



**44 4th Street West/P.O. Box 188, Kalispell, MT 59901
Phone (406)755-5028, Fax (406)755-3299**

**Prepared Exclusively for:
Heidi Santone
Clearwater Montana Properties
3134 Highway 83
Seeley Lake, MT 59868**

Date: **April 17, 2025**

Property Profile No.: **1183580-FT**

Last Grantee of Record: **Kalispell Properties, LLC**

Property Address (if of record): **Multiple Physical Addresses, Coram, MT 59913**

Brief Legal Description: **S29, T31 N, R19 W, TR 2BYKB TR 2BQ & TR 2BYC IN SE4SE4 TR 2BYKK IN SE4SE4**

Attachments:

- X Last Conveyance Deed
- X Tax Information
- Deed(s) of Trust or Mortgage(s)
- x Section Map
- Subdivision Plat Map
- Certificate of Survey
- CC&R's
- x Property Report Card

Insured Titles appreciates your business. If we can be of further assistance please contact, **Keri Keefe** at **(406)755-5028**.

This information is furnished in conformance with the rules established by the Montana Commissioner of Securities and Insurance. A detailed examination of title may disclose additional liens and encumbrances not noted herein. Accordingly, it is not intended that this property profile be relied upon as a title report. Insured Titles is not responsible for any errors or omissions in the information provided.



AND WHEN RECORDED MAIL TO:

Insured Titles
44 4th Street W.
Kalispell, MT 59901

Filed for Record at Request of:
Insured Titles

Space Above This Line for Recorder's Use Only

Order No.: 934614-CT *CR*
Parcel No.: 0976763 & 0201200

QUITCLAIM DEED

For Value Received

JAMES E. DesJARDINS, a/k/a JAMES DesJARDINS

do(es) hereby convey, release, remise and forever quit claim unto

Kalispell Properties, LLC a Montana limited liability company

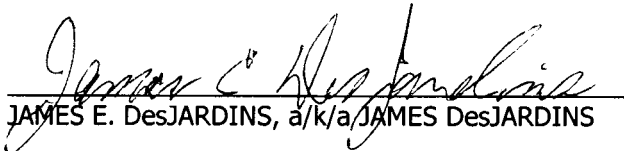
whose address is: 544 Rodeo Drive, Columbia Falls, MT 59912

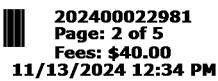
the following described premises situated in Flathead County, Montana to-wit:

See Exhibit "A" Attached

together with its appurtenances.

Dated: November 12th, 2024


JAMES E. DesJARDINS, a/k/a JAMES DesJARDINS



A circular notary seal for Talaci Larson, a Notary Public for the State of Montana. The seal features the text "TALACI LARSON" at the top, "NOTARY PUBLIC" in the center, and "STATE OF MONTANA" at the bottom. The word "SEAL" is prominently displayed in the middle. To the right of the seal, the text reads: "TALACI LARSON", "NOTARY PUBLIC for the", "State of Montana", "Residing at Kalispell, Montana", "My Commission Expires", "January 16, 2028".



Date: **December 16, 2020**

File No.: **934614-CT (jf)**

EXHIBIT 'A'

LEGAL DESCRIPTION:

PARCEL ONE:

A tract of land in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 29, Township 31 North, Range 19 West, P.M.M., Flathead County, Montana, described as follows:

Commencing at the Southeast corner of said Section 29; thence North 89°43'01" West a distance of 875.16 feet to the True Point of Beginning of the tract of land herein described, said point being on the West R/W of Highway No. 2; thence along a 6° curve to the right, with a radius of 995 feet and a radial bearing of South 72°58'24" East a distance of 68.32 feet to the P.T. of said curve; thence North 20°46'23" East along the R/W of U.S. Highway No. 2 a distance of 144.47 feet; thence South 72°06' West a distance of 190.00 feet; thence South 69°31' West a distance of 120.00 feet to the East R/W of a 60.00 foot county road; thence along said R/W South 20°29' East a distance of 105.00 feet; thence South 89°43'01" East a distance of 183.00 to the True Point of Beginning.

EXCEPTING THEREFROM any portion lying within the boundaries of Certificate of Survey No. 2717.

ALSO EXCEPTING THEREFROM the following described tract of land:

A tract of land in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 29, Township 31 North, Range 19 West, P.M.M., Flathead County, Montana, as deeded to the State of Montana by Bargain and Sale Deed recorded January 12, 1979, in Book 659, Page 670, as Doc. No. 580, records of Flathead County, Montana.

