

**ALL FIELDS DETAIL**



<b>Mls #</b>	21567	<b># Of Bedrooms</b>	3
<b>Status</b>	Active	<b>Full Baths</b>	2
<b>Type</b>	SINGLE FAMILY	<b>Half Baths</b>	1
<b>Address</b>	10044 W 700 South	<b>Garage</b>	Attached
<b>Address 2</b>	(SEVASTOPOL)	<b>Construction</b>	Conventional With Land
<b>City</b>	MENTONE		
<b>State</b>	IN		
<b>Zip</b>	46539		
<b>Area</b>	30 - S.W. Kosc.		
<b>Class</b>	RESIDENTIAL		
<b>Asking Price</b>	\$144,900		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Yes		

**GENERAL**

<b>Agent</b>	Patrick J Pfefferkorn - (574) 269-3801	<b>Listing Office 1</b>	ReMax Rainbow Realtors, Inc. - Main (574) 269-6911
<b>Comm. Disc.</b>	N	<b>Buyer Broker Commission</b>	2.4
<b>Zoning</b>	Residential	<b>Lead Paint Disclosure</b>	N
<b>Buyer(s) Excluded</b>	N	<b>Seller Disclosure</b>	Y
<b>Terms</b>	New Mtg./Cash	<b>Listing Type</b>	Exclusive Right
<b>Style</b>	2 Stories	<b>Basement/Foundation</b>	Crawl Space
<b>Owners Last Name</b>	SWIHART	<b>Agent Owned</b>	No
<b>Agent Related</b>	No	<b>Occupancy</b>	Owner
<b>Listing Date</b>	5/15/2008	<b>Possession</b>	At Closing
<b>County</b>	Kosciusko	<b>Township</b>	Franklin
<b>Legal Descriptions</b>	LOTS 11, 12, 13, 14	<b>Approx Year Built</b>	2004
<b>Approx # Of Acres</b>	0.66	<b>Approx Lot Dimensions</b>	(120X120),(120X120)
<b>Elementary School</b>	Mentone	<b>Associated Document Count</b>	1
<b>Middle School</b>	Tippe Valley	<b>High School</b>	Tippe Valley
<b>Subdivision</b>	None	<b>Approx Abv Ground SqFt</b>	1700
<b>Apx.Total Finished Sq.Ft</b>	1700	<b>Living Rm -Apx Size</b>	13 X 19
<b>Dining Rm -Apx Size</b>	10 X 14	<b>Kitchen -Apx Size</b>	14 X 17
<b>Bedroom 1 -Apx Size</b>	13 X 16	<b>Bedroom 1 -Level</b>	UL
<b>Bedroom 2 -Apx Size</b>	12 X 15	<b>Bedroom 2 -Level</b>	UL
<b>Bedroom 3 -Apx Size</b>	12 X 15	<b>Bedroom 3 -Level</b>	UL
<b>Bathroom 1 -Apx Size</b>	6 X 11	<b>Bathroom 1 -Level</b>	UL
<b>Bathroom 1 -Comments</b>	FULL	<b>Bathroom 2 -Apx Size</b>	6 X 9
<b>Bathroom 2 -Level</b>	UL	<b>Bathroom 2 -Comments</b>	FULL
<b>Bathroom 3 -Apx Size</b>	5 X 5	<b>Bathroom 3 -Comments</b>	HALF
<b>Utility -Apx Size</b>	6 X 6	<b>Outbuilding</b>	18 x 24 DETACHED SHOP
<b>Garage Style</b>	2 Car Attached	<b>Auto Door</b>	Y
<b>Garage Dimensions</b>	24 X 24	<b>Showing Instructions</b>	CALL OFFICE
<b>Entry Type</b>	SUPRA BOX	<b>Box #</b>	52635453
<b>Directions</b>	15 S. TO 700 S., WEST TO 1000 W., SEVASTOPOL	<b>Original Price</b>	\$144,900
<b>Days On Market</b>	5	<b>Price/TotFinSQFT</b>	\$85.24
<b>Days On MLS</b>	5		

**FEATURES**

<b>Lot Description</b>	<b>Landscaping</b>	<b>Fireplace</b>	<b>Window Treatment</b>
Cleared Lot	Fence-Wood	None	All
View	Garden Area	<b>Appliances</b>	<b>Heating</b>
Level	<b>Interior Features</b>	Dishwasher	Gas Forced Air
<b>Basement/Foundation</b>	New Floor Cover	Refrigerator	Natural Gas
Crawl Space	New Paint	Gas Range/Oven	<b>Cooling</b>
Poured Concrete	Vinyl Floors	Microwave	Central Air
<b>Roof</b>	Carpet	Range Hood	<b>Water Heater</b>
Shingle	Window Coverings	Washer	Electric
<b>Exterior Siding</b>	Ceiling Fan(S)	Dryer	<b>Amps</b>
Vinyl	Smoke Detector	Water Filter	200 Amps Circuit Breakers
<b>Exterior Features</b>	Security System	Water Softener Own	<b>Water Supply</b>
Outbuildings	Attic Storage	<b>Windows</b>	Well Private
Above Ground Pool	Washer/Dryer Hookup	Double Pane	Well 4 inch
Paved Street	Sump Pump	Insulated	<b>Sewer</b>
Gutters	Laminate Wood Floor		Septic
<b>Porch/Patio</b>			<b>Documents On File</b>

**FEATURES**

Porch Covered  
 Open Patio  
 Open Deck

Prop Disclosure

**FINANCIAL**

<b>Apx Annual Tax</b>	1200	<b>Tax Id #</b>	1572300040
<b>Parcel #</b>	015-052-013	<b>Exemptions</b>	H / M
<b>Incorporated Area</b>	N	<b>Assessments</b>	None
<b>Gas Co</b>	ROCHESTER LP	<b>Prop. Owner Assoc. Fees</b>	No
<b>Electric Company</b>	REMC		

**ADDENDUM**

NEWER 2 STY. HOME (2004), SITUATED ON FOUR LOTS, VERY NICE AND READY TO MOVE IN, SPACIOUS KITCHEN W/ MAPLE CABINETRY, LARGE LIVING ROOM, NICE SIZE BEDROOMS W/ BUILT-IN SHELVES & RECESSED LIGHTING, WONDERFUL ENTERTAINMENT DECK OVERLOOKING POOL, LARGE BACKYARD W/ PRIVACY FENCE, NICELY LANDSCAPED, 2 CAR ATTACHED GARAGE & 18 X 24 DETACHED OUTBUILDING/SHOP, 24 X 40 CEMENT BASKETBALL COURT, AMPLE PARKING, CLOSE PROXIMITY TO TIPPY VALLEY, COMPLETE W/ ALL MAJOR APPLIANCES INCL. WASHER/DRYER, RO SYSTEM.

**REMARKS**

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**ADDITIONAL PICTURES****DISCLAIMER**

This information is deemed reliable, but not guaranteed.