

# KEYSTONE MLS NETWORK

Land

Office Name \_\_\_\_\_  
Office Phone \_\_\_\_\_

Agent Name \_\_\_\_\_  
Agent Phone \_\_\_\_\_

County \_\_\_\_\_ MLS# \_\_\_\_\_ Street # \_\_\_\_\_ Direction \_\_\_\_\_ Street Name \_\_\_\_\_ Street Suffix \_\_\_\_\_ Lot # \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

List Price \_\_\_\_\_ List Date \_\_\_\_\_ Expiration Date \_\_\_\_\_ Owner \_\_\_\_\_ TL% \_\_\_\_\_ SA% \_\_\_\_\_ BA% \_\_\_\_\_ Dual Rate Y/N \_\_\_\_\_ Disc. Terms/Etc. Y/N \_\_\_\_\_

Type (Land) \_\_\_\_\_ Realtor.com (Land) \_\_\_\_\_ Lot Size \_\_\_\_\_ Road Frontage \_\_\_\_\_ Total Acres \_\_\_\_\_ Approx. Tillable Acreage \_\_\_\_\_ Approx. Pasture Acreage \_\_\_\_\_ Approx. Wooded Acreage \_\_\_\_\_ Zoning \_\_\_\_\_

Franklin Map Page \_\_\_\_\_ Map Column \_\_\_\_\_ Map Row \_\_\_\_\_ School District \_\_\_\_\_ Elementary \_\_\_\_\_ Middle \_\_\_\_\_ High \_\_\_\_\_

Municipality/Township \_\_\_\_\_ APN#/Tax ID \_\_\_\_\_ Deed Reference # \_\_\_\_\_ Deed Record Date \_\_\_\_\_ Assessment \_\_\_\_\_ Total Taxes \_\_\_\_\_

Location/Development \_\_\_\_\_ Zoning \_\_\_\_\_

Directions \_\_\_\_\_

Public Remarks \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Agent Remarks \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Office Remarks \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Annual County Tax \_\_\_\_\_ Annual Municipal Tax \_\_\_\_\_ Annual School Tax \_\_\_\_\_

Sir Concession Y/N \_\_\_\_\_ Concession \$ \_\_\_\_\_ Loan \$ \_\_\_\_\_ Interest % \_\_\_\_\_ Selling Price \_\_\_\_\_ Projected Settlement Date \_\_\_\_\_ Settlement Date \_\_\_\_\_ Financing \_\_\_\_\_ Selling Ofc \_\_\_\_\_ Selling Agt \_\_\_\_\_ Status \_\_\_\_\_

## Keystone LAND Details

### A: TYPE (4)

- 1. Acreage
- 2. Apartments
- 3. Business
- 4. Commercial
- 5. Industrial
- 6. Institutional
- 7. Lot(s)
- 8. Mixed
- 9. Mobile Home Approved
- 10. Multi-Family (7+ Units)
- 11. Office
- 12. Residential
- 13. Retail
- 50. Other-See Remarks

### B: LOT DESCRIPTION (10)

- 1. Clear
- 2. Common Ground
- 3. Corner
- 4. Creek/Stream
- 5. Cul-De-Sac
- 6. Designated Wetlands
- 7. Fenced
- 8. Flood Plain
- 9. Golf Community
- 10. Golf Frontage
- 11. Hilly
- 12. Irregular
- 13. Level
- 14. Marshy
- 15. Mountainous
- 16. Not in Development
- 17. Pond/Lake
- 18. Sloped
- 19. Springs
- 20. Waterfront
- 21. Wooded
- 50. Other-See Remarks

### H: LOT SIZE (1)

- 1. No Land
- 2. Less than .25ac
- 3. .25ac to less than .50ac
- 4. .50ac to less than 1ac
- 5. 1ac to less than 2ac
- 6. 2ac to less than 4ac
- 7. 4ac to less than 10ac
- 8. 10ac to less than 25ac
- 9. 25ac to less than 50ac
- 10. 50ac to less than 75ac
- 11. 75ac to less than 100ac
- 12. 100ac to less than 200ac
- 13. 200+ acres
- 50. Other-See Remarks

### D: ZONING (2)

- 1. Agricultural
- 2. Central Business District
- 3. Commercial
- 4. Conservation
- 5. Historic District
- 6. Industrial
- 7. No Zoning
- 8. Office
- 9. PRD-PUD
- 10. Res/Multi-Family
- 11. Residential
- 50. Other-See Remarks

### E: LOT IMPROVEMENTS (10)

- 1. None
- 2. Barn
- 3. Curb & Gutters
- 4. Outbuildings
- 5. Rail Abandoned
- 6. Rail Potential
- 7. Rail Spur/Siding
- 8. Rough Graded
- 9. Sidewalks
- 10. Storm Drains
- 11. Storm Water Basin
- 12. Street Lights
- 13. Survey Stakes
- 50. Other-See Remarks

### F: LAND STATUS (12)

- 1. None
- 2. Any Builder/Developer
- 3. Clean & Green Assmt
- 4. Deed Restrictions
- 5. Developer Approval
- 6. Easement / Right of Way
- 7. Enterprise Zone
- 8. Exclusive Builder
- 9. Historic
- 10. KOZ
- 11. Mineral Rights Resrvd
- 12. Mobile Approved
- 13. No Mobile
- 14. Restrictive Covenants
- 15. Subdivision Restriction
- 16. Subject to Zoning
- 17. Timber Rights Reserved
- 18. Unrecorded Subdivision
- 50. Other-See Remarks