PARCEL TWO:

A tract of land in the Southeast Quarter Southeast Quarter (SE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 29, Township 31 North, Range 19 West, P.M.M., Flathead County, Montana, described as follows:

Beginning at a point 1085.4 feet West and 98 feet North of the Southeast corner of said Section 29, said point being on the Easterly boundary line of a public highway; thence at right angles North 69°37'55" East a distance of 120 feet to a point; thence at right angles and parallel with the Easterly boundary of said highway North 20°30'16" West a distance of 160 feet to a point; thence at right angles South 69°37'55" West a distance of 120 feet to the Easterly boundary of said highway right of way; thence along said right of way South 20°30'16" East a distance of 160 feet to the Point of Beginning.

**EXCEPTING THEREFROM the following described tract:**

Beginning at a point 1124.8 feet West and 200.7 feet North of the Southeast corner of said Section 29; thence along said highway right of way North 20°30'16" West a distance of 50 feet to a point; thence at right angles North 69°37'55" East a distance of 120 feet to a point; thence South 20°30'16" East and a parallel with said road right of way a distance of 50 feet to a point; thence South 69°37'35" West a distance of 120 feet to the Point of Beginning.

PARCEL THREE:

A tract of land in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 29, Township 31 North, Range 19 West P.M.M., Flathead County, Montana, described as follows:

Commencing at a point on the South boundary of said SE $\frac{1}{4}$ SE $\frac{1}{4}$, 1053.5 feet West of the Southeast corner of said Section 29; thence North 20°29' West 365.0 feet to a point which is the place of beginning; thence North 20°29' West 155.6 feet to a point; thence North 69°31' East 140 feet; thence North 20°29' West 98 feet; thence South 69°31' West 20 feet; thence North 20°29' West 170.7 feet; thence North 70°06' East and along the South boundary of the tract owned by School District #6, 312.2 feet; thence South 22°40' East 300 feet; thence North 74°09' East 200.8 feet more or less to the West boundary of U.S. Highway No. 2; thence South 21°36' West along the West boundary of the U.S. Highway No. 2, a distance of 504.8 feet; thence South 71°37' West 184.4 feet; thence North 20°29' West 263.1 feet; thence South 69°31' West 120 feet to the place of beginning.

EXCEPTING THEREFROM:

A tract of land in the Southeast Quarter Southeast Quarter (SE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 29, Township 31 North, Range 19 West, P.M.M., Flathead County, Montana, described as follows:

Commencing at the Southeast corner of said Section 29; thence North 89°43'01" West, a distance of 1056.83 feet to the Easterly boundary of a 60 foot County Road; thence along said Easterly boundary, North 20°19'25" West, a distance of 107.92 feet to a point; thence continuing along said Easterly boundary, North 20°30'16" West, a distance of 3.95 feet to a point; thence North 69°37'55" East, a distance of 120.09 feet to the Point of Beginning of the tract of land to be herein described; thence North 20°30'16" West, a distance of 246.96 feet to a point; thence North 69°37'55" East, a distance of 274.31 feet to a point; thence South 68°15'25" East, a distance of 111.15 feet to the Westerly right of way line of U.S. Highway No. 2; thence along said right of way line. South 21°44'35" West, a distance of 248.06 feet to a point; thence South 71°56'21" West, a distance of 67.00 feet to a point; thence South 18°03'39" East, a distance of 12.00 feet to a point; thence South 17°56'21" West, a distance of 60.00 feet to a point; thence North 18°03'39" West, a distance of 15.95 feet to a point; thence South 71°56'21" West, a distance of 63.15 feet to the Point of Beginning.

Certificate of Survey No. 2717.



ALSO EXCEPTING THEREFROM that portion condemned by the State of Montana for highway purposes as contained in Judgment and Final Order of Condemnation, recorded May 17, 1982, in Book 739, Page 713, as Doc. No. 7042 and Judgment and Final Order of Condemnation filed December 30, 1981, under Case No. DV 80-211, records of Flathead County, Montana.

ALSO EXCEPTING THEREFROM:

That portion of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$, Section 29, Township 31 North, Range 19 West, Flathead County, Montana, described as follows:

Beginning at the Southwest corner of Parcel A as shown on Certificate of Survey No. 7150; thence North $69^{\circ}49'15''$ East 140.01 feet; thence North $20^{\circ}17'01''$ West 135.58 feet; thence South $69^{\circ}44'38''$ West 139.97 feet the Easterly line of the county road; thence along the Easterly line of the road; North $20^{\circ}15'59''$ West 37.50 feet; thence North $69^{\circ}43'38''$ East 119.52 feet; thence North $19^{\circ}57'42''$ West 89.50 feet; thence North $69^{\circ}34'42''$ East 325.75 feet; thence South $21^{\circ}55'11''$ East 294.00 feet; thence North $75^{\circ}50'48''$ East 122.78 feet to the Westerly line of U.S. Highway No. 2; thence along the Westerly line of the highway South $21^{\circ}09'53''$ West 12.24 feet, South $9^{\circ}51'17''$ West 101.89 and South $21^{\circ}09'53''$ West 97.77 feet; thence North $68^{\circ}26'34''$ West 80.24 feet; thence South $69^{\circ}37'55''$ West 273.54 feet; thence South $69^{\circ}28'54''$ West 120.53 feet to the Easterly line of the county road; thence along the Easterly line North $19^{\circ}44'51''$ West 161.79 feet to the Point of Beginning.

