

Parcel Number: 171422-13403
Situs Address: Naches Heights/Rudd
Property Use: 91 Undeveloped Land
Tax Code Area: 502
Property Size: 1.01
Neighborhood: 483
Owners: Dave E Trepanier
Abbreviated Legal Description:
 SP 85-215 LOT 4

Utility Information:*(indicates utility is available at parcel boundary)*

Gas: No **Electricity:** Yes **Water:** Well **Sewer/Septic:** Septic

Site Information:

Property Type: Residential **Zoning:** R10/5 **Street Type:** Cul-De-Sac
Traffic: Light **Side Walk:** No **Curbs:** No **Street Finish:** Dirt
Location: Road-Frntage

Details for Land Record #1

Land Flag: MDL **Soil Class:** 1 **Calc CU:** No **Water Source:** Well
Sewer Source: Septic **Flood Plain:** No **Lot Shape:** Irregular **Topography:** Level
Land View: No View **Landscaping:** Minimal **Value Method:** Acres **Lots:** 1
SquareFeet: **Acres(s):** 1.010

Excise Transactions on Parcel Number 171422-13403

Excise #	Grantor Name	Excise Date	Sale Price	Document Type	Portion (Y/N)	Parcel(s) Sold
388782	Trepanier, Joseph Nels	Nov 28, 2006	\$0	Statutory Warranty Deed	No	9

Details for Segregation/Merger | View Seg Merge Documents | View Before and After Image

Document Number: **Seg/Merge Type:**
Parent Year: **Child Year:**
Status: **Status Date:**

Expanded Details for Parcel involvement of Segregation
 Parcel Number | Involvement | Final Status | Final Size |

Tax Breakdown Information*

Details for Tax Year 2025

District	Regular Rate	Regular Value	Regular Tax	Excess Rate	Excess Value	Excess Tax
County Ems	0.24635003	\$66,700	\$16.43	0.00000000	\$66,700	\$0.00
County Flood Control	0.05390108	\$66,700	\$3.60	0.00000000	\$66,700	\$0.00
Highland School	0.00000000	\$66,700	\$0.00	1.67252702	\$66,700	\$111.56
Highland School Technology Improvement	0.00000000	\$66,700	\$0.00	1.30438523	\$66,700	\$87.00
State School Levy	1.57299818	\$66,700	\$104.92	0.00000000	\$66,700	\$0.00
State School Levy Part 2	0.84674038	\$66,700	\$56.48	0.00000000	\$66,700	\$0.00
Yakima County	0.95978589	\$66,700	\$64.02	0.00000000	\$66,700	\$0.00
Yakima County Fire District 1	0.99591475	\$66,700	\$66.43	0.00000000	\$66,700	\$0.00
Yakima County Fire District 1 Bonds	0.00000000	\$66,700	\$0.00	0.20798295	\$66,700	\$13.87
Yakima County Road	1.23982656	\$66,700	\$82.70	0.00000000	\$66,700	\$0.00
Yakima Valley Regional Library	0.28630248	\$66,700	\$19.10	0.00000000	\$66,700	\$0.00
Total	6.20181935	\$66,700	\$413.68	3.18489520	\$66,700	\$212.43

**Please Note: These are not guaranteed tax amounts and are only provided for convenience. Tax amounts above may have rounding errors and are only provided as an indication of what taxes would be if the parcel were taxed at 100% Assessed values for the full tax year. In addition, no assessments are included in these lists and may be included in the property tax bill. If you want exact current tax amounts please view this property on the County Treasurer Tax Portal.*

Value Breakdown Information

Value Type	2025	2024	2023	2022	2021	2020	2019
Taxable Value Regular	\$66,700	\$60,700	\$55,400	\$54,100	\$50,300	\$41,400	\$41,400
Taxable Value Excess	\$66,700	\$60,700	\$55,400	\$54,100	\$50,300	\$41,400	\$41,400
Market Land	\$66,700	\$60,700	\$55,400	\$54,100	\$50,300	\$41,400	\$41,400



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