

**FARM & RANCH INPUT FORM** for IRESis.com (Page 1 of 4, Rev. 03/26/2019) \*Required Field **MLS #:** \_\_\_\_\_

\*Listing Office: \_\_\_\_\_ \*Listing Agent: \_\_\_\_\_

\*Co-Listed?: Y / N (If yes, the following fields are required): Co-Listing Office: \_\_\_\_\_ Co-Listing Agent: \_\_\_\_\_

\*Property Type: **FARM & RANCH** Secondary Property Type: \_\_\_\_\_ \*Listing Status: \_\_\_\_\_

\*List Price: \_\_\_\_\_ \*List Date: \_\_\_\_ / \_\_\_\_ / \_\_\_\_ \*Expire Date: \_\_\_\_ / \_\_\_\_ / \_\_\_\_

**LOCATION**

\*County: \_\_\_\_\_ \*Street #: \_\_\_\_\_ End Street #: \_\_\_\_\_ Street Dir. \_\_\_\_\_ \*Street Name \_\_\_\_\_  
(e.g. for 123-200 Maple) (N,S,E,W)

St Post Dir \_\_\_\_\_ St.Type \_\_\_\_\_ Bldg# \_\_\_\_\_ Unit# \_\_\_\_\_ \*Mail City: \_\_\_\_\_ \*Zip Code: \_\_\_\_\_  
(N,S,E,W) (e.g. AV, DR, ST)

\*Locale: \_\_\_\_\_ \*Legal: \_\_\_\_\_ \*Subdivision: \_\_\_\_\_

\*Zoning: \_\_\_\_\_ \*Parcel/Account Number: \_\_\_\_\_ \*Realist Tax ID: \_\_\_\_\_

Driving Directions: \_\_\_\_\_

Listing web site: http:// \_\_\_\_\_

Name of Nearest Town: \_\_\_\_\_ # of Miles to: \_\_\_\_\_

**TAXES** \*Taxes: \$ \_\_\_\_\_ \*Tax Year: \_\_\_\_\_ **LOT SIZE** \*Approx. Acres: \_\_\_\_\_ \*Lot Size (sq. ft.): \_\_\_\_\_

**SCHOOLS** School District: \_\_\_\_\_ High School: \_\_\_\_\_  
Middle: \_\_\_\_\_ Elem: \_\_\_\_\_ Elem 2: \_\_\_\_\_

**UTILITIES** \*Water Supplier: \_\_\_\_\_ Elec Supplier: \_\_\_\_\_ Gas Supplier: \_\_\_\_\_

**CONTRACT & COMPENSATION**

\*Listing Contract: (Check one)

- Exclusive Right to Sell, Transaction Broker
- Exclusive Right to Sell, Agency
- Exclusive Agency/Brokerage
- Exclusive Rt to Sell, Trans Broker, with Variable Rate Commission
- Exclusive Rt to Sell, Agency, with Variable Rate Commission
- Exclusive Agency with Variable Rate Commission

\*Short Pay?: Y/N

\*Buyer Agency: \_\_\_\_\_

\*Transaction Broker: \_\_\_\_\_  
(Enter % or \$ amount above)

\*Buyer Exclusion: Yes / No

Min. Earnest Money: \$ \_\_\_\_\_

Earnest Money Recipient: \_\_\_\_\_

\* Limited Service?: Y/N If "yes", the listing broker (select one option): \_\_\_\_\_ will arrange appts for cooperating broker OR \_\_\_\_\_ gives co-op brokers authority to make appts with seller

For Showings, contact: None / Listing Office / Listing Agent / Other: \_\_\_\_\_

**MISC.** \*Year Built \_\_\_\_\_ \*New Const: Y / N \*If Yes, Const. Completed?: Y / N \*If No, Const. Started?: Y / N \*If yes, Est. Completion Date: \_\_\_\_\_

New Construction Notes (limited to 250 characters)

Model Name \_\_\_\_\_ Builder \_\_\_\_\_ \*Water Meter Installed? Y/N Well Permit # \_\_\_\_\_ \*Waterfront? Y / N

**ENERGY/GREEN FIELDS** -Note: If "Yes, Year Certified/Installed and Score are required. Documents verifying certification are also required and should be uploaded with this listing.

