



# FIRST AMERICAN TITLE

# Property Research Report

## SUBJECT PROPERTY

371 W Cascade Ave

134776

151009BB02000

Deschutes

287362

151009BB02001

Deschutes

## OWNER

Johnson, Roger T

Johnson, Susan M

## DATE PREPARED

07/17/2023

## PREPARED BY

kaclay@firstam.com



*First American Title*

Customer Service Department

541.382.4201

[cs.deschutes.or@firstam.com](mailto:cs.deschutes.or@firstam.com)

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**Deschutes County Property Profile Information**

Parcel #: 134776  
 Tax Lot: 151009BB02000  
 Owner: **Johnson, Roger T**  
 CoOwner: **Johnson, Susan M**  
 Site: **371 W Cascade Ave**  
**Sisters OR 97759 - 1157**  
 Mail: PO Box 1293  
 Sisters OR 97759  
 Land Use: 201 - Commercial - Improved (typical of class)  
 Std Land Use: RMSC - Residential Miscellaneous  
 Twn/Rng/Sec: 15S / 10E / 09 / NW / NW  
 Legal: DAVIDSON ADDITION TO SISTERS Lot: 7 Block: 8

**ASSESSMENT & TAX INFORMATION**

**PROPERTY CHARACTERISTICS**

Market Year: **2021**  
 Market Total: **\$302,490.00**  
 Market Land: **\$146,360.00**  
 Market Impr: **\$156,130.00**  
 Assessment Year: **2021**  
 Assessed Total: **\$229,810.00**  
 Exemption:  
 Taxes: **\$3,758.09**  
 Levy Code: 6-045  
 Levy Rate: 16.3530

Lot Size: 0.08 Acres (3,485 SqFt)  
 Bare Land: No  
 Lot/Block: 7 / 8  
 Plat/Subdiv: Davidson Add To Sisters  
 Waterfront:  
 Zoning: DC  
 School Dist: 6 - Sisters  
 Primary School: Sisters Elementary School  
 Middle School: Sisters Middle School  
 High School: Sisters High School  
 Census: 4089 - 000500  
 Map: 151009--B-02000  
 Watershed: Whychus Creek  
 Latitude: 44.291092  
 Longitude: -121.553292  
 Stat. Class: 509 - Commercial - mixed use  
 Year Built: 1945  
 Bedrooms:  
 Bathrooms:  
 Total SF: 1,120 SqFt  
 Basement SF:  
 Garage SF:  
 Fireplace:

**SALE & LOAN INFORMATION**

Sale Date: 03/29/2022  
 Sale Amount: \$350,000.00  
 Document #: 13057  
 Deed Type: Deed  
 Loan Amount:  
 Lender:  
 Loan Type:  
 Interest Type:  
 Title Co: WESTERN TITLE & ESCROW CO

**IMPROVEMENT: 152343**

**PARCEL ID: 134776**

Improvement Desc: Commercial - mixed use

Year Built: 1945

Garage SqFt:

Total SqFt: 1,120

Attic SqFt:

Basement SqFt:

1st Floor SqFt:

2nd Floor SqFt:

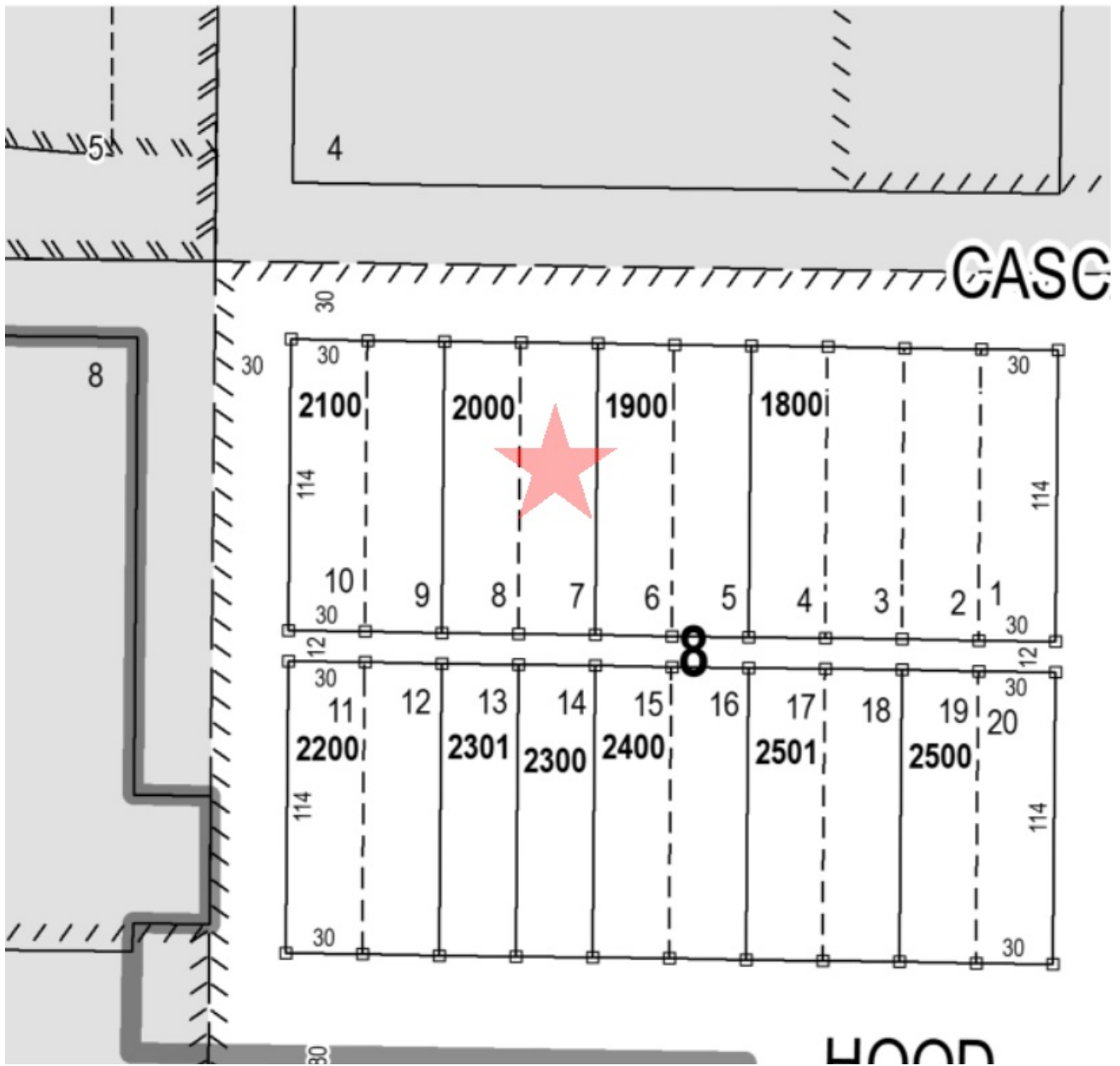
3rd Floor SqFt:

Bedrooms:

Baths, Full:

Baths, Half:

Fireplace:



*First American Title*

Parcel ID: 134776

Site Address: 371 W Cascade Ave

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.



