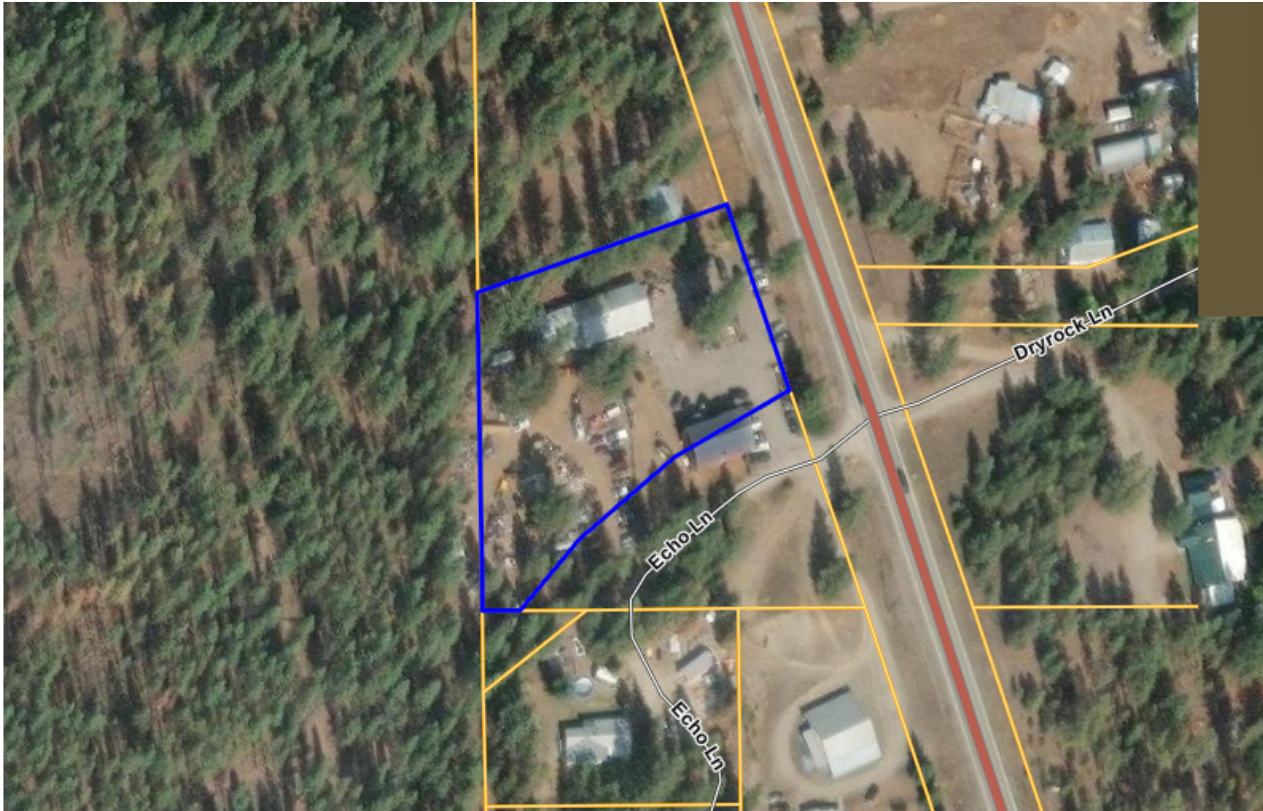


Tax Year: 2024

Scale: 1:2692.34 Basemap: Imagery Hybrid



Summary

Primary Information

Property Category: RP

Subcategory: Commercial Property

Geocode: 56-4068-02-2-01-34-0000

Assessment Code: 0000008088

Primary Owner:

KEELER R F
1556 3RD ST
HAVRE, MT 59501-3822
Note: See Owners section for all owners

Property Address:

39424 US HIGHWAY 2
LIBBY, MT 59923

Certificate of Survey:

Legal Description: S02, T29 N, R31 W, ACRES 1.87, TR 6B1 IN NWSESE
ASSR#0000008088

Last Modified: 7/13/2024 17:15:48 PM

Tax Year: 2024

General Property Information

Neighborhood: 256.400.C	Property Type: IMP_R - Improved Property - Rural
Living Units: 0	Levy District: 56-5521-4F
Zoning:	Ownership: 100
LinkedProperty: No linked properties exist for this property	
Exemptions: No exemptions exist for this property	
Condo Ownership:	
General: 0	Limited: 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

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	1.87	149138

Deed Information

Deed Date	Book	Page	Recorded Date	Document Number	Document Type
5/1/2017	367	499	5/12/2017	268720	Warranty Deed

Owners

Party #1

Default Information:	KEELER R F 1556 3RD ST HAVRE, MT 59501-3822
Ownership %:	100
Primary Owner:	Yes
Interest Type:	Fee Simple
Last Modified:	1/20/2021 18:8:37 PM

Tax Year: 2024

Party #2

Default Information:	C&R AUTO SALES INC & RAMINDA'S 1556 3RD ST HAVRE, MT 59501-3822
Ownership %:	100
Primary Owner:	Yes
Interest Type:	Fee Simple
Last Modified:	1/20/2021 18:8:37 PM

Appraisals

Appraisal History

Tax Year	Land Value	Building Value	Total Value	Method
2024	149138	211462	360600	INCOME
2023	149138	211462	360600	INCOME
2022	98755	143445	242200	INCOME

Market Land

Market Land Item #1

Method: Acre	Type: Category 5
Width: n/a	Depth: n/a
Square Feet: n/a	Acres: 1.87
Class Code: 2107	Value: 149138

Dwellings

No dwellings exist for this parcel

Other Buildings

Tax Year: 2024

Outbuilding/Yard Improvement #1

Type: Commercial	Description: CSH1 - Shed, machinery
Quantity: 1	Year Built: 1972
Grade: A	Condition: Com 3 Normal
Functional: 3-Normal	Class Code: 3307

Dimensions

Width/Diameter: 45	Length: 60
Size/Area: 2700	Height: n/a
Bushels: n/a	Circumference: n/a

Commercial

Commercial Summary

Buildings Summary

Building Number	Building Name	Structure Type	Units	Year Built
1	C & R AUTO	373 - Multi-purpose, Retail, single occu-1 pancy		1972

Tax Year: 2024

Existing Building #1

General Building Information

Building Number: 1	Building Name: C & R AUTO
Structure Type: 373 - Multi-purpose, Retail, single occupancy	Units/Building: 1
Identical Units: 1	Grade: A
Year Built: 1972	Year Remodeled: n/a
Class Code: 3307	Effective Year: 1985
Percent Complete: n/a	

Interior/Exterior Data #1

Level From: 02 Use Type: 027 - Dwelling	Level To: 02
Dimensions Area: 1800 Use SK Area: n/a	Perimeter: 172 Wall Height: 9
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: 4-Electric Plumbing: 2-Normal Functional Utility: 3-Normal

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

Interior/Exterior Data #2

Level From: 01 Use Type: 034 - Retail	Level To: 01
Dimensions Area: 1800 Use SK Area: n/a	Perimeter: 172 Wall Height: 9
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: 4-Electric Plumbing: 2-Normal Functional Utility: 3-Normal

Other Features							
Description	Qty	Width	Length	Height	Area	Calculated Value	Unadjusted Value
PP1 - Porch, open	1	5	36	0	0	9815.4	9815

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

Tax Year: 2024

Easements

No easements exist for this parcel

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