Certifications: HERS Rating: Y / N \*Year Certified: \_\_\_\_\_ \*Score: \_\_\_\_\_ (0-240)

ENERGY STAR® Qualified New Home : Y / N \*Year Certified: \_\_\_\_\_

LEED for Homes: Y / N \*Year Certified: \_\_\_\_\_

NAHB/NGBS-ICC 700: Y / N \*Year Certified: \_\_\_\_\_

Solar: Solar PV: Y / N \*Year Installed: \_\_\_\_\_ \* Kilowatts \_\_\_\_\_

Solar Thermal: Y / N \*Year Installed: \_\_\_\_\_ \* Type \_\_\_\_\_ (e.g. "Water")

"Green Features Addendum" uploaded? Y / N

\*Has an HOA? Y/N If Yes, HOA Name: \_\_\_\_\_ HOA Phone: \_\_\_\_\_ Has Covenants? Y/N

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\*Has an HOA?  Y / N  If Yes, 1<sup>st</sup> HOA Name: \_\_\_\_\_ HOA Phone: \_\_\_\_\_  
 HOA Email: \_\_\_\_\_ HOA Website: \_\_\_\_\_ Has Covenants?  Y / N

\*Has Assn Fee?  Y / N  If Yes, \*Assn.Fee = \$ \_\_\_\_\_ per \_\_\_\_\_ \*Assn.Transfer Fee?  Y / N  \*Assn. Reserve?  Y / N

Secondary HOA Name: \_\_\_\_\_ HOA Phone: \_\_\_\_\_  
 HOA Email: \_\_\_\_\_ HOA Website: \_\_\_\_\_ Has Covenants?  Y / N

Has Assn Fee?  Y / N  If Yes, Assn.Fee = \$ \_\_\_\_\_ per \_\_\_\_\_ Assn.Transfer Fee?  Y / N  Assn. Reserve?  Y / N

**GARAGE** \*# Spaces \_\_\_\_\_ \* Type:  Attached  Carport  Detached  Off Street  Underground  Reserved  None SqFt: \_\_\_\_\_

**RESIDENTIAL DWELLING** \*Residential Dwelling? Y / N If yes, \*# of Bedrooms: \_\_\_\_\_ If yes, \*# of Bathrooms: \_\_\_\_\_

If yes, \*Total SqFt (fin+unfin) inc. Bsmt: \_\_\_\_\_ \*SqFt Source: Licensee, Prior Appraisal, Building Plans, Assessor, Other (circle one)

ROOMS	Dimensions (L x W)	Level	Floor Covering
Living Room	_____ X _____	_____	_____
Kitchen	_____ X _____	_____	_____
Master Bedroom	_____ X _____	_____	_____
Bedroom 2	_____ X _____	_____	_____
Bedroom 3	_____ X _____	_____	_____

**Level:** Main, Upper, Lower, Basement, Addl. Upper  
**Floor Covering:** : Brick, Carpet, Laminate, Other, Tile, Vinyl, Wood

\*Irrigation Water Rights? Y / N \*Irrigation Ditches? Y / N If yes, are ditches active? Y / N

Water Tap Fee: \$ \_\_\_\_\_ Sewer Tap Fee: \$ \_\_\_\_\_

Water Rights Included/Carrying Ditch Comments: \_\_\_\_\_

Lake, Reservoir, Streams: \_\_\_\_\_

Crops: \_\_\_\_\_ Well Information: \_\_\_\_\_

**REMARKS**  
 Broker Remarks (Private information for other brokers only (e.g. commission info, bonuses, etc. Will display in IRESis & on printed agent version reports only.)

