

2916 E Bilby Rd, Tucson, AZ 85706-4510**Pima Assessor Parcel # 14027026D**
Copy and paste for APN #:14027026D**Property Information****Area Information**

Property Owner	EGN LLC	Subdivision	LOS RANCHITOS 3
Property Address	2916 E Bilby Rd Tucson, AZ 85706-4510 Pima County	Section/Town/Range	8/15/14
Tax Mailing Address	Egn LLC 2925 E Ganley Rd Tucson, AZ 85706-4536	Census Tract	004122
Property Type	(1041) MISC COMM, CONTRACTOR/LANDSCAPER STG YARD	Latitude	32.1408636594218
Legal Class	(01-10) COMM/LMFG, ASSEMBLERS, FABRICATORS	Longitude	-110.928109186724
Lot/Block/Tract	00121/-	Tax Area	1250
		Tax Municipality	Tucson
		School Districts	Sunnyside Unified District#12

Legal Description**Abbr. Legal Description**Full Legal Description
LOS RANCHITOS NUMBER 3 PTN S280.12' N290.12' W150.56' LOT 121**Land Areas****Lot**

Size: 0.94 acres / 40,957 sqft

Structure:

--- Class:: ---

Structure InformationLiving Area: No
Year Built: 2011
Stories: S**Construction**

Added Attached: None

Additional Features

Added Detached: None

Components1 sqft: 8 sqft
1 sqft**Deed History**

Sale Date	Buyer	Seller	Sale Price	Down	Mortgage	Deed	Financing	Transaction	Doc #
12/03/2018	EGN LLC	RION INC	\$240,000	\$0	\$0	Miscellaneous			2018 3370500 Copy and paste for [Document Number] 2018 3370500
12/08/2009	RION INC	RUIZ LIVING TRUST	\$242,600	\$0	\$0	Warranty			0137 001054 Copy and paste for [Document Number] 0137 001054

Loan Origination History: \$

Date	Name	Mortgage Company	Mortgage Amount	Finance Type	Document #
12/03/2018		WELLS FARGO BANK NA	\$774,500	Conventional	2018 3370501 Copy and paste for [Document Number] 2018 3370501

Subdivision - LOS RANCHITOS 3

Subdivision Details	Stories	Average House
Improved Lots: 48 Year Built Range: 1952 - 2022	Single Story: 45 Multiple Story: 3	Sqft: 14,539 Lot Sqft: 75,206

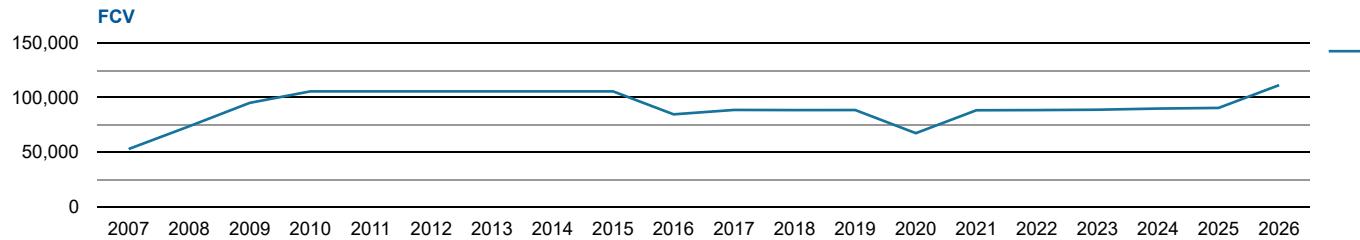
With Pool: 0 (0%)

Fixtures: 0

Tax Assessment History

Full Cash Value (FCV) Limited Property Value based on Proposition 117 (2012) (LPV) Year over Year (YoY)

	2022 Prelim	2023 Prelim	2024 Prelim	2025 Prelim	2026 Prelim
FCV Improvement	\$4,295	\$4,636	\$5,691	\$6,283	\$27
FCV Land	\$83,922	\$83,922	\$83,922	\$83,922	\$83
FCV Total	\$88,217	\$88,558	\$89,613	\$90,205	\$111
FCV YoY Change	0%	0%	1%	1%	1%
Assessed FCV	\$0	\$0	\$0	\$14,433	
LPV Total	\$73,989	\$77,688	\$81,572	\$85,651	
State Aid	\$0	\$0	\$0	\$0	
Tax Amount	\$1,595	\$1,578	\$1,917	\$0	



Flood Information

Map Number: 04019C2293L

Map Date: 2011-06-16

Panel: 2293L

FEMA Zone: X

(Zone SubType: AREA OF MINIMAL FLOOD HAZARD); Zone Description: Areas outside the one-percent annual chance floodplain, areas of 1% annual chance sheet flow flooding where average depths are less than 1 foot, areas of 1% annual chance stream flooding where the contributing drainage area is less than 1 square mile, or areas protected from the 1% annual chance flood by levees. No Base Flood Elevations or depths are shown within this zone. Insurance purchase is not required in these zones.