



Flathead Premier
Title Company

PROPERTY PROFILE

855 Demersville Rd
Kalispell, MT 59901

Assessor Number: 29-0979651
Geocode: 07396633401010000

What's Included:	X
Property Characteristics:	X
Tax Bill/Assessor Information:	X
Vesting Deed:	X
Open Deeds of Trust:	X
Property Maps:	X
CCR's:	None



****The information contained herein is deemed reliable but not guaranteed****

53 4th Ave EN
Kalispell, MT 59901
406.752.7000

307 Junes Way
Whitefish, MT 59937
406.862.7000

www.FlatheadPremierTitle.com



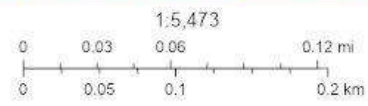
Parcel Information Report

Area of Interest (AOI) Information

Sep 22 2021 15:54:23 Mountain Daylight Time



Parcels	Bbook_Lines	RAILROAD
Misc	CondoBdy	ROW_No_Assrno
Tract Land	Subdivbdy	HIGHWAY
Condo	Roads_With_Assrno	ALLEY; ROAD
Lot	HIGHWAY	RAILROAD
Imp	ALLEY; ROAD	Hydro_Outline_Assrno



Flathead County, Maxar

Summary

Name	Count	Area(ft ²)	Length(ft)
Property Identifiers	1	N/A	N/A
Property Address	1	N/A	N/A
Legislative Districts	1	N/A	N/A
Commissioner District	1	N/A	N/A
100 Year Flood Plain	0	N/A	N/A
500 Year Flood Plain	0	N/A	N/A
County Zoning	1	N/A	N/A
Neighborhood Plan	0	N/A	N/A

Property Identifiers

#	Tract ID	Assessor Number	Geocode	Area(ft ²)
1	2821X33-XXX-2A	0979651	07396633401010000	N/A

Property Address

#	Address	City, State, Zip	Count
1	855 DEMERSVILLE RD	KALISPELL MT 59901	1

Legislative Districts

#	Precinct	House District	Senate District	Area(ft ²)
1	29	11	6	N/A

Commissioner District

#	District Number	District Representative	Area(ft ²)
1	2	Pamela Holmquist	N/A

County Zoning

#	Zoning District	Zoning Designation	Designated Land Use (Growth Policy Map)	Resolution Number	Resolution Date	Area(ft ²)
1	LOWER SIDE	AG-80	Agricultural Land Use (80 Acres)	957A	9/27/1993	N/A

6/29/2016		6/30/2016	201600012891	Other
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Owners

Party #1

Default Information: POLANCHEK BRENT & KATHLEEN
 PO BOX 144
Ownership %: 100
Primary Owner: "Yes"
Interest Type: Conversion
Last Modified: 9/29/2017 12:16:49 PM

Other Names

Other Addresses

Name **Type**

Appraisals

Appraisal History

Tax Year	Land Value	Building Value	Total Value	Method
2021	110059	0	110059	COST
2020	78223	0	78223	COST
2019	78223	0	78223	COST

Market Land

Market Land Item #1

Method: Acre **Type:** Primary Site
Width: **Depth:**
Square Feet: 00 **Acres:** 2.67
 Valuation
Class Code: 2101 **Value:** 110059

Dwellings

Existing Dwellings
 No dwellings exist for this parcel

Other Buildings/Improvements

Outbuilding/Yard Improvements
 No other buildings or yard improvements exist for this parcel

Commercial

Existing Commercial Buildings
 No commercial buildings exist for this parcel

Ag/Forest Land

Ag/Forest Land
 No ag/forest land exists for this parcel

Options | Inquiry | **Overview** | Unpaid Taxes | Pay Taxes | Tax History | Tax Bill | Disclaimer

Email:

[Email Overview Rpt](#)

Active Header Year: 21 Assessor: 0979651 SD: 29

Names :
1M POLANCHEK, BRENT & KATHLEEN

Addresses:
Mailing Address
PO BOX 144
LAKESIDE MT 59922

Physical Address
855 DEMERSVILLE RD
KALISPELL MT 59901

Legal Descriptions
Record #01 Sec:33 Twp:28 Rng:21
Description:TR 2A IN NW4SE4
Acres: 2.67
COS - 17684-A BDY ADJ
Old Assessor # : E013818

