

Property Address:



Commercial Input Form - Chico, Oroville & Paradise

An Asterisk (*) Denotes a Required Field

Two Asterisks (**) Denotes a Conditional Field

Three Asterisks (***) Denotes a Required Conditional Field

PROPERTY TYPE/APN

Property Subtype*: Med-Dental Multi-Use Office Rental Industrial Retail Strip Shop Center
 Manufacturing Warehouse Other RV Park

County*:

APN*:

LISTING

Office*:

Agent*:

CoOffice:

CoAgent:

Status*: Active Backup Pending Sold Leased Temporary Hold Withdrawn Canceled Expired

Listing Date*:

Expiration Date*:

Listing Price*:

Price Includes (max 100 char):

Price Excludes (max 100 char):

Dual Agency: Yes No

Agreement Type*: Exclusive Right Exclusive Agency Net Ex Agency

Scope of Service: EO LS

Net Ex Right Net Open Open Probate Ex Agency Probate Ex Right
 Probate Open

Marketing Remarks (max 1000 char):

Agent Remarks (max 1000 char):

Internet/IDX*: Yes No

Show Address to Public***: Yes No

Show AVM to VOW***: Yes No

Show Comments on VOW***: Yes No

Tour/Caravan Date:

Auction: Yes No

Ad#:

Special Conditions: Bankruptcy Bidding Required Court Approval Required Estate Sale NOD
 Probate REO

Bank Owned/REO: Yes No

Short Sale*: Yes No

Short Sale Comments***:

Hardship Submitted**: Yes No

Special Disclosures: CC&R's CFD Deed Restrictions Easements HOA Mello Roos

Documents Available:

<input type="checkbox"/> Abstract	<input type="checkbox"/> Equipment List	<input type="checkbox"/> Lease	<input type="checkbox"/> Site Plan
<input type="checkbox"/> Appraisal	<input type="checkbox"/> Feasibility Study	<input type="checkbox"/> Liquor License	<input type="checkbox"/> Soil Test
<input type="checkbox"/> Bed Tax Statement	<input type="checkbox"/> Financial Debt	<input type="checkbox"/> Perc Test	<input type="checkbox"/> Survey
<input type="checkbox"/> Bylaws	<input type="checkbox"/> Fixture Inventory	<input type="checkbox"/> Phase One Available	<input type="checkbox"/> Tax Returns
<input type="checkbox"/> Business License	<input type="checkbox"/> Flood Plain	<input type="checkbox"/> Phase Two Available	<input type="checkbox"/> Title Insurance
<input type="checkbox"/> CC&R's	<input type="checkbox"/> Furnish List	<input type="checkbox"/> Property Condition Stmt	<input type="checkbox"/> Topography Map
<input type="checkbox"/> Easements	<input type="checkbox"/> Inventory List	<input type="checkbox"/> Proposed Building Plan	
<input type="checkbox"/> EPA Documents	<input type="checkbox"/> Lead-Based Paint Disclosure	<input type="checkbox"/> Sales Tax Statement	

Property Address:

