

Situs & Keyline Description:  
 0 INTERSTATE 80 E WASHOE COUNTY  
 NE4 SEC 15 TWP 20 RGE 23

Owner & Mailing Address:  
 STAR LIVING TRUST  
 SADRI TRUSTEE, FRED  
 PO BOX 81624  
 LAS VEGAS, NV 89180

# WASHOE COUNTY APPRAISAL RECORD 2018

APN: 084-140-17

Card 1 of 1  
 Bld. 0-0



Tax District: 4000

printed: 12/26/2017

ACTIVE

6802.23

LAWW - AG

VALUATION HISTORY							PARCEL VALUE SUMMARY		Database	Roll Year	Prior % Complete	% Complete
Roll Year	Taxable Land	Land New	Taxable Improvements	Improvement New	Total Taxable	Total Assessed	Primary Valuation	Building Level Cost	PROD			
2018 NR	2,368	0	0	0	2,368	829	Building Value					
2017 FV	2,501	0	0	0	2,501	875	Extra Feature Value					
2016 FV	2,358	0	0	0	2,358	825	Land Value	2,368				
2015 FV	2,304	0	0	0	2,304	806	Taxable Value	2,368				
2014 FV	2,058	0	0	0	2,058	720	Exemption	0			Reopen	Code:
2013 FV	2,528	0	0	0	2,528	885	FLAGS				Reappraisal	
2012 FV	2,464	0	0	0	2,464	862	Type	Value				
2011 FV	2,405	0	0	0	2,405	842	Cap Code	NFM				
2010 FV	1,984	0	0	0	1,984	694	Eligible for Form?	NO		NC / C	New Land	New Sketch
2009 FV	1,906	0	0	0	1,906	667	Low Cap Percentage	0				
2008 FV	1,499	0	0	0	1,499	525	Parcel Map	0				
2007 FV	1,371	0	0	0	1,371	480				By:		Date:

BUILDING DETAILS				BUILDING FEATURES AND ADJUSTMENTS				BUILDING SUB-AREAS				BUILDING COST SUMMARY	
Code	Description			Category	Units	Code	Description	Yr Bld	Units	Cost New	Tot Lump Sum Adj	% Complete	
Type											0		
Occupancy											0		
Story/Frame											100		
Quality											.00		
Year Built	WAY	%Comp	Year of Addn/Remodel								0		
	0	0									0		
BUILDING CHARACTERISTICS											0		
Category	Code	Type	%								0		
											0		
											89502		
PROPERTY CHARACTERISTICS													
Special Prop Code				Ag Land - Current -									
Water				None									
Sewer				None									
Street				None									
BUILDING NOTES													
								Gross Living/Building Area		0			
								Perimeter		0			

#	Bld	Date	User ID	Activity Notes
1	0-0	10/22/2013	csarman	REXT LAWV IMPROVEMENT LINE DONE 10/22/2013 BY REVIEWED-NO CHGS ON IMP REPORT, LAND LINE DONE 10/23/2013 BY JAK

EXTRA FEATURES, ADDITIVES, AND ADJUSTMENTS																
#	Code	Description	Quality	Bld #	Length	Width	Units	Unit Price	Year Built	Roll Year	% Comp	RCN	% Good	DRC	Override Value	Notes

LAND VALUE		DOR Code	600	Neighborhood	6802.23	LAWW - AG	Land Size		160.0000	Unit Type	AC		
#	Code	Description	Zone	Units	Unit Type	Sub Type	Unit Price	Influence 1 Code	Influence 1 %	Influence 2 Code	Influence 2 %	Taxable Value	Land Notes
1	GRZ2	Grazing2	GR	160.00	AA	0	14.80					2,368	

This information is for use by the Washoe County Assessor for assessment purposes only.

