

7409 Hwy 84, Lawn, Texas 79530

MLS#: 20959845 \$ **Active**
Property Type: Residential

7409 Hwy 84 Lawn, TX 79530
SubType: Farm/Ranch

LP: \$879,900
OLP: \$899,900

Recent: 07/16/2025 : DOWN : \$899,900->\$879,900



Also For Lease: N
Subdivision: none
County: Taylor
Country: United States
Parcel ID: [384272](#)
Lot: **Block:**
Legal:
Unexempt Tx: \$941
Spcl Tax Auth: No

Lst \$/SqFt: \$506.27
Lake Name:
Lse MLS#:
Plan Dvlpm:
MultiPrcl: No **MUD Dst:** No
PID:No

Beds: 4 **Tot Bth:** 3 **Liv Area:** 1
Fireplc: 1 **Full Bath:** 3 **Din Area:** 1 **Pool:** No
Half Bath: 0 **Adult Community:**
Smart Home App/Pwd: No

SqFt: 1,738/Assessor
Yr Built: 1953
Lot Dimen:
Subdivide?: No
HOA: None
HOA Mgmt Email:

Hdcp Am: No
Prop Attached: Yes
Acres: 55.000

Garage: No
Carport: 3
Cov Prk: 3
Gar Size:

HOA Co:
HOA Website:
School Information

School Dist: Jim Ned Cons ISD
Elementary: Lawn

Middle: Jim Ned **High:** Jim Ned

Rooms

Room	Dimen / Lvl	Features	Room	Dimen / Lvl	Features
Bedroom-Primary	16 x 12 / 1		Bedroom	14 x 12 / 1	
Bedroom	13 x 11 / 1		Bedroom	13 x 11 / 1	
Living Room	22 x 11 / 1				

General Information

Housing Type:	Single Detached	Fireplace Type:	Freestanding
Style of House:	Modern Farmhouse	Flooring:	
Lot Size/Acres:	50 to =< 100 Acres	Levels:	1
Soil:	Sandy Loam	Type of Fence:	Wire
Heating:	Central, Wood Stove	Cooling:	Central Air
Construction:	Brick	Patio/Porch:	
Crops/Grasses:		Vegetation:	Cleared, Grassed
Basement:	No	Listing Terms:	1031 Exchange, Cash, Conventional, Texas Vet
Possession:	Closing/Funding		

Features

Appliances: Dishwasher, Gas Cooktop, Gas Oven, Refrigerator
Interior Feat: Decorative Lighting, Eat-in Kitchen, Granite Counters, High Speed Internet Available, Natural Woodwork, Second Primary Bedroom
Exterior Feat: Covered Patio/Porch, Private Entrance, Stable/Barn, Storage
Park/Garage: Additional Parking
Street/Utilities: All Weather Road, Co-op Electric, Co-op Water, Electricity Connected, Gravel/Rock, Outside City Limits, Overhead Utilities, Septic
Lot Description: Acreage
Proposed Use: Agricultural, Cattle, Equine
Present Use: Agricultural, Cattle, Grazing, Horses
Other Structures: Arena, Barn(s), Bunk House, Corral(s), Guest House, Workshop, Workshop w/Electric
Restrictions: No Known Restriction(s)
Easements: Utilities
Other Equipment:

Farm & Ranch Information

# Residences: 1	Pasture Acres: 40.00	Crop Retire Prog:	
# Tank/Pond:	Cultivate Acres:	Aerial Photo Avl: Yes	Road Frontage:
# Barns: 3	Bottom Lnd Acres:	AG Exemption: Yes	Wells: 0

Remarks

Property Description: Discover your dream equestrian estate in the highly sought-after Jim Ned School District, featuring 55 sprawling acres of pristine land. This property boasts a beautifully remodeled 4-bedroom, 3-bathroom home exuding rustic charm, complemented by a fully furnished mother-in-law suite for added convenience. Enjoy outdoor living on the covered patio, while the insulated workshop and well-maintained horse barn with 4 stalls with riding arena and tack room cater to all your equestrian needs. The property is securely fenced, offering clean grazing pastures, county water access, a chicken coop, and an old hay barn, making it the perfect haven for horse lovers and those seeking a serene country lifestyle. ****Buyers & Buyer's Representative to Verify Utilities, Measurements, Schools, Taxes, & All Other Information****

Public Driving Directions: From Hwy 84 in Lawn, head South on Hwy 84 approx. 2.4 Miles to property on left. Per seller's request, no signs are on property. Look for address on gate and call listing agent for gate combo.

Financial Information

Loan Type: Treat As Clear	Bal:	Payment:	
Pmt Type:	Lender:	Orig Date:	2nd Mortg: No
Seller Concessions:			

Agent/Office Information

CDOM: 39	DOM: 39	LD: 06/07/2025	XD:
List Type: Exclusive Right To Sell			
List Off:	Trinity Ranch Land Abilene (TRLAB) 325-261-0319	LO Fax: 254-725-4184	Brk Lic: 0432195
LO Addr:	4101 US Hwy 83 Tuscola, Texas 79562	LO Email: karen@trinityranchland.com	
List Agt:	Matthew Stovall (0737174) 432-638-5716	LA Cell: 432-638-5716	LA Fax:
LA Email:	Matthew@trinityranchland.com	LA Othr:	LA/LA2 Texting:
LA Website:		LO Sprvs: Karen Lenz (0432195) 254-725-4181	

Showing Information

Call: Agent	Appt: 432-638-5716	Owner Name: Rick and michelle Davis
Keybox #: 0000	Keybox Type: Supra	Seller Type: Standard/Individual
Show Instr: call listing agent		
Show Srvc: None		
Occupancy: Owner	Open House:	
Showing: Appointment Only		
Consent for Visitors to Record: Audio, Video		

Prepared By: Kaedy Stovall Trinity Ranch Land Cisco on 07/16/2025 14:51

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