

REAL PROPERTY INFORMATION

Parcel ID: 743623000

Active

Tax Year: 2023

Run Date: 05-04-2024 4:20 PM

Page 1 of 2

OWNER NAME AND MAILING ADDRESS

WIT'S END LLC  
96 MEADOWLARK LN N  
FARGO, ND 58102

SALES INFORMATION

Grantor	Date	Type	Sale Amount	Validity	Inst. Type	Reference #
WIT'S END LLC	01/31/2024		750,000		Warranty Deed	0246041
ALLEN ENTERPRISES LLC	06/13/2014	Land & Building	1,075,000	0-Good Sale	Warranty Deed	0209059

PROPERTY SITUS ADDRESS

1406 11TH AVE NE  
58401

BUILDING PERMITS

Number	Issue Date	Amount	Status	Type	Desc
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GENERAL PROPERTY INFORMATION

Zoning: C2  
Neighborhood: 23C03 2023 Comm 1-2327  
Exemptions:  
Property Flags:  
Flood Zone:  
Flood Zone %:

INSPECTION HISTORY

Date	Time	Code	Reason	Appraiser	Contact-Code
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PROPERTY FACTORS

Topography:  
Utilities:  
Access:  
Location:  
Parking Type:

ASSESSMENT VALUE HISTORY - TRUE AND FULL VALUE

Year	Land	Building	Total	Year	Land	Building	Total
2023	11,464	55,472	66,936	2021	10,014	48,456	58,470
2022	10,615	51,363	61,978	2020	9,818	47,507	57,325

LEGAL DESCRIPTION

Sec Twp Range  
LEAPALDT 2ND ADDITION, BLOCK 1, Lot 3

COST SUMMARY

Residential Land	\$0
Residential Impt	\$0
Commercial Land	\$9,300
Commercial Impt	\$0
Total Improvement Value	\$98,300

APPRAISED VALUES

Land	Building	Total	Method
9,300	45,000	54,300	PRIOR
9,300	45,000	54,300	OVR
\$107,600	Market	\$0	
\$0		Override	\$54,300

MARKET LAND INFORMATION

Method	Type	Acres	SF	FF	Depth	Inf Cd	Factor	Calc Value	Final Value
Square Feet		0.00	9,306	0	0			0	9,300
Totals		0.00	9,306					Total	0

REAL PROPERTY INFORMATION

GENERAL BUILDING INFORMATION

Bldg No:

Name:

Primary Use:

Identical Units:

BUILDING SUMMARY

Total Area:3,200

RCN:0

Overall Pct Good:86

RCNLD:98,274

Depr Type:

New Construction:0

Totals with Identical Units

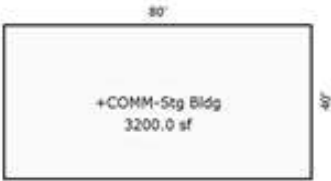
Total Area:0

RCN:114,272

RCNLD:98,274

BUILDING COMMENTS

No Photo Available



Download Photo (None)

COMMERCIAL BUILDING SECTIONS & BASEMENTS

Sec	Occupancy	MSCIs	Rank	Str	Yr Blt	Eff Age	Area	Perim	Hgt	Cond	RCN	% Gd	RCNLD	Fn	Eco	Adj RCNLD
1	471 Lt. Commercial Utility Build.	D	3.00	1	2001	7	3,200	240	16		114,272	86.00	98,274	0.00	0.00	98,274

COMMERCIAL COMPONENTS

Sec	Code	Units	Pct	Size	Oth
1	918 Single -Metal on Wood Frame		100		