Listing Comments (Describe the property. Will display on reports and be sent to ColoProperty, MySite, and all other public websites)

\*Display on ColoProperty.com  Y / N  \*Realtor.com?  Y / N  \*Zillow Group?  Y / N  \*Broker Public Portal(homesnap.com public access)  Y / N   
 \*Exclude from ListHub Syndication \*?  Y / N

**FARM & RANCH FEATURES: \*=Required Feature. Circle or write feature number on each line provided.**

EXTERIOR FEATURES:	Roof	Location Description	Horse Property
<b>Style</b> _____	1. Composition Roof	1. Cul-De-Sac	1. Horse(s) Allowed
1. 1 Story/Ranch	2. Wood Shake/Shingle	2. Corner Lot	2. Zoning OK for 1 Horse
2. Bi-Level	3. Tar & Gravel	3. Wooded Lot	3. Zoning OK for 2 Horses
3. Tri-Level	4. Tile Roof	4. Evergreen Trees	4. Zoning OK for 3 Horses
4. Four-Level	5. Metal Roof	5. Deciduous Trees	5. Zoning OK for 4+ Horses
5. Five+ Levels	6. Slate Roof	6. Native Grass	6. Barn with 1-2 Stalls
6. 2 Story	7. Rubber/Membrane	7. Level Lot	7. Barn with 3+ Stalls
7. 3 Story	8. Foam Roof	8. Rolling Lot	8. Corral(s)
10. 1 1/2 Story	9. Fiberglass Shingles	9. Sloping Lot	9. Pasture
11. Raised Ranch	10. Other Roof	10. Steep Lot	10. Arena
12. Tri Front/Back	11. Flat Roof	11. Rock Out-Croppings	11. Tack Room
13. 4 L Front/Back	17. Cement Shake	12. Abuts Ditch	12. Loafing Shed
<b>Construction</b> _____	18. Concrete Tile	13. Abuts Golf Course	13. Hay Storage Building
1. Wood/Frame	19. Simulated Shake	14. Golf Course Neighbhd	14. Access to Riding Trails
2. Brick/Brick Veneer	<b>Outbuildings:</b> _____	15. Abuts Pond/Lake	<b>Large Animals Allowed</b> _____
3. Block	1. Corrals	16. Abuts Stream/Creek/River	1. Cows
4. Stone	2. Barn	17. Abuts Farm Land	2. Horses
5. Log	3. Machine Shed	18. Abuts National Forest	3. Pigs
6. Metal Siding	4. Livestock Shed	19. Abuts Park	4. Buffalo
7. Vinyl Siding	<b>Type</b> _____	20. Abuts Public Open Space	5. Llama
8. Composition Siding	2. Zero Lot Line	21. Abuts Priv Open Space	6. Goats
9. Stucco	3. Patio Home		7. Sheep
10. Wood Siding	5. Cottage/Bungalow		8. Other
11. Wood Shingle	6. Colonial		
12. Cedar/Redwood	7. Victorian		
13. Painted/Stained	8. Tudor		
14. Rolling Shutters	9. Spanish		
15. Other Construction	10. Cape Cod		
41. Adobe	11. Farm House		
42. Concrete	12. Earth Berm		
43. Moss Rock	13. Cabin		

**Large Animals Prohibited** \_\_\_\_\_

1. Cows
2. Horses
3. Pigs
4. Buffalo
5. Llama
6. Goats
7. Sheep
8. Other

**Fences** \_\_\_\_\_

1. Partially Fenced
2. Enclosed Fenced Area
3. Wood Fence
4. Chain Link
5. Security Fence
6. Other Fence
7. Electric Fence
8. Wire Fence
9. Metal Post Fence
10. Dog Run/Kennel
11. Vinyl/Composite Fencing

**Views** \_\_\_\_\_

1. Back Range/Snow Capped
2. Foothills View
3. Plains View
4. City View
5. Water View
6. 360 Degree

**Lot Improvements** \_\_\_\_\_

1. Street Paved
2. Curbs
3. Gutters
4. Sidewalks
5. Street Light
6. Alley
7. Fire Hydrant w/in 500 Ft
8. No improvements

**Road Access** \_\_\_\_\_

1. Private, up to Co. Stand
2. Private, not up to Co. Stand
3. 4x4 Required to Access
4. City Street
5. Co. Rd/Co. Maintained
6. Co. Rd/Not Maintained
7. State Highway
8. Interstate
9. Easement
10. Privately Maintained
11. Lack of Rt to Access
12. Security Gate
13. Alley

