

**Bill Johnson and Associates Real Estate Co.**

420 E. Main St., Bellville, TX 77418

FM 1094 @ Cedar St., New Ulm, TX 78950

979-865-5969 or 281-463-3791 - Bellville

979-992-2636 or 281-220-2636 - New Ulm

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LOT OR ACREAGE LISTING

Location of Property: E. Sedan Rd. and FM 155 approx. 4.5 miles north of Weimar. Listing #: 51869
 Address of Property: _____ Road Frontage 1,400'-E. Sedan; 4,400'-FM 155
 County: Fayette Paved Road: ☒ YES ☐ NO For Sale Sign on Property? ☒ YES ☐ NO
 Subdivision: NA Lot Size or Dimensions: 165.46 acres
 Subdivision Restricted: ☐ YES ☒ NO Mandatory Membership in Property Owners' Assn. ☐ YES ☒ NO

Number of Acres: 165.4600**Price per Acre (or)** \$6,500.00**Total Listing Price:** _____**Terms of Sale:**

Cash: ☒ YES ☐ NO
 Seller-Finance: ☐ YES ☒ NO
 Sell.-Fin. Terms: _____
 Down Payment: _____
 Note Period: _____
 Interest Rate: _____
 Payment Mode: ☐ Mo. ☐ Qt. ☐ S.A. ☐ Ann.
 Balloon Note: ☐ YES ☐ NO
 Number of Years: _____

Property Taxes:

2008
 School: \$ 544.00
 County: \$ 123
 FM/Rd/Br.: \$ 56.00
 Hospital: \$ -
 City: \$ -
 TOTAL: \$ 724

Agricultural Exemption: ☒ Yes ☐ NoSchool District: Weimar ISD I.S.D.**Minerals and Royalty:**

Seller believes 100% *Minerals
 to own: 0.63% *Royalty
 Seller will neg Minerals
 Convey: neg Royalty

* Current title commitment to reflect mineral and royalty reservations *

Leases Affecting Property:Oil and Gas Lease: ☐ Yes ☒ No

Lessee's Name: _____

Lease Expiration Date: _____

Surface Lease: ☒ Yes ☐ NoLessee's Name: On file with Legacy TrustLease Expiration Date: unknownOil or Gas Locations: ☐ Yes ☒ No**Easements Affecting Property:** Name(s): _____Pipeline: noneRoadway: noneElectric: Yes-Fayette County ElectricTelephone: noneWater: none

Other: _____

Improvements on Property:Home: ☐ YES ☒ NO See HOME listing if Yes

Buildings: _____

Buildings are of no value

Barns: _____

Others: _____

Approx. % Wooded: 10%Type Trees: OaksFencing: Perimeter ☒ YES ☐ NOCondition: goodCross-Fencing: ☐ YES ☒ NO

Condition: _____

Ponds: Number of Ponds: 1Sizes: less than an acre

Creek(s): Name(s): _____

River(s): Name(s): _____

Water Well(s): How Many? 1Year Drilled: UnknownDepth: UnknownCommunity Water Available: ☐ YES ☒ NO

Provider: _____

Electric Service Provider (Name): _____

Fayette County Electric

Gas Service Provider (Name): _____

Private (None on Property)

Septic System(s): How Many: Non-functional

Year Installed: _____

Soil Type: sandy loamGrass Type(s): improved, nativeFlood Hazard Zone: See Seller's Disclosure or to be determined by survey.Nearest Town to Property: WeimarDistance: 4.5 milesDriving time from Houston: 1.5 hours

Items specifically excluded from the sale: _____

leasee's personal property

Additional Information: _____

BILL JOHNSON AND ASSOCIATES REAL ESTATE COMPANY WILL CO-BROKER IF BUYER IS ACCOMPANIED BY HIS OR HER AGENT AT ALL PROPERTY SHOWINGS.

TAX MAP



