



PACIFIC NORTHWEST TITLE

OF KITSAP COUNTY, INC.

Owner:

Marie L.
Wickens

Property:

2929 Mile Hill Drive #A-8
Port Orchard, WA 98366
8023-001-008-0006

Provided Especially For:

Danny Horovitz
John L. Scott Real Estate
Silverdale, WA

Prepared By:

Andrea Rieland
Market Research Specialist

We are pleased to provide the enclosed information for your consideration, and look forward to being of service in the closing of this transaction!

NO LIABILITY IS ASSUMED FOR THE MATERIAL CONTAINED HEREIN

Bainbridge Island
921 Hildebrand Lane NE, Suite 200
Bainbridge Island, WA 98101
(206) 842-2082 • (800) 884-7636
Fax (206) 842-2125

Silverdale-Main Office
2021 NW Myhre Road, Suite 300
P.O. Box 3607 / Silverdale, WA 98383
(360) 692-4141 • (800) 464-2823
Fax (360) 692-5569

Port Orchard
1382 SE Lund Avenue, Suite 1
P.O. Box 2068 / Port Orchard, WA 98366
(360) 895-7799
Fax (360) 895-5824

Kitsap County Parcel Information



Parcel Information

Parcel #: **8023-001-008-0006**

Tax Id: **1870138**

Site Address: 2929 SE Mile Hill DR
Port Orchard, WA 98366

Owner: Wickens Marie L

Owner Address: 2929 Mile Hill Rd Unit A-8
Port Orchard, WA 98366

Township/Range/Section: T: 24N R: 01E S: 25 Q: SE

Parcel Size: Acres (Sq. Ft.)

Plat: 8023 - OLNEY CREEK

Book/Page: Book: 2 Page: 22

Neighborhood: 7402

County Zoning: Incorporated City

Census Tract/Block: 092500/2014

Waterfront:

Land Use: 141 - CONDO - RESIDENTIAL

Building Use: Single family

Building Type: 62 Avg Condo

Total Land Value: \$0

Total Impr Value: \$89,100

Total Value: \$49,300

Tax Information

Tax Year: 2011

Levy Code: 0810

Levy Rate: 10.814271

Annual Tax: \$0.00

Total Taxes & Fees: \$0.00

Legal

BLDG A APT 8, OLNEY CREEK, A CONDOMINIUM, RECORDED IN VOLUME 2 OF CONDOMINIUMS, PAGES 22 THROUGH 31, INCLUSIVE, AND AMENDED IN VOLUME 2 OF CONDOMINIUMS, PAGES 44 THROUGH 49, INCLUSIVE, ACCORDING TO THE DECLARATION RECORDED UNDER AUDITOR'S FILE NO. 7910250101, AND AMENDMENTS THERETO, ANY, IN KITSAP COUNTY, WASHINGTON.

Land

Property Class: 141	Zone Code:	Dwelling Count: 1	Other Improv.:
Electric: Y	Gas: N	Water: Y	Sewer:
Cable:	Well:	Septic:	

Improvement

Building Type: 62 Avg Condo	Year Built: 1979	Above Ground Sq. Ft.: 8
Use Desc.: Single family	Bedrooms: 2	Basement Fin. Sq. Ft.: 0
Stories: 2	Full/Half Baths: 1/0	Basement or Lower Garage Sq Ft: 0
Heat Code: 91	Deck Sq. Ft.: 70	Carport Sq. Ft.: 0
Wood Stove:	Roof Mat.: Comp sh to 235#	Det. Garage Sq. Ft.: 0

Assessed Value History

Year	Total	Land	Imprvmt	Levy Rate	Annual Tax	FFP Assmnt	SSWM Assmnt	NOX Weed Assmnt	Total
2011	\$89,100	\$0	\$89,100		\$0.00	\$0.00	\$0.00	\$0.00	\$0
2010	\$89,294	\$15,080	\$74,214		\$0.00	\$0.00	\$0.00	\$0.00	\$0

