



Offered by: Jack VanTreese & Associates (231) 347-3943

MLS# 425554,425556, 425557 **Address:** Atkins & Maplewood Rd **City:** Petoskey **Price:** See remarks

Owner: Krawczyk

Tax ID: See remarks, will be part of 01-19-11-100-011

Type	Acreage	REMARKS:
Possession	at close	<p>3 country parcels just outside the City of Petoskey. Rolling landscape with some mixed trees. The perfect, quiet location to build your country estate.</p> <p>Parcel A 22 Acres \$120,000.00 Parcel B 34.5 Acres \$155,000.00 Parcel C 43 Acres \$115,000.00</p>
Terms	Cash/Conventional	
Road Access	Atkins or Maplewood	
Acres	3 parcels	
Zoning	FF-1	
School District	Petoskey	
Utilites	none on site	
Improvements	none	
SEV	new split	
% Wooded	10% mixed trees	
Water/ Sewer	needed	LEGAL: New split, will be part of:
Section/Range	T34N/R5W	E 1/2 OF NW 1/4 EXC COM AT N 1/4 COR TH S 330 FT, W 896 FT, N 330 FT, E 898.09 FT TO POB, ALSO EXC PARCEL 208 FT SQUARE IN NW COR THEREOF & NW 1/4 OF NW 1/4 EXC E 549.42 FT OF N 417.42 FT THEREOF & N 66 FT OF SW 1/4 OF NW 1/4, ALSO EXC COM 530.27 FT S OF N 1/4 COR FOR POB, TH W 625 FT, S 400.06 FT, E 592 FT TO RD, CONT E 33 FT TO C/L, TH N 400.06 FT TO POB, EXC RD ROW, (M) 100.3 AC M/L SECTION 11, T34N, R5W.SPLIT ON 08/09/2005 FROM 01-19-11-100-010;
Township	Bear Creek	
Directions	Corner of Atkins and Maplewood east of McDougal	
County	Emmet	
Water Front	No	Information is believed to be accurate but is not warranted
Agent : Jack VanTreese (231) 347-3943		

CERTIFICATE OF BOUNDARY SURVEY

SHEET NO. 1 OF 5

CERTIFIED TO: JOSEPH P. & JUDY M. KRAWCZYK
4425 GREENWOOD ROAD
PETOSKEY, MICHIGAN 49770

PART OF THE NORTHWEST 1/4,
SECTION 11, TOWN 34 NORTH, RANGE 5 WEST
BEAR CREEK TOWNSHIP, EMMET COUNTY, MICHIGAN

