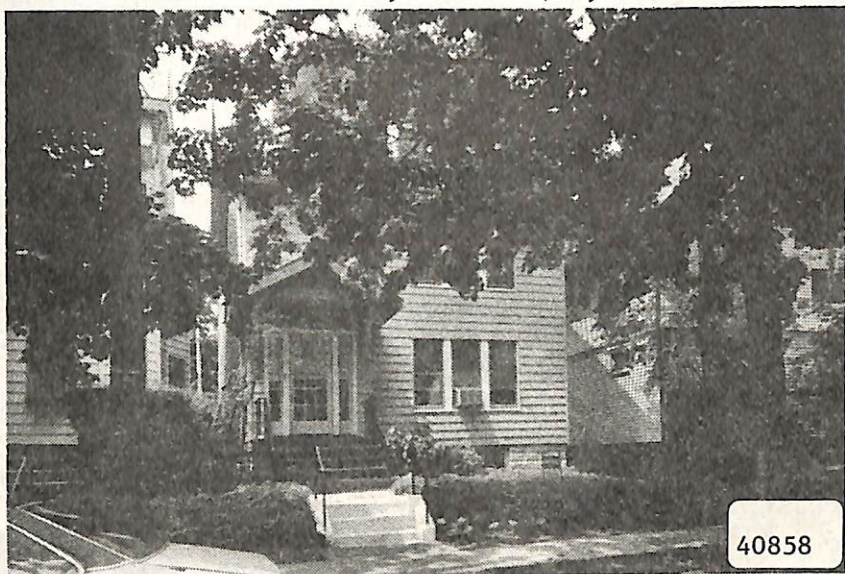


40858 5 Montrose St., S.O. \$89,000 2F



40858 5 Montrose St., S.O. \$89,000 2F
Bet: So. Orange Ave. & Cliff St. Map Grid M-12
Lot: 33.67x122.54x122x36 Slightly Irreg.
Lot 286 Blk 207 /220 VS, 100 amps.
2F. Conv. alum. siding, fr, comp. rf. 1978, all ss/scrs,
1st-5-Res. apt.-E.V., 1r, formal dr, mod. kit. w/blt-ins,
2 brs, tiled bath.
2nd-5-Res. apt.-1r, formal dr, eat-in kit, 2 brs, bath.
3rd-1-1 rm. plus stge.
Bsmt-unfinished. /2 units supplied by tenant
ST: Oil (2nd flr; 550 gal. tank) ST: Gas (1st flr)
2-car fr. det. garage, paved party drive
L-8.3 B-30.6 '84 Rate \$7.65 Taxes \$2975.85 Poss:
1st flr. immed. Key w/L.R. & R. Connolly, S.O.
Easement - party drive. Do not disturb tenant. Only
show 2nd flr. if buyer shows serious interest. Room
layout the same as 1st flr. Immaculate home. Shows
well. 1st flr: Vacant, poss. immed. 2nd flr: John &
Ann Corsi, 763-5691, \$350. mo/mo., poss. 60 days or
t.b.a. Owner's annual exp: fuel - 1st flr. apt. \$936.
Water \$592. Gas & elec. incl. under fuel. Ins. \$287.
Sewerage chg. \$60. yr. Garb. disp. \$73. Marshall GS,
S.O. Jr., Columbia HS. Bus #31, 32. Or. RR Sta.
Subject to errors & omissions.
LR: ORR 376-4822 8001004/2001005 (CB 3 - \$85)
Owner: John Durdick, P.O.A. For Thomas Durdick,
c/o L.R., 371-2538.

2F 5 Montrose St. S.O. 11-2-2 4 brs. \$89,000.

12/27/84 SOLD 83,
8/13/84 FHA

8/16/84 CONTRACT