

Tax Year: 2024

Scale: 1:1532.63 Basemap: Imagery Hybrid



Summary

Primary Information

Property Category: RP	Subcategory: Commercial Property
Geocode: 07-4186-07-4-01-20-0000	Assessment Code: 0000303400
Primary Owner: CEDAR PALACE LLC 1111 BAKER AVE WHITEFISH, MT 59937-2901 Note: See Owners section for all owners	Property Address: 520 12TH AVE W COLUMBIA FALLS, MT 59912
Certificate of Survey: 22623-4	Legal Description: S07, T30 N, R20 W, C.O.S. 22623-4, ACRES 1.65, TR 8H IN SE4SE4
Last Modified: 7/13/2024 17:15:48 PM	

General Property Information

Neighborhood: 207.303.C	Property Type: IMP_R - Improved Property - Rural
Living Units: 0	Levy District: 07-031211-76 - AST
Zoning:	Ownership: 100
LinkedProperty: No linked properties exist for this property	
Exemptions: No exemptions exist for this property	
Condo Ownership:	
General: 0	Limited: 0

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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

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	1.651	58280

Deed Information

Deed Date	Book	Page	Recorded Date	Document Number	Document Type
5/11/2020			6/3/2020	202000014550	Quit Claim Deed
3/25/2020			6/3/2020	202000014549	Quit Claim Deed
11/12/2019			11/25/2019	201900030909	Grant
1/10/2017			1/10/2017	201700002203	Merger Consolidation or Other Business Entity Reorganization

Owners

Party #1

Default Information:	CEDAR PALACE LLC 1111 BAKER AVE WHITEFISH, MT 59937-2901
Ownership %:	100
Primary Owner:	Yes
Interest Type:	Fee Simple
Last Modified:	8/30/2020 16:35:9 PM

Appraisals

Tax Year: 2024

Appraisal History

Tax Year	Land Value	Building Value	Total Value	Method
2024	58280	1149420	1207700	INCOME
2023	128139	1149461	1277600	INCOME
2022	52998	868302	921300	INCOME

Market Land

Market Land Item #1

Method: Acre	Type: Residual
Width: n/a	Depth: n/a
Square Feet: n/a	Acres: 1.651
Class Code: 2207	Value: 58280

Dwellings

No dwellings exist for this parcel

Other Buildings

No other buildings exist for this parcel

Commercial

Commercial Summary

Buildings Summary

Building Number	Building Name	Structure Type	Units	Year Built
01	Glacier Medical	353 - Office Building, Low Rise (1 to 4 stories)	1	2008

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Existing Building #1

General Building Information

Building Number: 01	Building Name: Glacier Medical
Structure Type: 353 - Office Building, Low Rise (1 to 4 stories)	Units/Building: 1
Identical Units: 1	Grade: A
Year Built: 2008	Year Remodeled: n/a
Class Code: 3507	Effective Year: 2010

Percent Complete: n/a

Interior/Exterior Data #1

Level From: 01 Use Type: 052 - Medical Center	Level To: 01
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Dimensions Area: 5760 Use SK Area: n/a	Perimeter: 304 Wall Height: 14
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Features Exterior Wall Desc: 02 - Frame Economic Life: n/a Partitions: 2-Normal AC Type: 1-Central Physical Condition: 3-Normal	Construction: 1-Wood Frame/Joist/Beam % Interior Finished: 100 Heat Type: 1-Hot Air Plumbing: 2-Normal Functional Utility: 3-Normal
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Other Features							
Description	Qty	Width	Length	Height	Area	Calculated Value	Unadjusted Value
EE1 - Enclosed Entry	1	14	11	14	154	10835.44	10835
CR1 - Computer Room Floor	1	30	60	12	1800	55350	55350

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

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