MLS # 191448 Address: 320 W Highway 45

#### **ALL FIELDS DETAIL**

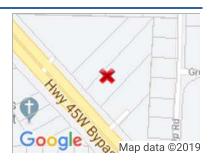


MLS# 191448 Class LOTS/LAND Type Commercial Area THRFF WAY Asking Price \$75.000 320 W Highway 45

Address Address 2

Citv Humboldt State ΤN Zip 38343 Status Active Sale/Rent For Sale IDX Include Picture Count 4

Term For Sale City Limits Yes Waterfront No. Waterview No.





















#### **GENERAL**

**Special School Tax** \$0 Map# 12F Parcel # 014.00 **Listing Office 1** 

Coldwell Banker, Real Est. Now - Main:

\*3

731-668-1777

**List Agent Email Listing Agent 2** ListAgent 2 Cell Phone **Compensation Offered** 

**Listing Type Exclusive Right** Size 1.83 Acres **Pasture Acres** 

**Listing Date** 12/4/2019 MADISON COUNTY County

Taxes - City 257 Zoned Historical (Y/N) Nο Will Divide (Y/N) No No

Will Subdivide (Y/N) Income Legal

Search By Map Tax ID

Status Date 12/6/2019 Price Date 12/6/2019 **VOW Address** Yes **Associated Document Count** 3 **WVA WOV** Yes **Client Hit Count** 2 **Days On Market** 9

Sentrilock being Used No

**Geocode Quality** 

**Associated Staff Amendments** 

**Update Date** 12/13/2019 8:26 AM

Page #

**Number of Acres** 1.83 Group

Agent Lee W Godfrey - Cell: 731-343-2900

ListAgent Cell Phone 731-343-2900

**List Team** Lee Godfrey Team

Listing Office 2 ListAgent 2 Email

Yes Dual/Variable Rate (Y/N) Owner/Agent (Y/N) Nο **Wooded Acres** Tillable Acres **Road Frontage** 144

E DOAN JACKSON Subdivision

Taxes - County 1126 Covenants (Y/N) No Greenbelt (Y/N) Nο

Subdivide Breakout

Plannedbusdist 7one

**Off Market Date** 

Lender Req Proof of Funds

Yes **Update Date** 12/13/2019 **HotSheet Date** 12/6/2019 Input Date 12/6/2019 8:38 AM

**VOW Include** Yes **VOW Comment** Yes Agent Hit Count 19 **Original Price** \$75,000

Loan Type

Sentrilock Serial Number Sold Price Per SQFT

Input Date 12/6/2019 8:38 AM

Deed

#### **FEATURES**

**DOCUMENTS ACCESS ROAD** Paved Land Survey **AVAILABLE UTILITIES** Platt **LEASES Public Water** Electricity Billboard/Sign **POSSESSION** At Closing **PROPERTY USE** Vacant **ROAD MAINTAINED BY**  **TERMS** Cash **TOPOGRAPHY** Level

State

**FINANCIAL** 

**Financing Terms** Cash Syndication Remarks Prime 1.83 Acre lot on Highway 45 W at Three Way. City of Three Way Zone is BP - (Retail)

Normal Sale Type of Sale

MLS # 191448 Address: 320 W Highway 45

# **SOLD STATUS**

How Sold Closing Date Selling Agent 1 Sell Team Legal Sellers Name Home Warranty (Y/N) Contract Date
Sold Price
Selling Office 1
Seller Concessions
Additional Comments

## **DIRECTIONS**

Directions From I-40 & Hwy 45 Bypass, go North on Hwy 45 Bypass, bear left on Hwy 45 W towards Humboldt, Lot on right

## **PUBLIC REMARKS**

Brochure Comments Prime 1.83 Acre lot on Highway 45 W at Three Way. City of Three Way Zone is BP - (Retail)

## **AGENT ONLY REMARKS**

**Agent Only Remarks** Survey Plat and Zoning Ordinance in Associated Documents. Billboard nets \$800 -\$1,000 per year. \*Should negotiations result in seller paying closing costs, CSO to be calculated on Final Sale Price less closing costs paid by seller x CSO. Seller requests pregualification letter with all offers.

## **ADDENDUM**

Addendum

## **ADDITIONAL PICTURES**







# **DISCLAIMER**

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