

3210 27TH ST W, WILLISTON

Deed: WILDCAT ROERS HARVEST HILLS 1, LLC

Map Area: C-Williston City

Checks/Tags:

Contract:

Route: 012-050-140

Lister/Date:

CID#:

Tax Dist: 01-01-10

Review/Date: KG, 06/01/2018

DBA: Harvest Plaza

Plat Page:

Entry Status:

MLS:

Subdiv: HARVEST HILLS SUB

Urban / Commercial

Legal: Section: ; Twp: ; Rng: ; Block: 3; Lot: 1R REARR OF L 1-4; Deeded Acres: 2.304

CITY OF WILLISTON

HARVEST HILLS SUB

L 1R REARR OF LOTS 1, 2, 3, 4 B 3

**Land**

Land Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Depth/Unit	EFF/Type	Qual./Land						
<b>SqFt Dim</b>	260.00	260.00	386.00	386.00						C-7.50						
Sub Total						100,360.00	2.304									
<b>Grand Total</b>						100,360.00	2.304									

**Street**

**Utilities**

**Zoning**

**Land Use**

<b>SqFt Dim</b>	Paved-No Alley	City	Restricted Commercial	Not Applicable
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**Sales**

**Building Permits**

**Values**

Date	\$ Amount	NUTC	Recording	Date	Number	Tag	\$ Amount	Reason	Type	Appraised	B of R	St. Equalized
07/25/2014	\$805,424	D026	790575/65182						Land		\$0	\$0
11/15/2013	\$0	D008	774533						LandC	\$742,000	\$0	\$0
08/08/2011	\$3,762,780	D011	716495						Dwlg		\$0	\$0
07/12/2011		D017	714933, 716494						Impr	\$4,706,400	\$0	\$0
									Total	\$5,448,400	\$0	\$0

Precomputed Structure		Verticals					Plumbing			
Occ. Code	205	Ftr & Fdtn	inforced Concrete w/o Bsmt	8"				Toilet Room (Sink & Toilet)	4	
Occ. Descr.	Shopping Center - Neighborhood	Exterior wall	Stucco on C'Blk	10				Urinal - Floor	1	
		Interior wall	Drywall or Equiv.	0						
		Pilasters								
		Wall facing								
		Windows	Aluminum Casement	1						
Year Built	2015	Fronts/Doors	Good Cost Front							
EFF Age/Yr	1/ 2015									
Condition	NML	Horizontals								
Description	OFFICE/SMALL RETAIL SPACE Frame - Wood	Basement								
		Roof	Membrane/Precast Hollow Plan							
		Ceiling								
		Struct. Floor	6" R'Concrete	1						
		Floor Cover								
		Partitions	Retail Store(Large)	1						
		Framing	Wood - Average	1						
Style	1	HVAC	ping Centers (Neighborhood)	1						
Stories	3	Lighting	ping Centers (Neighborhood)	1						
Grade	19,780	Sprinkler	Exposed Wet	1						
Base	0									
Basement	0									
1st Flr Inset Adj	0									
GBA	38955						Adjustments			
							Interior - No Finish	11,667	AVG	
							Sprinkler - exposed w	19,780	AVG	
							Bays w/Restaurant Fir	1,564	AVG	

Bldg / Addn	Description	Units	Year						
1 of 2	O 205 —Shopping Center - Neighborhood								
Pre	P 205 —Shopping Center - Neighborhood	19,780							
V	Ftr & Fdtn								
	Reinforced Concrete w/o Bsmt - 8"								
V	Exterior Wall								
	Stucco on C'Blk - 10	10							
V	Interior Wall								
	Drywall or Equiv. - 0								
V	Windows								
	Aluminum Casement - 1	1							
V	Fronts/Doors								
	Good Cost Front								
H	Roof								
	Rubber Membrane/Precast Hollow Plan	19,780							
H	Struct. Floor								
	6" R'Concrete - 1	19,780							
H	Partitions								
	Retail Store(Large) - 1	19,780							
H	Framing								
	Wood - Average - 1	19,780							
H	HVAC								
	Shopping Centers (Neighborhood) - 1	19,780							
H	Lighting								
	Shopping Centers (Neighborhood) - 1	19,780							
H	Sprinkler								
	Exposed Wet - 1	19,780							
Plmb	Toilet Room (Sink & Toilet) - Base	4							
Plmb	Urinal - Floor - Base	1							
Adj	Interior - No Finish - AVG	11,667							
Adj	Sprinkler - exposed wet - AVG	19,780							
Adj	Bays w/Restaurant Finish - AVG	1,564							
Ex	Elevator - Pass. Hydraulic 80 Ft/Min, 2 Stops, 2,500 Lb Capacity	1	2015						