Value record(s) for year 2021

Cated	Description	Acres	Value	TaxableVal	Geocode
1 FS	21010 TRACT LAND	2.67	110059	1486.00	07396633401010000



FLATHEAD COUNTY 2020 REAL ESTATE TAX BILL

Adele Krantz, Treasurer
935 1st Ave W Ste T Kalispell MT 59901
(406) 758-5680
http://flathead.mt.gov/property_tax



BRENT & KATHLEEN POLANCHEK
PO BOX 144
LAKESIDE MT 59922

ASSESSOR NUMBER: 0979651
TAX BILL NUMBER: 202027093
SCHOOL DISTRICT: 29
GEO CODE: 07396633401010000

Property Location:
855 DEMERSVILLE RD
KALISPELL MT 59901
Property Description
33 28 21 TR 2A IN NW4SE4

Parties with ownership interest as of January 1, 2020
Owner of Record.....POLANCHEK, BRENT & KATHLEEN

Type of Property	Market Value	Taxable Value
Real Estate	78,223	1,056.00
No Buildings Assessed	0	0
Totals	78,223	1,056.00

Description	Percentage	Amount
County Functions	27.74%	171.25
Education	67.53%	416.76
Other	4.71%	29.11

SUMMARY OF TAXES, LEVIES & FEES

COUNTY	.068630	72.46	COUNTY LIBRARY	.006260	6.61
SHERIFF	.038700	40.87	CO PERM MED LEVY	.012760	13.47
NOXIOUS WEEDS	.001280	1.35	COUNTYWIDE MOSQUITO	.000910	0.96
911 GENER OBLIG BOND	.001880	1.99	PERM SRS LEVY	.000700	0.74
ROAD	.023020	24.31	COUNTY PLANNING	.002050	2.16
BOARD OF HEALTH	.005990	6.33			
SUBTOTAL - TAXES FOR COUNTY FUNCTIONS...		.162180			171.25
STATE - UNIVERSITY	.006000	6.34	GENERAL SCHOOLS	.104120	109.95
STATE - SCHOOL AID	.040000	42.24	FLAT VAL COM COLLEGE	.014490	15.30
FLATHEAD HIGH SCHOOL	.096400	101.80	SOMERS ELEMENTARY 29	.127600	134.75
RVCC PERMIS MED LEVY	.006040	6.38			
SUBTOTAL - TAXES FOR EDUCATION.....		.394650			416.76
SOIL & WATER CONSERV	.001680	1.77	SOMERS FIRE	.011420	12.06
SOMERS FIRE HALL BND	.014472	15.28			
SUBTOTAL - OTHER TAXES AND FEES.....		.027572			29.11
Total Mills Levied	0.584402				

Total Taxes and Fees . . . 617.12

49559 **1st Installment due 11/30/2020 = 308.57**
2nd Installment due 05/31/2021 = 308.55

Tax paid receipts will be mailed only if a self-addressed stamped envelope is enclosed.
To pay or view taxes online, go to http://flathead.mt.gov/property_tax.
A 3% fee will be charged on all credit/debit card payments. There is no fee to pay by e-check.
Payments made after 5:00 pm or postmarked after the due date must include 2% penalty & monthly interest of 5/6 of 1% (0.008333).
Flathead County no longer accepts checks drawn on Canadian Banks

Keep upper portion for your records.

Return stub with payment. Payment must be hand delivered, paid online, or postmarked by 5:00 pm on: **MAY 31, 2021**

Make checks payable to **FLATHEAD COUNTY TREASURER**

Please include your tax bill number on your check.

Pay by e-check, credit/debit card online at http://flathead.mt.gov/property_tax

DO NOT PAY THIS IF IT IS INCLUDED IN YOUR MORTGAGE PAYMENT

If your address has changed, please make corrections below.

BRENT & KATHLEEN POLANCHEK
PO BOX 144
LAKESIDE MT 59922

ASSESSOR NUMBER: 0979651
TAX BILL NUMBER: 202027093
SCHOOL DISTRICT: 29

No additional notice will be sent for this installment.

Tax Amount Due: 308.55

2ND 2020 REAL ESTATE



Return stub with payment. Payment must be hand delivered, paid online, or postmarked by 5:00 pm on: **NOVEMBER 30, 2020**

Make checks payable to **FLATHEAD COUNTY TREASURER**

Please include your tax bill number on your check.