PROPERTY				
Street Number*:		Street Direction: <input type="checkbox"/> E <input type="checkbox"/> N <input type="checkbox"/> NE <input type="checkbox"/> NW <input type="checkbox"/> S <input type="checkbox"/> SE <input type="checkbox"/> SW <input type="checkbox"/> W		
Street Name*:			Street Suffix:	
Street Post Direction: <input type="checkbox"/> E <input type="checkbox"/> N <input type="checkbox"/> NE <input type="checkbox"/> NW <input type="checkbox"/> S <input type="checkbox"/> SE <input type="checkbox"/> SW <input type="checkbox"/> W				Unit:
City/Town*:		State*:	Zip Code*:	Zip Plus 4:
Cross Street*:				
Directions (max 250 char):				
Region/Setting: <input type="checkbox"/> Foothill <input type="checkbox"/> Mountain <input type="checkbox"/> Rural <input type="checkbox"/> Urban		Lot #:	Lot Dimensions:	
Census Tract:		Subdivision:		
Locale: <input type="checkbox"/> City <input type="checkbox"/> County <input type="checkbox"/> Unknown				
Apx Sq Ft*:		Apx Sq Ft Source*: <input type="checkbox"/> Appraiser <input type="checkbox"/> Seller <input type="checkbox"/> Tax Records <input type="checkbox"/> Other		
Apx Lot Size: <input type="checkbox"/> SqFt <input type="checkbox"/> Acres		Apx Lot Size Source: <input type="checkbox"/> Appraiser <input type="checkbox"/> Seller <input type="checkbox"/> Tax Records <input type="checkbox"/> Other		
Year Built*:		Stories: <input type="checkbox"/> 1 <input type="checkbox"/> 2 <input type="checkbox"/> 3 <input type="checkbox"/> 4+ <input type="checkbox"/> Split Level <input type="checkbox"/> Basement		
Zoning:				Enterprise: <input type="checkbox"/> Yes <input type="checkbox"/> No
Legal Description:				
Property Associations: <input type="checkbox"/> Dues Optional <input type="checkbox"/> Dues Mandatory <input type="checkbox"/> Parking Fees				
COMPENSATION/SHOWING				
Commission*:		Variable Rate*: <input type="checkbox"/> Yes <input type="checkbox"/> No		
Owner Name:			Owner Phone:	
Occupant Type*: <input type="checkbox"/> Owner <input type="checkbox"/> Tenant <input type="checkbox"/> Vacant <input type="checkbox"/> Caretaker			Occupant Name:	
Phone To Show:		Lockbox*: <input type="checkbox"/> Yes <input type="checkbox"/> No	Lockbox Location:	
Showing Instructions (max 250 char):				
Showing:				
<input type="checkbox"/> 1 Hr-NAGS	<input type="checkbox"/> Call Manager	<input type="checkbox"/> Lockbox	<input type="checkbox"/> Show Any Time	
<input type="checkbox"/> 2 Hr-NAGS	<input type="checkbox"/> Call Owner	<input type="checkbox"/> Lock Box Vacant	<input type="checkbox"/> Sign on Property	
<input type="checkbox"/> 24 Hour Notice	<input type="checkbox"/> Call Tenant	<input type="checkbox"/> No Sign	<input type="checkbox"/> Tenant Occupied	
<input type="checkbox"/> Alarm	<input type="checkbox"/> Caution - Pets	<input type="checkbox"/> Owner Occupied	<input type="checkbox"/> Vacant	
<input type="checkbox"/> Appointment Only	<input type="checkbox"/> Drive By	<input type="checkbox"/> Restricted Days		
<input type="checkbox"/> Call Agent	<input type="checkbox"/> Key at Office	<input type="checkbox"/> Restricted Hours		
<input type="checkbox"/> Call Office	<input type="checkbox"/> List Agent Must be Present	<input type="checkbox"/> Security Alarm		
FINANCING/TERMS				
Current Financing (1 st): <input type="checkbox"/> Assumable <input type="checkbox"/> Conventional <input type="checkbox"/> Free & Clear <input type="checkbox"/> Non-Assumable <input type="checkbox"/> Private				
Terms:				
<input type="checkbox"/> Assumable Loan	<input type="checkbox"/> Exchange	<input type="checkbox"/> Lease Option	<input type="checkbox"/> Seller Carry 2 nd	<input type="checkbox"/> Submit
<input type="checkbox"/> Cash	<input type="checkbox"/> Farm Credit	<input type="checkbox"/> Lease Purchase	<input type="checkbox"/> Price "AS IS"	<input type="checkbox"/> Trade
<input type="checkbox"/> Conventional	<input type="checkbox"/> FMHA	<input type="checkbox"/> Seller Carry	<input type="checkbox"/> Seller Financing	<input type="checkbox"/> Wrap
Possession: <input type="checkbox"/> Assigned Rent <input type="checkbox"/> At Closing <input type="checkbox"/> Closing + Days <input type="checkbox"/> Completion <input type="checkbox"/> Immediate				Possession Date:
<input type="checkbox"/> Interim Occupancy <input type="checkbox"/> Loan Approval <input type="checkbox"/> Negotiable <input type="checkbox"/> Sec. Deposit Required				
Occupancy: <input type="checkbox"/> CPI Change <input type="checkbox"/> Gross Lease <input type="checkbox"/> Net Lease			Sales Options: <input type="checkbox"/> Adjacent Land Avail <input type="checkbox"/> Total Parcel Only	
<input type="checkbox"/> Full Service <input type="checkbox"/> Modified Gross Lease			<input type="checkbox"/> Divided	