Parcel A of Certificate of Survey No. 10249



FLATHEAD COUNTY

Montana

Shopping Cart: 0 items [\$0.00]

[New Search](#)[History](#)[Payoff](#)[Pay Taxes](#)[Help](#)

Assessor#: 0201200

Status: Paid

Receipt: 80423

2024 Owner(s):
DES JARDINS JAMES E AKA JAMES
KALISPELL PROPERTIES LLC

Mailing Address:

PO BOX 776
SPOKANE VALLEY, WA 990160776

Legal Description:

S29, T31 N, R19 W, TR 2BYKB TR 2BQ & TR 2BYC IN SE

[Tax Comparison](#)

2024 Value:

Market: \$532,400
Taxable: \$10,063

[Detail](#)

2024 Taxes:

[View Pie Charts](#)

First Half:	\$2,469.44	Due: 11/30/2024
Second Half:	\$2,469.42	Due: 5/31/2025
Total:	\$4,938.86	

[Show Current Tax Bill](#)[Detail](#)

2024 Payments:

First Half:	\$2,469.44
Second Half:	\$2,469.42
Total:	\$4,938.86

(May include penalty & interest)

2024 Legal Records:

Geo Code: 07-4295-29-4-13-11-0000 **Date:** 2022-01-24

Property address: MULTIPLE PHYSICAL ADDRESSES, CORAM MT 59913

TRS: T31 N, R19 W, Sec. 29

Legal: S29, T31 N, R19 W, TR 2BYKB TR 2BQ & TR
2BYC IN SE4SE4 TR 2BYKK IN SE4SE4

Short: TR 2BYKB TR 2BQ

Acres: 0.57

Note: The accuracy of this data is not guaranteed. Only one search criterion is required (e.g. Parcel # or Owner Name). Entering additional criteria can result in an incomplete search.

Property Tax data was last updated 04/17/2025 04:00 PM.

Send Payment To:

Flathead County Treasurer
290 A North Main
Kalispell, MT 59901
(406) 758-5680



FLATHEAD COUNTY

Montana

Shopping Cart: 0 items [\$0.00]

New Search

Detail

Payoff

Help

Assessor#: 0201200

Status: Paid

Type: RE

Owner: DES JARDINS JAMES E AKA JAMES

History:

Tax Year	Statement#	Bill Date	Bill Amount	Date Paid	** Paid Amount	Notes
2024	80423	10/07/2024	\$4,938.86	11/27/2024 11/27/2024	\$2,469.44 \$2,469.42	
2023	202320780	09/29/2023	\$4,650.08	11/25/2023 11/25/2023	\$2,325.05 \$2,325.03	
2023	202379867	02/28/2024	\$172.08	5/30/2024	\$0.00 \$172.08	
2022	202212291	11/01/2022	\$4,165.35	11/29/2022 11/29/2022	\$2,082.69 \$2,082.66	
2021	202112122	11/01/2021	\$4,223.09	11/19/2021 5/11/2022	\$2,111.56 \$2,111.53	
2020	202011837	11/01/2020	\$3,943.22	12/1/2020 1/5/2021	\$2,027.79 \$1,971.60	
2019	201911652	11/01/2019	\$3,729.71	11/29/2019 6/1/2020	\$1,864.87 \$1,864.84	
2018	201811489	11/01/2018	\$3,665.06	11/30/2018 6/7/2019	\$1,832.54 \$1,832.52	
2017	201711352	11/01/2017	\$3,561.03	11/30/2017 5/31/2018	\$1,780.53 \$1,780.50	

**** Paid Amount may include penalty & interest**

Note: The accuracy of this data is not guaranteed. Only one search criterion is required (e.g. Parcel # or Owner Name). Entering additional criteria can result in an incomplete search.

Property Tax data was last updated 04/17/2025 04:00 PM.