2009 \$99,208 \$16,750 \$82,458 \$0.00 \$0.00 \$0.00 \$0.00 \$0

Transfer Information

Rec. Date:	08/24/01	Sale Price:	\$59,500	Doc Num:	0008240221	Doc Type:	Grant Deed
Owner:	WICKENS, MARIE L			Grantor:	COMSTOCK,NANCY L & JOHN A		
Orig. Loan Amt:				Title Co:	FIRST AMERICAN TITLE		
Finance Type:		Loan Type:		Lender:			

Sales

Excise #	Date	Price	Deed Type
198002519	05/01/80	\$40,950	R
198902153	04/06/89	\$39,500	W
199104404	05/31/91	\$0	W
199205220	06/11/92	\$48,000	W
200106991	08/22/01	\$59,500	W

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

View: [Receipt\(s\) on file](#)
[\[Click here to Print\]](#)

[\[Click here to Pay by Credit Card - 3rd party fee applies\]](#)
[\[Click here to Pay by E-Check - \\$1.00 fee\]](#)



Meredith R. Green, CPA
 MAKE REMITTANCES PAYABLE TO:
 Kitsap County Treasurer
 614 Division Street, MS-32
 Port Orchard, WA 98366

2011 WEB TAX STATEMENT

Printed:02/22/2011

WICKENS MARIE L
 2929 MILE HILL RD UNIT A-8
 PORT ORCHARD, WA 98366

Account Number	** For Informational Purposes Only **
8023-001-008-0006	Process Number 1870138
	Taxpayer Name: WICKENS MARIE L

GENERAL TAX DISTRIBUTION			
	2010	2011	
2010 Total:	\$0.00	2011 Total:	\$0.00

Tax Property Description

OLNEY CREEK
 BLDG A APT 8, OLNEY CREEK, A CONDOMINIUM, RECORDED IN
 VOLUME 2 OF CONDOMINIUMS, PAGES 22 THROUGH 31, INCLUSIVE,
 AND AMENDED IN VOLUME 2 OF CONDOMINIUMS, PAGES 44 THROUGH
 49, INCLUSIVE, ACCORDING TO THE DECLARATION RECORDED UNDER
 AUDITOR'S FILE NO. 7910250101, AND AMENDMENTS THERETO, IF ANY,
 IN KITSAP COUNTY, WASHINGTON.

VALUE INFORMATION FOR TAX		
	2010	2011
Land:	\$15,080	\$0
Improvements:	\$74,214	\$89,100
TOTAL VALUE:	\$89,294	\$89,100
<i>Frozen Base:</i>	\$49,300	\$49,300
Exemptions (if any):		
SRCIT	\$60,000	\$60,000
Total Qualifying Exemptions:	\$60,000	\$60,000

Current Taxes		
ASSESSMENT	2010	2011
Asmt Total	\$0.00	\$0.00

**2011 General Property Tax +
 Assessments = \$0.00**

TOTAL TAXABLE VALUE:(Land + Improvements minus Qualifying Exemptions)
 \$0 \$0

TOTAL AMOUNT DUE: No Taxes Owing

Levy Code **0810** General Levy Rate per \$1000 **8.1642**
[\[Click here for Levy Information\]](#)
Voted Rate -- 0 % Voter Approved

First half taxes paid after April 30th will incur interest plus penalty computed on the FULL year amount (RCW 84.56.020).

