

Canyon County Parcel Information

Property Identification #: R3477500000
Alt. Parcel ID: 04N03W122405
Property Address: 12603 Hwy 44
Middleton, ID 83644
Parcel City Code: Middleton

Owner Information:

Name: Curran J Patrick
Address: 12601 Hwy 44
Middleton, ID 83644

Assessor Information

Legal Description: 12-4N-3W NW TX 18 & 10-A IN NENW
Township/Range/Section: 04N03W12 Quarter: NW
Acres: 1.87
School District: 765 MIDDLETON SCHOOL DIST #134
Instrument #: [9944240](#)
Subdivision:
Plat Instr. #:
Lot:
Block:

Assessed Values

Land Value: \$162,680
Improvement Value: \$123,400
Total Value: \$286,080

Residential Characteristics



Tyler Thomas
Commercial Customer Service
1101 W. River St., Suite 201
Boise, ID 83702
Phone: (208) 424-8511
Fax: (208) 424-0049

Treasurer Information

Year: 2009 Tax: \$3,842.80
Year: 2008 Tax: \$1,941.76
Year: 2007 Tax: \$1,764.46

Assessor Land Categories

Use Code	Desc.	Value
13	rural commercial tract	\$162,680
35	Improvement on Rural commercial tract	\$1,100
35	Improvement on Rural commercial tract	\$3,800
35	Improvement on Rural commercial tract	\$4,200
35	Improvement on Rural commercial tract	\$8,500
35	Improvement on Rural commercial tract	\$11,300
35	Improvement on Rural commercial tract	\$11,900
35	Improvement on Rural commercial tract	\$16,500
35	Improvement on Rural commercial tract	\$66,100

INSTRUMENT NO. 9944240

QUITCLAIM DEED

THIS QUITCLAIM DEED is made and effective as of the day written below, between SUSAN L. LIEDBERG (formerly known as Susan L. Curran) ("Grantor"), and J. PATRICK CURRAN ("Grantee"), with an address of 12601 Highway 44, Middleton, Idaho 83644, witnesseth:

Grantor, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt of which is acknowledged, does by these presents remise, release and forever quitclaim to Grantee and to Grantee's heirs and assigns, all right, title and interest now owned or hereafter acquired in that certain parcel of land situate, lying, and being in the County of Canyon, State of Idaho, bounded and particularly described as follows:

SEE EXHIBIT "A"

Together with all and singular the tenements, hereditaments and appurtenances on the property belonging or otherwise associated with the property, the reversion and reversions, remainder or remainders, rents, issues, and profits to the property. To have and to hold all and singular and to his heirs and assigns forever.

IN WITNESS WHEREOF, Grantor has set her hand the day and year written below.

GRANTOR:

Susan L. Liedberg
SUSAN L. LIEDBERG

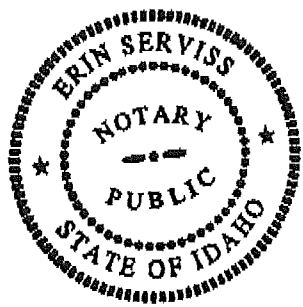
Date: 11-4-99

STATE OF IDAHO)
) ss.
County of Ada)

ERIN SERVISS

On this 4 day of November 1999, before me, *Susan L. Liedberg*
a Notary Public in and for said State, personally appeared SUSAN L. LIEDBERG, known or
identified to me to be the person whose name is subscribed to the foregoing instrument, and
acknowledged to me that she 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.



Erin Serviss
Notary Public for Idaho
Residing at *Ada County*
My commission expires *12/16/05*

009944240

RECORDED

99 NOV 8 PM 2 22

G NOEL HALES
CANYON, CNTY RECORDER
BY *[Signature]*

EXHIBIT "A"
Legal Description

REQUEST *John Curran*
TYPE *Deed* FEE *9.00*

A part of the Northeast Quarter of the Northwest Quarter of Section 12, Township 4 North, Range 3 West, Boise Meridian, Canyon County, Idaho, more particularly described as follows:

COMMENCING at the Quarter section corner common to Sections 1 and 12, Township 4 North, Range 3 West, Boise Meridian, Canyon County, Idaho, being a brass cap set in concrete; thence along the North line of Section 12

South 89° 34' West a distance of 760 feet to a point; thence

South 12° 36' West along the East line of Rhodenbaugh Lane a distance of 179.63 feet to the REAL POINT OF BEGINNING; thence

North 89° 34' East a distance of 375.5 feet to a point; thence

South 0° 00' a distance of 50 feet to a point; thence

South 89° 34' West to the East line of Rhodenbaugh Lane; thence

North 12° 36' East to the REAL POINT OF BEGINNING.