**First American Title**

**Deschutes County Property Profile Information**

Parcel #: 287362
Tax Lot: 151009BB02001
Owner: <b>Johnson, Roger T</b>
CoOwner: <b>Johnson, Susan M</b>
Site: <b>OR</b>
Mail: PO Box 1293 Sisters OR 97759
Land Use: 201 - Commercial - Improved (typical of class)
Std Land Use:
Twn/Rng/Sec:
Legal: DAVIDSON ADDITION TO SISTERS Lot: 8 Block: 8

**ASSESSMENT & TAX INFORMATION**

**PROPERTY CHARACTERISTICS**

Market Year:	Lot Size: 0.08 Acres (3,485 SqFt)
Market Total:	Bare Land: Yes
Market Land:	Lot/Block: 8 / 8
Market Impr:	Plat/Subdiv:
Assessment Year:	Waterfront:
Assessed Total:	Zoning:
Exemption:	School Dist:
Taxes:	Primary School:
Levy Code:	Middle School:
Levy Rate: 0.0000	High School:
<b>SALE &amp; LOAN INFORMATION</b>	Census: -
Sale Date:	Map:
Sale Amount:	Watershed:
Document #:	Latitude:
Deed Type:	Longitude:
Loan Amount:	Stat. Class: -
Lender:	Year Built:
Loan Type:	Bedrooms:
Interest Type:	Bathrooms:
Title Co:	Total SF:
	Basement SF:
	Garage SF:
	Fireplace:

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**Assessor Map**



***First American Title***

**Parcel ID: 287362**

**Site Address:**

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**RECORDING REQUESTED BY:**

  
**Western** Title & Escrow

330 West Hood Ave.  
Sisters, OR 97759

**AFTER RECORDING RETURN TO:**

**Order No.:** WT0235941-TLV  
Roger T. Johnson and Susan M. Johnson  
PO Box 1293  
Sisters, OR 97759

**SEND TAX STATEMENTS TO:**

Roger T. Johnson and Susan M. Johnson  
PO Box 1293  
Sisters, OR 97759

**APN:** 134776  
**Map:** 151009BB02000

Deschutes County Official Records	<b>2022-13057</b>
D-D	<b>03/29/2022 08:32 AM</b>
Stn=1 BN	
\$20.00 \$11.00 \$10.00 \$61.00 \$6.00	<b>\$108.00</b>

I, Steve Dennison, County Clerk for Deschutes County, Oregon, certify that the instrument identified herein was recorded in the Official Records.

Steve Dennison - County Clerk

**SPACE ABOVE THIS LINE FOR RECORDER'S USE**

**STATUTORY WARRANTY DEED**

371 W. Cascade LLC, an Oregon Limited Liability Company, Grantor, conveys and warrants to Roger T. Johnson and Susan M. Johnson, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Deschutes, State of Oregon:

Lots 7 and 8, BLOCK 8, **DAVIDSON ADDITION TO SISTERS**, Deschutes County, Oregon, recorded August 7, 1911, Plat Cabinet A, Page 45, Deschutes County Records.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS THREE HUNDRED FIFTY THOUSAND AND NO/100 DOLLARS (**\$350,000.00**). (See ORS 93.030).

**Subject to:**

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.**

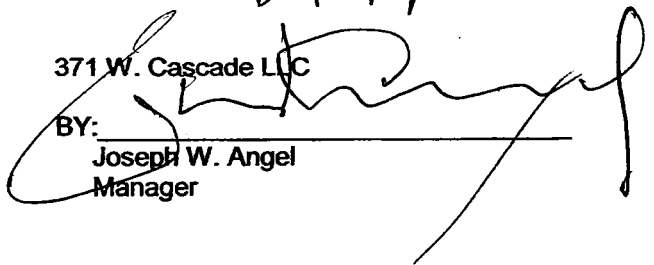
**STATUTORY WARRANTY DEED**

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 3/21/2022

371 W. Cascade LLC



BY: \_\_\_\_\_  
Joseph W. Angel  
Manager

State of OREGON  
County of \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_ by Joseph W. Angel, as Manager of  
371 W. Cascade LLC, an Oregon Limited Liability Company.

Please See Attachment  
Notary Public - State of Oregon

My Commission Expires: \_\_\_\_\_

**CALIFORNIA JURAT WITH AFFIANT STATEMENT**

**GOVERNMENT CODE § 8202**

- See Attached Document (Notary to cross out lines 1-6 below)
- See Statement Below (Lines 1-6 to be completed only by document signer[s], *not* Notary)

1 \_\_\_\_\_

2 \_\_\_\_\_

3 \_\_\_\_\_

4 \_\_\_\_\_

5 \_\_\_\_\_

6 \_\_\_\_\_

Signature of Document Signer No. 1

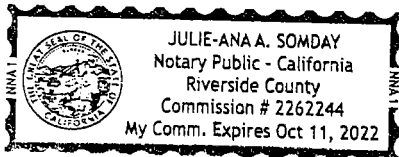
Signature of Document Signer No. 2 (if any)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
 County of Riverside

Subscribed and sworn to (or affirmed) before me  
 on this 21 day of March, 2022,  
 by \_\_\_\_\_  
 Date Month Year

(1) Joseph W. Angel  
 (and (2) \_\_\_\_\_),  
 Name(s) of Signer(s)



proved to me on the basis of satisfactory evidence  
 to be the person(s) who appeared before me.