Property Report

Tax Account No.	Process No.	Situs Address
8023-001-008-0006	1870138	NO ADDRESS FOUND
Property Class: 141- Condo, residential		

Parcel Information

Tax Code Area:	0810	# of Buildings:	1	Acres:	0
Jurisdiction:	PORT ORCHARD	View Rating:	No view		
Sec-Twp-Rng:	25 24N 1E	Zoning:	City	Status:	A - Active
Neighborhood:	7402680	Last Inspected:			

Taxpayer Information

Name:	WICKENS MARIE L		
Mailing Address:	2929 MILE HILL RD UNIT A-8		
	PORT ORCHARD	WA	98366

Sales History

Tax Account No. Process No. Situs Address

8023-001-008-0006	1870138	
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Sale Date:	Sale Price:	Excise Number:	Instrument:	Screening Code:
22-AUG-01	59500	200106991	W	V
11-JUN-92	48000	199205220	W	V
31-MAY-91	0	199104404	W	G
06-APR-89	39500	198902153	W	1
01-MAY-80	40950	198002519	R	V

Building Data

Tax Account No. Process No. Situs Address

8023-001-008-0006**1870138**Account Link: [8023-000-000-0006](#)**Details**

Bldg 1 of 1

Year Built

1979Quality &
Type**Avg Condo**[If Mobile Home, click here for details](#)

Roof Material

Comp sh to 235#

ExtWall Type

T 111 plywood**Sq Footage****Floor****Area****Living Area**

Basement:*

0**0**

* Could be basement or lower level garage

Lower Level:

0**0**

Above Ground:

865**865**

Total:

865**865**

Porch/Deck:

70

Detached

Garage:

Attached

Garage:

Attributes

Bedroom(s)

2Fireplace(s)
****Yes**

Half Bath(s)

0

Sewer

Y

Full Bath(s)

1

Water

Y

Heat Source

Electric baseboard**Other**

Improvements

WDDK , Carport

Imp. (Cont)

,

Land Desc.

Condominium ,

Land (Cont)

,

Land (Cont)

* Could be basement or lower level garage.

** May include wood, gas, or pellet stove.

Value History

Tax Account No. Process No. Situs Address

8023-001-008-0006	1870138	
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Tax Year	Land Value	Improvement Value	Total Value	Taxable Assessed Value	Annual Taxes	Annual FFP Assessment	Annual SSWM Assessment	Annual Noxious Weed Assessment	Annual Total
2011	0	89,100	89,100	0	0.00	0.00	0.00	0.00	0.00
2010	15,075	74,214	89,289	0	0.00	0.00	0.00	0.00	0.00
2009	16,749	82,458	99,207	0	0.00	0.00	0.00	0.00	0.00
2008	18,612	91,621	110,233	0	0.00	0.00	0.00	0.00	0.00
2007	14,101	69,410	83,511	0	0.00	0.00	0.00	0.00	0.00
2006	11,103	54,654	65,757	0	0.00	0.00	0.00	0.00	0.00
2005	10,224	50,326	60,550	0	0.00	0.00	0.00	0.00	0.00
2004	4,840	44,460	49,300	0	0.00	0.00	0.00	0.00	0.00
2003	4,840	44,460	49,300	0	0.00	0.00	0.00	0.00	0.00
2002	4,840	44,460	49,300	49,300	645.29	0.00	0.00	0.00	645.29
2001	4,840	44,460	49,300	49,300	478.39	0.00	0.00	0.00	478.39

Tax Statement

close this window

Tax Description

Tax Account No.

Process No.

Situs Address

8023-001-008-0006**1870138**

OLNEY CREEK

BLDG A APT 8, OLNEY CREEK, A CONDOMINIUM, RECORDED IN VOLUME 2 OF CONDOMINIUMS, PAGES 22 THROUGH 31, INCLUSIVE, AND AMENDED IN VOLUME 2 OF CONDOMINIUMS, PAGES 44 THROUGH 49, INCLUSIVE, ACCORDING TO THE DECLARATION RECORDED UNDER AUDITOR'S FILE NO. 7910250101, AND AMENDMENTS THERETO, IF ANY, IN KITSAP COUNTY, WASHINGTON.

