

LAND DATA

QUESTION/S	DATA
Owner's name on the tax record:	GOOCH, VANESSA T
APN / Parcel #:	22-07-26-0-001-017.001 (2207260001017001)
Property Address:	TBD LYNWOOD AVE, RUSSELLVILLE, AL, 35654
County:	Colbert
State:	Alabama
Legal Description:	31.61 ACRES IN PT S 1/2 OF SW 1/4 /DB 2013 PG 33456-33457
Parcel Size	31.61 Acres
Subdivision:	N/A
GPS Center Coordinates (Approximate):	34.5855, -87.6645
Google map link:	https://www.google.com/maps/place/34%C2%B035'07.8%22N+87%C2%B039'52.2%22W/@34.5855,-87.6670749,17z/data=!3m1!4b1!4m4!3m3!8m2!3d34.5855!4d-87.6645?entry=ttu
Assessed Value:	\$1,880.00
Market Value:	\$49,420.00
Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	Paved Road
If others, please specify:	N/A
Is there a Structure (Yes or No (If Yes: Explain)	No
Is there a Structure (Yes or No (If Yes: Explain)	No

ADDITIONAL LAND INFO

QUESTION/S	DATA
Closest major city:	112 miles: Birmingham (Alabama) 74 miles: Huntsville 102 miles: Tuscaloosa 125 miles: Jackson (Tennessee) 47 miles: Decatur (Alabama) 74 miles: Tupelo 596 miles: Lynchburg 98 miles: Columbus (Mississippi) 79 miles: Hampshire (Tennessee) 63 miles: Cullman 119 miles: Hoover 18 miles: Muscle Shoals 19 miles: Tuscumbia 94 miles: Pontotoc 116 miles: Fairfield (Alabama)
If No Address or 0 address: Closest Property with Numbered Address	2490 LYNWOOD AVE, RUSSELLVILLE, AL, 35654
Closest small town:	Reedtown, AL - 15 min (8.9 miles) Woodlawn Heights, AL - 20 min (13.8 miles) Gravel Hill, AL - 16 min (10.2 miles) Pleasant Ridge, AL - 2 hr 34 min (129 miles) Hester Heights, AL -7 min (5.0 miles) Jonesboro, AL - Jonesboro, AL Isbell, AL - 16 min (11.7 miles) Wood, AL - 15 min (9.9 miles)

Nearby attractions:	94 miles: Jack Daniel Distillery 88 miles: Vulcan Park and Museum 93 miles: Barber Vintage Motorsports Museum 57 miles: Elvis Presley Birthplace & Museum 63 miles: U.S. Space & Rocket Center 56 miles: Shiloh National Military Park 16 miles: Ivy Green 90 miles: Beech Lake 46 miles: Swan Creek Manufactured Home Community 45 miles: Point Mallard Park 61 miles: Tupelo Buffalo Park & Zoo 96 miles: Inverness 80 miles: Smith Lake 59 miles: Ryman Auditorium 86 miles: Southern Museum of Flight
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COUNTY DATA

QUESTION/S	DATA
Assessor Website	https://www.revenuecommissioner.com/
Assessor Contact	256-386-8530
Treasurer Website	https://www.revenuecommissioner.com/
Treasurer Contact	256-386-8530
Recorder/Clerk Website	https://www.colbertprobatejudge.org/Default.asp?ID=72&pg=Records
Recorder/Clerk Contact	256-386-8546.
Zoning or Planning Department Website	Littleville Town County Clerk
Zoning or Planning Department Contact	(256) 332-4872
County Environmental Health Department Website	Littleville Town County Clerk
County Environmental Health Department Contact	(256) 332-4872
GIS Website	https://isv.kcsgis.com/al.colbert_revenue/?fips=46586
CAD Website	N/A
Electricity Company Name & Phone Number	Sheffield Utilities / 256.389.2000
Water Company Name & Phone Number	Town Of Littleville Waterworks / 256-332-3567.
Sewer Company Name & Phone Number	Town Of Littleville Waterworks / 256-332-3567.
Gas Company Name & Phone Number	Russellville Gas Board / (256) 332-2020
Waste Company Name & Phone Number	Littleville Town County Clerk /(256) 332-4872

TAX DATA

QUESTION/S	ANSWERS FROM THE COUNTY
Are the taxes of this property current or delinquent? (If Current, then means no back taxes), (If Delinquent, just put delinquent and ask the next question below.)	Updated
Are there any back taxes for this property? If yes, how much is the amount owed? (From what year to what year)	No
How much is the annual property tax? (Current Year if available, if not get the previous year)	Year 2022 - \$67.2
Are there any tax liens for this property? If yes, how much is the amount owed?(From what year to what year? Note: Most of the time the county does not have access to this data because they don't know if there are any mortgages or any kinds of liens.	N/A
Is property part of an HOA (Home Owners Association) or any communities? (Yes/No)	No
How much is the annual HOA due?	N/A
Are there any HOA dues? If yes, how much is the total amount owed?	N/A
County Operator Details who Confirmed the Information:	Colbert County Payment Portal

