

Cherry Tract 2
Grandview Place

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Parcel Number	Situs Address	Use Code	TCA	Size	NBHD
230925-43009	Mountainview Rd	81 Agricultural Not Current Use	441	13.91 Acre(s)	261

Owner(s)

Cervantes Orchards & Vineyards Llc

Abbreviated Legal Description

Section 25 Township 09 Range 23: W1/2 SW1/4 SE1/4 EX E 410.08 FT OF SW1/4 SW1/4 SE1/4 & EX S 30 FT CO RD R/W

Detailed Information for Land Record #1

Land Flag: A	Flood Plain: No	Value Method: Acres
Soil Class: Prime	Lot Shape: Irregular	Lots:
Calculate Current Use: No	Topography: Level	Squarefeet:
Water Source:	Land View: No View	Acre(s): 13.91
Sewer Source:	Landscaping: None	

Detailed Information for Crop Records

Land Record	Crop Record	Crop Type	Acres	Year Planted	Irrigation
1	1	Cherries	13.00	2003	Solid-Set

Utility Information:(indicates utility is available at parcel boundary)

Gas: No **Electric:** No **Water:** None **Sewer/Septic:** None

Site Information:

Property Type: Agricultural **Zoning:** Ag **Street Type:** Two-Way **Street Finish:** Paved/Asphlt
Traffic: Light **Side Walk:** No **Curbs:** No **Location:** Road-Frntage

Sales Information

Excise #	Grantor Name	Sale Date	Sale Price	Document Type	Portion(Y/N)
350016	Cervantes, Andres T Etal	12/02/2002	\$0	Warranty Deed	No

There are no segregations related to this parcel in the database.

Tax Breakdown Information*

*Please Note: These are not guaranteed tax amounts. They may have rounding errors and are only an indication of what taxes would be if this parcel were taxed at current values for this Tax Year.

Tax year 2010

District	Regular Rate	Regular Tax	Excess Rate	Excess Tax
County EMS	.21813840	\$21.78	.00000000	\$0.00
County Flood Control	.08724099	\$8.71	.00000000	\$0.00
Grandview Port Regular	.41411620	\$41.35	.00000000	\$0.00
Grandview School Bonds	.00000000	\$0.00	2.48038576	\$247.67
Grandview School M&O	.00000000	\$0.00	1.49748749	\$149.52
Juvenile Justice Bond	.00000000	\$0.00	.05262350	\$5.25
State School Levy	2.09175286	\$208.86	.00000000	\$0.00
Yakima County	1.49409180	\$149.19	.00000000	\$0.00
Yakima County Fire District 5	1.31474283	\$131.28	.00000000	\$0.00
Yakima County Road	2.09096001	\$208.78	.00000000	\$0.00
Yakima Valley Regional Library	.45950503	\$45.88	.00000000	\$0.00

Tax Year 2009

District	Regular Rate	Regular Tax	Excess Rate	Excess Tax
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County EMS	.21242200	\$20.66	.00000000	\$0.00
County Flood Control	.08495441	\$8.26	.00000000	\$0.00
Grandview Port Regular	.39510323	\$38.42	.00000000	\$0.00
Grandview School Bonds	.00000000	\$0.00	2.36946451	\$230.43
Grandview School M&O	.00000000	\$0.00	1.39545792	\$135.71
Juvenile Justice Bond	.00000000	\$0.00	.05241206	\$5.10
State School Levy	1.92175394	\$186.89	.00000000	\$0.00
Yakima County	1.45493858	\$141.49	.00000000	\$0.00
Yakima County Fire District 5	1.29404615	\$125.85	.00000000	\$0.00
Yakima County Road	2.04170393	\$198.56	.00000000	\$0.00
Yakima Valley Regional Library	.44831017	\$43.60	.00000000	\$0.00

