

Yamhill County Parcel Information



Parcel Information

Parcel #:	R352301305
Account:	642361
Related:	
Site Address:	, OR 97111
Owner:	Ulrich, Wendlberger
Owner2:	
Owner Address:	45 Muhlbaurstrasse
Phone:	
TwN / Range / Section:	T: 03S R: 05W S: 23 Q:
Parcel Size:	30.00 Acres (1,306,800 SF)
Plat / Subdivision:	Robin Hill
Lot:	6
Block:	
Map Page / Grid:	
Census Tract / Block:	030400/4030
Waterfront:	

Assessment Information

Market Value Land:	\$154,352
Market Value Impr:	\$0
Market Value Total:	\$154,352
Assessed Value:	\$93,977

Tax Information

Levy Code Area:	11.4
Levy Rate:	10.9962
Tax Year:	2017
Annual Tax:	\$1,033.39
Exemption Description:	

Legal

Township 3S Range 5W Section 23 TaxLot 01305 Lot 6 SubdivisionName
ROBIN HILL

Land

Cnty Land Use:	400 - Tract - Vacant	Cnty Bldg Use:	0 -
Land Use Std:	VMSC - VACANT MISC	Zoning:	EF-20 - Exclusive Farm Use
Neighborhood:	0002	Recreation:	-
Watershed:	North Yamhill River	School District:	1

Improvement

Year Built:	0	Attic Fin / Unfin:	0 / 0 SF	Foundation:	
Bedrooms:	0	Bathrooms:	0.00	Roof Covering:	
Bldg Fin:	0 SF	Bsmt Fin / Unfin:	0 / 0 SF	Garage:	0 SF
1st Floor:	0 SF	2nd Floor:	0 SF	Ext Walls:	
A / C:	No	FirePlace:	0	Heat Type:	

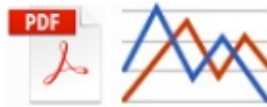
Transfer Information

Rec. Date:	10/10/16	Sale Price:		Doc Num:	2016-15776	Doc Type:	
Orig Loan Amt:							
Loan Type:		Finance Type:		Lender:			

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

Property Account Summary

5/29/2018



Click image above for more information

Account Number	642361	Property Address	
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General Information

Alternate Property #	R3523 01305
Property Description	Township 3S Range 5W Section 23 TaxLot 01305 Lot 6 SubdivisionName ROBIN HILL
Property Category	Land &/or Buildings
Status	Active, Host Other Property, Locally Assessed
Tax Code Area	11.4
Remarks	

Tax Rate

Description	Rate
Total Rate	10.9962

Property Characteristics

Neighborhood	2
Land Class Category	400 Tract Residential Vacant
Acres	30.0000
Fire patrol acres	17.50
Change Property Ratio	Tract Land

Related Properties

399438 is Split Code this property

Property Values

Value Type	Tax Year 2017	Tax Year 2016	Tax Year 2015	Tax Year 2014	Tax Year 2013
Assessed Value AVR	\$93,977	\$91,240	\$88,583	\$86,004	\$83,500
Exempt Value EAR					
Taxable Value TVR	\$93,977	\$91,240	\$88,583	\$86,004	\$83,500
Real Market Land MKLTL	\$154,352	\$147,002	\$133,638	\$129,746	\$131,057
Real Market Buildings MKITL					
Real Market Total MKTTL	\$154,352	\$147,002	\$133,638	\$129,746	\$131,057
M5 Market Land MKLND	\$154,352	\$147,002	\$133,638	\$129,746	\$131,057
M5 Limit SAV M5SAV					
M5 Market Buildings MKIMP					
M50 MAV MAVMK	\$93,977	\$91,240	\$88,583	\$86,004	\$83,500

Assessed Value Exception					
Market Value Exception					
SA Land (MAVU Use Portion) SAVL					

