

**ALL FIELDS DETAIL**



|                     |                 |                     |                |
|---------------------|-----------------|---------------------|----------------|
| <b>MLS #</b>        | 109659          | <b>Construction</b> | See Remarks    |
| <b>Status</b>       | ACTIVE          | <b>Foundation</b>   | Concrete Block |
| <b>Type</b>         | SINGLE FAMILY   | <b>Age</b>          | 31 + yrs       |
| <b>Address</b>      | 109 INA STREET  | <b>Garage Type</b>  | None           |
| <b>Address 2</b>    |                 | <b>Style</b>        | Raised Ranch   |
| <b>City</b>         | FAIRBANKS       |                     |                |
| <b>State</b>        | AK              |                     |                |
| <b>Zip</b>          | 99701           |                     |                |
| <b>Area</b>         | NORTH FAIRBANKS |                     |                |
| <b>Class</b>        | RESIDENTIAL     |                     |                |
| <b>Asking Price</b> | \$179,900       |                     |                |
| <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>Single Family Options</b>     | DETACHED  | <b># of Bedrooms</b>             | 2                                    |
| <b># of Full Baths</b>           | 1   | <b># of Partial Baths</b>        | 0                                    |
| <b>Total Baths</b>               | 1   | <b>Garage Capacity</b>           | 0                                    |
| <b># of Acres</b>                | 0.1148  | <b>Licensee</b>                  | AUDREY J FOLDOE - HM: (907) 456-6000 |
| <b>Listing Office 1</b>          | MEYERES REAL ESTATE - Main:<br>(907) 456-6000               | <b>Licensee 2</b>                |                                      |
| <b>Listing Office 2</b>          |   | <b>Commission to Selling Off</b> | 3%                                   |
| <b>Subd. Township/Range</b>      | Charles Slater  | <b>Lot (Tax Lot)</b>             | 15                                   |
| <b>Block (Section)</b>           | 9   | <b>Listing Date</b>              | 9/25/2008                            |
| <b>Expiration Date</b>           | 12/31/2009  | <b>Owner</b>                     | GERALD & LILLIAN STINSON             |
| <b>Owner Phone</b>               |   | <b>Tenant</b>                    |                                      |
| <b>Tenant Phone</b>              |   | <b>Elementary School</b>         | Nordale                              |
| <b>Middle School</b>             | Tanana  | <b>Senior High School</b>        | Lathrop                              |
| <b>Year Built</b>                | 1959  | <b>Zoning</b>                    | Two-Family Residential District      |
| <b>Zoning Overlay</b>            | N/A   | <b>Flood Zone</b>                | X500                                 |
| <b>Aprx. Lot Sq. Ft.</b>         | 5000  | <b>Aprx. Res. Sq. Ft.</b>        | 1200                                 |
| <b>Aprx. Garage Sq. Ft.</b>      |   | <b>Fuel/Gal Per Year</b>         |                                      |
| <b>Electric/Month</b>            |   | <b>CCRs Y/N</b>                  | Yes                                  |
| <b>Sign Y/N</b>                  | Yes   | <b>Upper Level # Bedrooms</b>    | N/A                                  |
| <b>Upper Level Baths</b>         | N/A   | <b>Upper Level XRM</b>           |                                      |
| <b>Upper Level Apx. Sq. Ft.</b>  |   | <b>Upper Lev. Unfin. Sq. Ft.</b> |                                      |
| <b>Main Level # Bedrooms</b>     | 2   | <b>Main Level Baths</b>          | 1                                    |
| <b>Main Level XRM</b>            |   | <b>Main Level Apx. Sq. Ft.</b>   |                                      |
| <b>Main Lev. Unfin. Sq. Ft.</b>  |   | <b>Lower Level # Bedrooms</b>    | N/A                                  |
| <b>Lower Level Baths</b>         | N/A   | <b>Lower Level XRM</b>           |                                      |
| <b>Lower Level Apx. Sq. Ft.</b>  |   | <b>Lower Lev. Unfin. Sq. Ft.</b> |                                      |
| <b>Base/Below # Bedrooms</b>     | N/A   | <b>Base/Below Baths</b>          | N/A                                  |
| <b>Base/Below XRM</b>            |   | <b>Base/Below Apx. Sq. Ft.</b>   |                                      |
| <b>Base/Below Unfin. Sq. Ft.</b> |   | <b>Living Room Apx. Size</b>     |                                      |
| <b>Living Room Level</b>         |   | <b>Kitchen Apx. Size</b>         |                                      |
| <b>Kitchen Level</b>             |   | <b>Dining Room Apx. Size</b>     |                                      |
| <b>Dining Room Level</b>         |   | <b>Family Room Apx. Size</b>     |                                      |
| <b>Family Room Level</b>         |   | <b>Master Bedroom Apx. Size</b>  |                                      |
| <b>Total Units</b>               | 1   | <b>Master Bedroom Level</b>      |                                      |
| <b>Bedroom 2 Apx. Size</b>       |   | <b>Bedroom 2 Level</b>           |                                      |
| <b>Off Market Date</b>           |   | <b>Appointment Required</b>      | No                                   |
| <b>Mapping</b>                   |   | <b>Tax ID</b>                    |                                      |
| <b>Update Date</b>               | 9/22/2009   | <b>Status Date</b>               | 9/25/2008                            |
| <b>HotSheet Date</b>             | 9/22/2009   | <b>Price Date</b>                | 9/22/2009                            |
| <b>Input Date</b>                | 9/25/2008 6:47:00 PM  | <b>Associated Document Count</b> | 2                                    |
| <b>Original Price</b>            | \$199,900   | <b>Agent Hit Count</b>           | 70                                   |
| <b>Client Hit Count</b>          | 106   | <b>Cumulative DOM</b>            | 362                                  |
| <b>Directions</b>                | ILLINOIS TO MINNIE TO LEFT ON CLARA, RIGHT ON INA, ON RIGHT | <b># of Parking Spaces</b>       |                                      |
| <b>Days On Market</b>            | 362   | <b>Price/Apx. Res.</b>           | \$149.92                             |

