



MLS #: 1110809	St: Auction	Cat: Lots/Acres/Farms	LP: \$240,000
Area: Fairview,Vermont,St.David,Bryant,Cuba,Ipava,Lewistown,Other Fulton Cty			
Addr: 0 CHOCKLEY	Road		
City: Lewiston	IL	Zip Code: 61542	
Subd: Bernadotte TWP	Cnty: Fulton		
Lot Size: 80 acres	Total Acres: 80.000		
Ann Taxes: 1455.40 / 2008	# of Lots:		
Exemptions:	Zoning: Agricultural		
Elem School:			
Middle School:			
High School: Lewistown			
Parcel ID: 17-18-02-400-001 & 002			
Legal: PT SE 1/4 Sec 2 5N2E			
Agent Owned: No	Agent Related to Seller: No		

Virtual Tour

Directions: RT97 N of Lewiston, L on Depler Springs, L on Webb

Ann Mand HOA Fee:	Certificate of Zoning:	Flood Insurance: No
Tillable Acres: 10.000	Corn Suitability Rating/PI:	CRP: No
Pasture Acres: 0.000		

Excellent hunting ground. Very secluded 10 acres of tillable, creek runs through it. Nice mature timber. Perfect for outdoorsman. This is a public auction. Price shown is a conservative estimate of what it is worth. Property will bring what the market will bear. This is a reserve sale. See associated docs for full terms of sale. Auction to be held on September 1, 2009 at 10 a.m. Location: Hilda's Pantry, 948 S. Main, Lewistown, IL

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Lot Description: Wooded	
Land/Topography: Rolling, Tillable/Some, Timber/Mostly	
Road/Access:	
Miscellaneous:	
Utilities Available: Electricity/Lot Line	
Water/Sewer: No Sewer, No Water	
Bldg Improvements:	
Association Fee Incl:	
Financing: Cash	Possession: At Closing
Showing: Other Shwing Instructions	

Owner:	Phone:	Also Ref MLS#:
LO: Jim Maloof/REALTOR	Main Line: (309) 286-2221	Fax: Fax: (309) 286-6201
LA: John A Leezer	Cell: (309) 335-2221	Oth:
LA Email: john@leezeragency.com		Cell: (309) 335-2221
CLA: Shannon Gaunt	Cell: (309) 256-5265	Cell: (309) 256-5265 LD: 7/29/2009
OLA:		Cell: XD: 10/1/2009
Compensation: 0.05	Dual/Var: No	List Type: Exclusive Right to Sell

CLOP: \$240,000	Selling Agent:	Co-List Office:
Sold Price:	Selling Office:	How Sold:
Closing Date:	Co-List Agent:	Cumulative DOM: 479
Sell. Conc. \$:	Sell. Conc. Desc.:	CLDOM: 9