

FEES: — \$575 Administrative Segregation per page  
\$50 Combination  
\$50.00 Mortgage Purposes Only Segregation

\$190 Major Boundary Line Adjustment per page  
\$95 Minor Boundary Line Adjustment per page

SG-08-0027

**KITTITAS COUNTY**  
**REQUEST FOR PARCEL SEGREGATION, PARCEL COMBINATION AND BOUNDARY LINE ADJUSTMENT**

Assessor's Office  
Kittitas County Courthouse  
205 W 5<sup>th</sup>, Suite 101  
Ellensburg, WA 98926

Community Development Services  
Kittitas County Permit Center  
411 N Ruby, Suite 2  
Ellensburg, WA 98926

Treasurer's Office  
Kittitas County Courthouse  
205 W 5<sup>th</sup>, Suite 102  
Ellensburg, WA 98926

THIS FORM MUST BE SIGNED BY COMMUNITY DEVELOPMENT SERVICES AND THE TREASURER'S OFFICE PRIOR TO SUBMITTAL TO THE ASSESSOR'S OFFICE.

Hawkins c/o Cruse and Associates  
Property Owner Name

P.O. Box 959  
Mailing Address

(509) 962-8242  
Contact Phone

Ellensburg, WA 98926  
City, State, ZIP

**RECEIVED**

JUL 31 2008

Zoning Classification COM-AG

Original Parcel Number(s) & Acreage  
(1 parcel number per line)

Action Requested

New Acreage **Kittitas County**  
(Survey Vol. 005)

17-20-30000-0021 73.93 AC

SEGREGATED INTO 3 LOTS

20, 20, and 33.93 AC

"SEGREGATED" FOR MORTGAGE PURPOSES ONLY

SEGREGATED FOREST IMPROVEMENT SITE

ELIMINATE (SEGREGATE) MORTGAGE PURPOSE ONLY PARCEL

BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTY OWNERS

BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTIES IN SAME OWNERSHIP

COMBINED AT OWNERS REQUEST

Applicant is:  Owner

Purchaser

Lessee

Other

Owner Signature Required

Applicant Signature (if different from owner)

**Treasurer's Office Review**

Tax Status: \_\_\_\_\_

By: \_\_\_\_\_  
Kittitas County Treasurer's Office

Date: \_\_\_\_\_

**Community Development Services Review**

- ( ) This segregation meets the requirements for observance of intervening ownership.
- ( ) This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04 Sec. \_\_\_\_\_)
- ( ) This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04.020 (5) BLA) Deed Recording Vol. \_\_\_\_\_ Page \_\_\_\_\_ Date \_\_\_\_\_ \*\*Survey Required: Yes \_\_\_\_\_ No \_\_\_\_\_
- ( ) This "segregation" is for Mortgage Purposes Only/Forest Improvement Site. "Segregated" lot shall not be considered a separate salable lot and must go through the applicable subdivision process in order to make a separately salable lot. (Page 2 required)

Card #: \_\_\_\_\_

Parcel Creation Date: \_\_\_\_\_

Last Split Date: \_\_\_\_\_

Current Zoning District: \_\_\_\_\_

Review Date: \_\_\_\_\_

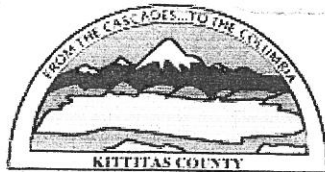
By: \_\_\_\_\_

\*\*Survey Approved: \_\_\_\_\_

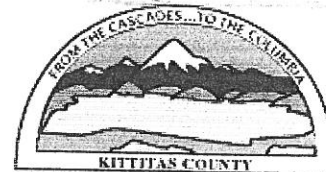
By: \_\_\_\_\_

Notice: Kittitas County does not guarantee a buildable site, legal access, available water or septic areas, for parcels receiving approval for a Boundary Line Adjustment or Segregation. Please allow 3-4 weeks for processing.

Updated 1/1/08



# Kittitas County Assessor



Marsha Weyand  
Assessor

205 W 5th Ave Suite 101  
Ellensburg, WA 98926  
Phone: (509)962-7501  
Fax: (509)962-7666

## Property Summary (Appraisal Details)

### Parcel Information

**Parcel Number:** 692936  
**Map Number:** 17-20-30000-0021  
**Situs:** 05010 SORENSON RD ELLENSBURG  
**Legal:** ACRES 73.93, CD. 11129-2; SEC. 30, TWP. 17, RGE. 20; PTN. W1/2 NW1/4 (PTN. GOVT. LOTS 1 & 2)

### Ownership Information

**Current Owner:** HAWKINS, LEONARD L ETUX  
**Address:** 5010 SORENSON RD  
**City, State:** ELLENSBURG WA  
**Zipcode:** 98926

### Assessment Data

**Tax District:** 26  
**Open Space:** YES  
**Open Space Date:** 1/1/1978  
**Senior Exemption:**  
**Deeded Acres:** 73.93  
**Last Revaluation for Tax Year:**

