

Summary of Residences
River Oaks
663.66± Acres Farmland and Dairy Facility

Address	Year Built	Bed/Bath	Sq. Ft.	Roof	Other
3671 E. Mt. Whitney, Laton, CA	1962 remodeled	3/2	1900	Wood shake	Fireplace
3647 E. Mt. Whitney, Laton, CA	1962 remodeled	4/2	2450	Wood shake	Fireplace
3081 E. Mt. Whitney, Laton, CA	1987	3/2	2000+	Wood shake	Woodstove/ 5 car garage
2721 E. Riverdale, Laton, CA	1987	4/3	2000+	Wood shake	Woodstove/ 2 car garage
21529 S. Tiburcio, Laton, CA	1991	3/2.5	2000	Wood shake	Fireplace/ 2 car garage
3631 E. Mt. Whitney, Laton, CA	Pre 1940	3/1	1400	Composition	
3621 E. Mt. Whitney, Laton, CA	1971?	2/1	1100	Composition	
3587 E. Mt. Whitney, Laton, CA	1973?	3/1	1000	Composition	
3593 E. Mt. Whitney, Laton, CA	1973?	3/1	1000	Composition	
3597 E. Mt. Whitney, Laton, CA	1968?	2/1	1000	Composition	
3085 E. Mt. Whitney, Laton, CA	1977 mobile home	3/2	1300	Composition	Doublewide
3089 E. Mt. Whitney, Laton, CA	1970's mobile home	2/1	800	Composition	Fleetwood singlewide
3091 E. Mt. Whitney, Laton, CA	1970's mobile home	2/1	800	Sheet metal	Liberty Singlewide
21527 S. Tiburcio, Laton, CA	1970's Mobile home	2/1	800	Composition	Champion, singlewide

- All required Seller Real Estate Disclosures are available online at www.pearsonrealtyauction.com
 - Disclosures on each property will include:
 - Real Estate Transfer Disclosure Statement
 - Disclosure Regarding Real Estate Agency Relationship
 - Confirmation of Real Estate Agency Relationship
 - Seller's Affidavit of Non-Foreign Status and/or California Withholding Exemption
 - Buyer's Inspection Advisory
 - Lead-Based Paint and Lead-Based Paint Hazards Disclosure
 - For Your Protection Get a Home Inspection
 - Water Heater and Smoke Detector Statement of Compliance
 - Statewide Buyer and Seller Advisory
 - Supplemental Statutory And Contractual Disclosures
- Please review and be prepared to sign all disclosures before close of escrow.
- Properties are shown by appointment only.