

For Sale



900 West Monroe
(& Huntington & Vine Street)
Huntington Avenue United Methodist Church

Sales Price: \$725,000
Appraised Value (3-11-97): \$1,100,000

Prepared by:

Bill Hester, CRS
Fred Dacus Associates
2529 S. Caraway
Jonesboro, AR 72401

The subject property is located in the West Central section of the city. There is access on 3 sides of the property lines: Huntington Avenue, Vine Street and Monroe. The zoning is R-2 (residential). All public utilities are available to the property and it is not located in the flood zone.

There are four major buildings on the site. They are:

Family/Life Building – 1 story with 8,400 sq. ft.

Sanctuary – 1.5 story with 7,538 sq. ft.

Education Building – 2 story with 7,380 sq. ft.

Old Sanctuary – 1 story w/basement, with 7,598 sq. ft.

The effective age of all these buildings is about 25 years with some buildings being 75+ years old, the Family/Life Building about 15 years old, and the Sanctuary about 25-30 years old. There are 133 parking spaces available. The land area is 2.10 acres.

The reason for selling is that the church is relocating to another site.



The Sanctuary with connecting walk to the Family Life Center.

The Family Life Center



The "Old" Sanctuary
Currently used for Sunday
School classrooms and Food
Pantry in the basement.

Back of Family Life Center and
Education Building



Parking lot behind church

Old Sanctuary
Corner of Huntington & Vine





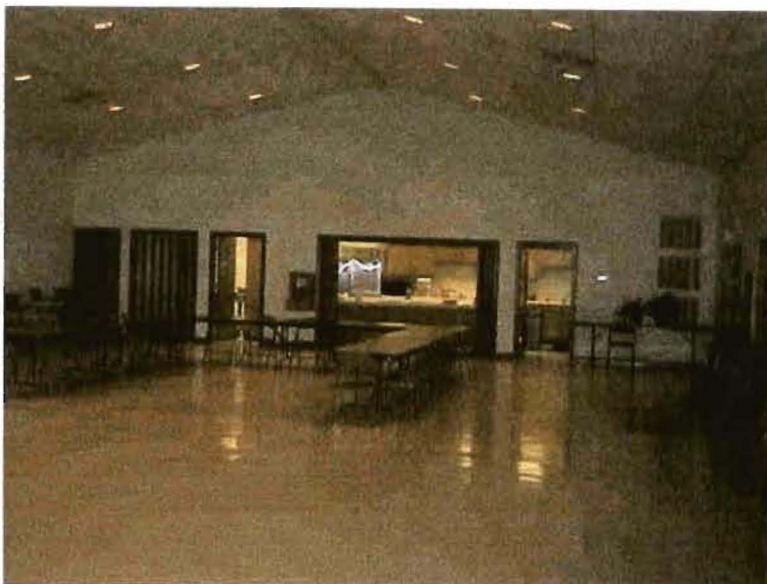
Interior of Sanctuary

Balcony of Sanctuary



Choir area in Sanctuary

Interior of
Family Life Center



Kitchen in
Family Life Center

Ladies Parlor in
Family Life Center





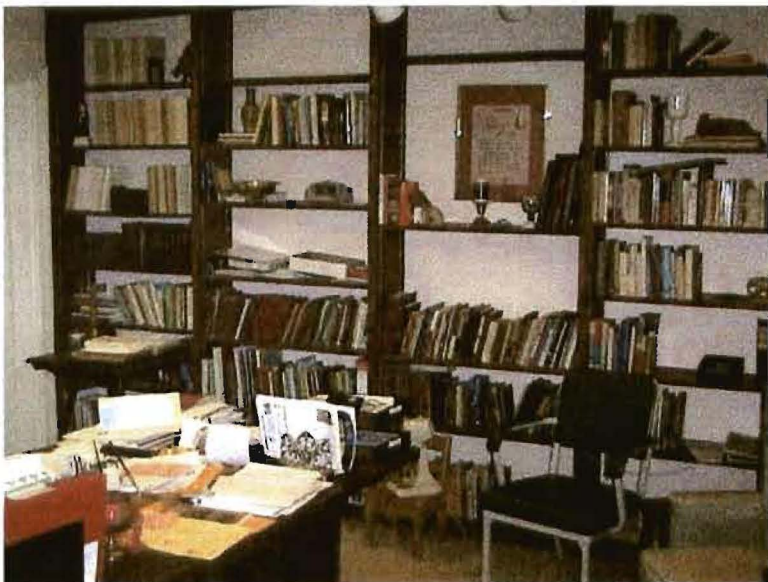
John Womack adult classroom in
Education Building

