



5796 Hurtig Rd-Bleiberville



- *30 Acres**
- *Ranching, Farming or Recreational**
- *Water Well , Electricity**
- *Austin County**



Texas is Our Territory

**Bill Johnson & Associates
Real Estate**

Since 1970



30 Acres and Picturesque Views await you in Austin County. This property is only 1.5 hours from Houston with easy access to both Highway 290 and I-10. The Round Top Antique Festival is a stone's throw away. Great for ranching, farming or weekend recreation this property has a water well, electricity and a hilltop home site. The spring brings a sea of bluebonnets you won't want to miss.

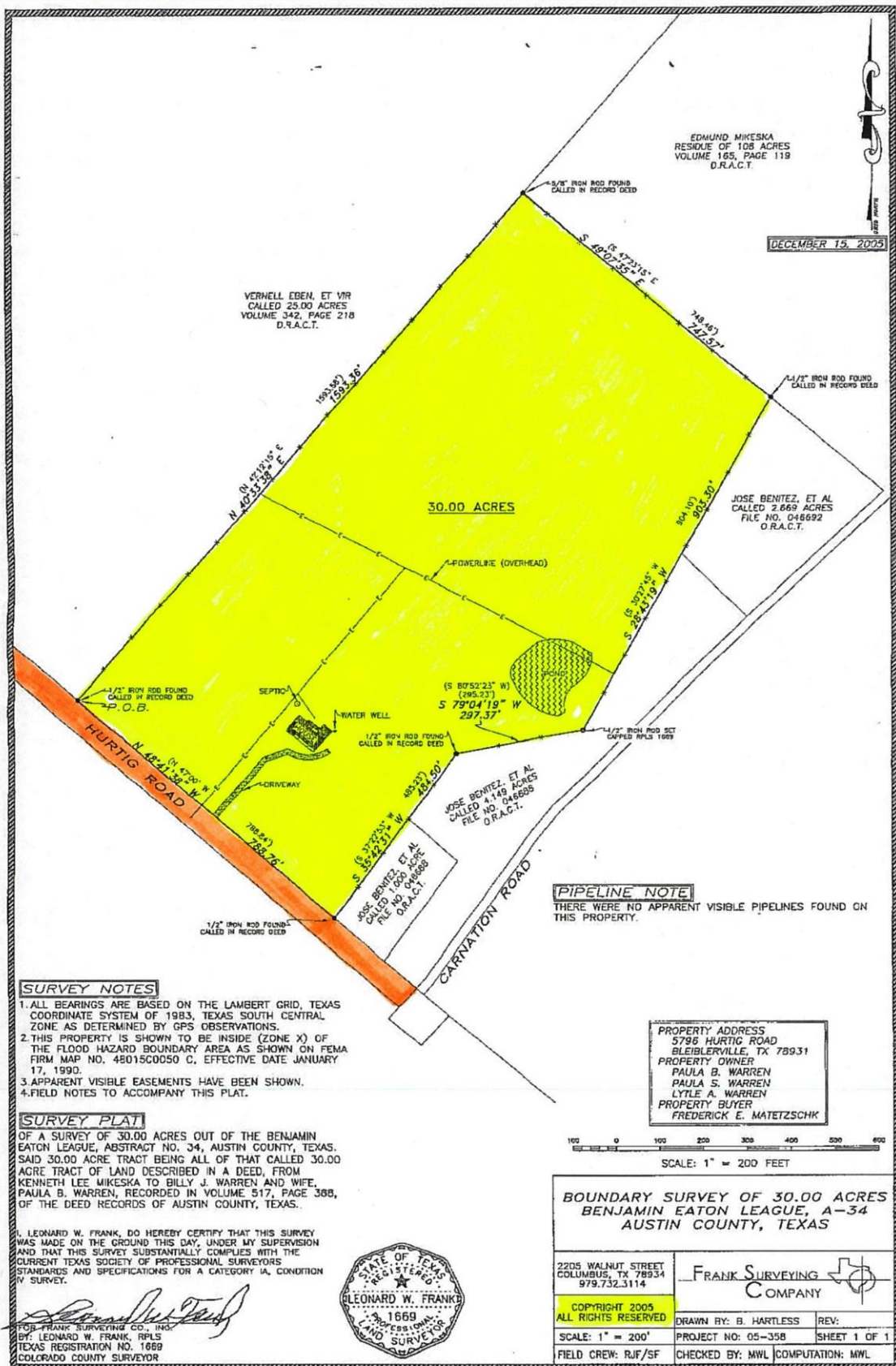
Bill Johnson and Associates Real Estate Company will Co-Broker if buyer is accompanied by his or her agent at all property showings.