Value Breakdown Information

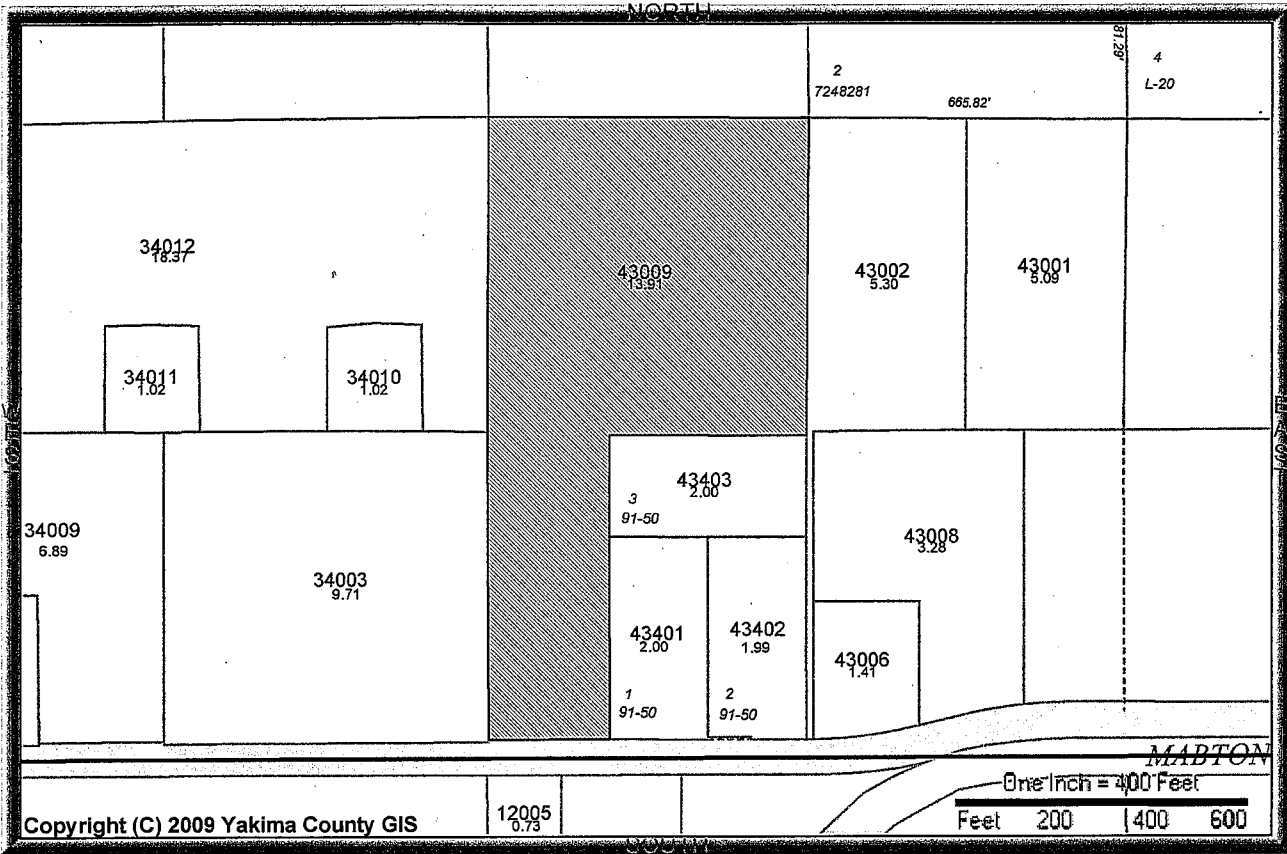
Value Type	2010	2009	2008	2007	2006	2005	2004
Taxable Value Regular	\$99,850	\$97,250	\$90,750	\$115,700	\$115,700	\$115,700	\$115,750
Taxable Value Excess	\$99,850	\$97,250	\$90,750	\$115,700	\$115,700	\$115,700	\$115,750
Market Land	\$55,650	\$55,650	\$55,650	\$30,600	\$30,600	\$30,600	\$30,650
Market Improvement	\$44,200	\$41,600	\$35,100	\$85,100	\$85,100	\$85,100	\$85,100
Market Crop	\$44,200	\$41,600	\$35,100	\$85,100	\$85,100	\$85,100	\$85,100

