



Checklist for Buying Rural Land

1	Is there a Boundary Survey available?	
2	Type of Zoning ?	
3	Is there a Soil Test available?	
4	Any Easement, Liens or Encroachments?	
5	Public or Private Road?	
6	Is there a driveway? If so is it shared?	
7	Availability of Utilities and Internet	
8	Any Environmental concerns?	
9	Current or Future Assessments?	
10	Is Property Buildable?	
11	Well or City Water?	
12	Septic or Sewer, if not must have a soil test done to determine type of septic	
13	Is there a Lake or Pond on property?	
14	Any internal Roads and or Trails on property?	
15	What is the terrain like; rolling, flat hilly	
16	Is there timber on the land?	
17	Are there damaged trees such as Ash trees?	
18	Are there food plots on the land ?	
19	Depth of Top soil	
20	Are there waterways present or needed?	
21	If farm ground; crop yield?	
22	Does the Land need regenerated?	
23	Will the improvements on property be conveyed?	