LOT OR ACREAGE LISTING

Location of Property:		Fr Bellville: 159 W 8 mi; Rt on FM 2502 for 3.6 mi; Rt on Bleiberville Rd 1 mi; Rt on Hurtig		Listing #: 94164	
Address of Property:		5796 Hurtig Rd., Bleiberville TX 78931		Road Frontage: Approx. 795 Ft. on Hurtig Rd	
County:	Austin	Paved Road	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	For Sale Sign on Property?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
Subdivision:	N/A		Lot Size or Dimensions: 30 Acres		
Subdivision Restricted:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	Mandatory Membership in Property Owners' Assn.		<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
Number of Acres:			30.0000		
Price per Acre (or)					
Total Listing Price:			\$399,500.00		
Terms of Sale:					
Cash:	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO				
Seller-Finance:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				
Sell.-Fin. Terms:					
Down Payment:					
Note Period:					
Interest Rate:					
Payment Mode:	<input type="checkbox"/> Mo. <input type="checkbox"/> Qt. <input type="checkbox"/> Ann.				
Balloon Note:	<input type="checkbox"/> YES <input type="checkbox"/> NO				
	Number of Years:				
Property Taxes:			Year: 2015		
School:		\$101.12			
County:		\$31.88			
Hospital:		\$5.09			
FM Road:		\$6.45			
SpRd/Brg:		\$5.35			
TOTAL:		\$149.89			
Agricultural Exemption:	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				
School District:	Bellville	I.S.D.			
Minerals and Royalty:					
Seller believes	0%	*Minerals			
to own:	0%	*Royalty			
Seller will	0%	Minerals			
Convey:	0%	Royalty			
Leases Affecting Property:					
Oil and Gas Lease:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				
Lessee's Name:					
Lease Expiration Date:					
Surface Lease:	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				
Lessee's Name:	Terry Shupak	979-277-4207			
Lease Expiration Date:	Nov. 2017 or when Sold				
Oil or Gas Locations:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				
Easements Affecting Property:					
Pipeline:	Humble Pipeline				
Roadway:	None				
Electric:	Bluebonnet Electric				
Telephone:	None				
Water:	None				
Other:	None				
Improvements on Property:					
Home:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	See HOME listing if Yes			
Buildings:					
Barns:					
Others:	Well House				
% Wooded:	5%				
Type Trees:	Hardwoods				
Fencing:	Perimeter	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO			
	Condition:	Good			
	Cross-Fencing:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO			
	Condition:				
Ponds:	Number of Ponds:	One			
	Sizes:	1.5 acres built in 2013			
Creek(s):	Name(s):	None			
River(s):	Name(s):	None			
Water Well(s): How Many?					
	Year Drilled:	Unknown	Depth	Unknown	
Community Water Available:					
	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				
Provider:					
Electric Service Provider (Name):					
Bluebonnet Electric Co-Op					
Gas Service Provider					
None					
Septic System(s): How Many:					
None					
Soil Type:					
Clays					
Grass Type(s):					
Mixed Coastal					
Flood Hazard Zone: See Seller's Disclosure or to be determined by survey					
Nearest Town to Property:					
Bleiberville					
Distance: 2.5 Miles					
Driving time from Houston 1Hour 15 minutes					
Items specifically excluded from the sale:					
All of Seller's or Lessee's personal property located on said 30 acres					
Additional Information:					

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