



stewart title®

Property Profile Report

6/9/2025

1327 Ingra St
Anchorage, AK 99501

Prepared by:

Kali Pfalzer

Stewart Title

480 E 36th Avenue

Anchorage, AK 99503

STAKCustomerService@Stewart.com

Prepared for:

Alaska Commercial Properties, Inc.

Report Provided by:

Stewart Title

480 E 36th Avenue

Anchorage, AK 99503

(907)274-2562 Main

www.stewart.com/anchorage

<input checked="" type="checkbox"/> Tax Report	<input checked="" type="checkbox"/> Plat Map
<input type="checkbox"/> BEES Certificate	<input checked="" type="checkbox"/> No As-Built
<input type="checkbox"/> Summary of Bldg Insp	<input type="checkbox"/> As-Built Attached
<input checked="" type="checkbox"/> Vesting Deed	<input type="checkbox"/> As-Built Requested/Will forward if rcvd
<input type="checkbox"/> Deed of Trust	<input type="checkbox"/> Other - First Right of Refusal
<input type="checkbox"/> CC&R's	<input type="checkbox"/> Notice of Default

Disclaimer

This property report is provided "as is" without warranty of any kind, either express or implied, including without limitations any warranties of merchantability or fitness for a particular purpose.

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The information contained in this property report is delivered from your Title Company, who reminds you that you have the right as a consumer to compare fees and service levels for Title, Escrow, and all other services associated with property ownership, and to select providers accordingly. Your home is the largest investment you will make in your lifetime and you should demand the very best.

PARID: 00314545000
POMPURA JOHN T

1 UNKNOWN ST

LUC: 100
TAX YEAR: 2025**Property Information**

Property Location: 1327 INGRA ST
 Class: R - Residential
 Use Code (LUC): 100 - Residential Vacant Land
 Condo/Unit #:
 Tax District: 01
 Zoning: R3
 Plat #: C-27
 HRA #: 000000
 Grid #: SW1432
 Deeded Acres:
 Square Feet: 7,000
 Legal Description: THIRD ADDITION
 BLK 26A LT 9

Economic Link: No

[**Show Parcel on Map**](#)**Owner**

Owner POMPURA JOHN T
 Co-Owner
 Care Of
 Address PO BOX 1038
 City / State / Zip TOK, AK 99780 1038
 Deed Book/Page 003/14

Tax Information

Parcel	Roll Type	Tax Year	Cycle	DID	Gross Tax Amount	Res Exemption	Sr/Vet Exemption	IPC Billed	Paid Amount	Net Due	Interest Due	Penalty Due	Costs Due	Total Due	Due Date
00314545000	RP	2025 1			619.77			.00	.00	619.77	.00	.00	.00	619.77	06/30/2025
00314545000	RP	2025 2			619.76			.00	.00	619.76	.00	.00	.00	619.76	08/31/2025
00314545000	RP	2024 1			1,016.33			119.42	-1,135.75	.00	.00	.00	.00	.00	06/30/2024
00314545000	RP	2024 2			1,016.33			.00	-1,016.33	.00	.00	.00	.00	.00	08/31/2024
00314545000	RP	2023 1			843.85			229.24	-1,073.09	.00	.00	.00	.00	.00	06/30/2023
00314545000	RP	2023 2			843.84			170.17	-1,014.01	.00	.00	.00	.00	.00	08/31/2023
00314545000	RP	2022 1			859.68			377.48	-1,237.16	.00	.00	.00	.00	.00	07/31/2022
00314545000	RP	2022 2			859.68			229.60	-1,089.28	.00	.00	.00	.00	.00	09/30/2022
00314545000	RP	2021 1			1,791.18			726.11	-2,517.29	.00	.00	.00	.00	.00	06/15/2021
00314545000	RP	2020 1			1,662.12			386.16	-2,048.28	.00	.00	.00	.00	.00	07/15/2020
00314545000	RP	2019 1			1,606.55			403.02	-2,009.57	.00	.00	.00	.00	.00	06/15/2019
00314545000	RP	2018 1			1,600.64			385.49	-1,986.13	.00	.00	.00	.00	.00	06/15/2018
00314545000	RP	2017 1			1,611.41			274.51	-1,885.92	.00	.00	.00	.00	.00	06/15/2017
00314545000	RP	2016 1			1,499.42			437.21	-1,936.63	.00	.00	.00	.00	.00	06/15/2016