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PROPERTY PHOTO	PROPERTY INFORMATION	
	Parcel Address: MOUNTAINVIEW RD, ,WA	
	Parcel Owner(s): CERVA CERVANTES ORCHARDS & VINEYARDS LLC	
	Parcel Number: 23092543009 Parcel Size: 13.91 Acre(s)	
	Property Use: 81 Agricultural Not Current Use	
	TAX AND ASSESSMENT INFORMATION	
	Tax Code Area (TCA): 441 Tax Year: 2010	
Improvement Value: \$44200 Land Value: \$55650		
CurrentUse Value: \$0 CurrentUse Improvement: \$0		
New Construction: \$0 Total Assessed Value: \$99850		
OVERLAY INFORMATION		
Zoning: AG	Jurisdiction: County	
Urban Growth Area: Not in a UGA	Future Landuse Designation: Ag Resource (Yakima County Plan 2015)	
FEMA: Not in floodplain (X)	FIRM Panel Number: 53077C2282D	
LOCATION INFORMATION		
+ Latitude: 46° 13' 53.357"	+ Longitude: -119° 52' 58.098" Range: 23 Township: 09 Section: 25	
Narrative Description: Section 25 Township 09 Range 23: W1/2 SW1/4 SE1/4 EX E 410.08 FT OF SW1/4 SW1/4 SE1/4 & EX S 30 FT CO RD R/W		
DISCLAIMER		
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Parcel Number	Situs Address	Use Code	TCA	Size	NBHD
230925-42410		83 Current Use Agricultural	441	20.04 Acre(s)	261

Owner(s)

Cervantes Orchards & Vineyards Llc

Abbreviated Legal Description

SP 79-53: LOT 2 EX N 435.61 FT OF W 231 FT, ALSO SW1/4 NW1/4 SE1/4

Detailed Information for Land Record #1

Land Flag: A	Flood Plain: Yes	Value Method: Acres
Soil Class: Prime	Lot Shape: Irregular	Lots:
Calculate Current Use: Yes	Topography: Level	Squarefeet:
Water Source:	Land View: No View	Acre(s): 20.04
Sewer Source:	Landscaping: None	

Detailed Information for Crop Records

Land Record	Crop Record	Crop Type	Acres	Year Planted	Irrigation
1	1	New Vrty App	9.00	1998	Solid-Set
1	2	New Vrty App	5.00	1997	Solid-Set
1	3	Irrig/Trellis	4.00	0	Solid-Set

Utility Information:(indicates utility is available at parcel boundary)

Gas: No **Electric:** No **Water:** None **Sewer/Septic:** None

Site Information:

Property Type: Agricultural **Zoning:** Ag **Street Type:** Two-Way **Street Finish:** Paved/Asphlt
Traffic: Light **Side Walk:** No **Curbs:** No **Location:** Road-Frntage

Sales Information

Excise #	Grantor Name	Sale Date	Sale Price	Document Type	Portion(Y/N)
350016	Cervantes, Andres T Etal	12/02/2002	\$0	Warranty Deed	No

Segregation/Merger Information

Seg Merge #	Seg/Merge Type	Status Date	Status	Parcel Involvement
SM980104	Short Plat	12/18/1997	Completed	Child

Tax Breakdown Information*

*Please Note: These are not guaranteed tax amounts. They may have rounding errors and are only an indication of what taxes would be if this parcel were taxed at current values for this Tax Year.

Tax year 2010

District	Regular Rate	Regular Tax	Excess Rate	Excess Tax
County EMS	.21813840	\$25.35	.00000000	\$0.00
County Flood Control	.08724099	\$10.14	.00000000	\$0.00
Grandview Port Regular	.41411620	\$48.12	.00000000	\$0.00
Grandview School Bonds	.00000000	\$0.00	2.48038576	\$288.22
Grandview School M&O	.00000000	\$0.00	1.49748749	\$174.01
Juvenile Justice Bond	.00000000	\$0.00	.05262350	\$6.11
State School Levy	2.09175286	\$243.06	.00000000	\$0.00
Yakima County	1.49409180	\$173.61	.00000000	\$0.00
Yakima County Fire District 5	1.31474283	\$152.77	.00000000	\$0.00
Yakima County Road	2.09096001	\$242.97	.00000000	\$0.00
Yakima Valley Regional Library	.45950503	\$53.39	.00000000	\$0.00