Send Payment To:
Flathead County Treasurer
290 A North Main



Flathead County Treasurer
Adele Krantz, Treasurer
290 A North Main
Kalispell, MT 59901
(406) 758-5680
https://flathead.mt.gov/property_tax

County Tax Bill

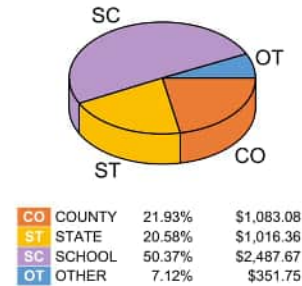
Tax Year 2024

33387*90**G50**0.836**1/4*****AUTOALL FOR AADC 990
DES JARDINS JAMES E AKA JAMES
KALISPELL PROPERTIES LLC
PO BOX 776
SPOKANE VALLEY WA 99016-0776



Assessor #:	0201200
Tax District	1312-C06/Coram-West Glacier F
Geo Code	07429529413110000
Mill Levy:	470.650
Market Value:	532,400
Real Estate:	3,773
Building & Improvements:	6,290
Personal Property:	0
Exemption:	0.00
Taxable Value:	10,063

Key Taxing Authority	Levy	Total Due	Key Taxing Authority	Levy	Total Due	Legal Description
CO 911 GENER OBLIG BON	0.910	\$9.16	SC SD 06 TECHNOLOGY	16.000	\$161.00	SCT: 29 TWN: 31 N RNG: 19 W
CO AIRPORT	2.000	\$20.12	SC SD 06 TRANSPORTATIO	8.000	\$80.50	TR 2BYKB TR 2BQ & TR 2BYC IN SE4SE4 TR 2BYKK IN SE4SE4
CO AREA AGENCY ON AGIN	0.470	\$4.74	SC SD 06 TUITION	13.850	\$139.38	Physical Address: 695 CORAM STAGE RD
CO BOARD OF HEALTH	4.000	\$40.26	CO SEARCH & RESCUE	1.000	\$10.06	
CO BRIDGE	1.590	\$16.00	CO SHERIFF	27.370	\$275.42	
SC CFHS BLDG RESERVE	0.860	\$8.66	CO SPECIAL EMS PROGRA	2.000	\$20.12	
SC CFHS BLDG RESERVE V	20.450	\$205.78	SC TRANSPORTATION	1.390	\$13.98	
SC CFHS BUS RESERVE	2.520	\$25.36	ST UNIVERSITY MILLAGE	6.000	\$60.38	
SC CFHS GENERAL	31.620	\$318.20	TOTAL LEVY	470.650	\$4,736.15	
SC CFHS TRANSPORTATIO	5.290	\$53.24	OT FCSW Fee - Commercial		\$92.84	
SC CFHS TUITION	1.640	\$16.50	OT FECC SPECIAL DIST		\$73.60	
CO CO PERM MED LEVY	7.960	\$80.10	OT SOIL & WATER CONSERV		\$11.27	
SC COMMUNITY COL. RET.	2.750	\$27.68	OT STATE FORESTER		\$25.00	
CO COMP INSURANCE	4.360	\$43.88	TOTAL TAX		\$4,938.86	
OT CORAM-W GLACIER FIR	14.810	\$149.04				
CO COUNTY LIBRARY	4.210	\$42.36				
CO COUNTY PARKS	1.060	\$10.66				
CO COUNTY PLANNING	1.030	\$10.36				
CO COUNTY POOR FUND	0.180	\$1.82				
CO COUNTY RETIREMENT	7.820	\$78.70				
CO COUNTYWIDE MOSQUIT	0.500	\$5.04				
CO DISTRICT COURT	0.810	\$8.16				
ST ELEM GENERAL MAINT	33.000	\$332.08				
SC ELEM RETIREMENT	14.020	\$141.08				
CO EMS	1.000	\$10.06				
ST EQUALIZATION MILLAG	40.000	\$402.52				
CO EXTENSION	0.330	\$3.32				
CO FAIR	0.560	\$5.64				
SC FVCC ADULT EDUCATIO	0.990	\$9.96				
SC FVCC DEBT SERVICE	1.920	\$19.32				
SC FVCC GENERAL	6.810	\$68.54				
SC FVCC PERMIS MED LEV	3.310	\$33.30				
CO GENERAL	18.810	\$189.28				
CO GROUP INSURANCE	0.130	\$1.30				
ST HIGH SCH GEN MAINT	22.000	\$221.38				
SC HIGH SCH RETIREMENT	7.030	\$70.74				
CO JUVENILE DETENTION	0.340	\$3.42				
CO NOXIOUS WEEDS	0.970	\$9.78				
CO PERM SRS LEVY	0.300	\$3.02				
CO PORT AUTHORITY	1.090	\$10.96				
CO PUBLIC TRANSIT	0.550	\$5.54				
CO ROAD	16.280	\$163.82				
SC SD 06 BLDG RESERVE	1.900	\$19.12				
SC SD 06 BUS RESERVE	5.170	\$52.02				
SC SD 06 DEBT SERVICE	43.140	\$434.12				
SC SD 06 GENERAL	58.550	\$589.19				



2nd Half: \$2,469.42

2nd Half Due: 05/31/2025

Assessor No: 0201200

NO SECOND HALF NOTICE WILL BE SENT.
YOUR CHECK IS YOUR RECEIPT.
STUBS MUST ACCOMPANY PAYMENT. FOR A COPY OF YOUR TAX
RECEIPT INCLUDE A SELF ADDRESSED STAMPED ENVELOPE.

