

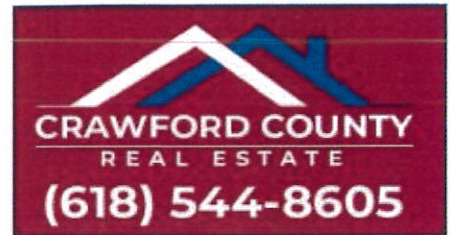
**CRAWFORD COUNTY REAL ESTATE, INC.**

1010 W. Main St.

Robinson, IL 62454

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**BUILDING SITE OR  
RECREATIONAL PROPERTY****Owners Name & Address:**Jeffery A. & Elizabeth A. Montgomery**Location or Directions to Property:** 12094 N. 675th St., Robinson, IL 62454From Rt. #33 turn north onto N. 800th St. (Eaton Rd.), turn west onto E. 1200th Ave., then back north onto N. 675thSt., property on the left.

<b>TRACT 1:</b>	<u>1.52</u>	<b>Total acres</b>	<u>          </u>	<b>Tillable</b>	<u>          </u>	<b>Road</b>	<u>          </u>	<b>Timber</b>	<u>          </u>	<b>Pasture</b>	<u>          </u>
<b>TRACT 2:</b>	<u>          </u>	<b>Total acres</b>	<u>          </u>	<b>Tillable</b>	<u>          </u>	<b>Brush</b>	<u>          </u>	<b>Timber</b>	<u>          </u>	<b>Pasture</b>	<u>          </u>
<b>TRACT 3:</b>	<u>          </u>	<b>Total acres</b>	<u>          </u>	<b>Tillable</b>	<u>          </u>	<b>Brush</b>	<u>          </u>	<b>Timber</b>	<u>          </u>	<b>Pasture</b>	<u>          </u>

**Property I.D. #** 04-1-23-000-019-001 (.65 acre - front) & 04-1-23-000-019-005 (.87 acre - back)

Ponds:	<u>none</u>	Other Water Supply:	<u>Water line from corner of 675th/1200th Ave.</u>
Fencing:	<u>none</u>	Buildings:	<u>          </u>
Tenants:	<u>none</u>	Tenant notified:	<u>Yes <input type="checkbox"/> No <input type="checkbox"/></u>
Possession:	<u>immediate</u>	Utilities available:	<u>Norris Elec.- disconnected at pole</u>
Easements/Right of Ways:	<u>          </u>	Other (specify)	<u>Pipe sticking up west of east garage was for propane line north to homesite.</u>

School District: Oblong Taxes: ' 24 \$444.74**SE GARAGE:** 1.5 car w/ carport 10x20, metal roof, wood siding, concrete floor, elec. wired, garage door w/ opener, workbench, 2 walls of pegboard, built-in shelves**MIDDLE BLDG.:** 14'x20' w/ carport 8'x20', concrete floor, workbench, wired for elec.**METAL SHED (WELL HOUSE):** concrete floor, metal cover over old well - seller never used**OLDER WOOD BLDG.:** south end poor condition, north end wood floor storage**Remarks:** This property is ready to build on or use for recreational property. No septic system currently. Water line runs to back of property. Not sure of water line condition. Concrete slab used for picnic area with water hydrant not presently hooked up (condition unknown). Second concrete patio w/ 2 grills. Outhouse stays.**PRICE:** \$59,900**Listed by:** Anita Moulton

LD: 8/21/25

**R - 2.7**

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