[**Make a Payment**](#)**Assessed Value**

Tax Year	Roll Type	LUC	Class	Land	Building	Total Appraised
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2025 RP 100 R 78,500 0 78,500

Taxable Value

Net Taxable Value 78,500

Land Summary

Land Line #	Zoning	Size (Square Feet)	NBHD
1	R3	7,000	02D00

Land Characteristics

Line #	
1	VIEW 2 - Average
2	TOPO 4 - Gentle
3	ACCESS 5 - Average
4	PAVING 4 - Curb&Gutter
5	CORNER 4 - None
6	SEWER 4 - Public
7	ENCROACH 4 - None
8	SETBACK 1 - None
9	WATER 4 - Public
10	RESTRICT 4 - None
11	MAIN 3 - Backs
12	MISC 5 - None
13	WETLANDS 4 - None
14	SHAPE 4 - Typical
15	LOCATION 1 - Poor
16	SIZE 3 -
17	SOILS 4 - Average

Entrances

Visit Date:	Measure Date:	Entrance Source:
30-JUN-2009		0-Land Characteristics Inspection
11-DEC-2012		9-Quick Re-Inventory Inspection
08-JUN-2018		1-Ext. Inspection of Land & Improvements
17-DEC-2024		7-Partial Inspection or Drive-By

Permits

Permit #:	Permit Date:	Purpose:	Amount:
R24-1047	31-MAY-2024	-	\$0

Appraised Value History

Tax Year	Roll Type	LUC	Class	Land	Building	Total Appraised
2025	RP	100	R	78,500	0	78,500
2024	RP	101	R	78,500	47,400	125,900
2023	RP	101	R	76,200	22,900	99,100
2022	RP	101	R	78,500	23,600	102,100
2021	RP	101	R	78,500	20,900	99,400
2020	RP	101	R	78,500	18,700	97,200
2019	RP	101	R	78,500	19,700	98,200

2018	RP	101	R	75,300	22,300	97,600
2017	RP	101	R	75,300	27,600	102,900

Recording requested by: Jenny Pompura

Space above reserved for use by Recorder's Office

When recorded, mail to:

Document prepared by:

Name: John T. PompuraName Jenny PompuraAddress: P.O. Box 1038Address P.O. Box 1038City/State/Zip: Tok, AK 99780City/State/Zip Tok, AK, 99780Property Tax Parcel/Account Number: 003-145-45-00013

Quitclaim Deed

This Quitclaim Deed is made on August 1, 2012, between
Estate of John C. Pompura, Grantor, of 46 Jenny K. Pompura Representative Personal Representative,
P.O. Box 1038, Tok, City of Tok, State of Alaska 99780,
and John T. Pompura, Grantee, of P.O. Box 1038,
Tok, City of Tok, State of Alaska 99780.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at Lot nine (9) Block Twenty Six 'A' (26A)
Third Add. City of Anchorage, State of Alaska :
Anchorage Recording district

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of _____ shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Dated: Aug 1, 2012

Jenny K. Pompura for the Estate of John C. Pompura, Deceased
Signature of Grantor

Jenny K. Pompura
Name of Grantor

Yasmin Gil
Signature of Witness #1

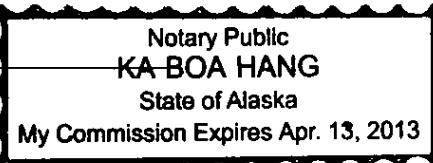
Christine Robinson
Signature of Witness #2

Yasmin Gil
Printed Name of Witness #1

Christine Robinson
Printed Name of Witness #2

State of Alaska County of 3rd Judicial District
On August 1, 2012, the Grantor, Jenny K. Pompura rep for John Pompura deceased
personally came before me and, being duly sworn, did state and prove that he/she is the person described
in the above document and that he/she signed the above document in my presence.

KA BOA HANG
Notary Signature



Notary Public,
In and for the County of 3rd Judicial District State of Alaska
My commission expires: 04/13/2013

Seal

Send all tax statements to Grantee.

★NOVA Quitclaim Deed Pg.2 (07-09)



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2012-042665-0