**Rd Surface at Prop. Line** \_\_\_\_\_

1. Road Improve Needed
2. Dirt Road
3. Gravel Road
4. Blacktop Road
5. Concrete Road

**Railroad Access** \_\_\_\_\_

1. Railroad Adjacent
2. Rail Served
3. Railroad Available
4. Call Listor

**INTERIOR FEATURES:**

**Basement/Foundation** \_\_\_\_\_

1. No Basement
2. Partial Basement
3. Full Basement
4. Unfinished Basement
5. 25%+Finished Basement
6. 50%+Finished Basement
7. 75%+Finished Basement
8. 90%+Finished Basement
9. Crawl Space
10. Slab
11. Walk-out Basement
12. Daylight Basement
13. Structural Floor
14. Built-In Radon
15. Rough-in for Radon
16. Retrofit for Radon

17. Radon Test Available

19. Sump Pump
20. Post and Pier

**Heating** \_\_\_\_\_

1. No Heat
2. Forced Air
3. Hot Water
4. Heat Pump
5. Baseboard Heat
6. Gravity Heat
7. Wood Stove
8. Multi-zoned Heat
9. Radiant Heat
10. Radiator
11. Space Heater
12. 2 or more Heat Sources
13. Humidifier
14. 2 or more H<sub>2</sub>O Heaters
15. Electric Air Filter
19. Wall Heater
20. Oil

**Cooling** \_\_\_\_\_

1. Central Air Conditioning
2. Room Air Conditioner
3. Evaporative Cooler
4. Ceiling Fan
5. Attic Fan
6. Whole House Fan

**Inclusions** \_\_\_\_\_

1. No inclusions
2. Window Coverings
3. Electric Range/Oven
4. Gas Range/Oven
5. Down-draft Range
6. Self-Cleaning Oven
7. Continuous-cleaning Oven
8. Double Oven
9. Dishwasher
10. Refrigerator
11. Bar Refrigerator
12. Washer
13. Dryer
14. Microwave
15. Compactor
16. Freezer
17. Jetted Bath Tub
18. Central Vacuum
19. Intercom
20. Security System Owned
21. Security System Leased
22. Laundry Tub
23. Gas Bar-B-Q
24. Garage Door Opener
25. Satellite Dish
26. TV Antenna
27. Fireplace Tools Included
28. Some Furniture
29. Water Softener Owned
30. Water Softener Rented
31. Water Filter Owned
32. Water Filter Rented
37. Disposal
38. Smoke Alarm(s)

**Energy Features** \_\_\_\_\_

1. Solar Domestic Hot Water
2. Solar Hot Water Heat
3. Solar Rough-In
4. Trombe Wall
5. Sun Space
6. Southern Exposure
7. Double Pane Windows
8. Triple Pane Windows
9. Storm Window
10. Storm Doors
11. Attached Greenhouse
12. High Efficiency Furnace
13. Energy Survey Complete
14. Demand Control Limiter
15. Set Back Thermostat
17. Energy Rated
18. Solar PV Leased

19. Solar PV Owned

**Design Features** \_\_\_\_\_

1. Eat-in Kitchen
2. Separate Dining Room
3. Cathedral/Vaulted Ceilings
4. Open Floor Plan
5. Workshop
6. Pantry
7. Wood Windows
8. Bay or Bow Window
9. Stain/Natural Trim
10. Walk-in Closet
11. Loft
12. Sauna
13. Wet Bar
14. Fire Sprinklers
15. Fire Alarm
16. Washer/Dryer Hookups
17. Skylights
18. Wood Floors
22. Kitchen Island
26. Steam Shower
27. 6-Panel Doors
28. French Doors
29. 9ft+ Ceilings
30. Beamed Ceilings
31. Crown Molding

**Master Bedroom Bath** \_\_\_\_\_

1. Shared Master Bath
2. Half Master Bath
3. 3/4 Master Bath
4. Full Master Bath
5. Tub+Shower Master
6. Luxury Features
7. 5 Piece Master Bath
8. Bidet Master Bath

