



Yakima County WA, Property Record Card

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171422-42406

140 Trepanier Ct

Owners: Dave E Trepanier

Assessed Value
\$66,500

PROPERTY DETAILS

| | |
|-------------------|-------------------------------|
| Parcel Number | 171422-42406 |
| Situs Address | 140 Trepanier Ct |
| Property Use | 91 Undeveloped Land |
| Tax Code Area | 502 |
| Property Size | 1.00 |
| Neighborhood | 483 |
| Owners | Dave E Trepanier |
| Legal Description | SP 85-159 LOT 3 |
| 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 | R10/5 | 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 | - | | Acre(s) | 1.000 | |

RESIDENTIAL

No data to display

COMMERCIAL

No data to display

DETACHED STRUCTURES

No data to display

AGRICULTURE

No data to display

EXCISE TRANSACTIONS

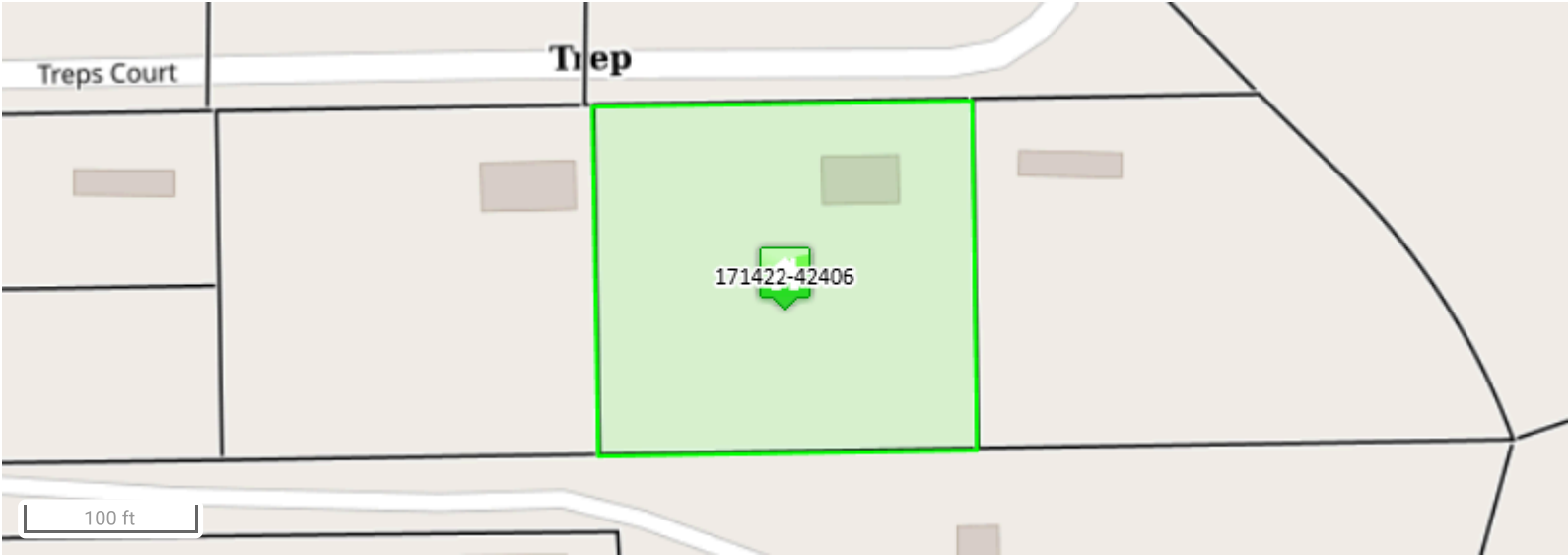
| EXCISE # | GRANTOR NAME | EXCISE DATE | SALE PRICE | DOCUMENT TYPE | PORTION (Y/N) | PARCEL(S) SOLD |
|----------|--------------|-------------|------------|---------------|---------------|----------------|
| - | - | - | - | - | - | - |

VALUES

| VALUE TYPE | 2025 | 2024 | 2023 | 2022 | 2021 | 2020 | 2019 |
|-----------------------|----------|----------|----------|----------|----------|----------|----------|
| Taxable Value Regular | \$66,500 | \$60,500 | \$55,200 | \$54,000 | \$50,100 | \$41,300 | \$41,300 |
| Taxable Value Excess | \$66,500 | \$60,500 | \$55,200 | \$54,000 | \$50,100 | \$41,300 | \$41,300 |
| Market Land | \$66,500 | \$60,500 | \$55,200 | \$54,000 | \$50,100 | \$41,300 | \$41,300 |

TAX BREAKDOWN

| DISTRICT | TAX RATE | ASSESSED VALUE | TAX |
|--|-------------------|----------------|----------|
| County Ems | 0.250000000000000 | \$60,500 | \$15.13 |
| County Flood Control | 0.05513604680100 | \$60,500 | \$3.34 |
| Highland School | 1.66239640772800 | \$60,500 | \$100.57 |
| Highland School Bonds | 0.000000000000000 | \$60,500 | \$0.00 |
| Highland School Technology Improvement | 1.34066986476700 | \$60,500 | \$81.11 |
| State School Levy | 1.43728317636200 | \$60,500 | \$86.96 |
| State School Levy Part 2 | 0.77100703019800 | \$60,500 | \$46.65 |
| Yakima County | 0.97798948507300 | \$60,500 | \$59.17 |
| Yakima County Fire District 1 | 0.68986971054400 | \$60,500 | \$41.74 |
| Yakima County Fire District 1 Bonds | 0.19146681311600 | \$60,500 | \$11.58 |
| Yakima County Road | 1.30049520483300 | \$60,500 | \$78.68 |
| Yakima Valley Regional Library | 0.29320895483300 | \$60,500 | \$17.74 |





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