

Multiple Listing Service of the Memphis Area Association of REALTORS®
CATEGORY 3 - Land (Lots and Acreage) Page 2 of 2
 FEATURES: (R)'s denote required feature groups

1. LEGAL (R)

1. Recorded Subdivision
2. Unrecorded Subdivision
3. No Known Subdivision
4. PUD

2. ZONING OF ADJACENT AREA (R)

1. Single Family
2. Multi-Family
3. Mobile Homes
4. Commercial
5. Industrial
6. Agriculture
7. Rural
8. Flood Plain
9. Greenbelt
10. Park
11. Government/Utility Easement
12. Unknown

3. SHAPE (R)

1. Regular
2. Irregular
3. Deep/Narrow
4. Shallow/Wide
5. Pie Shaped
6. Other (See REMARKS)

4. TOPOGRAPHIC FEATURE (R)

1. Level
2. Rolling
3. Rough
4. Low
5. Wooded
6. Natural Drainage
7. Land Fill
8. Requires Fill
9. Below Flood Stage
10. Other (See REMARKS)

5. PRESENT USAGE (R)

1. None/Vacant
2. Non-Conforming
3. Pasture
4. Row Crops
5. Logging
6. Presently Leased/Rented
7. Usage Restrictions (Explain in Remarks)
8. Non-Residential Usage
9. Minimum Building Requirements (Explain in Remarks)
10. Other (See REMARKS)

6. ROAD FRONTAGE (R)

1. Paved
2. Gravel
3. Dirt
4. Private
5. Municipal
6. Rural
7. State
8. Interstate
9. Landlocked
10. Other (See REMARKS)

7. UTILITIES (R)

1. None
2. Public Water
3. Well
4. Electricity
5. Public Sewer
6. Septic Tank
7. Natural Gas
8. Telephone
9. Other (See REMARKS)

8. IMPROVEMENTS (R)

1. None
2. Curbs and Gutters
3. Sidewalk
4. Fenced
5. Graded
6. Improved Drainage
7. Other (See REMARKS)

9. LOTS AVAILABLE

1. 1 Only
2. 2 - 5
3. 6 - 10
4. 11 - 20
5. 21 - 50
6. 51 - 100
7. More Than 100

10. LOCATION (R)

1. Cove
2. Corner
3. Cross Roads
4. City
5. Small Town
6. Subdivision
7. Rural
8. Resort
9. Other
10. (See REMARKS)

11. AMENITIES

1. Waterfront
2. Waterview
3. Water Rights
4. Golf Course
5. Hillside

12. SALE OPTIONS

1. Will Divide
2. Won't Divide
3. Will Build
4. Subject to Zone Change
5. Seller Will Rezone

13. PRESENT STRUCTURE

1. Barn
2. Residence
NOTE: Use REMARKS or prepare a Class Profile Sheet to describe property
3. Mobile Home
4. Utility Building
5. Storage Building
6. Concrete Slab/Pad
7. Needs Repair
8. Other (See REMARKS)

14. OWNER MAY CONSIDER

1. Carry Mortgage
2. Exchange
3. Lease to Purchase
4. Sell/Lease Bank
5. Retain Mineral Rights
6. Retain Timber Rights
7. Other (See REMARKS)

15. USES OF ADJACENT AREA

1. Manufacturing
2. Retail
3. Food Service
4. Professional Office
5. Row Crops
6. Pasture
7. Farm House
8. Commercial
9. Residential
10. Multi-Family
11. Mobile Home(s)
12. Church
13. School
14. Other (See REMARKS)

16. MISCELLANEOUS

1. Dock Service
2. Rail Siding/Spur
3. Pond/Lake (Stocked)
4. Pond/Lake
5. Pond/Lake Frontage
6. Golf Course Frontage
7. Stream/Creek
8. Easement(s)
9. Garbage Pickup
10. Orchard
11. Cultivated
12. Natural Spring
13. Merchantable Timber
14. Perimeter Fenced
15. Cross Fenced
16. Livestock Allowed (See REMARKS)
17. Historic District
18. Other (See REMARKS)

17. DOCUMENTS AVAILABLE

1. Plat
2. Survey
3. Topography
4. Appraisal
5. Aerial Photo
6. PERC Test
7. Soil Test
8. Other (See REMARKS)

18. NEW FINANCE

1. Conventional
2. FHA
3. Assumption
4. Va
5. Owner
6. Lease to Purchase
7. Other (See REMARKS)

19. WARRANTY/POSSESSION REQUIRED ADDENDUMS (R)

1. Possession by Agreement
2. Possession at Closing
3. Tenant Rights
4. Special Contract
ADDENDUM REQUIRED
5. Listing Agent to Hold Earnest Money
6. Equitable Interest Ownership (Call LA)
7. Other (See REMARKS)

20. SHOWING INSTRUCTIONS (R)

1. Preclude (Forbid) Showings and Direct Negotiations with the Seller
2. Other (See REMARKS)

PENDING INFORMATION:

Pending Contract Date:

/ /
 Month Day Year

Closing Date: / /
 Month Day Year

Sale Price:

Terms of Sale:
 (FHA, VA, Conv, Assum, Cash, Owner)

Selling Agent Code:

Co-Selling Agent Code:

Dollar Amount of Seller Contribution (Including Discount Points):

Sold Square Feet:

New Zoning: