

THE FALLS LLC

EAST ALARKA RD
532762

PLAT: 00000/00000 UNIQ ID 7091
ID NO:

Parcel ID: 6672-02-75-7992-

SPLIT FROM ID

Reval Year: 2021 Tax Year: 2027
Appraised By 09 on 11/22/2023 20600 THE FALLS

COUNTY TAX (100)

20-OR-512-ALARKA THE FALLS S/D

CARD NO. 1 of 1
146.7170 AC
TW-20 CI- FR-AL

SRC= Owner

AT- LAST ACTION 20231208

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION			CORRELATION OF VALUE			
TOTAL POINT VALUE	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM		EX-	AT-	MARKET		
0	97V	00												529,940		
BUILDING ADJUSTMENTS																
TOTAL ADJUSTMENT FACTOR	VACANT LAND															
TOTAL QUALITY INDEX	STYLE:															
DEPR. BUILDING VALUE - CARD																
0																
DEPR. OB/XF VALUE - CARD																
0																
MARKET LAND VALUE - CARD														529,940		
TOTAL MARKET VALUE - CARD														529,940		
TOTAL APPRAISED VALUE - CARD														529,940		
TOTAL APPRAISED VALUE - PARCEL														529,940		
TOTAL PRESENT USE VALUE - LAND																
0																
TOTAL VALUE DEFERRED - PARCEL																
0																
TOTAL TAXABLE VALUE - PARCEL \$														529,940		
PRIOR APPRAISAL																
PERMIT																
BUILDING VALUE	0	CODE	DATE	NO.												
OBXF VALUE	0															
LAND VALUE	539,200															
PRESENT USE VALUE	0															
DEFERRED VALUE	0	ROUT: WTRSHD:														
TOTAL VALUE	539,200															
SALES DATA																
OFF. RECORD	DATE	DEED	INDICATE													
BOOK	PAGE	MO	YR	TYPE	O/U	V/I	SALES PRICE									
0293	0380	7	2004		X	V	1,450,500									
0217	0555	9	1998		X	V	342,000									
0001	0097	9	1998		X	V	342,000									
HEATED AREA																
NOTES																

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
SUBAREA TOTALS				0	TOTAL OB/XF VALUE																

BLDG DIMENSIONS

LAND INFORMATION																		
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES	
WOODED ACREAGE	0160		0	0	0.9520	4	0.9000	+00 +00 +00 -10 +00	RP	4,200.00	146.717	AC	0.860	3,612.00	529942	0		
TOTAL MARKET LAND DATA											146.717			529942				
TOTAL PRESENT USE DATA																		

6672-02-75-7992-

5/18/2026 12:19:32 AM.