



Yakima County WA, Property Record Card

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171422-31404
8851 Naches Heights Rd

Owners: Dave E Trepanier

Assessed Value
\$114,900

PROPERTY DETAILS

Parcel Number	171422-31404
Situs Address	8851 Naches Heights Rd
Property Use	18 Other Residential
Tax Code Area	502
Property Size	0.90
Neighborhood	483
Owners	Dave E Trepanier
Legal Description	SP 85-159 LOT 1
Fire District	Yakima County Fire District 1
School District	Highland School District #203
Total Bldg SQFT	-

UTILITY INFORMATION

Gas	No	Electricity	Yes	Water	Well
Sewer / Septic	Septic				

SITE INFORMATION

Property Type	Residential	Zoning	Rldp	Street Type	Private
Street Finish	Gravel	Traffic	Light	Side Walk	No
Curbs	No		Location	Road-Frntage	

LAND

DETAILS FOR LAND RECORD #1

Land Flag	Mdl	Soil Class	Prime	Calc CU	No
Water Source	Well	Sewer Source	Septic	Flood Plain	No
Lot Shape	Rectangle	Topography	Level	Land View	No View
Landscaping	Minimal	Value Method	Acres	Lots	1
Square Feet	39,310 sqft		Acre(s)	0.900	

RESIDENTIAL

No data to display

COMMERCIAL

No data to display

DETACHED STRUCTURES

DETAILS FOR DETACHED STRUCTURE #1

Structure Type	Garage	Quality	Average	Condition	Average
Construction	Wood-Frame	Construction Type	Pole	Foundation	Garage
Ext. Wall Type	Wood	Roof Type	Gable	Roofing Material	Metal
Flooring	Cncrt-Slab	Year Built	1996	Measure 1	28
Measure 2	60		Main Finished	1,680	

AGRICULTURE

No data to display

EXCISE TRANSACTIONS

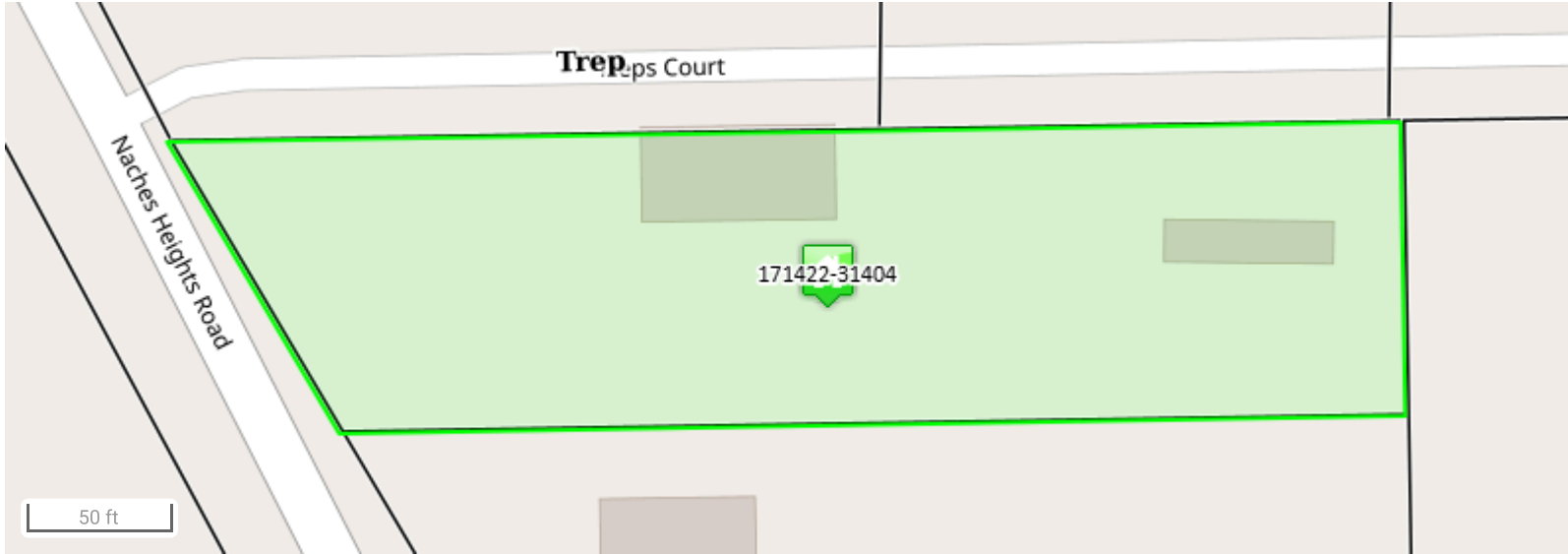
EXCISE #	GRANTOR NAME	EXCISE DATE	SALE PRICE	DOCUMENT TYPE	PORTION (Y/N)	PARCEL(S) SOLD
-	-	-	-	-	-	-

VALUES

VALUE TYPE	2025	2024	2023	2022	2021	2020	2019
Taxable Value Regular	\$114,900	\$110,500	\$96,100	\$88,300	\$78,900	\$72,200	\$65,300
Taxable Value Excess	\$114,900	\$110,500	\$96,100	\$88,300	\$78,900	\$72,200	\$65,300
Market Land	\$65,000	\$58,900	\$54,000	\$52,800	\$49,100	\$40,400	\$40,400
Market Improvement	\$49,900	\$51,600	\$42,100	\$35,500	\$29,800	\$31,800	\$24,900

TAX BREAKDOWN

DISTRICT	TAX RATE	ASSESSED VALUE	TAX
County Ems	0.250000000000000	\$110,500	\$27.63
County Flood Control	0.05513604680100	\$110,500	\$6.09
Highland School	1.66239640772800	\$110,500	\$183.69
Highland School Bonds	0.000000000000000	\$110,500	\$0.00
Highland School Technology Improvement	1.34066986476700	\$110,500	\$148.14
State School Levy	1.43728317636200	\$110,500	\$158.82
State School Levy Part 2	0.77100703019800	\$110,500	\$85.20
Yakima County	0.97798948507300	\$110,500	\$108.07
Yakima County Fire District 1	0.68986971054400	\$110,500	\$76.23
Yakima County Fire District 1 Bonds	0.19146681311600	\$110,500	\$21.16
Yakima County Road	1.30049520483300	\$110,500	\$143.70
Yakima Valley Regional Library	0.29320895483300	\$110,500	\$32.40





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Data last updated: 04/06/2025