Signature \_\_\_\_\_  
 Signature of Notary Public

Seal  
 Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_ Document Date: \_\_\_\_\_

Number of Pages: \_\_\_\_\_ Signer(s) Other Than Named Above: \_\_\_\_\_



**EXHIBIT "A"**  
Exceptions

**Subject to:**

City of Sisters Development Plan Agreement, including the terms and provisions thereof,

Recording Date: July 25, 1985

Recording No.: 121-153

Terms, provisions and conditions, including, but not limited to, maintenance provisions, contained in Permanent Easement,

Recording Date: December 10, 2012

Recording No.: 2012-49720



# Deschutes County Property Information

Report Date: 7/17/2023 1:45:46 PM

## Disclaimer

The information and maps presented in this report are provided for your convenience. Every reasonable effort has been made to assure the accuracy of the data and associated maps. Deschutes County makes no warranty, representation or guarantee as to the content, sequence, accuracy, timeliness or completeness of any of the data provided herein. Deschutes County explicitly disclaims any representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. Deschutes County shall assume no liability for any errors, omissions, or inaccuracies in the information provided regardless of how caused. Deschutes County assumes no liability for any decisions made or actions taken or not taken by the user of this information or data furnished hereunder.

## Account Summary

### Account Information

**Mailing Name:** JOHNSON, ROGER T & JOHNSON, SUSAN M  
**Map and Taxlot:** 151009BB02000  
**Account:** 134776  
**Tax Status:** Assessable  
**Situs Address:** 361 W CASCADE AVE, SISTERS, OR 97759

### Property Taxes

**Current Tax Year:** \$3,758.09  
**Tax Code Area:** 6045

### Assessment

**Subdivision:** DAVIDSON ADDITION TO SISTERS  
**Lot:** 7  
**Block:** 8  
**Assessor Acres:** 0.08  
**Property Class:** 201 -- COMMERCIAL

### Ownership

**Mailing Address:**  
JOHNSON, ROGER T & JOHNSON, SUSAN M  
PO BOX 1293  
SISTERS, OR 97759

### Valuation

#### Real Market Values as of Jan. 1, 2022

**Land** \$146,360  
**Structures** \$156,130  
**Total** \$302,490

#### Current Assessed Values:

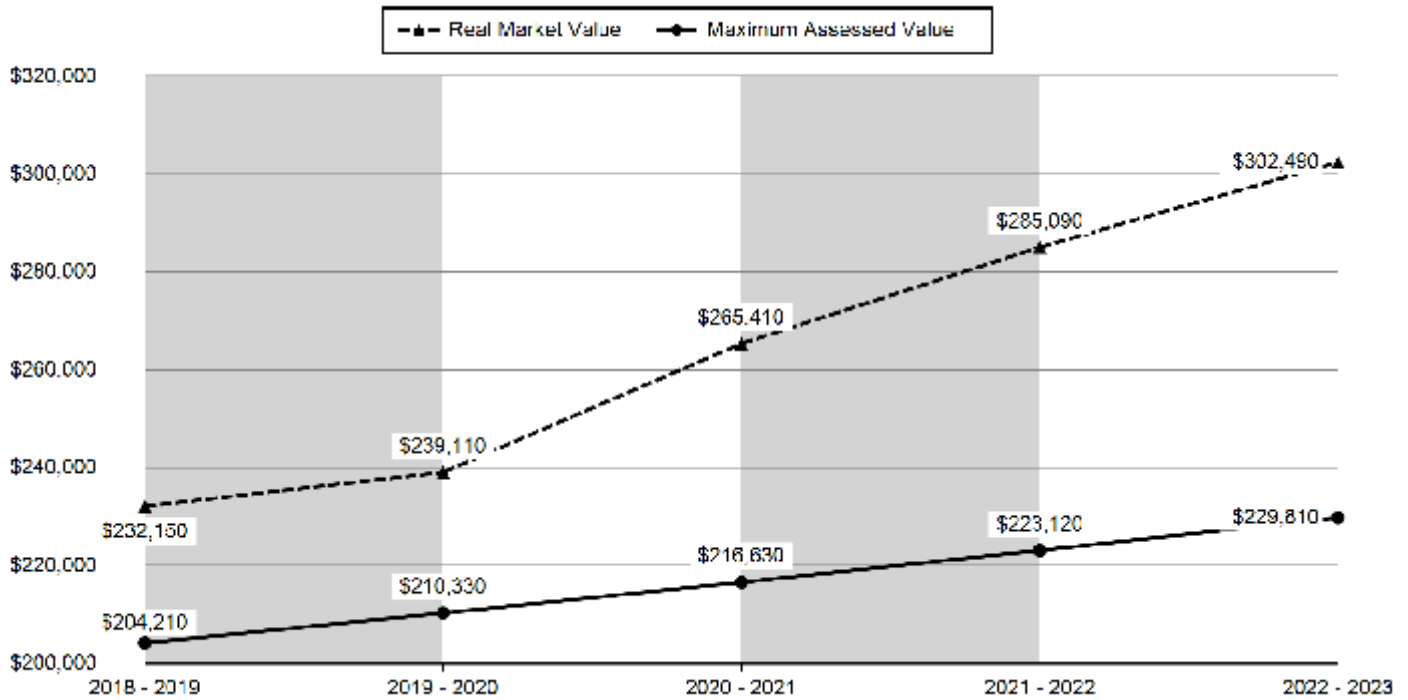
**Maximum Assessed** \$229,810  
**Assessed Value** \$229,810  
**Veterans Exemption**

## Warnings, Notations, and Special Assessments

Review of digital records maintained by the Deschutes County Assessor's Office, Tax Office, Finance Office, and the Community Development Department indicates that there are no special tax, assessment or property development related notations associated with this account. However, independent verification of the presence of other Deschutes County tax, assessment, development, and additional property related considerations is recommended. Confirmation is commonly provided by title companies, real estate agents, developers, engineering and surveying firms, and other parties who are involved in property transactions or property development. In addition, County departments may be contacted directly to discuss the information.