DES JARDINS JAMES E AKA JAMES
KALISPELL PROPERTIES LLC
PO BOX 776
SPOKANE VALLEY WA 99016-0776

MAKE CHECK PAYABLE TO:
Adele Krantz
Flathead County Treasurer
290A N MAIN ST
KALISPELL, MT 59901-3946

1st Half: \$2,469.44

1st Half Due: 11/30/2024

Full Year Total: \$4,938.86

Total Due Date: 11/30/2024

Assessor No: 0201200

NO SECOND HALF NOTICE WILL BE SENT.
YOUR CHECK IS YOUR RECEIPT.
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RECEIPT INCLUDE A SELF ADDRESSED STAMPED ENVELOPE.

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MAKE CHECK PAYABLE TO:
Adele Krantz
Flathead County Treasurer
290A N MAIN ST
KALISPELL, MT 59901-3946



Tax Year: 2025

Scale: 1:1382.16 Basemap: Imagery Hybrid



Summary

Primary Information

Property Category: RP	Subcategory: Commercial Property
Geocode: 07-4295-29-4-13-11-0000	Assessment Code: 0000201200
Primary Owner: KALIPSELL PROPERTIES LLC PO BOX 776 SPOKANE VALLEY, WA 99016 Note: See Owners section for all owners	Property Address: 695 CORAM STAGE RD CORAM, MT 59913
Certificate of Survey:	Legal Description: S29, T31 N, R19 W, TR 2BYKB TR 2BQ & TR 2BYC IN SE4SE4 TR 2BYKK IN SE4SE4
Last Modified: 4/5/2025 9:34:51 AM	

General Property Information

Neighborhood: 207.370.C	Property Type: Improved Property
Living Units: 0	Levy District: 07-131204-06 - C
Zoning:	Ownership: 100
LinkedProperty: No linked properties exist for this property	
Exemptions: No exemptions exist for this property	
Condo Ownership:	Limited: 0
General: 0	

Property Factors

Topography: n/a	Fronting: n/a
Utilities: n/a	Parking Type: n/a
Access: n/a	Parking Quantity: n/a
Location: n/a	Parking Proximity: n/a

Cadastral Property Report

Tax Year: 2025

Land Summary

Land Type:	Acres:	Value:
Grazing	0	0
Fallow	0	0
Irrigated	0	0
Continuous Crop		
Wild Hay	0	0
Farmsite	0	0
ROW	0	0
NonQual Land	0	0
Total Ag Land	0	0
Total Forest Land	0	0
Total Market Land	0.57	0

Deed Information

Deed Date	Book	Page	Recorded Date	Document Number	Document Type
11/12/2024			11/13/2024	202400022981	Quit Claim Deed
12/31/2020			12/31/2020	202000044294	Warranty Deed

Owners

Party #1

Default Information:	KALIPSELL PROPERTIES LLC PO BOX 776 SPOKANE VALLEY, WA 99016
Ownership %:	100
Primary Owner:	Yes
Interest Type:	Fee Simple
Last Modified:	2/25/2025 10:59:2 AM

Appraisals

Appraisal History

Tax Year	Land Value	Building Value	Total Value	Method
2024	199621	332779	532400	INCOME
2023	199621	332779	532400	INCOME
2022	164282	198518	362800	INCOME

Market Land

Cadastral Property Report

Tax Year: 2025

Market Land Item #1

Method: Sqft	Type: Primary Site
Width: n/a	Depth: n/a
Square Feet: 24829	Acres: 0.57
Class Code: 2107	Value: n/a

Dwellings

No dwellings exist for this parcel

Other Buildings

Outbuilding/Yard Improvement #1

Type: Commercial	Description: CPA1 - Paving, asphalt
Quantity: 1	Year Built: 1994
Grade: A	Condition: Com 2 Fair
Functional: 2-Fair	Class Code: 3307

Dimensions

Width/Diameter: 40	Length: 90
Size/Area: 3600	Height: n/a
Bushels: n/a	Circumference: n/a

Commercial

Commercial Summary

Buildings Summary

Building Number	Building Name	Structure Type	Units	Year Built
1		396 - Mini Warehouse	24	1995
2		396 - Mini Warehouse	18	2003
3		373 - Multi-purpose, Retail, single occu-1 pancy		1995
4		373 - Multi-purpose, Retail, single occu-1 pancy		1995