### Market Value

**Land:** 283,170  
**Imp:** 231,910  
**Perm Crop:** 0  
**Total:** 515,080

### Taxable Value

**Land:** 55,670  
**Imp:** 231,910  
**Perm Crop:** 0  
**Total:** 287,580

### Sales History

Date	Book & Page	# Parcels	Grantor	Grantee	Price
12-16-2004	2004-3110	1	BULLO, GRANT E ETUX	HAWKINS, LEONARD L ETUX	275,000
02-01-1995	39738	1	GILLMAN, STEPHEN R. ETUX	BULLO, GRANT E ETUX	70,400
07-01-1994	38510	1	CENTRAL SUNDRIES	CENTRAL SUNDRIES	102,400
07-01-1994	38510	4	GILLMAN, STEPHEN R. ETUX	BULLO, GRANT E ETUX	102,400
12-01-1993	3737300	5	MELUM ETUX, GLEN R.	BULLO, GRANT E ETUX	186,436
09-01-1991	3281300	5	GILLMAN ETUX, STEPHEN R.	MELUM ETUX, GLEN R.	126,000
09-01-1989	27941	1	HUBERT A. SCHMITT	STEPHEN R. GILLMAN ETUX	188,000

### Building Permits

Permit No.	Date	Description	Amount
2005-6681	10/14/2005	100%-2,494 SQ FT SFR	122,594

### 5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2008	HAWKINS, LEONARD L ETUX	55,670	231,910	0	287,580	0	287,580	<a href="#">View Taxes</a>
2007	HAWKINS, LEONARD L ETUX	55,670	131,320	0	186,990	0	186,990	<a href="#">View Taxes</a>

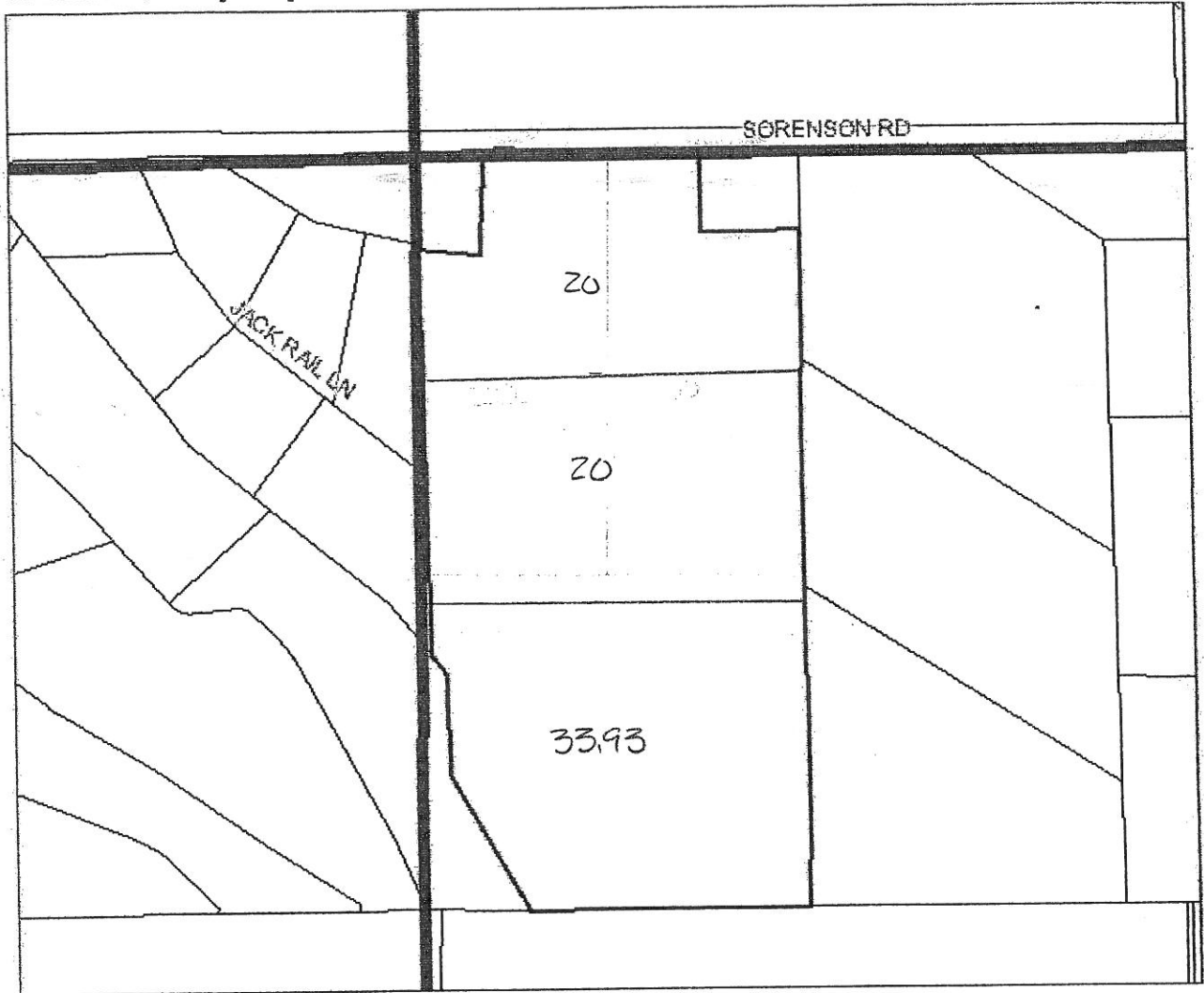
# Kittitas County Mapsifter



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TerraScan Inc.

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