Tax Year 2009

District	Regular Rate	Regular Tax	Excess Rate	Excess Tax
County EMS	.21242200	\$24.23	.00000000	\$0.00
County Flood Control	.08495441	\$9.69	.00000000	\$0.00
Grandview Port Regular	.39510323	\$45.07	.00000000	\$0.00
Grandview School Bonds	.00000000	\$0.00	2.36946451	\$270.28
Grandview School M&O	.00000000	\$0.00	1.39545792	\$159.18
Juvenile Justice Bond	.00000000	\$0.00	.05241206	\$5.98
State School Levy	1.92175394	\$219.21	.00000000	\$0.00
Yakima County	1.45493858	\$165.96	.00000000	\$0.00
Yakima County Fire District 5	1.29404615	\$147.61	.00000000	\$0.00
Yakima County Road	2.04170393	\$232.90	.00000000	\$0.00
Yakima Valley Regional Library	.44831017	\$51.14	.00000000	\$0.00

Value Breakdown Information

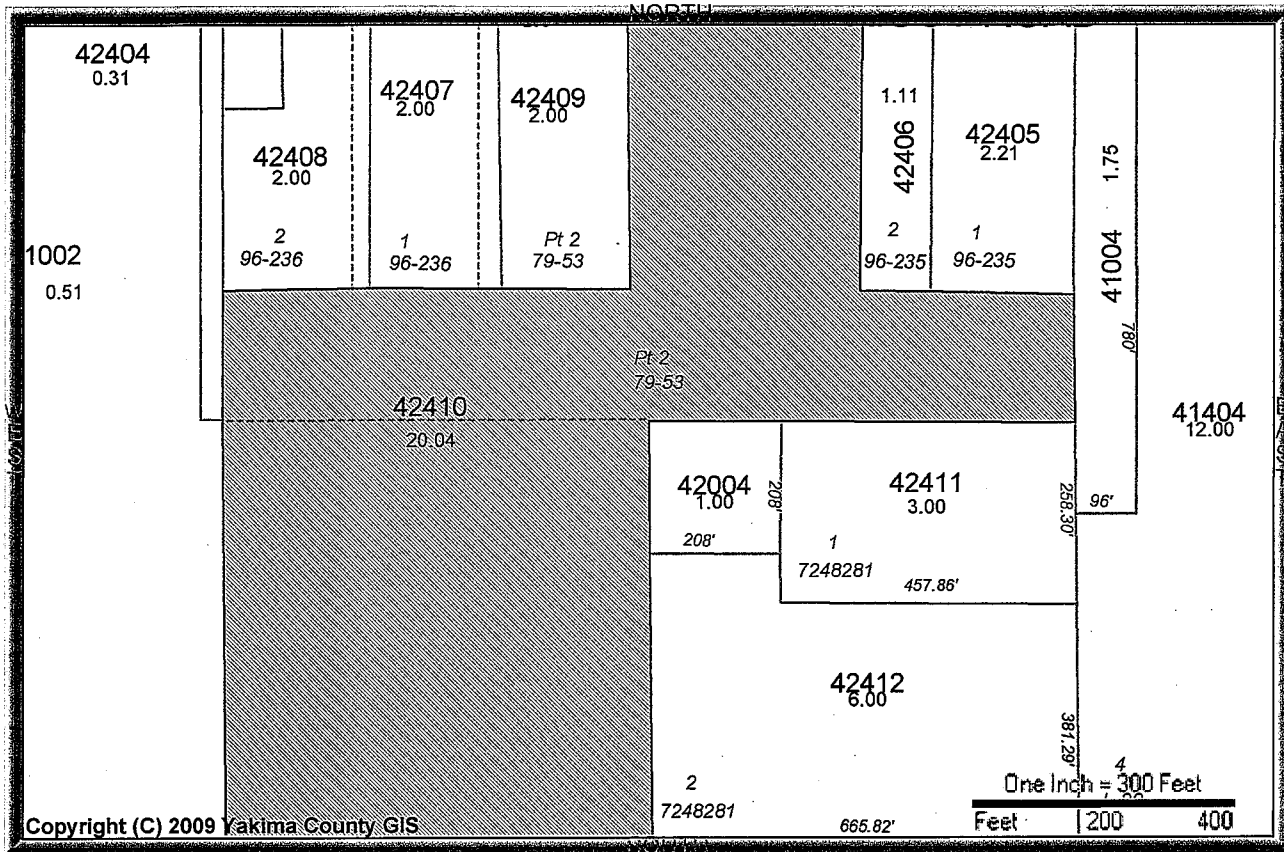
Value Type	2010	2009	2008	2007	2006	2005	2004
Taxable Value Regular	\$116,200	\$114,070	\$115,280	\$132,410	\$127,220	\$130,010	\$168,400
Taxable Value Excess	\$116,200	\$114,070	\$115,280	\$132,410	\$127,220	\$130,010	\$168,400
Market Land	\$80,150	\$80,150	\$80,150	\$44,100	\$44,100	\$65,800	\$65,800
Market Improvement	\$93,200	\$91,200	\$91,500	\$109,100	\$105,500	\$109,000	\$102,600
Market Crop	\$93,200	\$91,200	\$91,500	\$109,100	\$105,500	\$109,000	\$102,600
Current Use Land	\$23,000	\$22,870	\$23,780	\$23,310	\$21,720	\$21,010	\$65,800
Current Use Improvement	\$93,200	\$91,200	\$91,500	\$109,100	\$105,500	\$109,000	\$102,600
Current Use Crop	\$93,200	\$91,200	\$91,500	\$109,100	\$105,500	\$109,000	\$102,600

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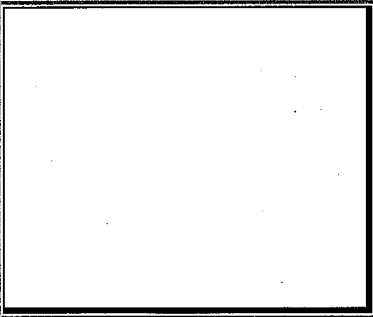
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PROPERTY PHOTO	PROPERTY INFORMATION	
	Parcel Address: , WA	
	Parcel Owner(s): CERVA CERVANTES ORCHARDS & VINEYARDS LLC	
	Parcel Number: 23092542410	Parcel Size: 20.04 Acre(s)
	Property Use: 83 Current Use Agricultural	
	TAX AND ASSESSMENT INFORMATION	
	Tax Code Area (TCA): 441	Tax Year: 2010
	Improvement Value: \$93200	Land Value: \$80150
	Current Use Value: \$23000	Current Use Improvement: \$93200
	New Construction: \$0	Total Assessed Value: \$116200
	OVERLAY INFORMATION	
Zoning: AG	Jurisdiction: County	
Urban Growth Area: Not in a UGA	Future Landuse Designation: Ag Resource (Yakima County Plan 2015)	
FEMA: Not in floodplain (X)	FIRM Panel Number: 53077C2282D	
LOCATION INFORMATION		
+ Latitude: 46° 14' 04.332"	+ Longitude: -119° 52' 54.540"	Range: 23 Township: 09 Section: 25
Narrative Description: SP 7953: LOT 2 EX N 435.61 FT OF W 231 FT, ALSO SW1/4 NW1/4 SE1/4		
DISCLAIMER		
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Parcel Number	Situs Address	Use Code	TCA	Size	NBHD
230925-31002	Apricot Rd E-Old Pr	81 Agricultural Not Current Use	441	0.51 Acre(s)	261

Owner(s)

Cervantes Orchards & Vineyards Lic

Abbreviated Legal Description

E 33 FT OF N 696 FT OF NE1/4 SW1/4

Detailed Information for Land Record #1

Land Flag: A	Flood Plain: No	Value Method: Acres
Soil Class:	Lot Shape: Rectangle	Lots:
Calculate Current Use: No	Topography: Level	Squarefeet:
Water Source:	Land View: No View	Acre(s): 0.51
Sewer Source:	Landscaping: None	

Utility Information:(indicates utility is available at parcel boundary)

Gas: No **Electric:** No **Water:** None **Sewer/Septic:** None

Site Information:

Property Type: Agricultural **Zoning:** Ag **Street Type:** Two-Way **Street Finish:** Paved/Asphlt
Traffic: Light **Side Walk:** No **Curbs:** No **Location:** Road-Frntage

Sales Information

Excise #	Grantor Name	Sale Date	Sale Price	Document Type	Portion(Y/N)
350016	Cervantes, Andres T Etal	12/02/2002	\$0	Warranty Deed	No

There are no segregations related to this parcel in the database.