ZONING DATA

QUESTION/S	ANSWERS FROM THE COUNTY
What is the zoning of the property? (Residential/Commercial/Agricultural/etc)	Residential District (R2) - Single or Multi Family Residence
Terrain type? (Is it flat /slope/etc)	slope
Property use code?	N/A
Is the land cleared? (Yes/No)	Wooded
Is the property buildable? (Yes/ No/Maybe/ etc.. write whatever the county has to say)	Yes

What can be built on the property? (Different types of homes that we can build on the lots.)	Single Family, Multi-Family, Tiny house, Cabin, Manufactured, Modular
Can we camp on the property? (If we buy this property can the owner camp there?) Yes/No	No
Notes on Camping (please take note of the allowed time for camping or whatever the county has to say)	N/A
Are RV's allowed on the property? (Please ask if there are any restrictions.) Yes/ No	No
Note's on RV's (jot down notes whatever the county has to say)	Only if a living unit
Are Mobile homes allowed on the property? (Please ask if there is restrictions.) Yes/No	Yes
Notes on mobile homes (jot down notes whatever the county has to say)	Only if a living unit
Are tiny houses or small cabins allowed in the property? Yes/ No (Please ask if there is restrictions.) Yes/No	Yes
Is there a total size restriction for any structures on the lot? Yes/ No (Please jot down the notes from the county)	Yes
Are there any building height restrictions? (yes/ No) How many ft... please take down notes from the county	35 feet or 2 and 1/2 stories
What are the setbacks of the lot?	*Main Dwelling Front: 30 feet Rear: 35 feet Side Yard: 10 feet Street Side yard : 35 feet *Accessory Structures Front: 70 feet Rear: 10 feet Side Yard: 10 feet
What is the minimum lot size to build on the property?	None for now
Is there any time limit to build?	Permit not required, the town does not have a building inspection
Is the property in a flood zone and if so what needs to be done to the lot in order to build?	NO
Is the property in a flood zone and if so what needs to be done to the lot in order to build?	No
Any other restrictions?	No
County Operator Details who Confirmed the Information:	Littleville City Clerk / (256) 332-3567
UTILITIES DATA	
QUESTION/S	ANSWERS FROM THE COUNTY
Is the property in the city or MUD district? (Please refer to FEMA) Note: MUD (Mixed Used Development) meaning it's a zoning type that blends residential, commercial, cultural, institutional, or entertainment uses into one space.	Products for COLBERT COUNTY UNINCORPORATED AREAS . However, as per the county, it is part of Littleville Township
Is the property located inside or outside city limit? Notes: If Inside City: It means water and sewer is provided by the city (You need to confirm it) If Outside City: It considered under County, means water can be built through deep well (You need to confirm it)	Outside the City
Does the property have water connected? (Yes, No, Waterline on the street/road or Do Not Know)	No
If YES... (Put the company name and the phone number of the provider)	N/A
If it's in the area (Put the street name where the main water line is located.)	don't know
If NO: (Ask if we do we have to dig a well, or, is there any utility company who provides water in the area where the property is located.)	Water is Available
Does the property currently have Sewer or septic? (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)	No
If YES (confirm if it's a SEWER or SEPTIC: Is it provided by the county / city or private company?)	N/A
Please ask the details of the Company Name & the Contact information (Call and Confirm if it's the right company)	Town Of Littleville Waterworks / 256-332-3567.
If NO: Do we need to install septic? (YES/NO) or a septic system is already installed in the property?	Sewer Available in the area

If the septic system has to be installed, (Ask if do we need to percolate the soil?)	N/A
Does the property currently have electricity connected? (Yes, No or Do Not Know)	No
What is the electric company name (Confirm If there is Electric company Service in the area - Select either City, Community, None etc.)	Sheffield Utilities / 256.389.2000
What type of gas does this area service? (Propane gas/Natural gas/ tank gas/etc)	Natural Gas, Propane, Gas Tank
For waste.... Will the county or city pick up the trash?	The town picks up the trash
If YES... Get the details of the company name and contact information that service in the area...	LITTLEVILLE TOWN HALL / (256) 332-4872
NOTE: If NO, (Ask if it's responsibility of the property owner.)	
County Operator Details who Confirmed the Information:	Littleville Town County Clerk /(256) 332-4872