

## Canyon County Parcel Information

Property Identification #: R3001511800  
Alt. Parcel ID: 093230020140  
Property Address: West River Rd  
Caldwell, ID 83607  
Parcel City Code: Caldwell

### Owner Information:

Name: West River LLC  
Address: 984 W Corporate Ln  
Nampa, ID 83651

### Assessor Information

Legal Description: 06-2N-3W SE WEST RIVER SUB LT 14 BLK 2  
Township/Range/Section: 02N03W06 Quarter: SE  
Acres: 1.76  
School District: 770 VALLIVUE SCHOOL DIST #139  
Instrument #: [200678697](#)  
Subdivision: WEST RIVER SUB  
Plat Instr. #: [0](#)  
Lot: 14  
Block: 2

### Assessed Values

Land Value: \$68,260  
Improvement Value: \$0  
Total Value: \$68,260

### Residential Characteristics



**Matt Caba**  
Customer Service  
5660 E Franklin Rd. Suite 101  
Nampa, Idaho 83687  
phone:208-475-1135  
fax:866-376-3736  
www.titleonecorp.com

### Treasurer Information

Year: 2009	Tax: \$788.02
Year: 2008	Tax: \$1,923.44
Year: 2007	Tax: \$2,729.00

### Assessor Land Categories

Use Code	Desc.	Value
15	rural residential subdivision lot/acre	\$67,200
15A		\$1,060

# Value History

**Parcel Number** 30015118 0      **Site Address** WEST RIVER RD, CALDWELL      **Current Total Assessed Value** \$68,260

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## Assessment History

Assessment Date	Land Value	Dwelling Value	Total Value	Change Description
01/01/2009	\$68,800	\$0	\$68,800	01 01- Rev
01/01/2009	\$83,600	\$0	\$83,600	01 01- Rev
01/01/2008	\$178,600	\$0	\$178,600	01 01- Rev
01/01/2007	\$253,040	\$0	\$253,040	01 01- Rev

# Tax Record

Last Update:

## Details

PIN	AIN	Tax Roll	Tax Year	Bill Number
30015118 0	093230020140	Real Property	2009	2009156416
<b>Current Owner</b> WEST RIVER LLC 984 W CORPORATE LN NAMPA ID 83651		<b>Situs</b> 0 WEST RIVER RD		
<b>Owner of Record</b> WEST RIVER LLC		<b>Legal Description</b> 06-2N-3W SE WEST RIVER SUB LT 14 BLK 2		
<b>Lender</b>		<b>TAG</b> 181-00		

## Assessment Information

Authority	Exempt	Taxable	Rate	Gross	Credits	Net Tax	Savings
<b>112 PEST CONTROL</b>							
PEST CONTROL	0	68,800	0.000063772	4.38	0.00	4.38	0.00
<b>653 AMBULANCE DISTRICT</b>							
AMBULANCE DISTRICT	0	68,800	0.000199753	13.74	0.00	13.74	0.00
<b>668 MOSQUITO ABATEMENT</b>							
MOSQUITO ABATEMENT	0	68,800	0.000108048	7.42	0.00	7.42	0.00
<b>690 NAMPA HWY DIST #1</b>							
NAMPA HWY DIST #1	0	68,800	0.001046685	72.02	0.00	72.02	0.00
<b>717 MARSING FIRE</b>							
MARSING FIRE	0	68,800	0.000167681	11.54	0.00	11.54	0.00
<b>751 LIZARD BUTTE LIBRARY</b>							
LIZARD BUTTE LIBRARY	0	68,800	0.000384831	26.48	0.00	26.48	0.00
<b>770 VALLIVUE SCHOOL DIST #139</b>							
VALLIVUE SCHOOL DIST #139-BOND	0	68,800	0.00246091	169.32	0.00	169.32	0.00
VALLIVUE SCHOOL DIST #139-OTHER	0	68,800	0.000745034	51.26	0.00	51.26	0.00
VALLIVUE SCHOOL DIST #139-SUPPL	0	68,800	0	0.00	0.00	0.00	0.00
VALLIVUE SCHOOL DIST #139-SUPPLEMENTAL NO TIF	0	68,800	0.001893824	130.30	0.00	130.30	0.00
<b>775 COLLEGE OF WESTERN IDAHO</b>							
COLLEGE OF WESTERN IDAHO	0	68,800	0.000133257	9.16	0.00	9.16	0.00
<b>998 CANYON COUNTY</b>							
ASSESSORS REAPPRAISAL	0	68,800	0.000174447	12.00	0.00	12.00	0.00
CHARITY	0	68,800	0.000317102	21.82	0.00	21.82	0.00
COUNTY FAIR	0	68,800	0.000026335	1.80	0.00	1.80	0.00
CURRENT EXPENSE	0	68,800	0.001454547	100.08	0.00	100.08	0.00
DISTRICT COURT	0	68,800	0.00016295	11.20	0.00	11.20	0.00
HEALTH DISTRICT	0	68,800	0.000097881	6.74	0.00	6.74	0.00
HISTORICAL SOCIETY	0	68,800	0.000006058	0.42	0.00	0.42	0.00
JUSTICE	0	68,800	0.001882687	129.54	0.00	129.54	0.00
PARKS & RECREATION	0	68,800	0.000051638	3.56	0.00	3.56	0.00
TORT	0	68,800	0.000067069	4.60	0.00	4.60	0.00
WEED CONTROL	0	68,800	0.00000927	0.64	0.00	0.64	0.00

