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|--|---|---|--|
| 191 Herren Camp Road, Dadeville, AL 36853 Tallapoosa   |   | 09-917 Residential Active <b>\$389,000</b>  |  |
|  <p><i>Provided as a courtesy of</i><br/> <b>Michael Langston</b><br/> ERA Lake Martin Realty - Dadeville<br/> 6409 Hwy 49 S<br/> Dadeville, AL 36853<br/> Office Phone - (256) 750-5200<br/> 24 Hours - (256) 750-5200<br/> mlangston@russelllands.com<br/> http://michaellangston.com</p> |   |    |  |
| <b>High Price:</b>   |   | <b>Contingent Remarks:</b>  |  |
| <b>Sell Commission:</b> 3%   |   | <b>Other Comm.:</b>   |  |
| <b>Terms:</b>  |   | <b>Lock Box Number:</b>   |  |
| <b>Owner:</b> Blue Creek Homes, LLC  |   | <b>Owner Phone:</b>   |  |
| <b>How To Show:</b> Call 1st, Go   |   | <b>Possession:</b>  |  |
|  |   | <b>List Commission:</b> 3%  |  |
|  |   | <b>Short Sale:</b> No   |  |
|  |   | <b>Photo Available:</b> Y   |  |
|  |   | <b>Occupant:</b> Owner  |  |
|  |   | <b>Listing Type:</b> Exclusive Right To Sell  |  |
| <b>Map Zone:</b> 2   |   |   |  |
| <b>Book Section:</b> Residential   | <b>Waterfront:</b> Y  | <b>Lake Name:</b> Lake Martin   |  |
| <b>Golf Course:</b> N  | <b>Condo/Villa:</b> None  | <b>Deeded:</b> Deeded   |  |
| <b>Total Rooms:</b>  | <b>Total Bedrooms:</b> 3  | <b>Total Bathrooms:</b> 3   |  |
| <b>Total Full Baths:</b>   | <b>Total Half Baths:</b>  | <b>Total 3/4 Baths:</b>   |  |
| <b>Total SqFt.:</b>  | <b>SqFt. Source:</b>  | <b>SqFt. 1:</b>   |  |
| <b>SqFt. 2:</b>  | <b>SqFt. 3:</b>   | <b>SqFt. 4:</b>   |  |
| <b>Year Built:</b>   | <b>Style:</b> Lake Home   | <b>Mfd Home:</b> No   |  |
| <b>Stories:</b> 1  | <b>Garage Stall:</b> 0  | <b>Garage Remarks:</b> No Garage  |  |
| <b>Lot Remarks:</b>  | <b>Lot Acres:</b>   |   |  |
| <b>Parcel Number:</b>  | <b>Subdivision:</b>   | <b>Area:</b>  |  |
| <b>Zoning:</b>   | <b>Taxes:</b>   | <b>Tax Year:</b>  |  |
| <b>Schools:</b> Call Superintendent  |   |   |  |
| <b>Hot Sheet Comment:</b> new  |   |   |  |
| <b>Directions:</b> HWY 49S, Take a right on Herren Camp Road, Then look for signs on left.   |   |   |  |
| <b>Legal:</b>  |   |   |  |
| <b>Public Remarks:</b> Take a step back in time as you walk through these beautifully designed 3 bedroom lake cabins. Modern amenities, a rustic feel and plenty of room all on one floor allow you to enjoy that ole time lake life living!   |   |   |  |
| <b>Private Remarks:</b>  |   |   |  |
| <b>Waterfront Features:</b> Boat Slip; Pier; Seawall   | <b>Floors:</b> Wood Floors  | <b>Appliances:</b> Dishwasher; Freezer; Garbage Disposal; Microwave; Oven (Elec); Range (Elec); Refrigerator; Water Heater (Elec) |  |
| <b>Foundation:</b> Crawl Space   | <b>Fireplace:</b> Number of Fireplaces: 1; Fireplace Descr.: Ventless | <b>Heating:</b> Heat Pump   |  |
| <b>Roof:</b> Metal   | <b>Utilities/Fuel:</b> Alabama Power; Cable TV                        | <b>Cooling:</b> Heat Pump   |  |
| <b>Siding:</b> Wood Siding   | <b>Sewage:</b> Community Sewer  | <b>Exterior:</b> Covered Deck; Deck; Porch; Screen Porch; Shrubs; Sprinkler   |  |
| <b>Walls:</b> Drywall; Wood  | <b>Water:</b> Walnut Hill Wtr Assn                                    | <b>Miscellaneous:</b> Fees: See Listing Agent; Restrictions: See Listing Agent  |  |
| <b>Begin Date:</b> 6/29/2009   | <b>End Date:</b> 12/31/2009   | <b>Days On Market:</b> 8  |  |
| <b>List Price:</b> 389,000   | <b>Original List Price:</b> 389,000                                   | <b>Status Change Date:</b> 7/7/2009   |  |
| <b>LA:</b> Michael Langston; (256)750-5200; mlangston@russelllands.com   |   | <b>LO:</b> ERA Lake Martin Realty - Dadeville; (256)825-9092; llester@russelllands.com  |  |

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Prepared by Michael Langston on Tuesday, July 07, 2009 7:13 PM

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