

## Expanded display of ML# C14341

	<p><b>MLS#:</b> C14341  <b>List Price:</b> \$450,000  <b>Str#:</b> 818  <b>Address:</b> S THREE NOTCH ST  <b>Apx SqFt:</b> Off Bldg &lt;2500 SqFt  <b>Area:</b> Troy</p> <hr/> <p><b>Listing Off:</b> DAVID ADAMS REALTY, LLC (12)  <b>Office Phone:</b> 334-566-3000  <b>Listing Agt:</b> D. Lawrence Adams, Sr. (3)  <b>Agent Phone:</b> 334-566-3000  <b>Agent Email:</b> <a href="mailto:ladams@troycable.net">ladams@troycable.net</a></p>
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<b>County Rd</b>	<b>Town</b> TROY	<b>St</b> AL	<b>Zip Code</b> 36081
<b>Elem Schl</b> TROY	<b>Middle Schl</b> CHMS	<b>High Schl</b> CHHS	
<b>Taxes</b> Legal			
<b>Lot Size</b>		<b>Apx Ttl Acres</b> 5	
<b># Bldgs</b> 1	<b># Ofcs</b> 2	<b># Rstrms</b> 2	<b># Bays</b>
<b>Bldg SqFt</b> 1650	<b>Ofc SqFt</b>	<b>Retail SqFt</b>	<b>Mfg/Wrhs SqFt</b>
<b>Year Built</b> 1978	<b>Stories</b> 1	<b>Parking Spaces</b>	<b>Ceiling Ht</b>
<b>Road Frontage</b>	<b>Type Business</b>		<b>Acreege</b> 5

**Remarks** 5 +/- ACRES WITH BUILDING AND LOT.

**Directions** TURN OFF HWY 231 AT KFC ON S THREE NOTCH, PROPERT Y ON RIGHT.

**Owner's Name** TRIPLETT

**Purchaser's Name**

<b>Selr Cntributn</b>	<b>Cntributn Amt</b>	<b>Lstg Co %</b>	<b>Selg Co %</b> 3	<b>Orig LP</b> 450000
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<p><b>Apx SqFt:</b> Off Bldg &lt;2500 SqFt  <b>Present Use:</b> Vacant  <b>Construction:</b> Frame, Other-See Remarks  <b>Heating/Fuel:</b> Central Heat F/A, Baseboard  <b>A/C:</b> Window Unit  <b>Water Heater:</b> Electric  <b>Utilities:</b> Electricity, Public Sewer, Telephone  <b>Water/Sewer:</b> City Water-Metered, City Sewer  <b>Roofing:</b> Asphalt Shingle  <b>Parking:</b> Private 1-10  <b>Flooring:</b> Carpet, Vinyl/Asphalt/Tile  <b>Location:</b> Freestanding  <b>Documents on File:</b></p>	<p><b>Terms of Lease:</b>  <b>Topography:</b> Sloping  <b>Access:</b> City Street  <b>Accessibl Trans:</b> City Maintained  <b>Sale Includes:</b> Building Only  <b>Traffic Count:</b> Other-See Remarks  <b>Interior Features:</b> Other-See Remarks  <b>Exterior Features:</b> Land Up to 5 Acres  <b>Possession:</b> At Closing  <b>Showing Instructions:</b> Call LO for Appointment  <b>Area:</b> Troy</p>
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### Additional View



Information Herein Deemed Reliable but Not Guaranteed  
All information in this document current as of 7/9/2007.