

## Client Detail with Addl Pics Report

Listings as of 03/11/06 at 11:00am

<b>Sold 08/16/05</b>	<b>Listing # 534515</b> <b>County: Jefferson</b>	<b>5002 OAK TREE Ln House Springs, MO 63051-2451</b>	<b>Listing Price: \$159,900</b> <b>Map: U11, 22</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Residential
<b>Area</b>	Fox C-6	<b>Subdv/Cmplx</b>	N/A
<b>Style</b>	Other		
<b>Beds</b>	2		
<b>Baths</b>	2	<b>Price/Sq Ft</b>	
<b>Age</b>	49		
<b>Tax ID</b>	08-3.0-07.0-2-001-019	<b>Lot Acres (approx)</b>	
<b>CDOM</b>	62		



**Marketing Remarks** TUCKED AWAY IN JEFFERSON COUNTY ALMOST 10 ACRES!MOSTLY WOODED, BUT CLEARED YARD AROUND THE TWO COTTAGES. THIS PROPERTY IS SUITABLE FOR HORSES!

<b>Selling Price</b> 134,900	<b>Selling Date</b> 08/16/05	<b>Pending Date</b> 08/09/05
<b>Original Price</b> 159,900	<b>SP%LP</b> 84.37	

<b>Dual Agency</b> Yes	<b>Lic. Asst'g Seller</b> Designated Agent
<b>General Information</b>	
<b>Showing Instructions</b> Vacant, Supra, Show at Will	<b>Elementary School</b> FOX
<b>Jr. High School</b> FOX	<b>Sr. High School</b> FOX
<b>Taxes Paid</b> 1231	<b>Year</b> 4
<b>Assoc Fee Paid</b> None	
<b>Description</b>	
<b>Architecture</b> Rustic	<b>Construction</b> Brick/Stone Msn Pred, Frame
<b># Garage</b> 1	<b>Parking Description</b> Attached Garage
<b>Basement</b> Cellar	<b># Fireplaces</b> 1
<b>Fireplace Type</b> Freestanding/Stove	<b>Fireplace Location</b> Living Room
<b>Lot Dimensions</b> 9.73 ACRES	<b>Lot Description</b> Suitable for Horses, Wooded
<b>Additional Information</b>	
<b>Disclosures</b> Sellers Discl. Avail	<b>Conditions</b> Asbestos, Unknown
<b>Cooling</b> 2 Window/Wall, Central-Electric, Central-Gas	<b>Sewer</b> Septic
<b>Heating</b> Forced Air	<b>Water</b> Public
<b>Heat Source</b> Electric, Propane, Wood	<b>Water Heat</b> Gas
<b>Financial / Misc Information</b>	
<b>Selling Terms</b> Cash, Conventional	<b>Possession</b> At Closing

All information herein has not been verified and is not guaranteed.