



40.15 Acres

\$22,500

Pershing County, Nevada

landresellers.com/properties/8f4e4a37399



Property Details

Property Types: Land, Residential, Farms and Ranches

State: Nevada

County: Pershing County

City: Lovelock

Price: \$22,500

Total Acreage: 40.15

Property ID: Willow springs 40 (4of 4) (lerg)

Property Address: Willow Canyon Creek Road, Lovelock, NV

APN: 003-620-04

GPS: 40.418322175085, -118.62959360348

CCRs: no

Association Fees: no

Roads: dirt-unimproved dirt

Power: no

Taxes: \$56

Seller Fees: 135

This is one of 4, 40-acre adjoining parcels

N-NW of Lvelock

SIZE: 40+/- acres

Apn# 003-620-04

LEGAL DESCRIPTION: All that Tract of Land situated in Section 5, Township 29 North, Range 30 East, Mt. Diablo Databasse & Meridian, county of Pershing, State of Nevada, designated as Lot 4, according to the Map of SubDivision into Large Parcels, Map Code P-380, Office of the Recorder, Pershing County, Nevada. Exclusive of Mineral rights.

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- STATE: Nevada
- COUNTY: Pershing
- GENERAL LOCATION: about 19 miles (as the bird flies) NW of Lovelock. Willow Canyon road. about 6 miles West of historical Poker Brown Camp (site)
- GPS (approx.): NW: 40.420274 , -118.63517 ; SW: 40.417366 , -118.639193 ; SE: 40.417337 , -118.631732 ; NE: 40.420269-118.631742
- DRIVING DIRECTIONS: see maps
- GENERAL ELEVATION: 4800 ft
- GENERAL INFORMATION: Mountain Views to the West and East. Borders BLM lands on the North and East. slightly sloping/rolling parcel. Remote. No restrictions. Camp, build.
- TYPE OF TERRAIN: rolling- slightly sloping
- ZONING: rural
- POWER: No
- PHONE: No
- WATER: no. must install well or holding tank.
- SEWER: No. Only needed when/if you build.
- ROADS: dirt
- PROPERTY TAX: \$56 a year
- CLOSING/DOC. FEES: \$135
- TIME LIMIT TO BUILD: none
- ASSOCIATION DUES: none
- PLAT MAP: Request plat map be sure to state the address or description of the map you want.
- TITLE INFORMATION: Free and clear
- Outside Info Links:

- AREA INFO: Pershing County info
- Owner financing available.
- No Qualifying. No Credit Checks.
- Gps/lats/longs coordinates are provided as a tool to assist the Buyer.
- Use the maps to confirm.
- BUYER TO VERIFY listings' GPS coordinates
- FINANCING INFO and PURCHASE INFO

The **adjoining 40 acres** is also available

Go to 1881.com Area land page

Seller Information



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