Pay by e-check, credit/debit card online at http://flathead.mt.gov/property_tax

DO NOT PAY THIS IF IT IS INCLUDED IN YOUR MORTGAGE PAYMENT

If your address has changed, please make corrections below.

BRENT & KATHLEEN POLANCHEK
PO BOX 144
LAKESIDE MT 59922

Tax Amount Due: 308.57

617.12

1ST 2020 REAL ESTATE





Return To:
Brent Polanchek and Kathleen Polanchek
PO Box 144
Lakeside, MT 59922
ATEC Order No. 356674

**CORPORATION DEED
(JOINT TENANCY)**

Approved 7/13/2017 LB 0979651

For Value Received

Glacier Bank

a corporation duly organized and existing under the laws of the State of Montana, Grantor, does hereby Grant, Bargain, Sell and convey unto

Brent Polanchek and Kathleen Polanchek

whose current address is: PO Box 144
Lakeside, MT 59922

the following described real estate, to-wit:

Parcel A of Certificate of Survey No. 17684, in the Southeast Quarter of Section 33, Township 28 North, Range ²¹ West, P.M.M., Flathead County, Montana.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees as joint tenants with right of survivorship (and not as tenants in common), their heirs and assigns forever. And the Grantor does hereby covenant to and with the Grantee(s), that it is the owner of said premises and that it will warrant and defend the same from all lawful claims whatsoever, that they are free from all encumbrances EXCEPT: current year taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

IN WITNESS WHEREOF, the Grantor, pursuant to a resolution of its Board of Directors has caused its corporate name to be hereunto subscribed by its President this July 12, 2017

Glacier Bank

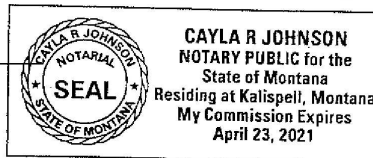
Tiffany Rehbein, AVP
By: Tiffany Rehbein, AVP

State of Montana }
 }ss.
County of Flathead }

On this 12th day of July, in the year 2017, before me, a Notary Public in and for said state, personally appeared Tiffany Rehbein known to me to be the Assistant Vice - President of the Corporation, and acknowledged to me that pursuant to a Resolution of the Board of Directors, he/she executed the foregoing in said Corporation name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

[Signature]
Notary Public for the State of Montana
Residing at:
Commission Expires:



(4)

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2005313/1140

Return to:

Vincent G. Rieger
Law Office of Vincent G. Rieger, P.C.
4 Meridian Court
Kalispell, MT 59901

FM-39296

RECORDED BY ECTC
DATE 11-9-05 TIME 11:14
\$ 21 PAGES 3 BY PR
PAULA ROBINSON FLATHEAD COUNTY MONTANA

0979651

MONTANA TRUST INDENTURE

THIS TRUST INDENTURE is made this 9 day of November, 2005, by and among John Curry, with mailing address at 555 Demersville Road, Kalispell, Montana 59901 ("Grantor"), Flathead County Title Company, with mailing address at P.O. Box 188, Kalispell, Montana 59903 ("Trustee"), and Montana Venture Partners, LLC, a Montana limited liability company, with mailing address at 1205 South Main Street, Kalispell, Montana 59901 ("Beneficiary").

WITNESSETH: Grantor hereby irrevocably grants, bargains, sells, conveys and warrants to Trustee, its successors and assigns, in trust, with power of sale, the following described real property, now owned or hereafter acquired, in Flathead County, Montana, which does not exceed forty (40) acres in area:

A tract of land in the Northwest Quarter of the Southeast Quarter of Section 33, Township 28 North, Range 21 West, P.M.M., Flathead County, Montana, and more particularly described as follows:

Commencing at the South Quarter corner of Section 33, Township 28 North, Range 21 West, P.M.M., Flathead County, Montana; thence North 00°06'00" East, a distance of 1946.57 feet; thence North 89°40'00" East, a distance of 30.00 feet to a point on the East right of way line of a County Road, said point being the True Point of Beginning; thence North 00°06'00" East, a distance of 418.40 feet; thence North 89°29'00" East, a distance of 78.60 feet; thence South 31°39'00" East, a distance of 490.05 feet; thence South 89°40'00" West, a distance of 336.45 feet to the Point of Beginning.