### G: DEVELOPMENT STATUS (5)

- 1. Approval Pending
- 2. Clean & Green
- 3. Deed Restrictions
- 4. Easement/Right of Way
- 5. Finished Lots
- 6. Raw Land
- 7. Rough Grade
- 8. Site Plan Available
- 50. Other-See Remarks

### H: ACCESS TO PROPERTY (7)

- 1. Deeded Right of Way
- 2. Easement/Right of Way
- 3. Interstate
- 4. No Current Access
- 5. Private Road
- 6. Public Road
- 7. Shared Drive
- 8. Unrecorded Right of Way
- 50. Other-See Remarks

### I: ROAD FRONTAGE (5)

- 1. None
- 2. Dual Frontage
- 3. Interstate
- 4. Municipal Road
- 5. Private Road
- 6. State Road
- 7. Unimproved Road
- 50. Other-See Remarks

### J: ROAD SURFACE (5)

- 1. Concrete
- 2. Dirt
- 3. Gravel
- 4. Macadam
- 5. Oiled
- 6. Stone
- 7. Tar & Chip
- 50. Other-See Remarks

### K: WATER (5)

- 1. Community Water
- 2. Existing Well
- 3. Public Water
- 4. Public Water Nearby
- 5. Shared Well
- 6. Spring Fed
- 7. Well Required
- 50. Other-See Remarks

### L: SEWER (5)

- 1. Community Sewer
- 2. Holding Tank
- 3. Perc Approved
- 4. Perc Required
- 5. Pump Required
- 6. Public Sewer at Site
- 7. Public Sewer Nearby
- 8. Septic System Installed
- 50. Other-See Remarks

### M: APPROVED SEPTIC (5)

- 1. Aerobic
- 2. Elevated Sand Mound
- 3. Sand Lined Trenches
- 4. Seepage Bed
- 5. Serial Distribution
- 6. Shallow Placement
- 7. Standard Trench
- 8. Sub-Surface
- 50. Other-See Remarks

### N: UTILITIES AVAILABLE (6)

- 1. None
- 2. Cable TV
- 3. Electric
- 4. Fiber Optic
- 5. Gas
- 6. Telephone
- 7. Underground
- 50. Other-See Remarks

### O: FINANCING (8)

- 1. Assumable
- 2. Conventional
- 3. Farm Credit
- 4. FHA
- 5. FmHA
- 6. Ind Develop Auth
- 7. Installment Sale
- 8. Lease Purchase
- 9. Owners Will Consider
- 10. Rent w/ Option to Buy
- 11. VA
- 50. Other-See Remarks

### P: POSSESSION (4)

- 1. Crops Reserved
- 2. Immediate
- 3. Negotiable
- 4. Settlement
- 5. Subject To Lease
- 50. Other-See Remarks

### Q: SHOWING INSTRCTNS (8)

- 1. Call Listing Agent
- 2. Call Listing Office
- 3. Key In Office
- 4. LA Must Accompany
- 5. Lockbox-Combination
- 6. Lockbox-Electronic
- 7. No Sign On Property
- 8. Notice Required
- 9. Show Anytime
- 10. Survey Stakes
- 11. Virtual Tour
- 50. Other-See Remarks

### R: ADDRESS EXCLSNS (5)

- 1. Exclude None
- 2. Exclude All
- 3. REALTOR.com
- 4. IDX Sites
- 5. MLS Public Site
- 6. VOW Sites
- 7. Print
- 8. Home Advisor
- 9. CoStar
- 10. LoopNet
- 50. Other-See Remarks

### S: EXCLUSIONS (5)

- 1. Exclude None
- 2. Exclude All
- 3. REALTOR.com
- 4. IDX Sites
- 5. MLS Public Site
- 6. VOW Sites
- 7. Print
- 8. Home Advisor
- 9. CoStar
- 10. LoopNet
- 50. Other-See Remarks

### T: PHOTO CODE (1)

- 1. Photo Uploaded
- 2. Take Photo—Bill Me
- 3. To Be Built/Under Const
- 50. Other-See Remarks

### U: DOCUMENTS AVAIL (20)

- 1. None
- 2. Aerial Photographs
- 3. Appraisal
- 4. Contracts/Covenants
- 5. Deed Restrictions
- 6. Driveway Permit
- 7. Environmental Report
- 8. Government Approvals
- 9. Highway Occup Permit
- 10. Lease(s)
- 11. Legal Description
- 12. Maintenance Agreement
- 13. Plot Plan
- 14. Preliminary Subdivision
- 15. Property Record Card
- 16. Recorded Subdivision
- 17. Right of Way/Easements
- 18. Septic Permit
- 19. Soil Analysis/Survey
- 20. Survey
- 21. Tax Map
- 22. Tax Return Available
- 23. Topography
- 50. Other-See Remarks

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### FINANCING TERMS

- 1 - Assumable
  - 2 - Cash
  - 3 - Conventional
  - 4 - Farm Credit
  - 5 - FHA
  - 6 - FmHA
  - 7 - Installment Sale
  - 8 - Lease Purchase
  - 9 - Owner Financing
  - 10 - Rent w/Option to Buy
  - 11 - VA
  - 12 - Ind Develop Auth
  - 16 - Other
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