

Client Detail Report

Listings as of 01/28/10 at 8:53am

Active 01/27/10	Listing # 20100565 County: Erie	Cleveland Road Sandusky, OH 44870	Listing Price: \$386,000
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Prop Type	Land	Prop Subtype(s)	Lot
Area	Sandusky	Price/Acre	\$56,581.65
Parcel ID	32-02214.000	Lot Sq Ft (approx)	297166
		Lot Acres (approx)	6.822

School System Sandusky

Marketing Remark Opportunity to own 6.82+/- acres of land in place for hotel, mini storage, or a myriad of other uses. Located by griffing airport and near car dealerships. Priced to be creative.

Lot Dimensions	350' x 624' x 466' x 649'	Frontage	350'
Flood Plain	Unknown	Soil Erosion	Unknown
Utilities		Gas	Yes
Water	Public	Electric	Yes
Sewer	Yes		
Financial Information		Tax Year	2009
1/2 Year Taxes	2502.88		
Possession	At Closing		

Presented By:	Edmond A Hoty	Edmond Hoty Real Estate
 EDMOND HOTY REAL ESTATE	Primary: 419-433-1144	2401 Sawmill Parkway, Sw. 3
	Secondary:	Huron, OH 44839
	Other: 419-656-0602	419-433-1144
	E-mail: hoty@eh2401.com	Fax : 419-433-7112
	Web Page: http://www.edhoty.com	See our listings online: http://www.edhoty.com
January 2010		

Featured properties may not be listed by the office/agent presenting this brochure.

All data subject to errors, omissions or revisions and is NOT warranted.

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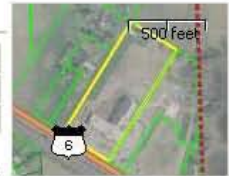


Data For Parcel 32-02214.000

- [Base](#)
[Land](#)
[Valuation](#)
[Sales](#)
[Sketch](#)
[Tax](#)
[Improvements](#)
[Additions](#)
[Residential](#)
[Agricultural](#)
[Commercial](#)
[Comments](#)

Base Data

Parcel: 32-02214.000
Owner: DUKE INC
Address: CLEVELAND SANDUSKY OH 44870



[+] Map this property.

Tax Mailing Address

If you have a mortgage this address will be the bank or mortgage company's address.

Mailing Name: DUKE INC
Address: PO BOX 2218
City State Zip: SANDUSKY OH 44870

Geographic

City: UNINCORPORATED
Township: PERKINS TOWNSHIP
School District: 2205 - PERKINS SD
Personal Property District: 22-0270

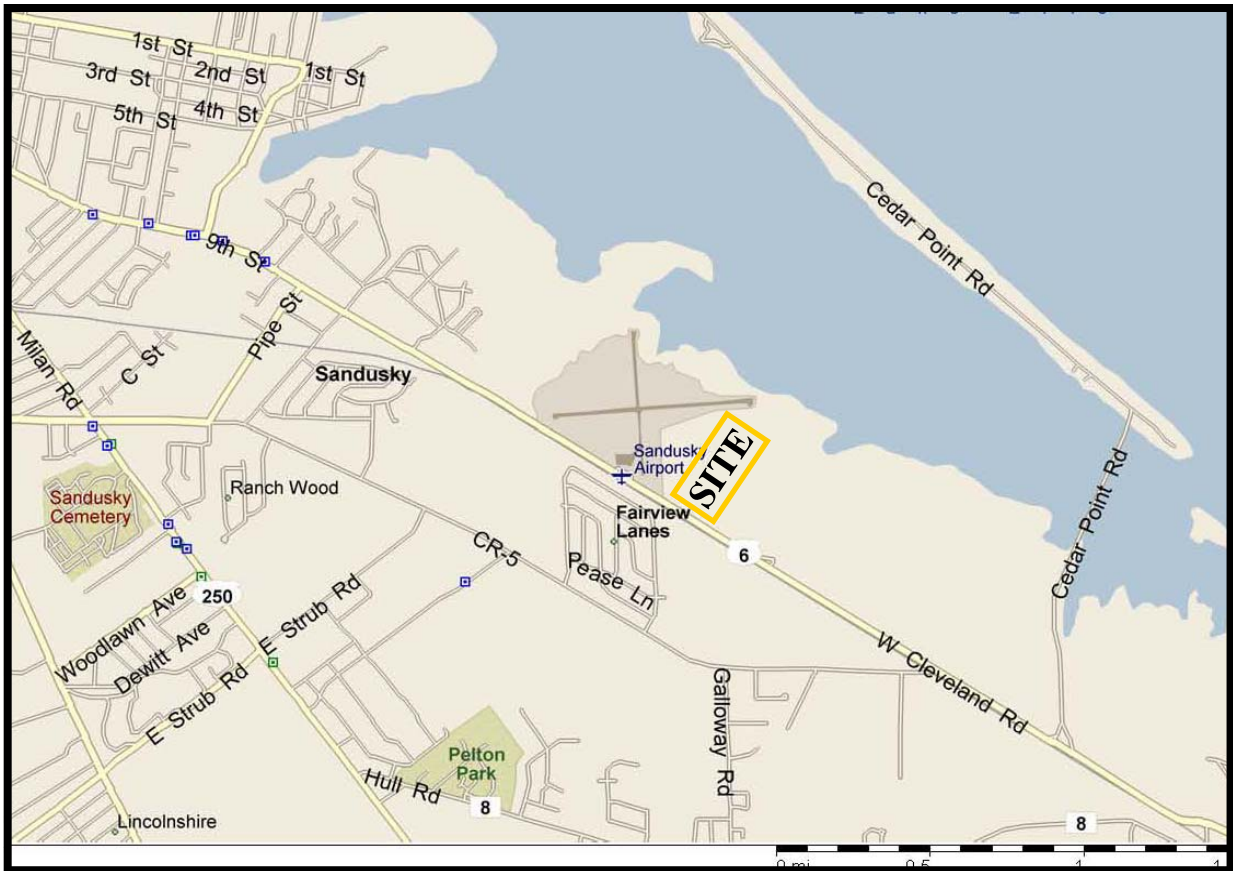
Legal

Annual Tax is for Tax Year 2007 Payable 2008.

Legal Acres:	6.82	Homestead Reduction:	NO
Legal Description:	52 N OF CLEVELAND SANDUSKY RD 6.8219A	2.5% Reduction	NO
Land Use:	499 - OTHER COMMERCIAL STRUCTURES	Foreclosure:	NO
Neighborhood:	44444 COMMERCIAL	Board of Revision:	NO
Number Of Cards:	1	New Construction:	NO
Annual Tax (Does not include delinquencies.):	\$4,150.82	Divided Property:	NO

Notes

Notes: MAP NUMBER: 8





D I S C L A I M E R

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All persons reading the attached report must not rely solely on the information contained in it, but upon their own investigation, inspection and analysis of the property. The receivers of this report are urged to employ their own legal, accounting, engineering and other consultants (if needed) to establish, confirm and verify the facts presented in the report and to obtain other facts which may be pertinent in making a decision regarding the named property.