



MLS #: 1108637	St: Active	Cat: Lots/Acres/Farms	LP: \$150,000
Area: Peoria, Area 2			
Addr: 2 RR			
City: Toulon		IL	Zip Code: 61483
Subd: Elmira Twp			Cnty: Stark
Lot Size: 39.77		Total Acres: 39.770	
Ann Taxes: 325.47 / 2008		# of Lots:	
Exemptions:			
Elem School:		Zoning: Agricultural	
Middle School:			
High School: Stark County			
Parcel ID: 01 22 100 013			
Legal: Pt NW 1/4 Sec 22			

Virtual Tour

Directions: RT 93/91 junction N of Toulon, go E 2.5 mi, turn N on 900E

Ann Mand HOA Fee:	Certificate of Zoning:	Flood Insurance: Yes
Tillable Acres: 3.500	Corn Suitability Rating/PI:	CRP: Yes
Pasture Acres:		
Total of 39.77 acres-14.2 acres are in CREP/timber started in 1999. Payments are \$2,431.89 and end 9-30-13. Additional 35 yrs in State conservation program. See agent for details. Approx 20 acres of mature timber hosting great hunting and a fantiastic building site. Spoon River borders property.		
Lot Description: River Frontage, Wooded		
Land/Topography: Rolling, Tillable/Some, Timber/Some		
Road/Access: Gravel		
Miscellaneous:		
Utilities Available: Electricity/Lot Line		
Water/Sewer: No Sewer, No Water		
Bldg Improvements: None		
Association Fee Incl:		
Financing: Cash, Conventional	Possession: At Closing	
Showing: Appointment Required		
CLOP: \$150,000	How Sold:	
Sold Price:	Cumulative DOM: 1	CLDOM: 1
Closing Date:	Sell. Conc. \$:	Sell. Conc. Desc.: