

Ada County Parcel Information

| | |
|-----------------------------|---|
| Parcel ID # | R0963530150 |
| Property Address: | 2149 S ORCHARD ST BOISE, ID 83705 |
| Property Type: | L |
| Owner Information: | |
| Owner Name: | C2B DEVELOPMENTS LLC |
| Second Owner: | |
| Mail Address: | 405 S 8TH ST STE 290 BOISE, ID 83702 |
| Assessor Information | |
| Legal Description: | LOT 15 BLK 01 BIRMINGHAM PLACE SUB |
| Subdivision: | BIRMINGHAM PLACE SUB |
| Lot/Block: | 15/1 |
| Section: | 3N2E20 |
| Acres: | 0.065 |
| Tax Code Area: | 01-1 |
| Levy Rate 2007: | 0.012736319 |
| Levy Rate 2008: | 0.013161758 |
| % Levy Rate Change: | 3.34 % |
| Zoning: | R-1MD |
| Homeowner Exemption: | \$0 |



Treasurer Information

| | | | |
|--------------|------|-------------|-------|
| Year: | 2008 | Tax: | \$856 |
|--------------|------|-------------|-------|

Assessor Categories

| Year | Cat. | Description | Acres | Value |
|----------------|------|------------------|-------|----------|
| 2009 | 200 | RES LOT OR TRACT | 0.066 | \$65,000 |
| Totals: | | | 0.066 | \$65,000 |

Land Information

| | | | | | | | | | |
|---------------------------|-------|--------------------------|---|------------------------|---|---------------------------|---|--------------------|--|
| Residential Acres: | 0.066 | Commercial Acres: | 0 | Other Acres: | 0 | Street: | | Utilities: | |
| Water Source: | | Sewer: | | Sidewalks: | N | Curbs and Gutters: | N | Topography: | |
| View: | | Water Influence: | | Water Frontage: | 0 | Corner: | N | | |



Property Details for Parcel R0963530150 and Year 2008

[Back to Parcel Search](#)

Parcel: R0963530150
 Year: 2008
 Zone Code: R-1MD
 Total Acres: 0.066
 Tax Code Area: 01-1
 Property Description:
 LOT 15 BLK 01
 BIRMINGHAM PLACE SUB



Address: 2149 S ORCHARD ST BOISE , ID 83705
 Subdivision: BIRMINGHAM PLACE SUB
 Land Group Type: SUB
 Township/Range/Section: 3N2E20

Valuation Details

| Role | SCC | Acreage | Assessed Value | Valuation Method | Code Area |
|---------|----------------------|---------|----------------|------------------|-----------|
| Primary | 200 RES LOT OR TRACT | 0.066 | \$65,000 | MARKET | 01-1 |

Valuation History

Year Value
 2008 \$65,000

Tax Districts

| Tax District | Levy | Description | Phone |
|--------------|-------------|--------------------------|--------------|
| 1 | 0.002299445 | ADA COUNTY | 208-287-7000 |
| 3 | 0.000107923 | EMERGENCY MEDICAL | 208-287-2950 |
| 6 | 0.000909533 | ADA COUNTY HIGHWAY DIST | 208-387-6120 |
| 7 | 0.004558826 | SCHOOL DISTRICT NO. 1 | 208-854-4029 |
| 14 | 0.005147418 | BOISE CITY | 208-384-3725 |
| 34 | 0 | BENCH SEWER | 208-345-5363 |
| 43 | 0.000026218 | MOSQUITO ABATEMENT | 208-577-4646 |
| 100 | 0.000112395 | COLLEGE OF WESTERN IDAHO | 208-562-3299 |

Total Levy: 0.013161757999999999

Taxes, Certifications, and Fees

| Year | Total Taxes | Taxes Paid | Taxes Due | Delinquent | Tax Data Current as of |
|------|-------------|------------|-----------|------------|------------------------|
| 2008 | \$855.50 | \$427.75 | \$427.75 | No | 03/25/2009 |

Characteristics

[Land](#)



WARRANTY DEED

FOR VALUE RECEIVED,

MIDTOWN PLACE DEVELOPMENT LLC., an Idaho limited liability company, whose current address 405 S 8th Street, Suite 290, Boise Idaho, the "Grantor," does hereby grant, bargain, sell and convey unto

C2B DEVELOPMENTS LLC, an Idaho limited liability company, whose current address is 405 S 8th Street, Suite 290, Boise, Idaho 83702, the "Grantee," the following premises, TO WIT:

See Exhibit A, attached hereto and made a part hereof by this reference (the "Property").

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee that it is the owner of said premises; that they are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by Grantee; and subject to all existing patent reservations, easement, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever.

Dated: January 7, 2009

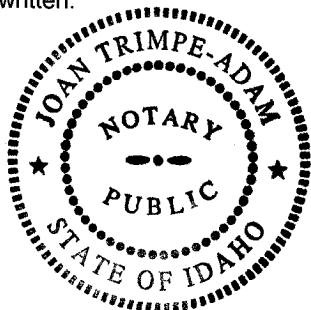
MIDTOWN PLACE DEVELOPMENT LLC, an
Idaho limited liability company
By: C2B Developments LLC, its Member

By: [Signature]
Its: Member

STATE OF IDAHO)
) ss.
County of Ada)

On this 7th day of January, 2009, before me, Joan Trimpe-Adam, a Notary Public in and for said State, personally appeared Jim D. Canger, known or identified to me to be a Member of C2B Developments LLC, an Idaho limited liability company, which is a Member of the limited liability company Midtown Place Development LLC, an Idaho limited liability company, and acknowledged to me that he is the Member who subscribed said limited liability company name to the foregoing instrument, and acknowledged to me that he executed the within instrument on behalf of said limited liability company, and that such limited liability company executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



[Signature]
Notary Public for Idaho
Residing at Boise
My commission expires 12-31-13

EXHIBIT A
Page 1 of 2

The Property being transferred by the attached Warranty Deed consists of the following lot and block numbers as set forth on the final plat for Birmingham Place Subdivision, recorded in Ada County as Instrument #107109324, Book #98 of Plats, Pages #12572 and 12573 on August 7, 2007.

| | |
|---------------|----------------|
| Lot 1 | Block 1 |
| Lot 2 | Block 1 |
| Lot 3 | Block 1 |
| Lot 4 | Block 1 |
| Lot 15 | Block 1 |
| Lot 16 | Block 1 |
| Lot 17 | Block 1 |