AND

A part of the Northeast Quarter of the Northwest Quarter of Section 12, Township 4 North, Range 3 West, Boise Meridian, Canyon County, Idaho, more particularly described as follows:

COMMENCING at the Quarter section corner common to Sections 1 and 12, Township 4 North, Range 3 West, being a brass cap set in concrete; thence along the North line of said Section 12

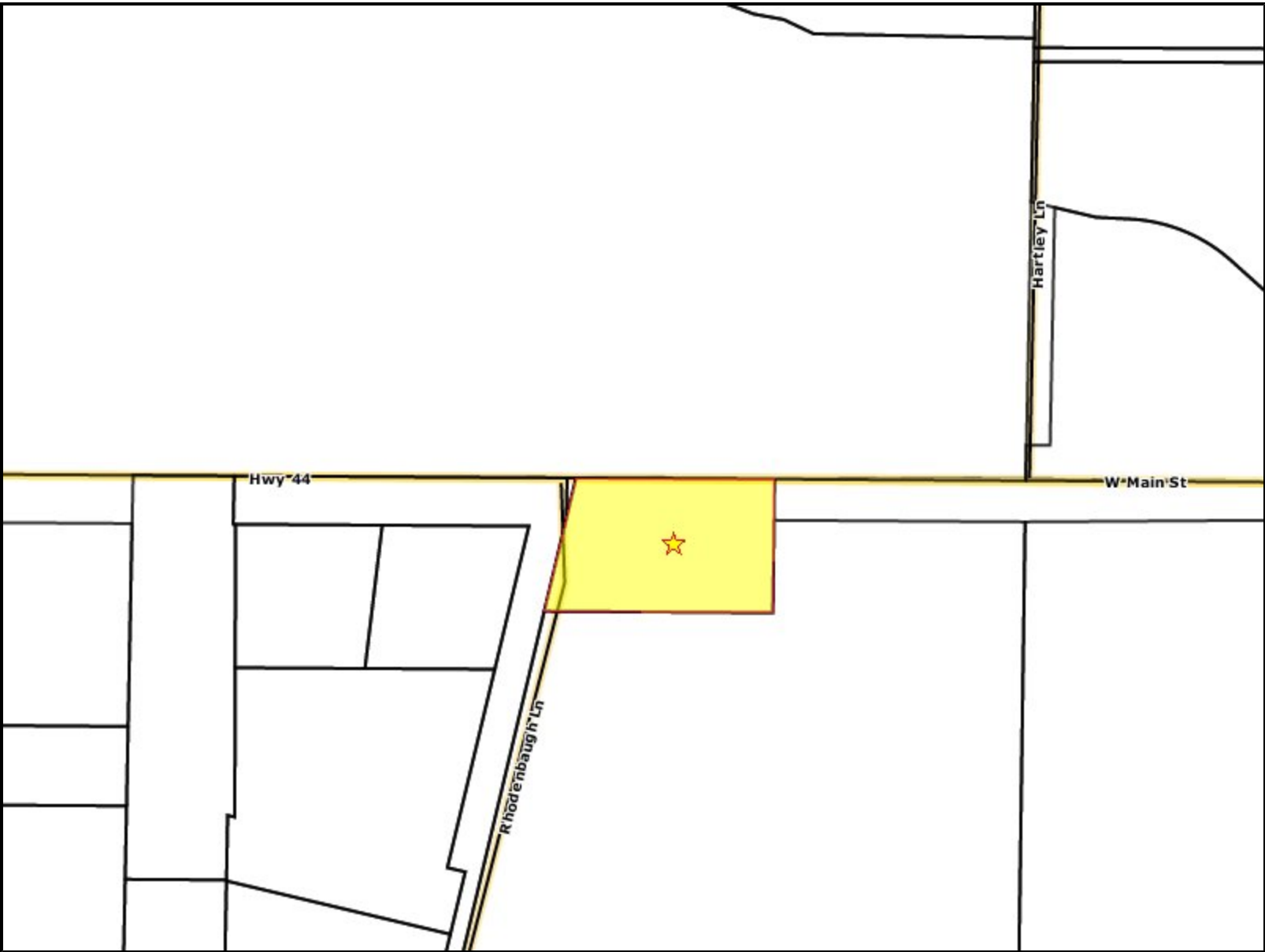
South 89° 34' West a distance of 425 feet to the REAL POINT OF BEGINNING; thence parallel to the East line of said Northeast Quarter of the Northwest Quarter

South 0° 00' a distance of 175 feet to an iron pin; thence parallel to the North line of said Section 12

South 89° 34' West a distance of 375.50 feet to an iron pin on the East line of Rhodenbaugh Lane; thence along the East line of said lane extended

North 12° 36' East a distance of 179.63 feet to a point on the North line of said Section 12; thence along said North line

North 89° 34' East a distance of 335 feet to the POINT OF BEGINNING.



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