## Valuation History *All values are as of January 1 of each year. Tax year is July 1st through June 30th of each year.*

	2018 - 2019	2019 - 2020	2020 - 2021	2021 - 2022	2022 - 2023
<b>Real Market Value - Land</b>	\$96,370	\$99,260	\$110,180	\$118,990	\$146,360
<b>Real Market Value - Structures</b>	\$135,780	\$139,850	\$155,230	\$166,100	\$156,130
<b>Total Real Market Value</b>	\$232,150	\$239,110	\$265,410	\$285,090	\$302,490
<b>Maximum Assessed Value</b>	\$204,210	\$210,330	\$216,630	\$223,120	\$229,810
<b>Total Assessed Value</b>	\$204,210	\$210,330	\$216,630	\$223,120	\$229,810
<b>Veterans Exemption</b>	\$0	\$0	\$0	\$0	\$0



### Tax Payment History

Year	Date Due	Transaction Type	Transaction Date	As Of Date	Amount Received	Tax Due	Discount Amount	Interest Charged	Refund Interest
2022	11-15-2022	PAYMENT	11-17-2022	11-15-2022	\$3,645.35	(\$3,758.09)	\$112.74	\$0.00	\$0.00
2022	11-15-2022	IMPOSED	10-12-2022	11-15-2022	\$0.00	\$3,758.09	\$0.00	\$0.00	\$0.00
<b>Total:</b>					<b>\$0.00</b>	<b>\$0.00</b>			
2021	11-15-2021	PAYMENT	11-10-2021	11-10-2021	\$3,573.34	(\$3,683.86)	\$110.52	\$0.00	\$0.00
2021	11-15-2021	IMPOSED	10-11-2021	11-15-2021	\$0.00	\$3,683.86	\$0.00	\$0.00	\$0.00
<b>Total:</b>					<b>\$0.00</b>	<b>\$0.00</b>			
2020	11-15-2020	PAYMENT	11-18-2020	11-15-2020	\$3,396.91	(\$3,501.97)	\$105.06	\$0.00	\$0.00
2020	11-15-2020	IMPOSED	10-09-2020	11-15-2020	\$0.00	\$3,501.97	\$0.00	\$0.00	\$0.00
<b>Total:</b>					<b>\$0.00</b>	<b>\$0.00</b>			

### Sales History

Sale Date	Seller	Buyer	Sale Amount	Sale Type	Recording Instrument
03/21/2022	371 W CASCADE LLC	JOHNSON, ROGER T & JOHNSON, SUSAN M	\$350,000	33-CONFIRMED SALE	2022-13057
12/03/2015	ARRAUT, EDWARD	371 W CASCADE LLC	\$225,000	33-CONFIRMED SALE	2015-52626
11/07/2005	LUSCHER, MARK W & VALERIE J	ARRAUT, EDWARD	\$382,000	33-CONFIRMED SALE	2005-82729
01/02/2004	LUSCHER, MARK W	LUSCHER, MARK W & VALERIE J	\$0	06-GRANTEE IS RELATED/FRIENDS/BUSINESS ASSOCIATES	2004-03317
12/11/2003	RUBY INVESTMENTS	LUSCHER, MARK W	\$265,000	30-UNCONFIRMED SALE	2003-84907
08/10/1993	PETRO, FRANK L	RUBY INVESTMENTS	\$123,000	33-CONFIRMED SALE	1993-3080765
08/05/1993	MCCALVY DALE J	PETRO, FRANK L	\$0	12-DEED RESULTING FROM CONTRACT BEING PAID	1993-3080764
07/25/1990		UNKNOWN	\$125,000	33-CONFIRMED SALE	1990-2141833

### Structures

Stat Class/Description	Improvement Description	Code Area	Year Built	Total Sq Ft
509 - COMM ACCT: Commercial - mixed use		6045	1945	1,120

## Land Characteristics

Land Description	Acres	Land Classification
Commercial Lot	0.08	

## Ownership

Name Type	Name	Ownership Type	Ownership Percentage
OWNER	JOHNSON, SUSANM	OWNER	
OWNER	JOHNSON, ROBERT	OWNER	

## Related Accounts

Related accounts apply to a property that may be on one map and tax lot but due to billing have more than one account. This occurs when a property is in multiple tax code areas. In other cases there may be business personal property or a manufactured home on this property that is not in the same ownership as the land.

No Related Accounts found.

## Service Providers *Please contact districts to confirm.*

Category	Name	Phone	Address
COUNTY SERVICES	DESCHUTES COUNTY	(541) 388-6570	1300 NW WALL ST, BEND, OR 97703
POLICE SERVICES	DESCHUTES COUNTY SHERIFF'S OFFICE	(541) 693-6911	63333 HIGHWAY 20 WEST, BEND, OR 97703
FIRE DISTRICT	SISTERS CAMP SHERMAN FIRE DISTRICT	(541) 549-0771	301 SOUTH ELM ST, SISTERS, OR 97759
SCHOOL DISTRICT	SISTERS SCHOOL DISTRICT #6	(541) 549-8521	525 EAST CASCADE AVE, SISTERS, OR 97759
ELEMENTARY SCHOOL ATTENDANCE AREA	SISTERS ELEMENTARY SCHOOL	(541) 549-8981	611 EAST CASCADE AVE, SISTERS, OR 97759
MIDDLE SCHOOL ATTENDANCE AREA	SISTERS MIDDLE SCHOOL	(541) 549-2099	15200 MCKENZIE HWY, SISTERS, OR 97759
HIGH SCHOOL ATTENDANCE AREA	SISTERS	(541) 549-4045	1700 MCKINNEY BUTTE RD, SISTERS, OR 97759
EDUCATION SERVICE TAX DISTRICT	HIGH DESERT EDUCATION SERVICE DISTRICT	(541) 693-5600	145 SE SALMON AVE, REDMOND, OR 97756
COLLEGE TAX DISTRICT	CENTRAL OREGON COMMUNITY COLLEGE	(541) 383-7700	2600 NW COLLEGE WAY, BEND, OR 97703
PARK & RECREATION DISTRICT	SISTERS PARK & RECREATION DISTRICT	(541) 549-2091	1750 W. MCKINNEY BUTTE RD, SISTERS, OR 97759
LIBRARY DISTRICT	DESCHUTES PUBLIC LIBRARY	(541) 617-7050	601 NW WALL ST, BEND, OR 97703
SEWER SERVICE PROVIDER	SISTERS, CITY OF	(541) 280-9785	PO BOX 39, SISTERS, OR 97759
WATER SERVICE PROVIDER	SISTERS, CITY OF	(541) 323-5212	PO BOX 39, SISTERS, OR 97759
LIVESTOCK DISTRICT	DESCHUTES COUNTY LIVESTOCK DISTRICT NUMBER 5	(541) 388-6623	1300 NW WALL ST, BEND, OR 97703
GARBAGE & RECYCLING SERVICE	HIGH COUNTRY DISPOSAL	(541) 548-4984	1090 NE HEMLOCK AVE, REDMOND, OR 97756