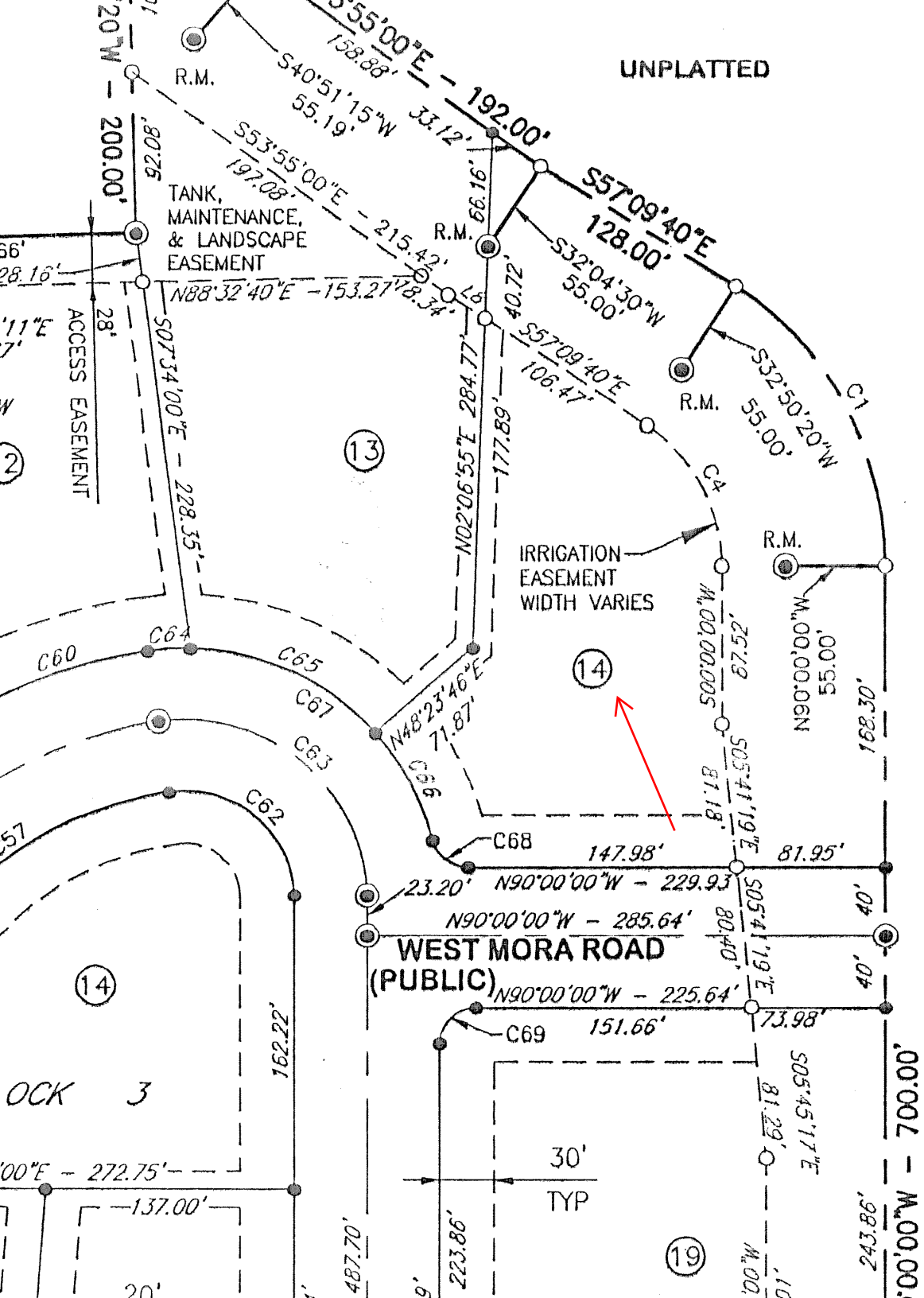
Total Net Tax **788.02**

**Installment**

<b>Period</b>	<b>Due Date</b>	<b>Tax</b>	<b>Penalty/Fee</b>	<b>Interest</b>	<b>Total Due</b>
First	12/20/2009	\$394.01	\$7.88	\$23.64	\$425.53
Second	6/20/2010	\$394.01	\$7.88	\$23.64	\$425.53
<b>PayInFull</b>					<b>\$851.06</b>

**Delinquent Taxes**

<b>Tax Year</b>	<b>Amount</b>	<b>Penalty</b>	<b>Interest</b>	<b>Total</b>
2007	\$1,132.86	\$22.65	\$345.80	\$1,501.31
2008	\$1,923.44	\$38.46	\$350.28	\$2,312.18
<b>Total</b>				<b>\$3,813.49</b>



UNPLATTED

UNPLATTED



1.12'