



**SFD** Media: 15  
**BLC#:** 21845604 **Sale** **Status:** Sold **Area:** 6712 - Putnam - Marion **LP:** \$149,900  
**123 SOUTH MAIN St** **City:** Fillmore **Twp:** Marion **Zip:** 46128  
**Subdiv:** NO SUBDIVISION **Sec:** **Lot:** 0  
**Sch Dis:** South Putnam Community **Yr Blt:** 1918 **Sol Waste:** No  
**Schools:** Fillmore Elementary, South Putnam High, South Putnam Middle  
**Tax ID:** 670809103004000020 **Semi-Tax:** \$155 **Tx Exempt:** HomesteadTaxExemption, MortgageTaxExemption **Tx Yr Due:** 2020  
**Legal:** PT NE S9 T14 R3 .33 A.  
**Bldr/Prjct/Cont:** **Est.Cmp.Dt:** **Parking:**  
**Cnst.Stg:** **New Cnst:** No **Levels:** 1/2 Levels  
**Rooms:** 9 **Bd:** 3 **Baths:** 1 **Floor#:** **Unit Entry:**  
**Basement:** Yes / Partial, Unfinished **Foundation:** Basement-Block, CrawlBlock

Approx. Room Sizes/Descriptions				SgFt			FB	HB	BD						
	L	F	W		L	F	W								
Master Bedroom	11x11	M	C	No	Bedroom 2nd	11x12	U	H	No	Upper:	784	Upper:	0	0	2
Bedroom 3rd	11x12	U	H	No	Living Room	14x15	M	C	No	Main:	1,008	Main:	1	0	1
Kitchen	12x12	M	V	No	Dining Room	12x13	M	C	No	Approx M/U Total:	1,792	Bsmnt:	0	0	0
Sun Room	10x16	M	C	No						Basement:	784	Total:	1	0	3
										Approx M/U&BSMNT:	2,576			DOM:	10
										% Finished Basement	25-50%	Source:	Assessor	CDOM:	10
										Garage:	No / None				
										Fireplace:	0				

#### Directions

From Crown Equipment head north on Fillmore Road. Take CR 50 S then turn left onto CR 500 E into Fillmore. House is on the right side of the road. Look for the RE/MAX sign.

#### Property Description

Nice well maintained 3 bedroom 1 bath home in Fillmore. Master bedroom is on the main level. Home has an enclosed back porch looking out over a large back yard. Enjoy the summer evenings sitting on your covered front porch. New roof in 2017.

#### Agent to Agent Remarks: Exclusions & Commission Disclosures & Financial Information

Please call Cheryl Thomas with any questions you may have at 765-720-0603 or email offers to cheryllthomas@remax.net  
Home is being sold as-is. Please send as-is addendum with the offer. Home is on a well and is also hooked up to municipal water.

#### Description

**Life Style:** **Arch Style:** TraditionalAmerican **Exterior:** Aluminum **Porch:** PorchCovered  
**Master BR:** **Areas:** Laundry in Basement  
**Appl:** Cook Top Electric, Refrigerator **Condo Dsc:**  
**Interior Amen:** AtticAcces, ScreensSome, WoodWorkStained **Eating Area:** DiningRoomFormal  
**Ext Amen:** DrivewayGravel **Equip:** SmokeAlarm, WaterSoftenerPaid  
**Lot Size:** 14,375 **Acres:** .25-.49 Acre **# of Acr:** 0.33 **Lot Info:**

#### Utilities

**Heating:** ForcedAir **Fuel:** Propane **Utility Option:**  
**Cooling:** Central Electric **Water Htr:** Electric **Prim Water Src:** Private Well **Prim Sewage Disp:** Municipal Sev

#### Financial/Association Information

**Poss Fincg:** **Ownshp Int:** NoAssoc **Fee Pd:** **Fee Amt:**  
**Fee Includes:** **FHA Cert:**  
**More than 1 Assoc?** **Mgmt Company:** **Mgmt Company Phone:**

#### Contract / Office Information

**List Type:** Exclusive Right to Sell **BAC:** 2.5 % **Var:** No **Insp/Warr:** Not Applicable **LD:** 03/28/2022  
**Circumstances of Sale:** **Disc:** Not Applicable **Disc Oth:** As-Is, Seller's Disclosure On File **Ent D:** 03/29/2022  
**Show:** Yes **Show Dt:** 03/28/2022 **Poss:** Negotiable **Dir Solicit:** No **A/C Dt:**  
**Lofc:** RMCN01 : RE/MAX Cornerstone **OP:** 765-653-7070 **X:** **OF:** **Dir:** (765) 720-0603 **XD:** 09/28/2022  
**LAgt:** 28281 : Steven Custis **Pref:** (855) 446-1354 **Cell:** (765) 720-2755 **Hm:** **TOM Dt:**  
**VM:** **PF:** **Toll:** **Show:** **WD:**  
**Team:** **Fdbk:** 765-720-0603 **Fdbk:** cheryllthomas@remax.net  
**CoAgt:** 36507 : Cheryl Thomas **Pref:** (765) 720-0603 **Ph:** **Chg Dt:** 04/26/2022  
**Con1:** Cheryl Thomas **Type:** **Ph:**  
**Con2:** **Type:**  
**SOfc:** DOLL01 : Dollars and Sense Real Estate **OP:** 317-331-7559 **Seller Pd CC:** \$4,000 **Terms:** Conventional **PD:** 04/12/2022  
**SAgt:** 14775 : Merribeth Burns **Pref:** 317-331-7559 **Seller Pd Pts:** 0 **Est Cls:** 05/10/2022



**Leased Information**

<b>Lsd Mnth Rnt:</b>	<b>Occupancy Date:</b>	<b>Leased Date:</b> 04/25/2022	<b>Lsd Term Mnth:</b>
<b>Furnished:</b>	<b>Pets:</b>	<b>Pet Deposit:</b>	<b>Smoking:</b>
<b>Min Lse Req:</b>	<b>Lease Terms:</b>		<b>Date Available:</b>
<b>Owner Pays:</b>		<b>Tenant Pays:</b>	
<b>Security Deposit:</b>			

**Environmental "Green" Information**

<b>Build Cert:</b>	<b>Green Cert:</b> False
<b>Green Feat:</b>	<b>Certify Org:</b>
<b>Energy Eff Feat</b>	<b>Certify Date:</b>

**Auction Information**

<b>Auction Date:</b>	<b>Auction Time</b>	<b>Auction Type:</b>	<b>Auction Company</b>
<b>Auction Mgr:</b>	<b>Auction Manager License:</b>		<b>Auction Co. License</b>

**Miscellaneous Information**

**Legal Description:** PT NE S9 T14 R3. .33 A.

**Map Coordinates:**

**Multi-Tax ID:**

Photos



Dining room



Dining room



Downstairs bedroom





Upstairs bedroom



Upstairs bedroom



Extra closets upstairs