Property Address:

Sale Includes:

- Building(s) Equipment Furniture Land & Improvement Licenses
 Business Franchise Inventory Land Only

INCOME / EXPENSE

Gross Revenue:	Gross Income:	Net Income:
Operating Income:	Total Operating Exp:	Less Vacancy/Bad Debt:
Management Exp:	Maintenance Exp:	Utility Exp:
City Tax:	County Tax:	Insurance:
Other Expenses:	Property Taxes:	Tax Rate:
Land Value:	Improvement Value:	Total Value:

Owner Pays:

- None Common Area Maint Janitorial Other PUD Snow Removal
 % Gross Income Gas/Electric Heating Parking Area Rent Only Trash Pickup
 Bldg Exterior Maint Exterminating Lawn Care Property Mgmt Security Water
 Cable/Sat Insurance Maintenance Fees Property Taxes Sewer

Tenant Pays:

- Other Electric Janitorial Sewer Trash Pickup
 Cable/Sat Heating Maintenance Fees Tax Utilities
 Common Area Expense Insurance Parking Area Telephone Water

Liquor License: <input type="checkbox"/> Yes <input type="checkbox"/> No	Lease Rate:	Lease Terms:
Fees:	Fees Paid: <input type="checkbox"/> Monthly <input type="checkbox"/> Yearly	

BUSINESS / BUILDING

Total Buildings:	# Floors:	Restrooms:
Current Business Type:		
<input type="checkbox"/> Other <input type="checkbox"/> Day Care <input type="checkbox"/> Health Club <input type="checkbox"/> Material Storage <input type="checkbox"/> Service Station <input type="checkbox"/> Buyer to Verify <input type="checkbox"/> Department Store <input type="checkbox"/> Hospital <input type="checkbox"/> Medical Office <input type="checkbox"/> Shop-Neighborhood <input type="checkbox"/> Automotive <input type="checkbox"/> Disc. Store <input type="checkbox"/> Hotel/Motel <input type="checkbox"/> Mobile Home Prk <input type="checkbox"/> Shop-Commercial <input type="checkbox"/> Bank <input type="checkbox"/> Franchise <input type="checkbox"/> Industrial Engineering <input type="checkbox"/> Private Club <input type="checkbox"/> Shop-Regional <input type="checkbox"/> Barber/Beauty Shop <input type="checkbox"/> General Office <input type="checkbox"/> Ind. Manufacturing <input type="checkbox"/> Restaurant <input type="checkbox"/> Storage <input type="checkbox"/> Bowling Alley <input type="checkbox"/> Government <input type="checkbox"/> Laundromat <input type="checkbox"/> Fast Food <input type="checkbox"/> Theatre <input type="checkbox"/> Church <input type="checkbox"/> Grocery/Convenience <input type="checkbox"/> Liquor Store <input type="checkbox"/> Retail Store <input type="checkbox"/> Warehouse/Dist		

Other Current Business Type:**

Location: Corner Cul-De-Sac Frontage Interior Major Arteries Mall/Strip Mall

Potential Use:

- Other Day Care Health Club Material Storage Service Station
 Buyer to Verify Department Store Hospital Medical Office Shop-Neighborhood
 Automotive Disc. Store Hotel/Motel Mobile Home Prk Shop-Commercial
 Bank Franchise Industrial Engineering Private Club Shop-Regional
 Barber/Beauty Shop General Office Ind. Manufacturing Restaurant Storage
 Bowling Alley Government Laundromat Fast Food Theatre
 Church Grocery/Convenience Liquor Store Retail Store Warehouse/Dist

Other Potential Use:**

Office SqFt:	Office Clear Height:	Ceiling Height:	Retail SqFt:
Manufac/Retail Clear Height:	Manufacturing SqFt:	Warehouse/Shop SqFt:	
Warehouse/Shop Clear Height SqFt:			
Loading: <input type="checkbox"/> Dock High <input type="checkbox"/> Drive In Loading <input type="checkbox"/> Loading In Front <input type="checkbox"/> Loading In Rear <input type="checkbox"/> Vehicle Door			
# of Doors:		# of Loading Docks	

Property Address:

Miscellaneous:

- | | | | | |
|---|---|---|---|--|
| <input type="checkbox"/> Additional Buildings | <input type="checkbox"/> Fixtures Furnished | <input type="checkbox"/> Meets 55 & Over Requirements | <input type="checkbox"/> Private Storage Area | <input type="checkbox"/> Signage |
| <input type="checkbox"/> Conveyor | <input type="checkbox"/> Freight Elevator | <input type="checkbox"/> No Pets Allowed | <input type="checkbox"/> Railroad Access | <input type="checkbox"/> Truck Scale |
| <input type="checkbox"/> Deck Grade | <input type="checkbox"/> Ground Floor Unit | <input type="checkbox"/> Open Span | <input type="checkbox"/> Railroad Spur | <input type="checkbox"/> VA Approved Condo |
| <input type="checkbox"/> Deck Truck | <input type="checkbox"/> Handicapped Facilities | <input type="checkbox"/> Outside Storage | <input type="checkbox"/> Security Lighting | <input type="checkbox"/> Wash/Dryer Hookup |
| <input type="checkbox"/> Display Windows | <input type="checkbox"/> Inside Storage | <input type="checkbox"/> Pets Allowed | | <input type="checkbox"/> Wet Sprinklers |
| <input type="checkbox"/> FHA Approved Condo | <input type="checkbox"/> License | <input type="checkbox"/> Pets Allowed w/Restrictions | | |
| <input type="checkbox"/> Fire Walls | <input type="checkbox"/> Manager on Premises | | | |

Bldg 1 Dimensions:	Bldg 1 Lease Rate:	Bldg 1 Cap Rate:
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Bldg 1 Total SqFt:	Bldg 1 Warehouse SqFt:	Bldg 1 Office SqFt:
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Bldg 1 Manufacturers SqFt:	Bldg 1 Retail SqFt:	Bldg 1 Max Ceiling Height:
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Bldg 1 Min Ceiling Height:	Bldg 1 Dock Doors:	Bldg 1 Bay Spacing:
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Bldg 1 Age:	Bldg 1 Available Electric:
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Bldg 2 Dimensions:	Bldg 2 Lease Rate:	Bldg 2 Cap Rate:
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Bldg 2 Total SqFt:	Bldg 2 Warehouse SqFt:	Bldg 2 Office SqFt:
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Bldg 2 Manufacturers SqFt:	Bldg 2 Retail SqFt:	Bldg 2 Max Ceiling Height:
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Bldg 2 Min Ceiling Height:	Bldg 2 Dock Doors:	Bldg 2 Bay Spacing:
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Bldg 2 Age:	Bldg 2 Available Electric:
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Bldg 3 Dimensions:	Bldg 3 Lease Rate:	Bldg 3 Cap Rate:
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Bldg 3 Total SqFt:	Bldg 3 Warehouse SqFt:	Bldg 3 Office SqFt:
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Bldg 3 Manufacturers SqFt:	Bldg 3 Retail SqFt:	Bldg 3 Max Ceiling Height:
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Bldg 3 Min Ceiling Height:	Bldg 3 Dock Doors:	Bldg 3 Bay Spacing:
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Bldg 3 Age:	Bldg 3 Available Electric:
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EXTERIOR