**Fireplace** \_\_\_\_\_

1. Re-circulating Fireplace
2. Freestanding Fireplace
3. Fireplace Insert
4. 2+Fireplaces
5. Outside Combustion Air
6. Gas Fireplace
7. Gas Logs Included
8. Electric Fireplace
9. Multi-sided Fireplace
10. Rough-in Fireplace
11. Living Room Fireplace
12. Family/Rec Rm Fireplace
13. Master Bed. Fireplace
14. Kitchen Fireplace
15. Great Room
16. Dining Room
17. Basement Fireplace
18. Pellet Stove
19. Coal Fireplace
20. Masonry Fireplace
21. Single Fireplace
22. No Fireplace

**Disabled Accessibility** \_\_\_\_\_

1. Ramp Access
2. Level Lot
3. Level Drive
4. Near Bus
5. Width of halls 42" or more
6. Low Carpet
7. Interior Doors 32" or more
8. Exterior Doors 36" or more
9. No Stairs
10. Other Access
11. Main Floor Bath
12. Main Level Bedroom
13. Stall Shower
15. Elevator

**# of Living Units Allowed** \_\_\_\_\_

1. 1 Unit Allowed
2. 2 Units Allowed
3. 3 Units Allowed
4. 4 Units Allowed
5. 5 Units Allowed
6. 6+ Units Allowed

7. Not Applicable

8. See Remarks

**OTHER FEATURES:**

**Utilities** \_\_\_\_\_

1. Natural Gas
2. Electric
3. Propane
4. Wood/Coal
7. Oil
8. No Utilities
9. Other Utilities
10. Cable TV Available
11. Master Meter-Electric
12. Master Meter-Gas
13. Separate meter electricity
14. Separate Meter Gas
15. 200V Electric
16. 440V Electric
17. 3-Phase Electric
18. Electricity at Property
19. Electricity w/in 100 Feet
20. Electricity more 100 Ft.
21. Natural Gas at Property
22. Natural Gas w/in 100 Ft.
23. Natural Gas more than 100ft
24. Gas Tap Paid
25. Gas Tap Available
26. Propane Installed
29. Satellite Avail
30. High Speed Avail
31. Underground

**\*Water/Sewer** \_\_\_\_\_

1. City Water
2. District Water
3. Well
4. Cistern
5. City Sewer
6. District Sewer
7. Septic
8. No Water/Sewer
9. Other Water/Sewer
10. See Remarks

**Water or Sewer Needed** \_\_\_\_\_

11. Well Needed
12. Well Permit
13. Water Tap Available
14. Water Tap Paid
15. Water Tap Installed
16. Septic Needed
17. Septic Permit
18. Sewer Tap Available
19. Sewer Tap Paid
20. Sewer Tap Installed

**Mineral & Water Rights** \_\_\_\_\_

1. Water Rights Included
2. Water Rights Excluded
3. Irrigation Well Included
4. Irrigation Well Excluded
5. Mineral Rights Included
6. Gas/Oil Included
7. Gas/Oil Excluded
8. Sand/Gravel
9. Geo-Thermal
10. Exist Lease(s) Included
11. Exist Lease(s) Excluded
12. Mining Claim
13. Mineral Rights Excluded

**Irrigation Type** \_\_\_\_\_

1. Sprinkler
2. Flood
3. Sub-Irrigated
4. Ditches
5. Wells
6. Reservoir water

**Land Type** \_\_\_\_\_

1. Pasture
2. Dry
3. Irrigated

**\*Ownership** \_\_\_\_\_

1. Lender Owner/REO

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- 2. Licensed Owner
- 3. Private Owner
- 4. Corporate Buy-Out
- 5. Partnership
- 6. Other Owner
- 9. HUD
- 10. Builder
- Occupied by** \_\_\_\_\_
- 1. Owner Occupied
- 2. Tenant Occupied
- 3. Vacant for Rent
- 4. Vacant not for Rent
- \*Possession** \_\_\_\_\_
- 1. Before Closing
- 2. Delivery of Deed
- 3. 1-3 Days after Closing
- 4. Specific Date
- 5. Tenant Will Vacate

