

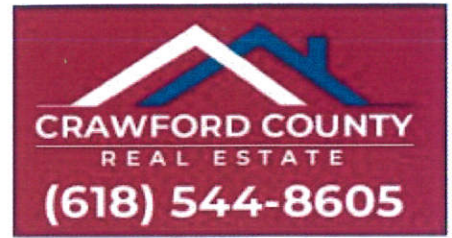
CRAWFORD COUNTY REAL ESTATE, INC.

1010 W. Main

Robinson, IL 62454

Phone: (618) 544-8605 - FAX: (618) 544-9335

Email: ccre@crawford-county.com **crawford-county.com (website)



Owners Name & Address: James M. & Eldonna M. Snyder

Location or Directions to Property: At east edge of town bordered by E. LaMotte on south side, 1875 E on east & E. Fort Dr. on west, goes north to house.

TRACT 1: 419' on E x 187.6 on S - 4 lots

Property I.D. # Lot 25: 06-4-35-035-083-000; Lot 26: 06-4-35-035-082-000; Lot 27: 06-4-35-035-081-000; Lot 28: 06-4-35-035-080-000

Mineral Rights: none
Ponds: none Other Water Supply: water, sewer, electric
Fencing: none Buildings: none
Tenants: none Tenant notified: NA Yes No
Possession: at closing Utilities available:
Easements/Right of Ways: Other (specify)

School District: Palestine Taxes: ' 22 \$634.40 for all or \$158.60 each
Types of Soils: Growing Crops:

Remarks: This can be divided into 4 lots, but seller would like to sell as one. Survey in file. Nice flat building site. According to FEMA map, these lots are not in a flood plain. There is fiber optic internet available.

Price per Acre: **Total:** ~~\$40,000~~ \$36,000

Listed by: Dan Leggitt

LD: 5/1/23

R - 2.7

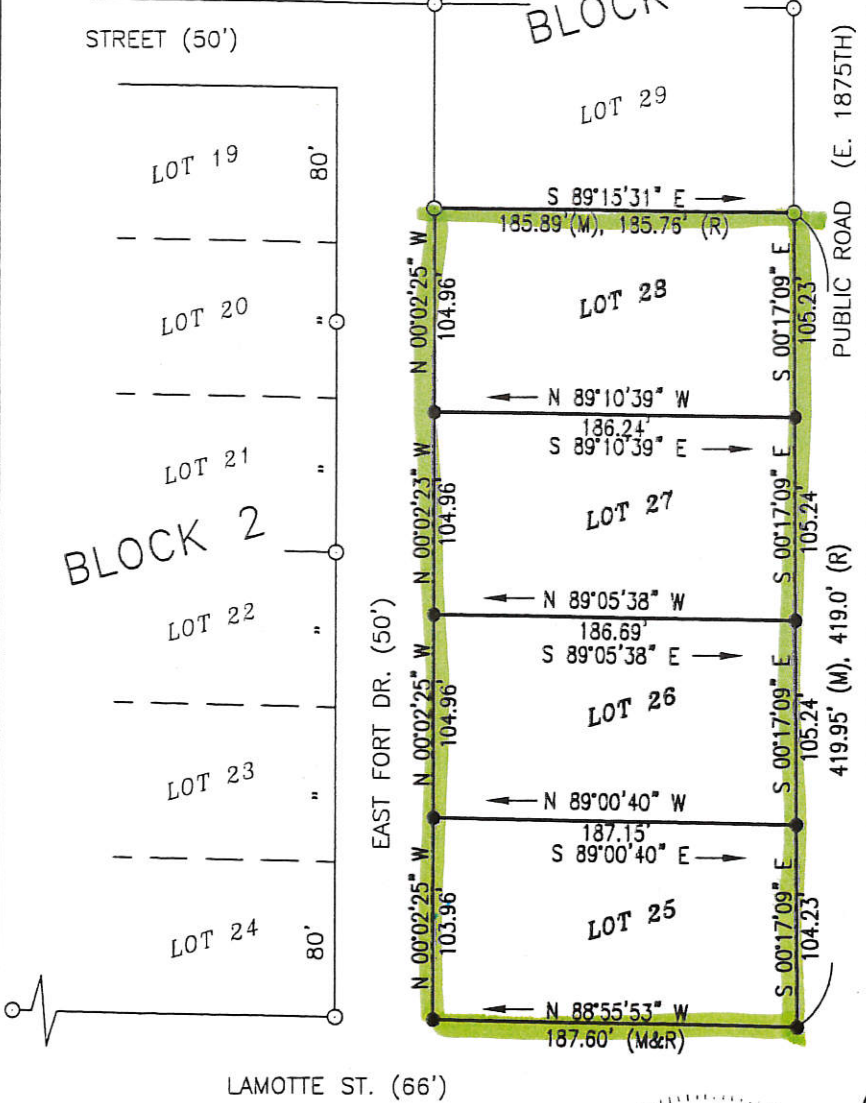
This information, although believed accurate, is not guaranteed. It is the responsibility of the purchaser to verify.

SURVEY FOR JAMES M. SNYDER

LOCATED IN THE FORT LAMOTTE ADDITION
 BLOCK 3, LOT 25, 26, 27, AND 28,
 TO THE VILLAGE OF PALESTINE
 CRAWFORD COUNTY, ILLINOIS

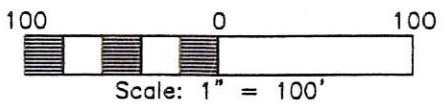
FORT LAMOTTE ADDITION

PAGE 1 OF 2



LEGEND

- IRON PIN SET
- EXISTING IRON PIN
- ⊙ STEEL CASING
- (M) MEASURED DISTANCE
- (R) RECORD DISTANCE



FIELD WORK COMPLETED
 AUGUST 3, 2015

NOTE: THE BEARINGS USED ON THIS
 PLAT AND THROUGHOUT THE
 DESCRIPTION ARE BASED ON
 AN ASSUMED MERIDIAN

PROFESSIONAL LAND SURVEYOR

JON W. EARNEST
 035-2794

8/28/15

STATE OF ILLINOIS

Jon W. Earnest

Illinois Professional Land Surveyor No. 2794
 License Expires November 30, 2016

CONNOR & CONNOR, Inc.

Phone 618-544-8623 210 E. Locust Street ROBINSON, ILLINOIS 62454 Fax 618-544-3012

PROFESSIONAL DESIGN FIRM 184-000832

DRAWN BY: PJE 15_117