Road Front Footage:

- | | | | | |
|---|---|--|-----------------------------------|--------------------------------------|
| Construction: | Exterior: | | | |
| <input type="checkbox"/> Concrete Block | <input type="checkbox"/> Aluminum | <input type="checkbox"/> Masonite/Rock | <input type="checkbox"/> Stone | <input type="checkbox"/> Wood Siding |
| <input type="checkbox"/> Frame | <input type="checkbox"/> Tilt-Up Concrete | <input type="checkbox"/> Brick/Block | <input type="checkbox"/> Masonary | <input type="checkbox"/> Stucco |
| <input type="checkbox"/> Manufactured | <input type="checkbox"/> To Be Built | <input type="checkbox"/> Concrete | <input type="checkbox"/> Metal | <input type="checkbox"/> Tilt Wall |
| <input type="checkbox"/> New Construction | <input type="checkbox"/> Under Construction | <input type="checkbox"/> Fiberboard | <input type="checkbox"/> Shingle | <input type="checkbox"/> T1-11 |
| <input type="checkbox"/> Poured Concrete | <input type="checkbox"/> Wood | <input type="checkbox"/> Lap Siding | <input type="checkbox"/> Steel | <input type="checkbox"/> Vinyl |

Foundation: Brick Concrete Block Concrete Poured Perimeter Raised Slab on Grade Wood

- | | | |
|---|---------------------------------------|---|
| Heating: | Cooling: | Lot Shape: |
| <input type="checkbox"/> Central Heat | <input type="checkbox"/> Heat Pump | <input type="checkbox"/> Irregular |
| <input type="checkbox"/> Central Electric | <input type="checkbox"/> No Heating | <input type="checkbox"/> Pie |
| <input type="checkbox"/> Central Gas | <input type="checkbox"/> Solar | <input type="checkbox"/> Rectangular |
| <input type="checkbox"/> Dual Pac | <input type="checkbox"/> Space Heater | <input type="checkbox"/> Reverse Pie |
| <input type="checkbox"/> Forced Air | <input type="checkbox"/> Wood Stove | <input type="checkbox"/> Square |
| | <input type="checkbox"/> Attic Fan | <input type="checkbox"/> Forced Air |
| | <input type="checkbox"/> Ceiling Fan | <input type="checkbox"/> Heat Pump |
| | <input type="checkbox"/> Central Air | <input type="checkbox"/> No Cooling |
| | <input type="checkbox"/> Dual Pac | <input type="checkbox"/> Office A/C |
| | <input type="checkbox"/> Evap. Cooler | <input type="checkbox"/> Window/Wall Unit |

- Access:**
- | | | | | | |
|---|--|--------------------------------------|--|--|---------------------------------------|
| <input type="checkbox"/> Airport – 1 mile | <input type="checkbox"/> Airport – 6+ mile | <input type="checkbox"/> Easement | <input type="checkbox"/> Interstate | <input type="checkbox"/> Private Road | <input type="checkbox"/> Unimproved |
| <input type="checkbox"/> Airport – 2-3 mile | <input type="checkbox"/> City Street | <input type="checkbox"/> Freeway | <input type="checkbox"/> Major Highway | <input type="checkbox"/> State Highway | <input type="checkbox"/> Unpaved Road |
| <input type="checkbox"/> Airport – 4-5 mile | <input type="checkbox"/> Country Road | <input type="checkbox"/> Gravel Road | <input type="checkbox"/> Paved Road | <input type="checkbox"/> Town Road | <input type="checkbox"/> US Hwy |

- Electric:**
- | | | | | |
|------------------------------------|---|---|---|---------------------------------------|
| <input type="checkbox"/> 220 Volts | <input type="checkbox"/> Circuit Breakers | <input type="checkbox"/> Electric Available | <input type="checkbox"/> Individual Meter | <input type="checkbox"/> Single Phase |
| <input type="checkbox"/> 440 Volts | <input type="checkbox"/> Co-op Electric | <input type="checkbox"/> Fuses | <input type="checkbox"/> Master Meter | <input type="checkbox"/> Three Phase |

