

## ALL FIELDS DETAIL



|                     |                      |                        |        |
|---------------------|----------------------|------------------------|--------|
| <b>MLS #</b>        | 20101032             | <b>Bedrooms</b>        | 2      |
| <b>Status</b>       | Active               | <b>Total Baths</b>     | 1 Bath |
| <b>Type</b>         | Single Family        | <b>Garage Capacity</b> | None   |
| <b>Address</b>      | 110 Fairgrounds Road | <b>Construction</b>    | Frame  |
| <b>Address 2</b>    |                      | <b>Design</b>          | Ranch  |
| <b>City</b>         | Mount Vernon         |                        |        |
| <b>State</b>        | OH                   |                        |        |
| <b>Zip</b>          | 43050                |                        |        |
| <b>Area</b>         | Mt. Vernon           |                        |        |
| <b>Class</b>        | RESIDENTIAL          |                        |        |
| <b>Asking Price</b> | \$49,900             |                        |        |
| <b>Sale/Rent</b>    | For Sale             |                        |        |
| <b>IDX Include</b>  | Yes                  |                        |        |

## GENERAL

|                                  |                                   |                                  |                                     |
|----------------------------------|-----------------------------------|----------------------------------|-------------------------------------|
| <b>VOW Include</b>               | Yes                               | <b>VOW Address</b>               | Yes                                 |
| <b>VOW Comment</b>               | Yes                               | <b>VOW AVM</b>                   | Yes                                 |
| <b>Agent Hit Count</b>           | 0                                 | <b>Client Hit Count</b>          | 0                                   |
| <b>Number of Acres</b>           | 0.3540                            | <b>Auction Y/N</b>               | No                                  |
| <b>Agent</b>                     | Sam Miller - Main: (740) 397-7800 | <b>Listing Office 1</b>          | Re/Max Stars - Main: (740) 392-7000 |
| <b>Listing Agent 2</b>           |                                   | <b>Listing Office 2</b>          |                                     |
| <b>Listing Agent 3</b>           |                                   | <b>Listing Office 3</b>          |                                     |
| <b>School District</b>           | Mount Vernon                      | <b>Public School</b>             | Dan Emmet-MTV District              |
| <b>County</b>                    | In Knox County                    | <b>Township</b>                  | Morris                              |
| <b>Subdivision</b>               |                                   | <b>Comp-SB</b>                   | 0                                   |
| <b>Comp-BB</b>                   | 3                                 | <b>Comp-Variable Y/N</b>         | No                                  |
| <b>Semi-Annual Taxes</b>         | 264.91*                           | <b>Parcel #</b>                  | 54-00573                            |
| <b>Lot #</b>                     | 8                                 | <b>Listing Date</b>              | 8/12/2010                           |
| <b>Expiration Date</b>           | 2/15/2011                         | <b>Lot Size/Acres</b>            | .354                                |
| <b>Approx Year Built</b>         | 1930                              | <b>Age</b>                       | 80                                  |
| <b>Approx Above Grade SqFt</b>   | 742                               | <b>Approx Total Living Space</b> | 742                                 |
| <b>Zoning</b>                    |                                   | <b>Assessments</b>               | 6.00*                               |
| <b>Heat Cost</b>                 |                                   | <b>Directions</b>                |                                     |
| <b>Parcel #1</b>                 |                                   | <b>Parcel #2</b>                 |                                     |
| <b>Parcel #3</b>                 |                                   | <b>Parcel #4</b>                 |                                     |
| <b>Documents On File</b>         |                                   | <b>Living Room Level</b>         | 1                                   |
| <b>Living Room Size</b>          | 15.3 x 9.1                        | <b>Dining Room Level</b>         |                                     |
| <b>Dining Room Size</b>          | 0                                 | <b>Kitchen Level</b>             | 1                                   |
| <b>Kitchen Size</b>              | 18.3 x 11.4                       | <b>Family Room Level</b>         |                                     |
| <b>Family Room Size</b>          | 0                                 | <b>Bathroom Level</b>            | 1                                   |
| <b>Bathroom Size</b>             | 7.10 x 6.6                        | <b>Bedroom 1 Level</b>           | 1                                   |
| <b>Bedroom 1 Size</b>            | 11.1 x 9.10                       | <b>Bedroom 2 Level</b>           | 1                                   |
| <b>Bedroom 2 Size</b>            | 12.9 x 11.2                       | <b>Bedroom 3 Level</b>           |                                     |
| <b>Bedroom 3 Size</b>            |                                   | <b>Bedroom 4 Level</b>           |                                     |
| <b>Bedroom 4 Size</b>            |                                   | <b>Garage Level</b>              |                                     |
| <b>Garage Size</b>               |                                   | <b>Utility Room Level</b>        | 1                                   |
| <b>Utility Room Size</b>         | Main Level                        | <b>Other Room 1 Level</b>        | 1                                   |
| <b>Other Room 1 Size</b>         | Deck                              | <b>Other Room 2 Level</b>        |                                     |
| <b>Other Room 2 Size</b>         |                                   | <b>Off Market Date</b>           |                                     |
| <b>Associated Document Count</b> | 0                                 | <b>Search By Map</b>             |                                     |
| <b>Tax ID</b>                    |                                   | <b>Update Date</b>               | 8/31/2010                           |
| <b>Status Date</b>               | 8/31/2010                         | <b>HotSheet Date</b>             | 8/31/2010                           |
| <b>Price Date</b>                | 8/31/2010                         | <b>Input Date</b>                | 8/31/2010 8:01:00 AM                |
| <b>Original Price</b>            | \$49,900                          | <b>Days On Market</b>            | 19                                  |

## FEATURES

|                 |                |                     |                     |
|-----------------|----------------|---------------------|---------------------|
| <b>STYLE</b>    | <b>HEATING</b> | <b>CONSTRUCTION</b> | <b>GARAGE TYPE</b>  |
| Ranch           | Forced Air     | Frame               | None                |
| <b>EXTERIOR</b> | Natural Gas    | Framed on Site      | <b>EXTRAS</b>       |
| Vinyl           | <b>WATER</b>   | <b>APPLIANCES</b>   | Deck                |
| <b>YARD</b>     | Well           | Range Oven          | <b>FLOORS</b>       |
| Hills           | <b>SEWER</b>   | Refrigerator        | Wall To Wall Carpet |
| Paved Street    | City           | <b>DRIVEWAY</b>     | <b>LAUNDRY</b>      |
| <b>ROOF</b>     |                | Gravel              | Main Floor          |
| Shingle         |                |                     |                     |

**FINANCIAL**

**Financing Remarks**

**SOLD STATUS**

**How Sold**  
**Closing Date**  
**Selling Agent 1**  
**Seller Concessions Y/N**  
**Financing**

**Contract Date**  
**Sold Price**  
**Selling Office 1**  
**Seller Concessions**

**REMARKS**

Cute little starter home or rental property, convenient North end location overlooking the Knox Country Fairgrounds pond, the floorplan includes 2 bedrooms, full bath with shower, a nice sized living room and an updated eat-in kitchen with range and refrigerator, super convenient main level laundry, natural gas heating and low maintenance vinyl siding, relaxing front deck is the perfect place for outdoor grilling, special financing terms are available on this property through First Knox National Bank, immediate possession available, low monthly payments combined with special financing will cause this home to sell quickly at \$49,900.

**ADDITIONAL PICTURES**