[close this window](#)

AFTER RECORDING MAIL TO:

MARIE L. WICKENS
2929 MILE HILL #A8
PORT ORCHARD, WA 98366

KITSAP COUNTY TREASURER EXCISE 08/24/2001

2001EX06991

Total : \$1059.10

Clerk's Initial DS

Filed for Record at Request of
First American Title Insurance Company/WA
Escrow Number: 00060382



First American Title
Insurance Company

Statutory Warranty Deed

THE GRANTOR NANCY L. COMSTOCK , WHO ACQUIRED TITLE AS NANCY L. CONDOTTA AND JOHN A. COMSTOCK, HUSBAND AND WIFE for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to MARIE L. WICKENS, An Unmarried Woman the following described real estate, situated in the County of Kitsap, State of Washington:

THE REFERRED TO HEREIN IS DESCRIBED AS FOLLOWS:
THE FOLLOWING APARTMENT OF THE CONDOMINIUM, ACCORDING TO SURVEY MAP, SET OF PLANS, AND CONDOMINIUM DECLARATIONS:

CONDOMINIUM NAME: OLNEY CREEK
USE: RESIDENTIAL
DECLARATION RECORDED: OCTOBER 25, 1979
RECORDING NO.: 7910250100 AND AS AMENDED BY 8002200064
VOLUME: 2, PAGES 22 THROUGH 31
RECORDS OF: KITSAP COUNTY, WASHINGTON
UNIT NO.: A-8

SUBJECT TO EXCEPTIONS INCORPORATED IN EXHIBIT "A" , WHICH BY THIS REFERENCE IS ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Property Tax Parcel Account Number(s): 8023-001-008-0006

Dated this 22ND day of August, 2001.

NANCY L. COMSTOCK

JOHN A. COMSTOCK

STATE OF WASHINGTON }
COUNTY OF KITSAP } ss

I certify that I know or have satisfactory evidence that NANCY L. COMSTOCK and JOHN A. COMSTOCK are the persons who appeared before me, and said persons acknowledged that THEY signed this instrument and acknowledged it to be THEIR free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: AUGUST 22, 2001



Cheryl A. Loomis
CHERYL A. LOOMIS
Notary Public in and for the State of Washington
Residing at GIG HARBOR
My appointment expires: 09/10/02

EXHIBIT "A"

ORDER NO: 60382

SPECIAL EXCEPTIONS:

TERMS, PROVISIONS, COVENANTS, CONDITIONS, DEFINITIONS, OPTIONS,
OBLIGATIONS AND RESTRICTIONS CONTAINED IN CONDOMINIUM DECLARATION
AND AS MAY BE CONTAINED IN THE BY-LAWS ADOPTED PURSUANT TO SAID
DECLARATION:

RECORDED: **OCTOBER 25, 1979**
RECORDING NO.: **7910250101**

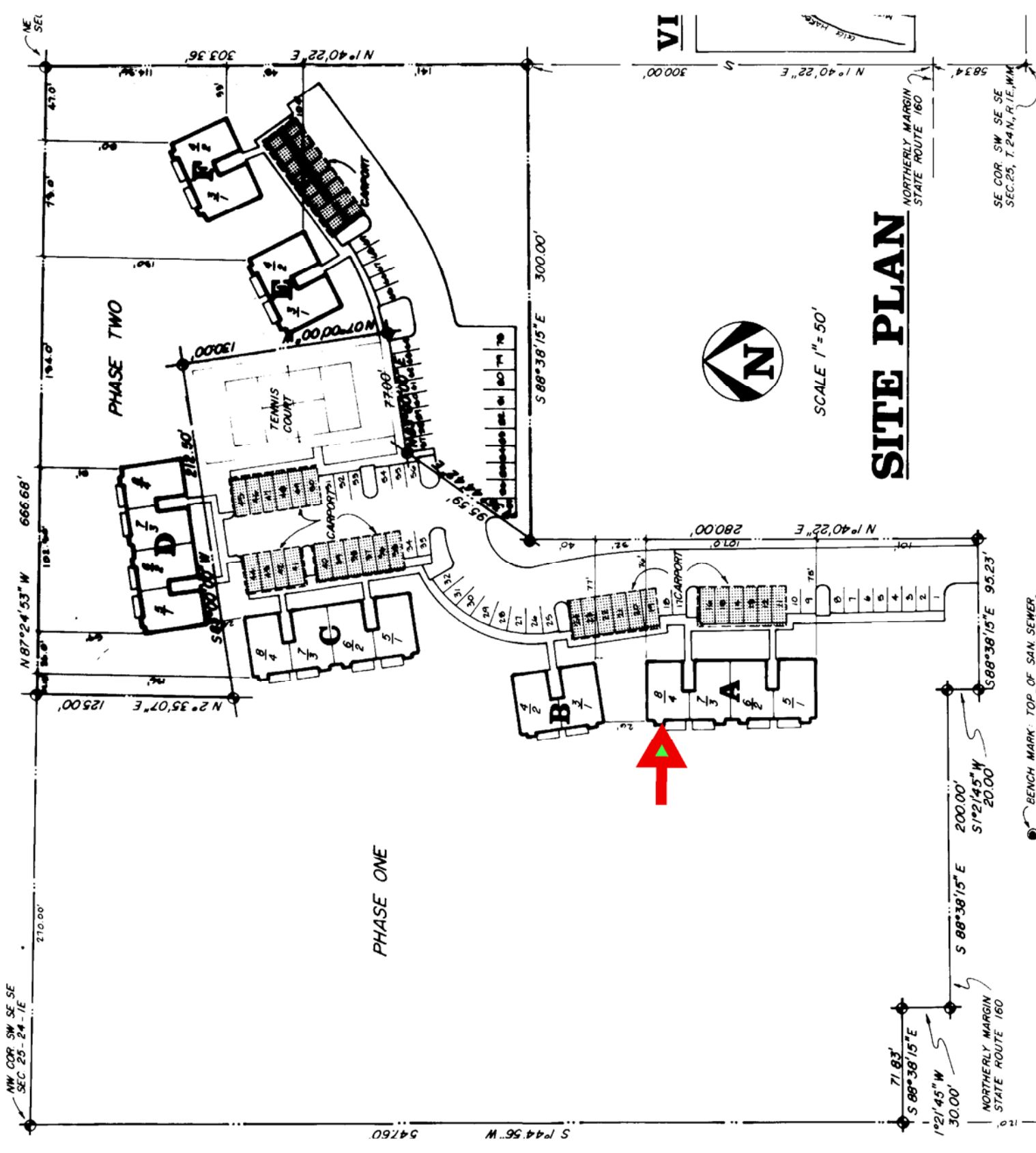
AMENDMENT(S) AND/OR MODIFICATION(S) OF SAID DECLARATION:

RECORDED: **FEBRUARY 20, 1980**
RECORDING NO.(S): **8002200064**

ANY ASSESSMENT NOW OR HEREAFTER LEVIED UNDER THE PROVISIONS OF
THE CONDOMINIUM DECLARATION OF OLNEY CREEK CONDOMINIUM, OR ANY
AMENDMENT(S) THERETO, OR UNDER THE BY-LAWS ADOPTED PURSUANT TO
SAID DECLARATION.

TERMS, PROVISIONS, REQUIREMENTS AND LIMITATIONS CONTAINED IN THE
HORIZONTAL PROPERTY REGIMES ACT, CHAPTER 156, LAWS OF 1963 (RCW 64.32)
AS NOW AMENDED OR AS IT MAY HEREAFTER BE AMENDED.





VI



SCALE 1"=50'

SITE PLAN

NORTHERLY MARGIN STATE ROUTE 160

SE COR. SW SE SE SEC. 25, T. 24 N., R. 1 E., W. 4 M

BENCH MARK. TOP OF SAN. SEWER MANHOLE RIM ELEV. = 169.00' M.S.L.

SR 160