Property Address:

Water/Sewer/Gas*:

- City Sewer
- City Water
- Co-op Water
- Gas Available
- Ind. Meter Well
- Individual Gas
- Master Gas Meter
- Master Meter Well
- Natural Gas
- No Sewer
- No Water
- Priv. Septic System
- Public Water Avail
- Private Sewer
- Private Water
- Propane Gas
- Rural Water Avail
- Rural Water Connected
- Rural Water Membership
- Septic
- Sewer Connected
- Sewer in Street
- Sewer to Prop.
- Telephone Available
- Water Community
- Water to Prop.
- Water to Street
- Water/None
- Well

Utilities/Services:

- Other
- Cable
- Electric
- Edison
- Gas
- High Speed Internet
- P.G.&E.
- Private Utility
- Propane
- Public Gas
- Separate Meters
- Shared
- Solar
- Telephone Available
- Trash Pickup

Basement:

- Concrete Floor
- Crawl
- Dirt Floor
- Egress Window
- Full
- Fully Finished
- Partial
- Partially Finished
- Walkout

Parking:

- 1-5 Spaces
- 6-10 Spaces
- 11-20 Spaces
- Over 21 Spaces
- Assigned Parking
- Attached Garage
- Carport
- Common Parking
- Covered Parking
- Detached Garage
- Floor Drain
- Guest Parking
- Heated
- Insulated
- No Garage
- Off Street Parking
- On Street Parking
- Public Garage
- Tuck Under Garage
- Unpaved

Parking Ratio:

Fence:

- Chain Link
- Decorative
- Electric Gate
- Full
- Partial
- Privacy

Exterior Features:

- Deck
- Gas Pumps
- Grade/Recession
- Grounds Maintenance
- High Traffic Location
- High Visibility
- Highway Frontage
- In-Ground Pool
- Landscape Sprinklers
- Landscaping
- Lighting/Security
- Loading Dock(s)
- Parking 1-20 Spaces
- Parking 21+ Spaces
- Parking Covered
- Patio
- Utility Building

Lot Information:

- Alley Access
- Corner
- Cul-De-Sac
- Fill Dirt
- Level
- Lot-Rented
- Lot-Owned
- Private Setting
- River Frontage
- Rolling
- Sloping
- Undivided Interest
- Water Access
- Water View
- Waterfront
- Wooded

Property Description:

- Approve Plat
- Deed Restrictions
- Flood Zone/Ins.
- Ground Lease
- Loc. In City Limits
- Loc. In County
- Plat Recorded
- Plat Unrecorded
- Restriction(s)
- Preum. Plat Map
- Seller Will Divide
- Seller Will Not Divide
- Survey

Roof:

- Aluminum Cover
- Asbestos Shingles
- Built Up
- Composition
- Concrete
- Corrugated Steel
- Flat
- Insulated
- Metal
- Rolled
- Shingle
- Steel Joists
- Steel Trusses
- Tar/Gravel
- Tile/Slate
- Wood
- Wood Joists

INTERIOR

- Alarm & Security System:** Burglar Fire Sprinkler Fire/Smoke Monitored Security Gate Security Patrol

Interior Features:

- Break Room
- Clear Height
- Clear Span
- Column Spacing
- Conference Room
- Elevator(s)
- Extra Storage
- Fireplace(s)
- Freight Elevator
- Handicap Access
- Laundry Room
- Lobby
- Loft/ME
- Private Bathroom
- Public Bathroom
- Security Lights
- See Remarks
- Shell Only
- Show Room
- Sky Lights

- Flooring:** Bare Concrete Carpet Laminate Sealed Concrete Slate/Stone Tile Vinyl Wood

Broker's Signature: _____ Date: _____

Agent's Signature: _____ Date: _____

Client's Signature: _____ Date: _____