- 6. Owner Will Vacate
- 7. Current Lease Agreement
- 8. See Remarks
- Property Disclosures** \_\_\_\_\_
- 1. Seller's Disclosure
- 2. No Property Disclosure
- 3. Lead Paint Disclosure
- \*Flood Plain** \_\_\_\_\_
- 1. High Hazard/Floodway
- 2. 100 Year/High Risk
- 3. 500 Year/Moderate Risk
- 4. Minimal Risk
- Possible Usage** \_\_\_\_\_
- 1. Single Family
- 2. Multi Family
- 3. Mobile Homes
- 4. PUD
- 5. Farm/Ranch

- 6. Business
- 7. Commercial or Industrial
- 8. Additional Units
- Development Status** \_\_\_\_\_
- 1. Undeveloped
- 2. Boundaries Marked
- 3. Approved Subdivided
- 4. Preliminary Plans
- 5. Plans Submitted
- 6. Plans Approved
- 7. Special Review
- 8. Build to Suit
- 9. Covenants
- 10. Rec. Association Req'd
- 11. Architectural Appvl Req'd
- 12. Homeowner's Assoc.
- New Financing/Lending** \_\_\_\_\_
- 1. Cash

- 2. Conventional
- 3. FHA
- 4. VA
- 5. Seller Points/Buydown
- 6. Owner Financing
- 7. Wrap/Blend
- 8. Lease Purchase
- 9. Exchange/Trade
- 10. Lease Back
- 11. Subord to 1<sup>st</sup>
- 12. Subord to Construction
- 15. Short Pay
- 16. 1031 Exchange
- 17. Auction
- 18. SS Pend Lender Apprvl
- 20. FIRPTA

**Exclusions (100 characters max.):** \_\_\_\_\_

**Showing Info** (optional) All showing information is private and can be viewed by Listing Office only.

Property Vacant?  Y / N  Showings Allowed?  Y / N  Sentrilock Lockbox Serial#: \_\_\_\_\_ Lockbox/CBS Code: \_\_\_\_\_  
 Allow Online Requests?  Y / N

Showing Staff Instructions: (500 character max.)  
 \_\_\_\_\_  
 \_\_\_\_\_

Showing Agent Instructions: (500 character max.)  
 \_\_\_\_\_  
 \_\_\_\_\_

**Showing Contact Information** (Optional. If filled in, First and Last name and one phone number are required.)

First Name: \_\_\_\_\_ Last Name: \_\_\_\_\_

Home Phone: \_\_\_\_\_ Use for text? Y / N

Work Phone: \_\_\_\_\_ Use for text? Y / N

Mobile Phone: \_\_\_\_\_ Use for text? Y / N

Other Phone: \_\_\_\_\_ Use for text? Y / N

Email: \_\_\_\_\_ Appt. Notices  Y / N  Feedback  Y / N  Preferred Contact Method: \_\_\_\_\_

**Customize the Feedback Questionnaire: Select \*one\* only** (Email, Phone, Text or Other)

Use the standard showings feedback questionnaire

Use the customization from your user preferences

Customize the showings feedback questionnaire for this listing only (If this selection is chosen, select which questions to include below and/or add customized questions)

Is the customer interested in the property?

Did the property show well?

Is the price right?

Feedback on the interior

Feedback on the exterior

Other suggestions/comments

Add custom question 1: \_\_\_\_\_

Add custom question 2: \_\_\_\_\_

**Open Houses**

Open House Date: \_\_\_\_\_ (mm/dd/yyyy)

Repeat Information: \_\_\_\_\_ End Open House Date (mm/dd/yyyy) \_\_\_\_\_ Monday  Tuesday  Wednesday  Thursday  Friday  Saturday  Sunday

Start Time (hh:mm): \_\_\_\_\_ End Time (hh:mm) \_\_\_\_\_

Comments: (Limited to 255 Characters) \_\_\_\_\_

Hosting Agent: \_\_\_\_\_

Send to ColoProperty.com®, MySite, Listing Links, IDX downloads, Realtor.com®, Zillow Group, and ListHub Channels (if your office is signed up): \_\_Yes \_\_No

I hereby represent to the MLS that I am in possession of a properly executed Exclusive Right to Sell Listing Contract or an Exclusive Agency Listing Contract signed by the owner(s) of the property and that I have used my best efforts as to accuracy and correctness on this data input form.

Signature \_\_\_\_\_