**FEATURES**

|   |   |  |  |
|---|---|--|--|
| <b>DESIGN</b><br>Raised Ranch               | <b>EXTERIOR FEATURES</b><br>Fence<br>Cable TV<br>Lawn<br>Garden Area<br>Telephone Service | <b>HEATING</b><br>OHWBB  | <b>FIRE SERVICE</b><br>Yes   |
| <b>EXTERIOR FINISH</b><br>T1-11             |   | <b>APPLIANCES &amp; EQUIPMENT</b><br>Range/Oven<br>Refrigerator<br>Washer<br>Dryer | <b>ROAD ACCESS</b><br>Paved<br>Maintained                                  |
| <b>ROOF</b><br>Shingle                      | <b>INTERIOR FEATURES</b><br>Arctic Entry<br>Smoke Detectors                               | <b>SEWER</b><br>Public   | <b>DOCUMENTS ON FILE</b><br>Property Disclosure                            |
| <b>BASEMENT</b><br>Partial Size<br>Finished | <b>OTHER ROOMS</b><br>Family Room   | <b>WATER</b><br>Public   | <b>TERMS</b><br>Cash/Refinance   |
| <b>WINDOWS</b><br>Thermal Pane<br>Vinyl     | <b>LAUNDRY</b><br>Basement  | <b>ROAD SERVICE</b><br>Yes   | <b>SHOWING INSTRUCTIONS</b><br>Call Listing Licensee<br>Vacant<br>Lock Box |

**FINANCIAL**

|                           |         |                            |           |
|---------------------------|---------|----------------------------|-----------|
| <b>Incentives</b>         |         | <b>Taxes</b>               | 1956      |
| <b>Mill Rate</b>          | 17.278  | <b>Internet Y/N</b>        | Yes       |
| <b>Tax Parcel</b>         | 0061158 | <b>FNSB Map #</b>          |           |
| <b>HOA Dues/Mo.</b>       | N/A     | <b>Assessments Y/N/UNK</b> | No        |
| <b>Min. Earnest Money</b> | 3500    | <b>Possession</b>          | RECORDING |

**SOLD STATUS**

|                         |  |                            |  |
|-------------------------|--|----------------------------|--|
| <b>How Sold</b>         |  | <b>Contract Date</b>       |  |
| <b>Closing Date</b>     |  | <b>Sold Price</b>          |  |
| <b>Selling Licensee</b> |  | <b>Sell Team</b>           |  |
| <b>Selling Office 1</b> |  | <b>Selling Licensee 2</b>  |  |
| <b>Selling Office 2</b> |  | <b>Selling Licensee 3</b>  |  |
| <b>Selling Office 3</b> |  | <b>Additional Comments</b> |  |

**REMARKS**

THIS CUTE HOME HAS BEEN REMODELED, REWIRED, REPLUMBED, HAD A NEW KITCHEN INSTALLED, NEW WINDOWS PUT IN, AND NEW SHEETROCK AFTER A WATER LINE BROKE LAST SPRING. IT IS LIKE-NEW WITH ONLY THE SHELL OF THE 1959 STRUCTURE LEFT.

**ADDENDUM**

REALTORS: VACANT - LOCKBOX - CALL LL - SHOW.

**ADDITIONAL PICTURES****DISCLAIMER**

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