Tax Year: 2025

Existing Building #1

General Building Information

Building Number: 1	Building Name: n/a
Structure Type: 396 - Mini Warehouse	Units/Building: 24
Identical Units: 1	Grade: F
Year Built: 1995	Year Remodeled: n/a
Class Code: 3307	Effective Year: n/a
Percent Complete: n/a	

Interior/Exterior Data #1

Level From: 01	Level To: 01
Use Type: 041 - Mini Warehouse	
Dimensions	
Area: 4000	Perimeter: 280
Use SK Area: n/a	Wall Height: 8
Features	
Exterior Wall Desc: 02 - Frame	Construction: 1-Wood Frame/Joist/Beam
Economic Life: n/a	% Interior Finished: 100
Partitions: 2-Normal	Heat Type: 0-None
AC Type: 0-None	Plumbing: 0-None
Physical Condition: 2-Fair	Functional Utility: 2-Fair

Other Features	Qty	Width	Length	Height	Area	Calculated Value	Unadjusted Value
Description							

Elevators and Escalators

Description	Units	Rise-ft	Stops	Speed	Capacity	Cost
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Cadastral Property Report

Tax Year: 2025

Existing Building #2

General Building Information

Building Number: 2	Building Name: n/a
Structure Type: 396 - Mini Warehouse	Units/Building: 18
Identical Units: 1	Grade: F
Year Built: 2003	Year Remodeled: n/a
Class Code: 3307	Effective Year: n/a
Percent Complete: n/a	

Interior/Exterior Data #1

Level From: 01	Level To: 01
Use Type: 041 - Mini Warehouse	
Dimensions	
Area: 2730	Perimeter: 242
Use SK Area: n/a	Wall Height: 8
Features	
Exterior Wall Desc: 02 - Frame	Construction: 1-Wood Frame/Joist/Beam
Economic Life: n/a	% Interior Finished: 100
Partitions: 2-Normal	Heat Type: 0-None
AC Type: 0-None	Plumbing: 0-None
Physical Condition: 2-Fair	Functional Utility: 2-Fair

Other Features	Qty	Width	Length	Height	Area	Calculated Value	Unadjusted Value
Description							

Elevators and Escalators

Description	Units	Rise-ft	Stops	Speed	Capacity	Cost
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Tax Year: 2025

Existing Building #3

General Building Information

Building Number: 3	Building Name: n/a
Structure Type: 373 - Multi-purpose, Retail, single occupancy	Units/Building: 1
Identical Units: 1	Grade: F
Year Built: 1995	Year Remodeled: n/a
Class Code: 3307	Effective Year: n/a
Percent Complete: n/a	

Interior/Exterior Data #1

Level From: 01	Level To: 01
Use Type: 083 - Multi-Use Sales	
Dimensions	
Area: 400	Perimeter: 80
Use SK Area: n/a	Wall Height: 8
Features	
Exterior Wall Desc: 02 - Frame	Construction: 1-Wood Frame/Joist/Beam
Economic Life: n/a	% Interior Finished: 100
Partitions: 2-Normal	Heat Type: 3-Unit or Space Heaters
AC Type: 0-None	Plumbing: 2-Normal
Physical Condition: 3-Normal	Functional Utility: 3-Normal

Other Features							
Description	Qty	Width	Length	Height	Area	Calculated Value	Unadjusted Value
PP1 - Porch, open	1	4	20	0	0	0	0

Elevators and Escalators

Description	Units	Rise-ft	Stops	Speed	Capacity	Cost
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Tax Year: 2025

Existing Building #4

General Building Information

Building Number: 4	Building Name: n/a
Structure Type: 373 - Multi-purpose, Retail, single occupancy	Units/Building: 1
Identical Units: 1	Grade: F
Year Built: 1995	Year Remodeled: n/a
Class Code: 3307	Effective Year: n/a
Percent Complete: n/a	

Interior/Exterior Data #1

Level From: 01 Use Type: 083 - Multi-Use Sales	Level To: 01
Dimensions Area: 357 Use SK Area: n/a	Perimeter: 76 Wall Height: 8
Features Exterior Wall Desc: 02 - Frame Economic Life: n/a Partitions: 2-Normal AC Type: 0-None Physical Condition: 3-Normal	Construction: 1-Wood Frame/Joist/Beam % Interior Finished: 100 Heat Type: 3-Unit or Space Heaters Plumbing: 2-Normal Functional Utility: 3-Normal

Other Features Description	Qty	Width	Length	Height	Area	Calculated Value	Unadjusted Value
PP1 - Porch, open	1	4	21	0	0	0	0

Elevators and Escalators

Description	Units	Rise-ft	Stops	Speed	Capacity	Cost
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Ag/Forest Land