## Development Summary

<b>Planning Jurisdiction:</b>	Sisters	<b>Jurisdiction</b>	Sisters	<b>City Zoning</b>	DC	<b>Description</b>	DOWNTOWN COMMERCIAL - SISTERS UGB
<b>Urban Growth Boundary:</b>	Sisters						
<b>Urban Reserve Area:</b>	No						

### Deschutes County Permits

Permit ID	Permit Type	Applicant	Application Date	Status
247-17-001350-STR	Building	HOP IN THE SPA	03/29/2017	Finald
247-23-000616-DEMO	Building	JOHNSON, ROGER T & JOHNSON, SUSAN M	02/02/2023	Permit Issued
247-19-002121-ELEC-01	Electrical	371 W CASCADE LLC	04/24/2019	Permit Issued
247-19-002121-MECH	Mechanical	371 W CASCADE LLC	04/24/2019	Permit Issued
247-S18388	Septic	DILLS,ROGER	07/10/1978	Expired

## City of Sisters Permits

Permit ID	Permit Type	Applicant	Application Date	Status
793-14-000220-STR	Building	ARRAUT, EDWARD	05/28/2014	Expired
793-15-000032-STR	Building	ARRAUT, EDWARD	01/30/2015	Expired

## Permit Detail

### Building Permit Details

<b>Permit Number:</b>	247-23-000616-DEMO	<b>Application Date:</b>	02/02/2023	<b>Status:</b>	Permit Issued
<b>Permit Name:</b>	JOHNSON, ROGER T & JOHNSON, SUSAN M	<b>Issue Date:</b>	02/09/2023		
<b>Contractor:</b>	SEE PROPERTY OWNER INFORMATION	<b>Final Date:</b>			
<b>Building Class:</b>	Commercial	<b>Square Feet:</b>		<b>On Sewer:</b>	
<b>Class of Work:</b>	Demolition - Commercial	<b>Bedrooms:</b>		<b>Permit Valuation:</b>	\$0
<b>Building Use:</b>	COMMERCIAL DEMO	<b>Stories:</b>			

### Inspections

No inspection records found.

### Building Permit Details

<b>Permit Number:</b>	247-17-001350-STR	<b>Application Date:</b>	03/29/2017	<b>Status:</b>	Finald
<b>Permit Name:</b>	HOP IN THE SPA	<b>Issue Date:</b>	04/06/2017		
<b>Contractor:</b>	STEVEN YOUNG	<b>Final Date:</b>	09/05/2017		
<b>Building Class:</b>	Commercial	<b>Square Feet:</b>	0	<b>On Sewer:</b>	
<b>Class of Work:</b>	Alteration - Commercial	<b>Bedrooms:</b>		<b>Permit Valuation:</b>	\$6,000
<b>Building Use:</b>	CHANGE OF USE AND ADA COMPLIANT SOAKING TUB IN SW ROOM	<b>Stories:</b>	1		

### Inspections

Date	Init.	Comments
04/12/2017	Richard1999	Final Building**Date: 4/12/2017 At he time of this inspection the tub set up to codes -- Insp Completed : Approved
04/07/2017	Richard1999	Final Building**Date: 4/7/2017 Not as per plan and requirements of ANSI 117. Have contractor contact Chris Gracia at 541-388-6578 -- Insp Cancelled : Denied

### Building Permit Details

<b>Permit Number:</b>	793-15-000032-STR	<b>Application Date:</b>	01/30/2015	<b>Status:</b>	Expired
<b>Permit Name:</b>	ARRAUT, EDWARD	<b>Issue Date:</b>	01/30/2015		
<b>Contractor:</b>		<b>Final Date:</b>	12/29/2017		
<b>Building Class:</b>	Commercial	<b>Square Feet:</b>	0	<b>On Sewer:</b>	
<b>Class of Work:</b>	New - Commercial	<b>Bedrooms:</b>		<b>Permit Valuation:</b>	\$100
<b>Building Use:</b>	Sales/Service Counter	<b>Stories:</b>	0		

### Inspections

No inspection records found.

### Building Permit Details

<b>Permit Number:</b>	793-14-000220-STR	<b>Application Date:</b>	05/28/2014	<b>Status:</b>	Expired
<b>Permit Name:</b>	ARRAUT, EDWARD	<b>Issue Date:</b>	05/30/2014		
<b>Contractor:</b>		<b>Final Date:</b>	12/26/2017		

**Building Class:** Commercial  
**Class of Work:** New - Commercial  
**Building Use:** Sign Permit

**Square Feet:**  
**Bedrooms:**  
**Stories:** 0

**On Sewer:**  
**Permit Valuation:** \$300

### Inspections

No inspection records found.

### Electrical Permit Details

**Permit Number:** 247-19-002121-ELEC-01      **Application Date:** 04/24/2019      **Status:** Permit Issued  
**Permit Name:** 371 W CASCADE LLC      **Issue Date:** 04/24/2019  
**Contractor:** ACTION AIR HEATING AND COOLING LLC      **Final Date:**

**Building Class:** Commercial      **Building Use:** MINISPLIT  
**Class of Work:** Alteration - Commercial      **Linked Permit:**

#### Service Description:

Branch circuits without service or feeder

### Inspections

Date	Init.	Comments
11/10/2020	John	4999 Final Electrical**Owner not available for inspection -- Insp Cancelled : No Access
04/26/2019	John	4250 Branch Circuits -- Insp Cancelled : Cancelled
04/26/2019	John	4999 Final Electrical -- Insp Cancelled : Cancelled Russell 4250 Branch Circuits -- Insp Cancelled : Cancelled

### Mechanical Permit Details

**Permit Number:** 247-19-002121-MECH      **Application Date:** 04/24/2019      **Status:** Permit Issued  
**Permit Name:** 371 W CASCADE LLC      **Issue Date:** 04/24/2019  
**Contractor:** ACTION AIR HEATING AND COOLING LLC      **Final Date:**

**Building Class:** Commercial      **Building Use:**  
**Class of Work:** Alteration - Commercial      **Linked Permit:**

#### Service Description:

Commercial mechanical permit (based on mechanical job value)

### Inspections

No inspection records found.

### Septic Permit Details

**Permit Number:** 247-S18388      **Application Date:** 07/10/1978      **Status:** Expired  
**Permit Name:** DILLS,ROGER      **Issue Date:** 07/10/1978  
**Contractor:**      **Final Date:** 07/10/1979

**Building Class:** Residential      **Tank Material:**      **Maximum Trench Depth:**  
**Class of Work:** New System      **DEQ Approval Number:**      **Trench Length:**  
**Building Use:**      **Service Code:**      **Tank Capacity:**  
**Linked Feasibility Permit:**      **System Type**      **Daily Flow Rate:**

### Inspections

No inspection records found.

