



**PACIFIC
NORTHWEST
TITLE**

OWNER:

**Arthur & Jeannette
Thiessen**

PROPERTY:

**11023 SE Rae Court
Port Orchard, WA 98366
4769-000-004-0009**

PROVIDED ESPECIALLY FOR:

**Danny Horovitz
John L. Scott Real Estate
Silverdale, WA**

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

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SILVERDALE-MAIN OFFICE

2021 NW MYHRE ROAD, SUITE 300
SILVERDALE, WA 98383
(360) 692-4141 • (800) 464-2823
FAX (360) 692-5569

PORT ORCHARD

1382 SE LUND AVENUE, SUITE 1
PORT ORCHARD, WA 98366
(360) 895-7799
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PAULA PAZOOKI
CUSTOMER SERVICE
MARKET RESEARCH SPECIALIST

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Kitsap County Parcel Information



PACIFIC NORTHWEST TITLE

2021 NW Myhre Road Suite 300 Silverdale, WA 98383

Phone: 360-692-4141 Fax: 360-692-5569

Parcel Information

Parcel #:	4769-000-004-0009
Tax Id:	1768852
Site Address:	11023 SE Rae Ct Port Orchard, WA 98366
Owner:	Thiessen Arthur & Jeannette
Owner Address:	1761 Potter Ave Apt 115 Port Orchard, WA 98366
Owner Phone:	
Township/Range/Section:	T: 23N R: 02E S: 02 Q: NE
Parcel Size:	0.2400 Acres (10,454 Sq. Ft.)
Plat:	4769 - DAR RAE TERRACE
Book/Page:	Book: 14 Page: 1
Neighborhood:	7402
County Zoning:	Rural Residential
Census Tract/Block:	092704/1010
Waterfront:	
Land Use:	111 - SINGLE FAMILY RES
Building Use:	Single family
Building Type:	20 Avg Rambler
Total Land Value:	\$45,710
Total Impr Value:	\$142,780
Total Value:	\$188,490



Tax Information

Tax Year:	2013
Levy Code:	8110
Levy Rate:	11.359424
Annual Tax:	\$2,141.12
Total Taxes & Fees:	\$2,216.62

Legal

LOT 4, DAR RAE TERRACE, AS RECORDED IN VOLUME 14 OF PLATS, PAGE 1, RECORDS OF KITSAP COUNTY, WASHINGTON.

Land

Property Class:	111	Zone Code:	RR	Dwelling Count:	1	Other Improv.:	5
Electric:	Y	Gas:		Water:	Y	Sewer:	unknown
Cable:		Well:		Septic:			

Improvement

Building Type:	20 Avg Rambler	Year Built:	1973	Above Grnd SqFt:	1568	Att. Garage SqFt:	0
Use Desc.:	Single family	Stories:	1	Bsmt Fin. SqFt:	0	Det. Garage SqFt:	0
Roof Mat.:	Comp sh to 235#	Heat Code:	100	1st Floor SqFt:	1568	Carport SqFt:	0
Bedrooms:	3	Full/Half Baths:	2 /0	2nd Floor SqFt:	0	Deck SqFt:	0

Assessed Value History

Year	Total	Land	Imprmnt	Levy Rate	Annual Tax	FFP Assmnt	SSWM Assmnt	NOX Weed Assmnt	Total
2013	\$188,490	\$45,710	\$142,780		\$2,141.12	\$0.00	\$73.50	\$2.00	\$2,216.62
2012	\$195,020	\$52,240	\$142,780		\$2,186.52	\$0.00	\$69.80	\$2.00	\$2,258.32
2011	\$201,520	\$53,550	\$147,970		\$2,110.50	\$0.00	\$69.80	\$2.00	\$2,182.30

Transfer Information

Rec. Date:	02/19/92	Sale Price:	\$127,000	Doc Num:	9202250090	Doc Type:	
Owner:	THIESSEN, ARTHUR & JEANNETTE	Grantor:	UNKNOWN	Title Co:			
Orig. Loan Amt:		Loan Type:		Lender:			
Finance Type:							

Sales

Excise #	Date	Price	Deed Type
197392753	03/01/73	\$26,250	W
198605089	08/27/86	\$79,500	W
199201273	02/19/92	\$127,000	W

Sentry Dynamics, Inc. and its 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

2013 WEB TAX STATEMENT

Printed:08/12/2013

THIESSEN ARTHUR & JEANNETTE
 1761 POTTER AVE APT 115
 PORT ORCHARD, WA 98366-2517

Account Number	** For Informational Purposes Only **	
4769-000-004-0009	Process Number	1768852
Taxpayer Name: THIESSEN ARTHUR & JEANNETTE		

Tax Property Description

DAR RAE TERRACE
 LOT 4, DAR RAE TERRACE, AS RECORDED IN VOLUME 14 OF PLATS,
 PAGE 1, RECORDS OF KITSAP COUNTY, WASHINGTON.

GENERAL TAX DISTRIBUTION

	2012	2013
STATE GENERAL	\$487.04	\$472.56
REGIONAL LIBRARY	\$72.30	\$73.72
LOCAL SCHOOL	\$567.43	\$607.76
COUNTY	\$222.16	\$226.48
COUNTY ROAD	\$296.55	\$305.08
PORT	\$158.88	\$72.29
FIRE	\$366.94	\$367.83
PUD	\$15.22	\$15.40
2012 Total:	\$2,186.52	2013 Total: \$2,141.12

VALUE INFORMATION FOR TAX

	2012	2013
Land:	\$52,240	\$45,710
Improvements:	\$142,780	\$142,780
TOTAL VALUE:	\$195,020	\$188,490

Current Taxes

ASSESSMENT	2012	2013
Noxious Weed	\$2.00	\$2.00
Stormwater Management	\$69.80	\$73.50
Asmt Total	\$71.80	\$75.50

TOTAL TAXABLE VALUE:(Land + Improvements minus Qualifying Exemptions)
 \$195,020 **\$188,490**

2013 General Property Tax + Assessments = \$2,216.62

Levy Code **8110** General Levy Rate per \$1000 **11.3594**

[\[Click here for Levy Information\]](#)

Voted Rate -- 28.4 % Voter Approved

TOTAL AMOUNT DUE: \$1,108.31

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

Account Number: 4769-000-004-0009 (1768852) Parcel Location: 11023 SE RAE CT

If you did not make a first half payment or pay the delinquent taxes listed, if any, call (360) 337-7135 for delinquent tax, interest and penalty due. Delinquent payments received without interest and penalty will be returned. [See Treasurer Information link.](#)

2

SECOND HALF - Pay or Postmark by October 31

	TAX YEAR	Prev Tax Owing	Interest/ Penalty	TOTAL	
				Full	Half
Current:	2013				\$1,108.31
Amount Due:					\$1,108.31

THIESSEN ARTHUR & JEANNETTE
 1761 POTTER AVE APT 115
 PORT ORCHARD, WA 98366-2517

Make Remittance Payable To
 Kitsap County Treasurer - 614 Division Street, MS-32
 Port Orchard, WA 98366

Property Report

Tax Account No.	Process No.	Situs Address
4769-000-004-0009	1768852	11023 SE RAE CT
Property Class: 111- Single family residence		

Parcel Information

Tax Code Area:	8110	# of Buildings:	1	Acres:	.24
Jurisdiction:	UNINCORP.	View Rating:			
Sec-Twp-Rng:	02 23N 2E	Zoning:	RR	Status:	A - Active
Neighborhood:	7402306	Last Inspected:	04/02/07		

Taxpayer Information

Name:	THIESSEN ARTHUR & JEANNETTE			
Mailing Address:	1761 POTTER AVE APT 115			
	PORT ORCHARD	WA	98366	2517

Sales History

Tax Account No.
4769-000-004-0009

Process No.
1768852

Situs Address
11023 SE RAE CT

Sale Date:	Sale Price:	Excise Number:	<u>Instrument:</u>	<u>Screening Code:</u>
19-FEB-92	127000	1992EX01273	W	V
27-AUG-86	79500	1986EX05089	W	V

Value History

Tax Account No.

Process No.

Situs Address

4769-000-004-0009

1768852

11023 SE RAE CT

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
2014	45,710	142,780	188,490	188,490	TBD	TBD	TBD	TBD	TBD
2013	45,710	142,780	188,490	188,490	2,141.12	0.00	73.50	2.00	2,216.62
2012	52,240	142,780	195,020	195,020	2,186.52	0.00	69.80	2.00	2,258.32
2011	53,550	147,970	201,520	201,520	2,110.50	0.00	69.80	2.00	2,182.30
2010	56,810	158,330	215,140	215,140	2,103.86	0.00	69.80	1.00	2,174.66
2009	62,690	173,880	236,570	236,570	2,018.86	0.00	67.30	1.00	2,087.16
2008	65,300	181,650	246,950	192,230	1,223.12	0.00	62.30	1.00	1,286.42
2007	56,780	174,240	231,020	231,020	2,137.90	0.00	57.30	1.00	2,196.20
2006	47,040	145,190	192,230	192,230	1,449.40	0.00	50.00	1.00	1,500.40
2005	36,290	129,130	165,420	165,420	1,893.98	0.00	47.50	1.00	1,942.48
2004	33,600	113,710	147,310	147,310	1,835.08	0.00	45.00	0.00	1,880.08
2003	33,600	106,130	139,730	139,730	1,808.36	0.00	45.00	0.00	1,853.36
2002	33,600	98,850	132,450	132,450	1,800.70	0.00	45.00	0.00	1,845.70
2001	29,000	90,380	119,380	119,380	1,230.92	0.00	45.00	0.00	1,275.92

Tax Statement

close this window

Building Data

Tax Account No.
4769-000-004-0009

Process No.
1768852

Situs Address
11023 SE RAE CT

Details

Bldg 1 of 1
Year Built **1973**
Quality & Type **Avg Rambler**
Roof Material **Comp sh to 235#**
ExtWall Type **T 111 plywood**

[If Mobile Home, click here for details](#)

Sq Footage

<u>Floor</u>	<u>Area</u>	<u>Living Area</u>	
Basement:*	0	0	* Could be basement or lower level garage
Lower Level:	0	0	
Above Ground:	1568	1568	
Total:	1568	1568	
Porch/Deck:	0		
Detached Garage:			
Attached Garage:	400		

Attributes

Bedroom(s)	3	Fireplace(s) **	Yes
Half Bath(s)	0	Sewer	
Full Bath(s)	2	Water	Y
Heat Source	Forced hot air		

Other

Improvements **CNPY , CONCP**
Imp. (Cont) **LANDSCPG , Carport**
Land Desc. **Rural land (not WF) ,**
Land (Cont) **,**
Land (Cont)

* Could be basement or lower level garage.

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

Tax Description

Tax Account No.
4769-000-004-0009

Process No.
1768852

Situs Address
11023 SE RAE CT

DAR RAE TERRACE

**LOT 4, DAR RAE TERRACE, AS RECORDED IN VOLUME 14 OF PLATS, PAGE 1,
RECORDS OF KITSAP COUNTY, WASHINGTON.**

close this window

THIS SPACE PROVIDED FOR RECORDER'S USE
 KITSAP COUNTY
 \$7.00 LTC
 FILED-BY: LAND TITLE COMPANY
 FEB 25, 1992, 1:04 PM
 KAREN FLYNN, AUDITOR
 CLERK: MILLER
 A. F. #: 9202250090
 REEL 0631 FR 2135

Filed for Record at Request of **LAND TITLE COMPANY**
 12083-HH 2-82579-5

When Recorded Return to:

NAME ARTHUR D. THIESSEN AND JEANNETTE M. THIESSEN

ADDRESS 11023 RAE COURT

CITY, STATE, ZIP PORT ORCHARD, WA. 98366

E-82579 3 STATUTORY WARRANTY DEED

THE GRANTOR **ZOE M. HOLMES** as her separate property

for and in consideration of **TEN DOLLARS & OTHER VALUABLE CONSIDERATION**

in hand paid, conveys and warrants to **ARTHUR D. THIESSEN AND JEANNETTE M. THIESSEN, husband and wife**

the following described real estate, situated in the County of **KITSAP** State of Washington:

Lot(s) 4, Dar-Rae Terrace, according to the plat thereof, recorded in Volume 14 of Plats, Page(s) 1, 2 and 3, records of KITSAP County, Washington.

SAID REAL ESTATE IS SUBJECT TO THE FOLLOWING MATTERS OF RECORD:

1. EASEMENT DISCLOSED ON PLAT FOR UTILITIES, AFFECTS 5 FEET OVER STREET FRONTAGE.
2. RESTRICTIONS CONTAINED ON THE FACE OF SAID PLAT.
3. THE FOLLOWING IS SHOWN IN THE DEDICATION ON THE FACE OF THE PLAT: DIMENSIONS AND USES OF ALL LOTS, TRACTS OR PARCELS OF LAND EMBRACED IN THIS PLAT ARE SUBJECT TO AND SHALL BE IN CONFORMITY WITH KITSAP COUNTY ZONING REGULATIONS.
4. EASEMENT AFFECTING A PORTION OF SAID PREMISES AS GRANTED BY INSTRUMENT RECORDED ON JANUARY 3, 1969, UNDER RECORDING NO. 944850 IN FAVOR OF PUGET SOUND POWER AND LIGHT COMPANY FOR UNDERGROUND AND/OR OVERHEAD TRANSMISSION AND ELECTRIC LINES AND APPURTENANCES THERETO.
5. LIABILITY FOR FUTURE ASSESSMENTS AND ADDITIONAL TAP AND CONNECTION CHARGES, IF ANY, LEVIED BY MANCHESTER WATER DISTRICT, AS DISCLOSED BY LETTER RECORDED FEBRUARY 23, 1979, UNDER AUDITOR'S FILE NO. 7902230155.

Dated FEBRUARY 19, 19 92

Zoe M. Holmes
 ZOE M. HOLMES

By _____

By _____

NO. 1273
 KITSAP COUNTY
 TRANSACTION EXCISE TAX

STATE OF WASHINGTON
 COUNTY OF **KITISAP**

PAID FEB 25, 1992
 STATE OF WASHINGTON
 COUNTY OF _____

AMOUNT: 2060
 COUNTY TREASURER

On this day personally appeared before me Zoe M. Holmes
 ZOE M. HOLMES

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____

to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as

and _____, President and _____ Secretary, respectively, of _____

free and voluntary act and deed, for the uses and purposes therein mentioned.

the corporation that executed the foregoing instrument, and acknowledged the same instrument to be the free and voluntary act and deed of said corporation, and for the uses and purposes therein mentioned, and on _____ day of _____, 19____, I was authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

GIVEN under my hand and official seal this 21st day of FEBRUARY, 19 92

Witness my hand and official seal this _____ day and year first above written.

[Signature]
 Notary Public in and for the State of Washington, residing at BRREMERTON
 My commission expires: 10-25-95

Notary Public in and for the State of Washington, residing at _____