No ag/forest land exists for this parcel

Easements

No easements exist for this parcel

Disclaimer

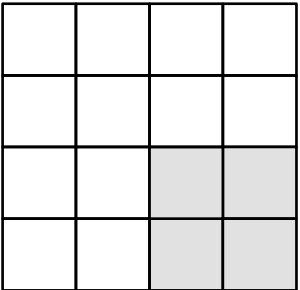
Tax Year: 2025

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THIS MAP IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO ASSURANCES ARE MADE AS TO THE QUANTITY OF THE AREA, SQUARE FOOTAGE, OR ACREAGE OF THE LAND OR OF ANY IMPROVEMENT TO THE LAND. INSURED TITLES

29 31 19

SCALE 1" = 400'



THIS MAP IS PREPARED ONLY FOR THE ADMINISTRATIVE USE OF FLATHEAD COUNTY AND IS NOT NECESSARILY AN ACCURATE REPRESENTATION OF THE LOCATION OR EXISTENCE OF TRACTS OF RECORD, THEIR BOUNDARIES OR EASEMENTS AND ROADWAYS.

INFORMATION

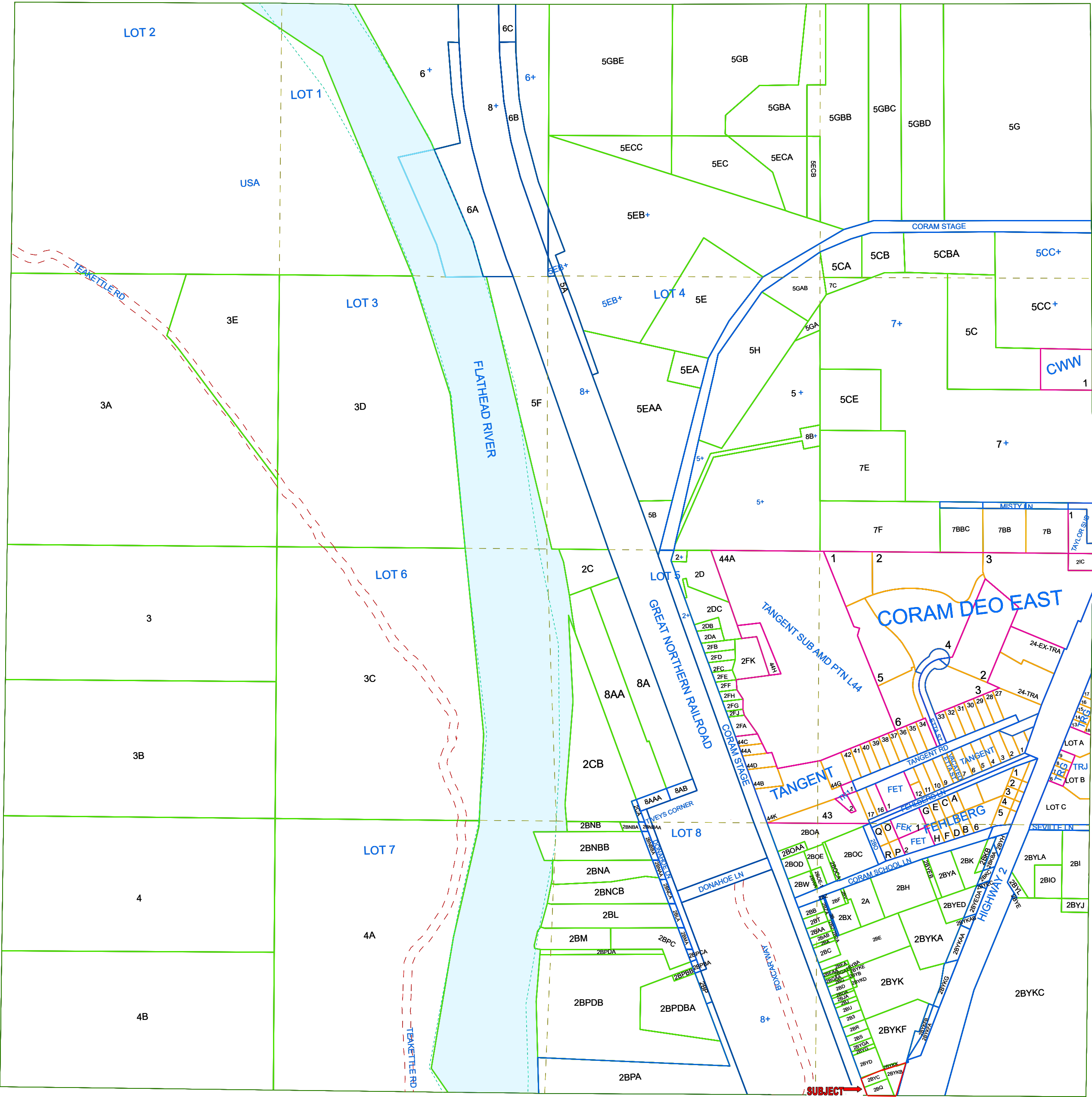
SUBDIVISION	ACRES
SECTION 592.51	
GVT LOT	
1	18.66
2	49.44
3	24.85
4	44.80
5	38.61
6	29.86
7	25.88
8	40.41
ALL 1/4 1/4	40.00