**Assessor's Office Supplemental Information**

**Legal Description:** Subdivision: DAVIDSON ADDITION TO SISTERS Lot: 7 Block: 8  
**Property Class:** 201 -- COMMERCIAL  
**Maintenance Area:** 6  
**Study Area:** 03  
**Neighborhood:** 000

**STATEMENT OF TAX ACCOUNT**  
**DESCHUTES COUNTY TAX COLLECTOR**  
**DESCHUTES SERVICES BUILDING**  
**BEND OR 97703**  
**(541) 388-6540**

17-Jul-2023

JOHNSON, ROGER T & JOHNSON, SUSAN M  
 PO BOX 1293  
 SISTERS OR 97759

Tax Account #	134776	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	6045
Situs Address	361 W CASCADE AVE SISTERS OR 97759	Interest To	Jul 15, 2023

**Tax Summary**

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2022	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,758.09	Nov 15, 2022
2021	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,683.86	Nov 15, 2021
2020	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,501.97	Nov 15, 2020
2019	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,416.05	Nov 15, 2019
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,305.63	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,135.52	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,019.79	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,599.81	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,585.97	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$3,049.96	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,993.82	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,911.52	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,913.56	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,823.99	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,748.01	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,645.41	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,533.42	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,479.51	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,410.25	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,333.88	Nov 15, 2003
2002	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,273.22	Nov 15, 2002
2001	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$2,235.85	Nov 15, 2001
2000	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,930.65	Nov 15, 2000
1999	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,859.12	Nov 15, 1999
1998	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,791.49	Nov 15, 1998
1997	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,789.06	Dec 15, 1997
1996	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,799.83	Nov 15, 1996
<b>Total</b>		\$0.00	\$0.00	\$0.00	\$0.00		



REAL PROPERTY TAX STATEMENT

JULY 1, 2022 TO JUNE 30, 2023

DESCHUTES COUNTY, OREGON - 1300 NW WALL ST STE 203, BEND, OR 97703

TAX ACCOUNT: 134776

TAX BY DISTRICT

Table with 2 columns: District Name and Amount. Includes rows for SCHOOL DISTRICT #6, COUNTY LIBRARY, and GENERAL GOVT TOTAL.

JOHNSON, ROGER T & JOHNSON, SUSAN M
PO BOX 1293
SISTERS OR 97759

PROPERTY DESCRIPTION

CODE: 6045 MAP: 151009-BB-02000 CLASS: 201
SITUS ADDRESS: 371 W CASCADE AVE SISTERS
LEGAL: DAVIDSON ADDITION TO SIST 8 7.&.8

Table with 3 columns: VALUES, LAST YEAR, THIS YEAR. Rows include REAL MARKET (RMV), LAND, STRUCTURES, TOTAL RMV, MAXIMUM ASSESSED VALUE, TOTAL ASSESSED VALUE, VETERAN'S EXEMPTION, NET TAXABLE, and TOTAL PROPERTY TAX.

Full Payment with 3% Discount \$3,645.35

Discount is lost after due date and interest may apply

PAYMENT OPTIONS:

- \* Online www.deschutes.org/tax
\* By Mail to Deschutes County Tax, PO Box 7559 Bend OR 97708-7559
\* Drop Box located at 1300 NW Wall Street, Bend or 411 SW 9th Street, Redmond
\* In Person 1300 NW Wall Street, Ste 203, Bend (2nd Floor)

TAX QUESTIONS (541) 388-6540
ASSESSMENT QUESTIONS (541) 388-6508
For Property Information: dial.deschutes.org

Please include this coupon with payment. Please do not staple, paper clip or tape your payment.

Payment Due November 15, 2022

Please select payment option

- Full Payment (3% Discount) \$3,645.35
Two-Thirds Payment (2% Discount) \$2,455.28
One-Third Payment (No Discount) \$1,252.70

TAX ACCOUNT: 134776

JOHNSON, ROGER T & JOHNSON, SUSAN M
PO BOX 1293
SISTERS OR 97759

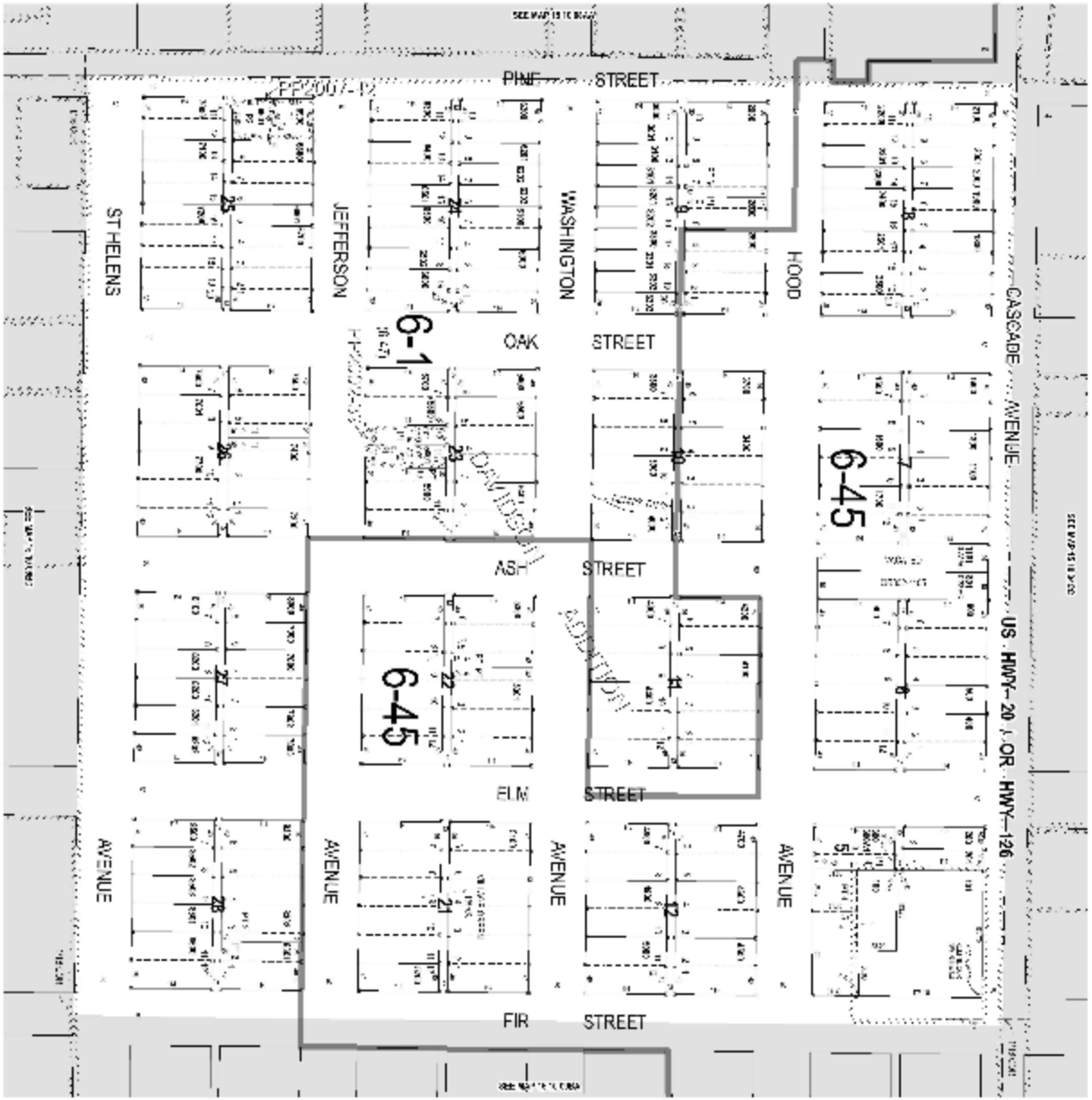
Change my Mailing Address
(Mailing address change form on reverse)