WFZ023B



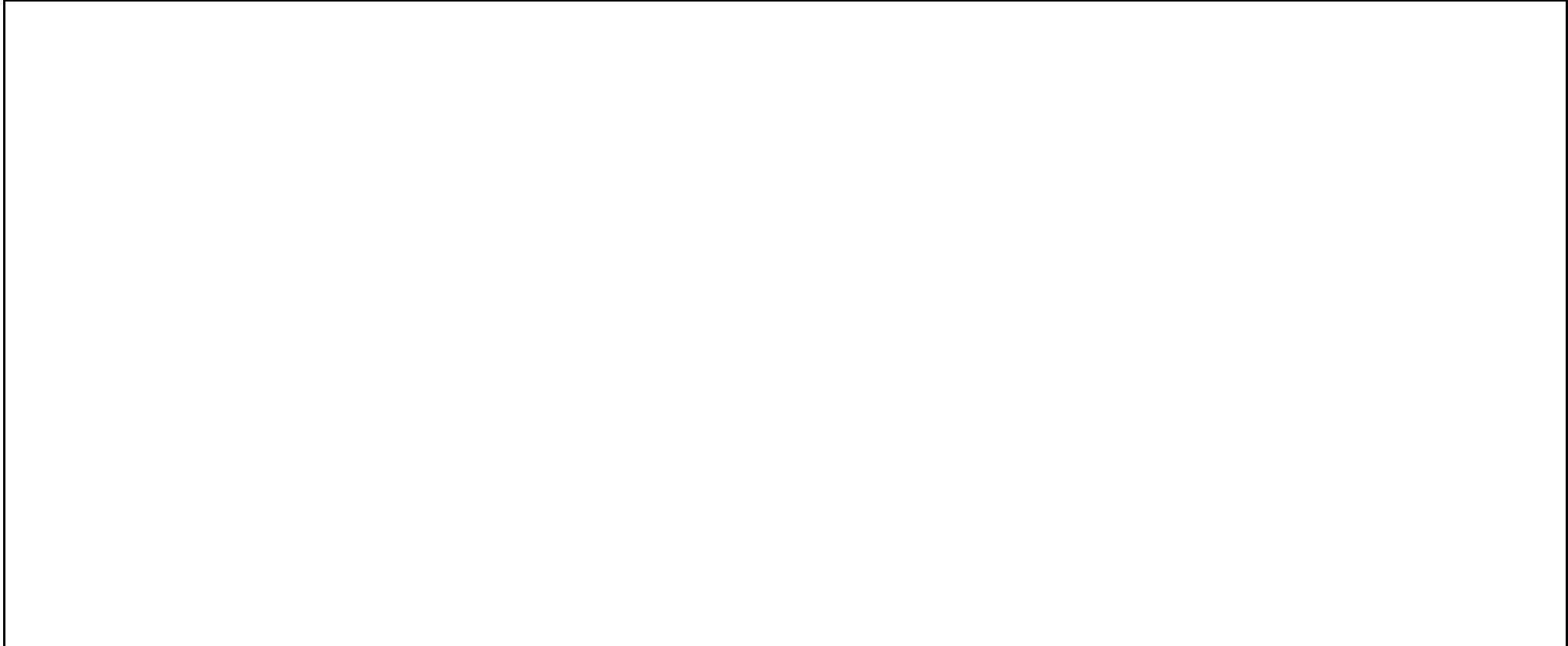
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BUILDING PERMITS							
Date	Permit #	Description	Amount	Status	% Comp	Last Visit/Appr/Results	Notes

SALES/TRANSFER INFORMATION							
Grantor	Document	Date	LUC	Verif	Terms	Sales	Notes
STAR LIVING TRUST	4747575	09/25/2017	600	3NTT			
STAR LIVING TRUST	4335755	03/18/2014		3BEA			
SADRI, FRED	3758659	05/12/2009	GRZ2	3BGG			33% INTO TRUST
SADRI, FRED	2900593	08/06/2003	GRZ2	3NTT			FILE # - SPOUSE NO
NEVADA LAND &	2900592	08/06/2003	GRZ2	2MQC	4DEC	1,000,000	A INCLUDES 9 PARCELS
	2117820	07/17/1997					

#	Bld	Date	User ID	Activity Notes
2	0-0	10/12/2012	csarm	REXT LAND AND IMPROVEMENT LINES COMPLETE - LAWV IMPROVEMENT LINE DONE
3	0-0	10/26/2011	kjohn	REXT LAWV IMPROVEMENT LINE DONE 10/26/2011 BY REVIEWED-NO CHGS ON IMP
4	0-0	07/07/2010	kjohn	REXT LAWV IMPROVEMENT LINE DONE 07/07/2010 BY REVIEWED-NO CHGS ON IMP
5	0-0	10/31/2009	kjohn	REXT LAWV IMPROVEMENT LINE DONE 10/31/2009 BY REVIEWED-NO CHANGES ON
6	0-0	10/14/2008	PJO	REXT LAWV IMPROVEMENT LINE DONE 01/00/1900 BY NO CHANGES ON IMP REPORT,
7	0-0	10/10/2006	mbozm	REXT
8	0-0	08/28/2001	RLS	REXT
9	0-0	06/20/2001	CEM	REXT
10	0-0	08/03/2012	csarm	AERL - PICTOMETRY REVIEW