EXCEPTING THEREFROM that certain tract of land heretofore deeded to School District No. 14 of Flathead County, Montana, recorded January 28, 1910, in Book 108, Page 98, records of Flathead County, Montana.

AND

2005313 11140

From the Quarter Section corner on the South boundary of Section 33, Township 28 North, Range 21 West, P.M.M., Flathead County, Montana, run North Subdivision line, a distance of 2018.00 feet to the Place of Beginning; thence North along Subdivision line, a distance of 285.00 feet; thence East a distance of 180.00 feet; thence South a distance of 285.00 feet; thence West a distance of 180.00 feet to the Place of Beginning.

EXCEPTING THEREFROM:

A tract of land in the Northwest Quarter of the Southeast Quarter of Section 33, Township 28 North, Range 21 West, P.M.M., Flathead County, Montana, and more particularly described as follows:

Beginning at the South Quarter corner of said Section 33; thence North 00°06'00" East, a distance of 2303.00 feet; thence East a distance of 147.24 feet to the True and Common Point of Beginning; thence East a distance of 32.76 feet; thence South a distance of 53.14 feet; thence North 31°39'00" West a distance of 62.43 feet to the Point of Beginning.

TOGETHER WITH: (1) all buildings, fixtures, and improvements thereon and all water rights, rights-of-way, tenements, hereditaments, privileges and appurtenances thereto, however evidenced, used, or enjoyed with said premises or belonging to the same; (2) all right, title and interest hereafter acquired in or to any of said premises, hereby also releasing, relinquishing and waiving all exemptions, rights of dower and homestead, vested or inchoate; (3) all heating, air conditioning, plumbing and lighting facilities, equipment and fixtures now or hereafter installed upon or within said premises, used or proper or necessary to constitute the said premises a habitable, usable or operating unit, all of said property being designated and deemed for the purposes of this instrument a part of the realty; and (4) all of the rents, issues and profits of said premises, subject, however, to the right, power and authority hereinafter conferred upon Beneficiary to collect and apply such rents, issues and profits.

FOR THE PURPOSE OF SECURING: (a) payment of that Promissory Note given by Grantor to Beneficiary of even date herewith for the principal sum of FIFTY THOUSAND AND NO/100 DOLLARS (\$50,000.00), with interest and other charges thereon, under which the final payment is due on January 31, 2006; (b) performance of each agreement and covenant of Grantor contained herein and in all of the obligations described herein; (c) any and all extensions, renewals, modifications, substitutions, or replacements of any and all of the foregoing; and (d) payment of all sums expended or advanced by Beneficiary under or pursuant to the terms hereof, together with interest thereon as herein provided.

2005313 11140

TO PROTECT THE SECURITY OF THIS TRUST INDENTURE, AND FOR OTHER PURPOSES, IT IS AGREED:

By the execution of this Trust Indenture and the Note hereby secured that provisions 1 through 22 of the Trust Indenture recorded February 27, 1976 in Book 593 of Mortgages, at Page 685, as Instrument No. 1833 records of Flathead County, Montana, shall be and they are hereby incorporated and made an integral part hereof for all purposes as though set forth herein at length.

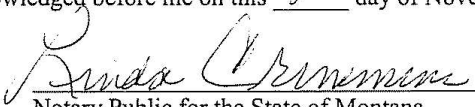
IN WITNESS WHEREOF, Grantor has executed this instrument the day and year first above written.



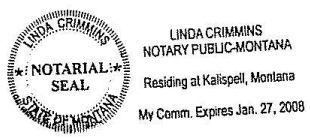
John Curry

STATE OF MONTANA)
 : ss.
County of Flathead)

This instrument was acknowledged before me on this 9 day of November, 2005, by John Curry.



Notary Public for the State of Montana
Residing at _____, Montana
My commission expires: _____



THIS MAP IS FURNISHED FOR INFORMATION PURPOSES ONLY TO ASSIST IN PROPERTY LOCATION WITH REFERENCE TO STREETS AND OTHER PARCELS. NO REPRESENTATION IS MADE AS TO ACCURACY, AND FLATHEAD PREMIER TITLE ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE THEREON. 33-28-21