AMOUNT ENCLOSED
\$

Please make checks payable
to Deschutes County Tax Collector

Deschutes County Tax Collector
PO Box 7559
Bend OR 97708-7559

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SEE MAP 15 10 09BB

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# Deschutes County Property Information - Dial

## Road Map



Map and Taxlot: 151009BB02000





# Deschutes County Property Information

Report Date: 7/17/2023 1:46:36 PM

## Disclaimer

The information and maps presented in this report are provided for your convenience. Every reasonable effort has been made to assure the accuracy of the data and associated maps. Deschutes County makes no warranty, representation or guarantee as to the content, sequence, accuracy, timeliness or completeness of any of the data provided herein. Deschutes County explicitly disclaims any representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. Deschutes County shall assume no liability for any errors, omissions, or inaccuracies in the information provided regardless of how caused. Deschutes County assumes no liability for any decisions made or actions taken or not taken by the user of this information or data furnished hereunder.

## Account Summary

### Account Information

**Mailing Name:** JOHNSON, ROGER T & JOHNSON,  
SUSAN M  
**Map and Taxlot:** 151009BB02001  
**Account:** 287362  
**Tax Status:** Assessable  
**Situs Address:** 371 W CASCADE AVE, SISTERS, OR  
97759

### Property Taxes

**Current Tax Year:**  
**Tax Code Area:** 6045

### Assessment

**Subdivision:** DAVIDSON ADDITION TO SISTERS  
**Lot:** 8  
**Block:** 8  
**Assessor Acres:** 0.08  
**Property Class:** 201 -- COMMERCIAL

### Ownership

**Mailing Address:**  
JOHNSON, ROGER T & JOHNSON, SUSAN M  
PO BOX 1293  
SISTERS, OR 97759

### Valuation

#### Real Market Values as of Jan. 1, 2022

**Land**

**Structures**

**Total**

#### Current Assessed Values:

**Maximum Assessed** \$0

**Assessed Value**

**Veterans Exemption**

## Warnings, Notations, and Special Assessments

Review of digital records maintained by the Deschutes County Assessor's Office, Tax Office, Finance Office, and the Community Development Department indicates that there are no special tax, assessment or property development related notations associated with this account. However, independent verification of the presence of other Deschutes County tax, assessment, development, and additional property related considerations is recommended. Confirmation is commonly provided by title companies, real estate agents, developers, engineering and surveying firms, and other parties who are involved in property transactions or property development. In addition, County departments may be contacted directly to discuss the information.

No Structures Found.

## Land Characteristics

Land Description	Acres	Land Classification
Commercial Lot	0.08	

## Ownership

Name Type	Name	Ownership Type	Ownership Percentage
OWNER	JOHNSON, ROBERT	OWNER	
OWNER	JOHNSON, SUSANM	OWNER	

## Service Providers *Please contact districts to confirm.*

Category	Name	Phone	Address
COUNTY SERVICES	DESCHUTES COUNTY	(541) 388-6570	1300 NW WALL ST, BEND, OR 97703
POLICE SERVICES	DESCHUTES COUNTY SHERIFF'S OFFICE	(541) 693-6911	63333 HIGHWAY 20 WEST, BEND, OR 97703
FIRE DISTRICT	SISTERS CAMP SHERMAN FIRE DISTRICT	(541) 549-0771	301 SOUTH ELM ST, SISTERS, OR 97759
SCHOOL DISTRICT	SISTERS SCHOOL DISTRICT #6	(541) 549-8521	525 EAST CASCADE AVE, SISTERS, OR 97759
ELEMENTARY SCHOOL ATTENDANCE AREA	SISTERS ELEMENTARY SCHOOL	(541) 549-8981	611 EAST CASCADE AVE, SISTERS, OR 97759
MIDDLE SCHOOL ATTENDANCE AREA	SISTERS MIDDLE SCHOOL	(541) 549-2099	15200 MCKENZIE HWY, SISTERS, OR 97759
HIGH SCHOOL ATTENDANCE AREA	SISTERS	(541) 549-4045	1700 MCKINNEY BUTTE RD, SISTERS, OR 97759
EDUCATION SERVICE TAX DISTRICT	HIGH DESERT EDUCATION SERVICE DISTRICT	(541) 693-5600	145 SE SALMON AVE, REDMOND, OR 97756
COLLEGE TAX DISTRICT	CENTRAL OREGON COMMUNITY COLLEGE	(541) 383-7700	2600 NW COLLEGE WAY, BEND, OR 97703
PARK & RECREATION DISTRICT	SISTERS PARK & RECREATION DISTRICT	(541) 549-2091	1750 W. MCKINNEY BUTTE RD, SISTERS, OR 97759
LIBRARY DISTRICT	DESCHUTES PUBLIC LIBRARY	(541) 617-7050	601 NW WALL ST, BEND, OR 97703
SEWER SERVICE PROVIDER	SISTERS, CITY OF	(541) 280-9785	PO BOX 39, SISTERS, OR 97759
WATER SERVICE PROVIDER	SISTERS, CITY OF	(541) 323-5212	PO BOX 39, SISTERS, OR 97759
LIVESTOCK DISTRICT	DESCHUTES COUNTY LIVESTOCK DISTRICT NUMBER 5	(541) 388-6623	1300 NW WALL ST, BEND, OR 97703
GARBAGE & RECYCLING SERVICE	HIGH COUNTRY DISPOSAL	(541) 548-4984	1090 NE HEMLOCK AVE, REDMOND, OR 97756