Tax Breakdown Information*

*Please Note: These are not guaranteed tax amounts. They may have rounding errors and are only an indication of what taxes would be if this parcel were taxed at current values for this Tax Year.

Tax year 2010

District	Regular Rate	Regular Tax	Excess Rate	Excess Tax
County EMS	.21813840	\$0.00	.00000000	\$0.00
County Flood Control	.08724099	\$0.00	.00000000	\$0.00
Grandview Port Regular	.41411620	\$0.00	.00000000	\$0.00
Grandview School Bonds	.00000000	\$0.00	2.48038576	\$0.00
Grandview School M&O	.00000000	\$0.00	1.49748749	\$0.00
Juvenile Justice Bond	.00000000	\$0.00	.05262350	\$0.00
State School Levy	2.09175286	\$0.00	.00000000	\$0.00
Yakima County	1.49409180	\$0.00	.00000000	\$0.00
Yakima County Fire District 5	1.31474283	\$0.00	.00000000	\$0.00
Yakima County Road	2.09096001	\$0.00	.00000000	\$0.00
Yakima Valley Regional Library	.45950503	\$0.00	.00000000	\$0.00

Tax Year 2009

District	Regular Rate	Regular Tax	Excess Rate	Excess Tax
County EMS	.21242200	\$0.00	.00000000	\$0.00
County Flood Control	.08495441	\$0.00	.00000000	\$0.00
Grandview Port Regular	.39510323	\$0.00	.00000000	\$0.00

Grandview School Bonds	.00000000	\$0.00	2.36946451	\$0.00
Grandview School M&O	.00000000	\$0.00	1.39545792	\$0.00
Juvenile Justice Bond	.00000000	\$0.00	.05241206	\$0.00
State School Levy	1.92175394	\$0.00	.00000000	\$0.00
Yakima County	1.45493858	\$0.00	.00000000	\$0.00
Yakima County Fire District 5	1.29404615	\$0.00	.00000000	\$0.00
Yakima County Road	2.04170393	\$0.00	.00000000	\$0.00
Yakima Valley Regional Library	.44831017	\$0.00	.00000000	\$0.00