Children's classroom in
Education Building



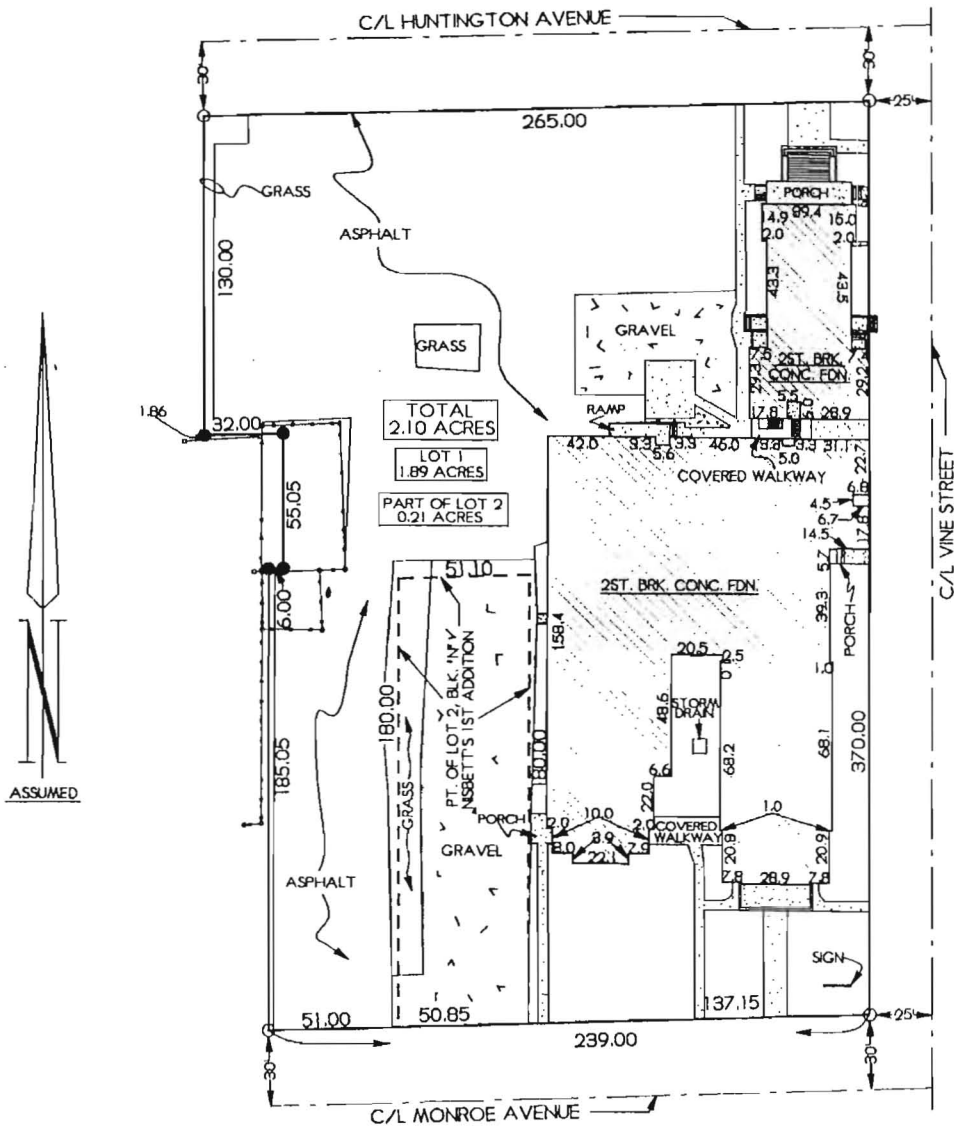
Junior High classroom (2nd
floor) in the Education Building

The Friendship Class in
Education Building



The Pastor's Study

PLAT OF SURVEY



DESCRIPTION

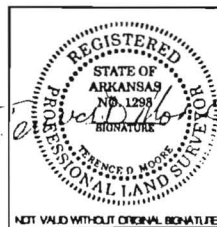
LOT 1 OF HUNTINGTON AVENUE UNITED METHODIST CHURCH MINOR PLAT AND PART OF LOT 2 OF BLOCK 'N' OF NISBETT'S FIRST ADDITION, ALL BEING IN THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS.

NOTE: THIS PROPERTY IS NOT LOCATED IN A FLOOD ZONE ACCORDING TO PANEL 43 OF 200 OF THE NATIONAL FLOOD INSURANCE RATE MAP OF CRAIGHEAD COUNTY, ARKANSAS AND INCORPORATED AREAS, EFFECTIVE DATE SEPTEMBER 27, 1991.

SCALE: 1" = 50'



- LEGEND:
- CHAIN LINK FENCE
 - SET PIPE
 - FOUND PIPE



TROY L. SHEETS SURVEYING

"WE SURVEY THE EARTH"

205 WARNER * P.O. BOX 1672
JONESBORO, ARKANSAS 72403
PH: 870/935-2630 FAX: 870/935-1263

CLIENT	UNITED METHODIST CHURCH	DRAWN BY	SOP
DATE	9-13-98	SCALE	1"=50'
REVISED DATE	4-02-99	JOB NO.	98027