SURVEYS OF RECORD

D.E.	S.R.I.
20= TANGENT L43	SI 1224= 5ECA
396= DONAHUE LANE	
405= 2BK, 2BYK	
481= 2BNB, 2BNA, 2BNBB, 2BNC, 2NBBA	
113529= 2BH	
498269= TANGENT RD ROW	
501879= TANGENT L20 THRU 23 RTMT	
507355= 8A, 8AA	
507728= 5CA, 7C, 5CB, 5CBA	
510292= 2BMB	
510342= 2BWA	
510550= 2BNCB, 2BL, 2BMB	
510809= 2BOD, 2BOE, 2BW, 2BWA	
515345= 2FA	
53588= 5B	
538801= 2D, 2DB	
538804= 2DB	
550361= 2FG	
739717= 2BYKG	
74183 = 2BYKFB	

C.S.

1188= 5CA, 7C, 5CB, 5CBA RTMT
1231= 5EB RTMT
1279= 2BOC, 2BOCA RTMT
1446= 5EA RTMT
1718= 2FJ RTMT
1719= TANGENT L44 RTMT
1970= 2BQ, 2BYC, 2BYKB, 2BYKBA RTMT
2168= FEHLBERG TRACTS 1-6, A-D RTMT
2224= BRITELLS POINT OF PINES L25, 26, 27 OCC SALE
2229= TANGENT L12 BLA
2413= TANGENT L1, FEH L1-5 ROW
2605= 7BB OCC SALE
2717= 2BYKF OCC SALE
2750= 2BYD BLA
2807= 2CB BLA
3073= FEHLBERG TR 1, 2, 3, 4, 6A MTG
3128= 2BM, 2BPC RTMT
3270= 2BPDA, 2BPDB, 2BPB, 2BPDBA OCC SALE
3285= 5G, 5GB, 5EC, 5E RTMT
3338= 2FB, 2FD, 2FC, 2FE RTMT
3441= 8 EASE
3645= 2BPB, 2BPDBA FT
3788= FEHLBERG TR C, E, G RTMT
3789= 2FK BLA
4408= 2BYKB, 2BYC, 2BQ ROW
4439= 2BYKB, 2BYC, 2BQ ROW
4716= 2BYKC ROW
4913= TANGENT RD ROW
5719= 2N RTMT
6241= TANGENT L44 OCC SALE
6760= 5GB, 5EC OVER 2D
6763= 2BNA RTMT
6844= 5GBD OCC SALE
6838= TANGENT L44 EASE
6850= 5GBA, 5ECA, 5GBB, 5ECB, 5GBC FT
7150= 2BGA, 2BGA BLA
7198= 5, 5GA, 5H, 5GAB BLA
7240= 5CC BLA
7458= GOV LOTS 2, 3, 6 RTMT
7706= 2BYL, 2BYLA, 2BIO RTMT
9469= 2BF RTMT
10249= 2BYK, 2BU, 2BJA, 2B3, 2BJ, 2BDA, 2BE RTMT
11020= 7F, 7E FT
11313= 7BB BLA
11875= 2BE, 2BYK BLA
15012= 2BPA, 2BPDB
16092= 2BI, 2BYJ RTMT
16376= 7BB, 7BA, 7B BLA
17030= 2A, 2BH RTMT
17399= 5E RTMT
18472= 2BNBB RTMT
18671= 2A RTMT
18802= 2F, TANGENT L44 RTMT
18834= 5GB, 5GBE, 5EC, 5ECC FT
18862= 3A, 3E BLA
19526= 3B RTMT
19688= 2D, 2DC FT
20410= 2BNC, 2BNCB, 2BL, 2MB, 2BNAAG, BLA
21010= 7, 7A BLA, RTMT
21292= 2BM, 2BPC RTMT
21305= 2FF, 2FH RTMT
21734= TANGENT L38-42, 44 TR G RTMT
21844= 8A, 8AA, 2C RTMT
21865= 2A, 2BH BLA
21887= 2BW, 2BWA, 2BOE-1 RTMT
21897= 2BYA, 2BYEB, 2BK, 2BKB, 2BYED, 2BYKA RTMT
22234= 5F RTMT
22327= TANGENT L44 B, D RTMT
22829= 7, 7A, 5C, 5CE BLA



10/31/24