Value Breakdown Information

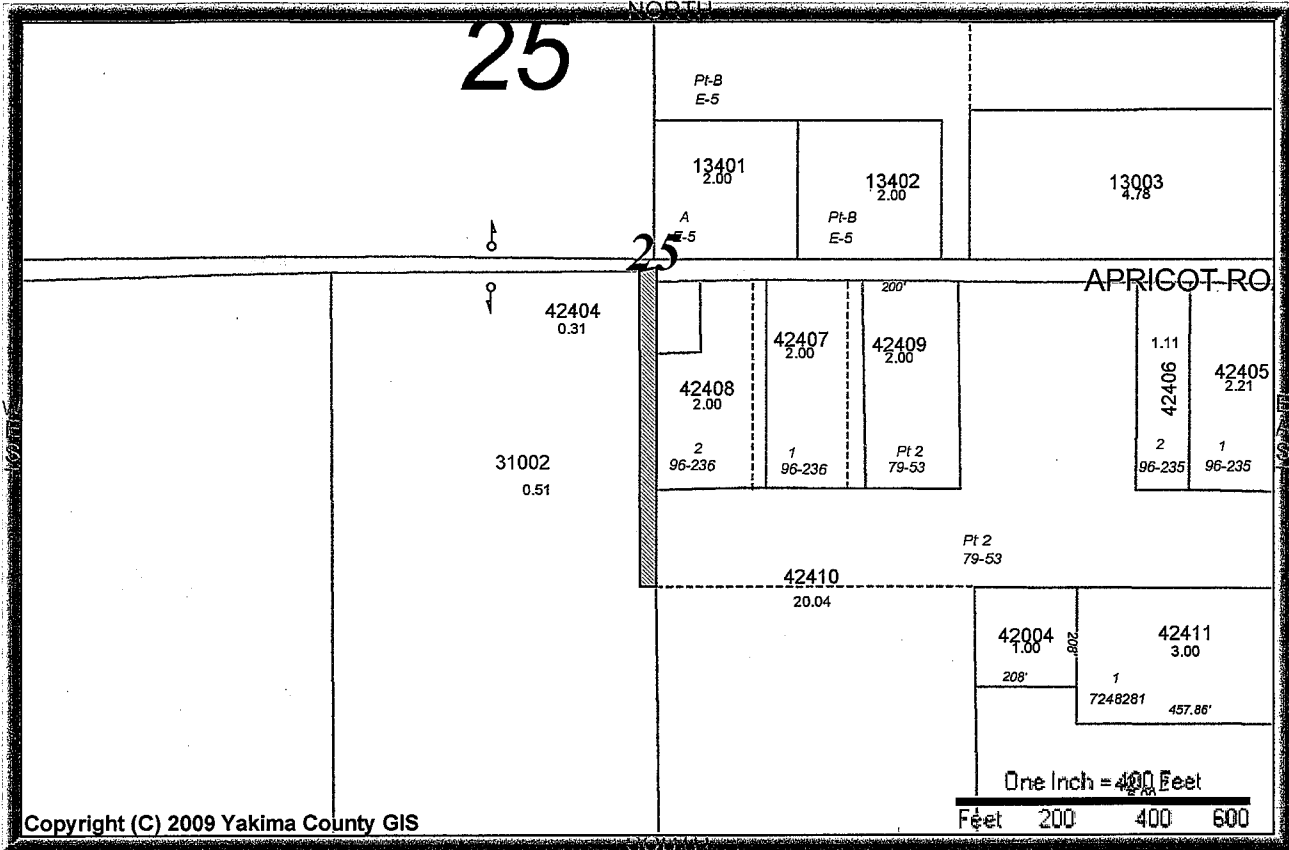
Value Type	2010	2009	2008	2007	2006	2005	2004
Market Land	\$500	\$500	\$500	\$200	\$200	\$200	\$200

