

**ALL FIELDS DETAIL**



<b>MLS #</b>	112817	<b>Waterfront</b>	Yes
<b>Status</b>	ACTIVE	<b>Mobile Home</b>	No
<b>Type</b>	RESIDENTIAL	<b>Multi-Family</b>	No
<b>Address</b>	2639 CARRIELYNN DRIVE	<b>Lot Size</b>	1.0-1.9 Acres
<b>Address 2</b>			
<b>City</b>	NORTH POLE		
<b>State</b>	AK		
<b>Zip</b>	99705		
<b>Area</b>	BADGER&RURAL NP		
<b>Class</b>	LAND		
<b>Asking Price</b>	\$65,000		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Yes		

**GENERAL**

<b>Internet Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b># of Acres</b>	1.1850	<b>Price Per Acre</b>	
<b>Licensee</b>	AUDREY J FOLDOE - HM: (907) 456-6000	<b>Listing Office 1</b>	MEYERES REAL ESTATE - Main: (907) 456-6000
<b>Listing Licensee 2</b>		<b>Listing Office 2</b>	
<b>Commission to Selling Off</b>	5%	<b>Subd. Township/Range</b>	Fairflds 1
<b>Lot (Tax Lot)</b>	5	<b>Block (Section)</b>	1
<b>Listing Date</b>	1/1/2010	<b>Expiration Date</b>	12/31/2010
<b>Owner</b>	MARTIN C. HENDRICKS	<b>Owner Phone</b>	
<b>Elementary School</b>	Badger Road	<b>Middle School</b>	N. Pole Middle
<b>Senior High School</b>	N. Pole High	<b>Sign Y/N</b>	Yes
<b>Zoning</b>	Rural Residential District	<b>Flood Zone</b>	X500,A
<b>Aprx. Lot Sq. Ft.</b>	51,618	<b>Zoning Overlay</b>	N/A
<b>CCRs Y/N</b>	Yes	<b>Off Market Date</b>	
<b>Mapping</b>		<b>Tax ID</b>	
<b>Update Date</b>	1/5/2010	<b>Status Date</b>	1/5/2010
<b>HotSheet Date</b>	1/5/2010	<b>Price Date</b>	1/5/2010
<b>Input Date</b>	1/5/2010 8:50:00 PM	<b>Associated Document Count</b>	1
<b>Original Price</b>	\$65,000	<b>Cumulative DOM</b>	4
<b>Client Hit Count</b>	3	<b>Agent Hit Count</b>	3
<b>Directions</b>	BADGER RD TO LEFT ON REPP, LEFT ON BROCK, LEFT ON CARRIE LYNN	<b>Days On Market</b>	4
<b>Price/AprxLotSF</b>	\$1.26		

**FEATURES**

<b>ACCESS</b>	<b>TO VIEW</b>	<b>UTILITIES</b>	<b>HEAT</b>
Gravel	Drive By	Has Private Well	None
Maintained	Map In List Office	<b>SEWER</b>	<b>TOPOGRAPHY</b>
<b>FEATURES</b>	Call Listing Licensee	None	Flat
Covenants	See Remarks	<b>ELECTRIC</b>	<b>WATER FRONT</b>
Trees	<b>TERMS</b>	Adjacent	Slough
Fire Service Area	Owner Finance	<b>TELEPHONE</b>	
Road Service Area	Cash/Refinance	Adjacent	
Gravel Pad			

**FINANCIAL**

<b>Incentives</b>	No	<b>Taxes</b>	482.70
<b>Mill Rate</b>	14.61	<b>Possession</b>	RECORDING
<b>Tax Parcel</b>	0347787	<b>FNSB Map #</b>	
<b>HOA Dues/Mo.</b>	N/A	<b>Assessments Y/N/UNK</b>	No
<b>Min. Earnest Money</b>	2000	<b>Internet Y/N</b>	Yes

**SOLD STATUS**

<b>How Sold</b>		<b>Contract Date</b>	
<b>Closing Date</b>		<b>Sold Price</b>	
<b>Selling Licensee 1</b>		<b>Sell Team</b>	
<b>Selling Office 1</b>		<b>Selling Licensee 2</b>	

**SOLD STATUS****Selling Office 2**  
**Selling Office 3****Selling Licensee 3**  
**Additional Comments****REMARKS**

BEAUTIFUL DEVELOPED LOT WITH CHENA SLOUGH FRONTAGE. SURROUNDING BY ATTRACTIVE WELL-KEPT HOMES, THIS LOT HAS A PAD OF APPROX 250 YARDS OF GRAVEL AND HAS BEEN LANDSCAPED AND PLANTED DOWN TO THE WATER'S EDGE. THERE IS A 60 FOOT 6" DRILLED WELL ON SITE. WELL LOG SHOWS SITE HAS EXCELLENT GRAVEL BASE. CASH OR \$10K DOWN, 10 YEARS @ 7% INTEREST, APPROX \$700/M.

**ADDITIONAL PICTURES****DISCLAIMER**

This information is not guaranteed. Interested parties are advised to independently verify this information through personal inspection or with appropriate professionals.