Cheatham Rd, Troy, MO 63379, Lincoln County ○ Pending Listing

APN: 151001000000019001 CLIP: 5192101711





Full Baths Beds N/A N/A

Half Baths N/A

MLS List Price \$195,000

MLS List Date 07/03/2024

Bldg Sq Ft N/A

Lot Sq Ft 4,660,049 Yr Built N/A

Type **AGR-NEC**

OWNER INFORMATION			
Owner Name	Magruder Quarry Equipment Co	Tax Billing City & State	Troy, MO
Tax Billing Address	255 Watson Rd	Tax Billing Zip	63379
Fax Billing Address	255 Watson Rd	Tax Billing Zip+4	5071
COMMUNITY INSIGHTS			
Median Home Value	\$284,222	School District	TROY R-III
Median Home Value Rating	4/10	Family Friendly Score	41 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	60 / 100	Walkable Score	2/100
Total Incidents (1 yr)	34	Q1 Home Price Forecast	\$291,864
Standardized Test Rank	39 / 100	Last 2 Yr Home Appreciation	11%
LOCATION INFORMATION			
School District	Troy R-3	Census Tract	8103.06
Municipality	Unincorporated	Within 250 Feet of Multiple Flood Z one	No
Zip Code	63379	Flood Zone Code	X
TAX INFORMATION			
Tax ID	151001000000019001	Tax Area	TROY R-3
Parcel ID	151001000000019001	Fire Dept Tax Dist	Lcfpd No 1
% Improved	33%	The Bopt Tax Blot	
Legal Description	106.98 AC TRACT WITHIN THE SW 1/4 OF SECT 1		
ASSESSMENT & TAX			
ssessment Year	2024	2023	2022
Assessed Value - Total	\$3,668	\$3,668	\$3,637
	\$30,570	\$30,570	\$30,310
√arket Value - Land	\$20,500	\$20,500	\$20,500
Market Value - Improved	\$10,070	\$10,070	\$9,810
otal Tax	Tax Year	Change (\$)	Change (%)
227	2022		
 227	2023	\$1	0.35%
 229	2024	\$1	0.55%
CHARACTERISTICS			
Lot Acres	106.98	Land Use - Universal	Agricultural (NEC)
Lot Sq Ft	4,660,049	Land Use - County	Ag Improved
SELL SCORE			
Rating	N/A	Value As Of	N/A
Sell Score	N/A		L
LISTING INFORMATION			
MLS Listing Number	<u>24015231</u>	MLS Current List Price	\$195,000
MLS Area	458 - TROY R-3	MLS Orig. List Price	\$209,570
MLS Status	Pending	MLS Pending Date	04/25/2025
MLS Status Change Date	05/02/2025	MLS Listing Agent	4376-Thomas Anderson
MLS Listing Date		MLS Listing Broker	

24015227

Pending

\$195,000

MLS Listing #

MLS Listing Price

MLS Status

678227

Expired

\$2,800,000

24015219

Closed

\$132,880

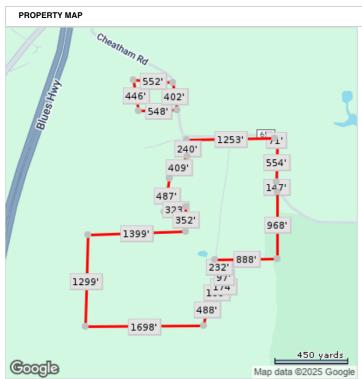
24015215

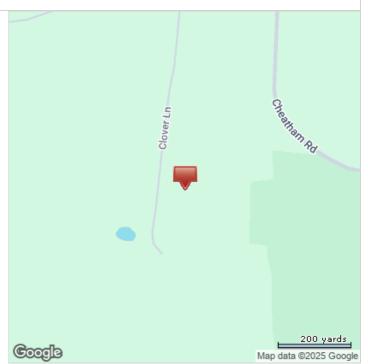
Closed

\$141,680

MLS Orig Listing Price	\$238,400	\$149,730	\$137,310	\$2,800,000
MLS Close Date		08/12/2024	08/16/2024	
MLS Listing Close Price		\$117,000	\$125,000	
MLS Listing Expiration Date		07/17/2024	07/17/2024	05/17/2007

LAST MARKET SALE & SALES	HISTORY			
Document Number	1982-282	Owner Name	Magruder Quarry Equipment Co	
Deed Type	Deed (Reg)	Seller	Owner Record	
Buyer Name		Magruder Quarry Equipment Co L		
Seller Name		Owner Record		
Document Number		1982-282		
Document Type		Deed (Reg)		





*Lot Dimensions are Estimated