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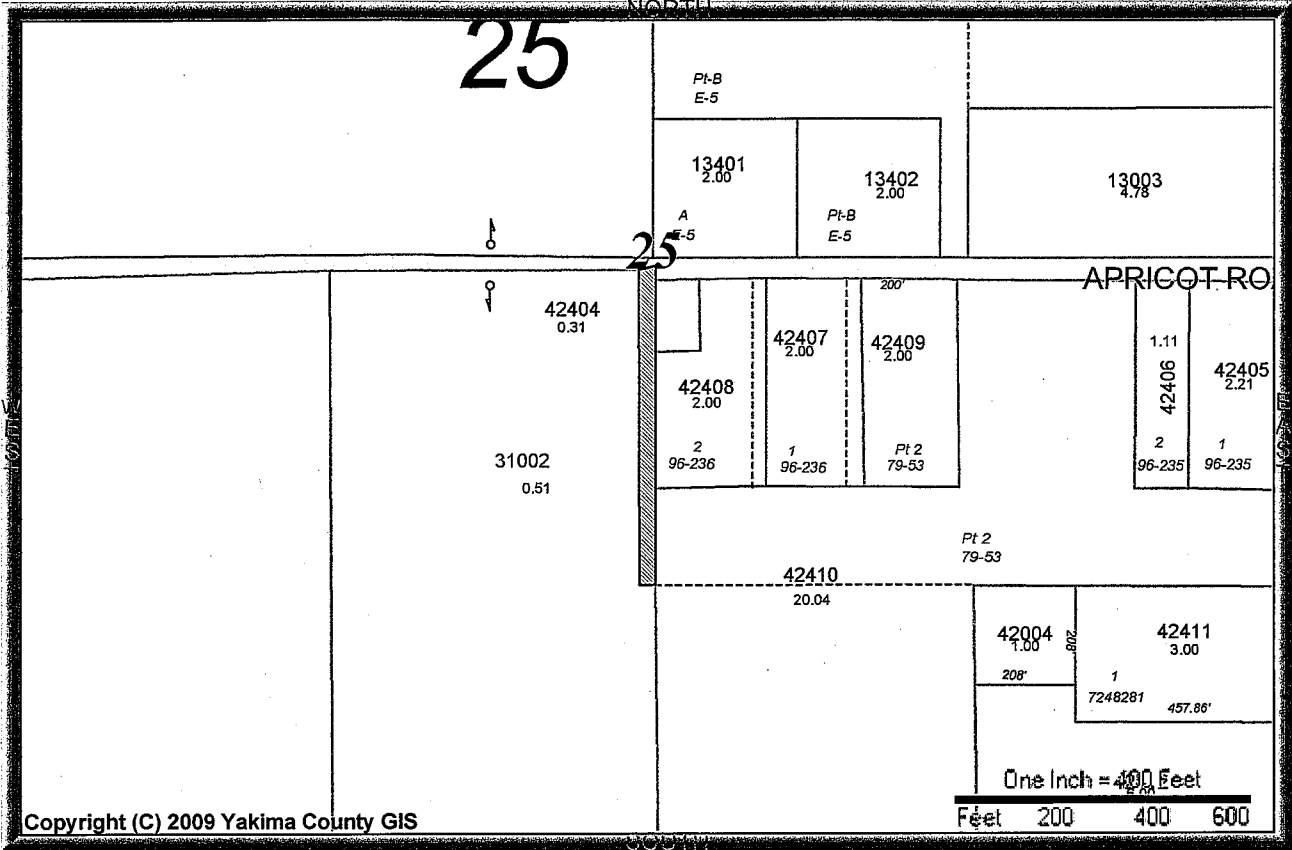


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PROPERTY PHOTO	PROPERTY INFORMATION	
	Parcel Address: APRICOT RD EOLD PR, ,WA	
	Parcel Owner(s): CERVA CERVANTES ORCHARDS & VINEYARDS LLC	
	Parcel Number: 23092531002	Parcel Size: 0.51 Acre(s)
	Property Use: 81 Agricultural Not Current Use	
	TAX AND ASSESSMENT INFORMATION	
Tax Code Area (TCA): 441		Tax Year: 2010
Improvement Value: \$0		Land Value: \$500
Current Use Value: \$0		Current Use Improvement: \$0
New Construction: \$0		Total Assessed Value: \$500
OVERLAY INFORMATION		
Zoning: AG	Jurisdiction: County	
Urban Growth Area: Not in a UGA	Future Landuse Designation: Ag Resource (Yakima County Plan 2015)	
FEMA: Not in floodplain (X)	FIRM Panel Number: 53077C2282D	
LOCATION INFORMATION		
+ Latitude: 46° 14' 08.287"	+ Longitude: -119° 53' 02.225"	Range: 23 Township: 09 Section: 25
Narrative Description: E 33 FT OF N 696 FT OF NE1/4 SW1/4		
DISCLAIMER		
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	Parcel Address: APRICOT RD EOLD PR, ,WA	
	Parcel Owner(s): CERVA CERVANTES ORCHARDS & VINEYARDS LLC	
	Parcel Number: 23092531002 Parcel Size: 0.51 Acre(s)	
	Property Use: 81 Agricultural Not Current Use	
	TAX AND ASSESSMENT INFORMATION	
	Tax Code Area (TCA): 441 Tax Year: 2010	
Improvement Value: \$0 Land Value: \$500		
Current Use Value: \$0 Current Use Improvement: \$0		
New Construction: \$0 Total Assessed Value: \$500		
OVERLAY INFORMATION		
Zoning: AG	Jurisdiction: County	
Urban Growth Area: Not in a UGA	Future Landuse Designation: Ag Resource (Yakima County Plan 2015)	
FEMA: Not in floodplain (X)	FIRM Panel Number: 53077C2282D	
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+ Latitude: 46° 14' 08.287"	+ Longitude: -119° 53' 02.225" Range: 23 Township: 09 Section: 25	
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