Precomputed Addition		Verticals					Plumbing			
Occ. Code	205	Ftr & Fdtn	inforced Concrete w/o Bsmt	8"				Urinal - Floor	1	
Occ. Descr.	Shopping Center - Neighborhood	Exterior wall	Stucco on C'Blk	10				Toilet Room (Sink & Toilet)	4	
		Interior wall	Drywall or Equiv.	0				Toilet	1	
		Pilasters						Sink-Kitchen	1	
		Wall facing								
		Windows	Aluminum Casement	1						
Year Built	2015	Fronts/Doors	Good Cost Front							
EFF Age/Yr	1/ 2015									
Condition	NML	Horizontals								
Description	UPPER FLOOR	Basement								
		Roof	Membrane/Precast Hollow Plan							
		Ceiling								
		Struct. Floor	6" R'Concrete	1						
		Floor Cover								
		Partitions	Retail Store(Large)	1						
		Framing	Wood - Average	1						
Style	Frame - Wood (Uppers)	HVAC	ping Centers (Neighborhood)	1						
Stories	1	Lighting	ping Centers (Neighborhood)	1						
Grade	3	Sprinkler	Exposed Wet	1						
Base	19,175									
Basement	0									
1st Flr Inset Adj	0									
GBA	38955						Adjustments			
							Sprinkler - exposed w/	19,175	AVG	
							Interior - No Finish	1,500	AVG	

Bldg / Addn	Description	Units	Year						
Addtn 1	Adtn O 205 —Shopping Center - Neighborhood (U)								
	Pre P 205 —Shopping Center - Neighborhood	19,175							
	V Ftr & Fdtn								
	Reinforced Concrete w/o Bsmt - 8"								
	V Exterior Wall								
	Stucco on C'Blk - 10	10							
	V Interior Wall								
	Drywall or Equiv. - 0								
	V Windows								
	Aluminum Casement - 1	1							
	V Fronts/Doors								
	Good Cost Front								
	H Roof								
	Rubber Membrane/Precast Hollow Plan	19,780							
	H Struct. Floor								
	6" R'Concrete - 1	19,780							
	H Partitions								
	Retail Store(Large) - 1	19,780							
	H Framing								
	Wood - Average - 1	19,780							
	H HVAC								
	Shopping Centers (Neighborhood) - 1	19,780							
	H Lighting								
	Shopping Centers (Neighborhood) - 1	19,780							
	H Sprinkler								
	Exposed Wet - 1	19,780							
	Plmb Urinal - Floor - Base	1							
	Plmb Toilet Room (Sink & Toilet) - Base	4							
	Plmb Toilet - Base	1							
	Plmb Sink-Kitchen - Base	1							
	Adj Sprinkler - exposed wet - AVG	19,175							
	Adj Interior - No Finish - AVG	1,500							

		Description	Units			Cond	Year								
Yrd	I	1 — Paving - Concrete 51,319 SF, Conc Parking, Avg Pricing				NML	2015								





Photo 7 of 25 01/28/2016



Photo 8 of 25 07/21/2015



Photo 9 of 25 07/21/2015



Photo 10 of 25 07/21/2015



Photo 11 of 25 07/21/2015



Photo 12 of 25 07/21/2015







Photo 19 of 25 07/21/2015



Photo 20 of 25 07/21/2015



Photo 21 of 25 07/21/2015



Photo 23 of 25 05/06/2013



Photo 23 of 25 05/06/2013



Photo 24 of 25 05/06/2013



Photo 25 of 25 05/06/2013

