements. Lot size per county records. Previous building has been removed. See Agent Remarks.

AGENT REMARKS

Builder may be able to subdivide the property, going through Culver zoning. This parcel has already been divided at least once. No survey, but easement for utilities, and hookup of water and sewer are responsibility of buyer. Screening with arborvitae requested by present homeowner adjacent to the property.

PRIVATE REMARKS**DIRECTIONS TO PROPERTY**

From Culver, take Main St. south through downtown. Continue South past cemetery, and property is to the south of the cemetery. Watch for signs.

ADDITIONAL PICTURES**DISCLAIMER**

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