## Development Summary

Planning Jurisdiction:	Jurisdiction	City Zoning	Description
Sisters	Sisters	DC	DOWNTOWN COMMERCIAL - SISTERS UGB
Urban Growth Boundary:			
Sisters			
Urban Reserve Area:			
No			

## Permit Detail

No permit records found.

## Assessor's Office Supplemental Information

Legal Description:	Subdivision: DAVIDSON ADDITION TO SISTERS Lot: 8 Block: 8
Property Class:	201 -- COMMERCIAL
Maintenance Area:	6
Study Area:	03
Neighborhood:	000

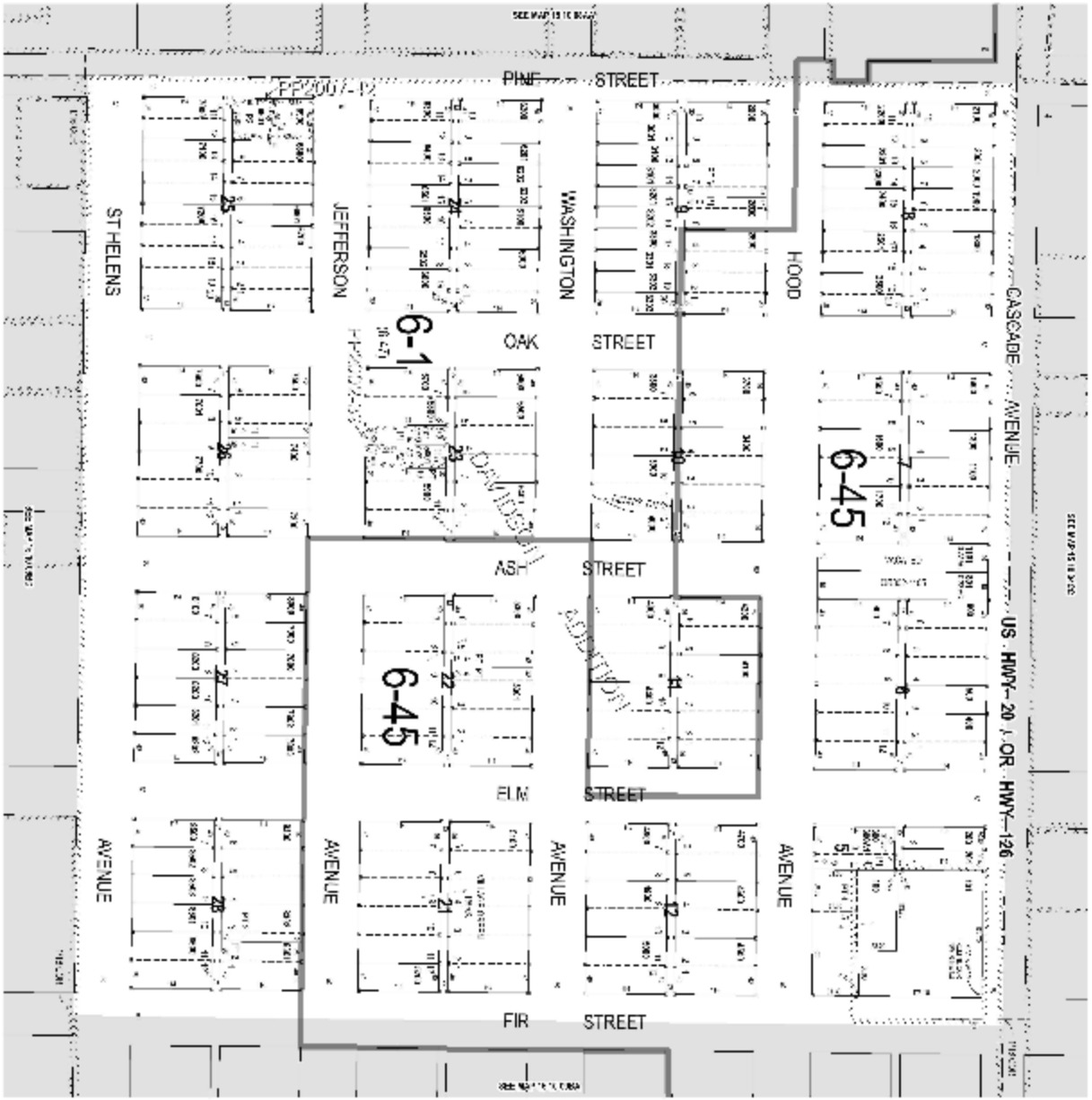
**STATEMENT OF TAX ACCOUNT**  
**DESCHUTES COUNTY TAX COLLECTOR**  
**DESCHUTES SERVICES BUILDING**  
**BEND OR 97703**  
**(541) 388-6540**

17-Jul-2023

Tax Account #	287362	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	6045
Situs Address	371 W CASCADE AVE SISTERS OR 97759		Interest To
			Jul 15, 2023

**Tax Summary**

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
<b>Total</b>		\$0.00	\$0.00	\$0.00	\$0.00		



OWNER'S NAME

001	002	003	004	005	006	007	008	009	010	011	012	013	014	015	016	017	018	019	020	021	022	023	024	025	026	027	028	029	030	031	032	033	034	035	036	037	038	039	040	041	042	043	044	045	046	047	048	049	050	051	052	053	054	055	056	057	058	059	060	061	062	063	064	065	066	067	068	069	070	071	072	073	074	075	076	077	078	079	080	081	082	083	084	085	086	087	088	089	090	091	092	093	094	095	096	097	098	099	100
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# Deschutes County Property Information - Dial

## Road Map



Map and Taxlot: 151009BB02001