Active Exemptions

No Exemptions Found

Events

Effective Date	Entry Date-Time	Type	Remarks
No Events Found			

Tax Balance

[Installments Payable/Paid for Tax Year\(Enter 4-digit Year, then Click-Here\):](#)

Receipts

Date	Receipt No.	Amount Applied	Amount Due	Tendered	Change
11/07/2017 09:05:00	966291	\$1,055.63	\$1,889.59	\$1,832.90	\$0.00
11/07/2016 00:00:00	50512	\$1,032.63	\$1,032.63	\$1,001.66	
06/13/2016 00:00:00	85506	\$925.83	\$925.83	\$925.83	
11/06/2014 00:00:00	148029	\$859.87	\$859.87	\$833.67	
11/12/2013 00:00:00	677097	\$834.87	\$834.87	\$809.83	

Sales History

Transfer Date	Receipt Date	Recording Number	Sale Amount	Excise Number	Deed Type	Transfer Type	Other Parcels
10/10/2016	10/10/2016	2016-15776	\$0.00	173353		M	No
02/24/2009	02/24/2009	2009-02437	\$0.00	143853		M	No
08/07/2008	08/07/2008	2008-13672	\$0.00	141996		M	No
12/26/2007	12/26/2007	2007-27018	\$0.00	139582		M	No

Property Details

Living Area Sq Ft	Manf Struct Size	Year Built	Improvement Grade	Stories	Bedrooms	Full Baths	Half Baths

TRUSTEES' DEED
(Warranty Deed - Statutory Form)

Ulrich Wendlberger, Successor Trustee
of the Alois and Inge Wendlberger Trust
dated November 14, 1980
to
Ulrich Wendlberger

OFFICIAL YAMHILL COUNTY RECORDS
BRIAN VAN BERGEN, COUNTY CLERK

201615776



\$46.00

10/10/2016 03:07:50 PM

DMR-DDMR Cnt=1 Stn=4 HOLLANDK
\$10.00 \$5.00 \$11.00 \$20.00

MAIL TAX STATEMENTS TO:

No Change

AFTER RECORDING, RETURN TO:
Tankersley, Wright & Strunk, LLC
PO Box 625
McMinnville, OR 97128

MAIL TAX STATEMENTS TO:

No Change

TRUSTEES' DEED
Warranty Deed - Statutory Form

Ulrich Wendlberger, Successor Trustee of the Alois and Inge Wendlberger Trust dated November 14, 1980, Grantor, conveys and warrants to Ulrich Wendlberger, all remaining interest the Alois and Inge Wendlberger Trust has in the following described real property, free of encumbrances except as specifically set forth herein, situated in Yamhill County, Oregon:

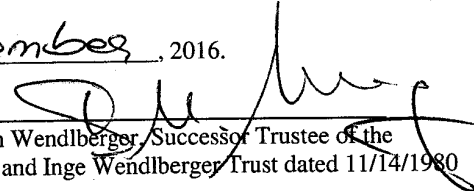
Lot 6, ROBIN HILL, a subdivision in the County of Yamhill, State of Oregon. Also known as Tax Lot No. 3523-01305.

The true consideration for this conveyance is \$0 (trust distribution).

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST THE FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature and terms of any right or indemnification available to Grantor under any title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy. (These limitations shall not be interpreted to relieve the Grantor of liability, but rather to limit the scope and amount of such liability.)

Dated this 26 day of September, 2016.

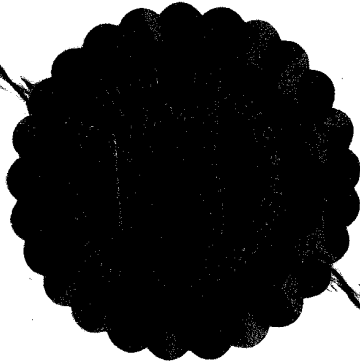

Ulrich Wendlberger, Successor Trustee of the
Alois and Inge Wendlberger Trust dated 11/14/1980

File No. 2732 / T / 2016

I hereby certify that the above is the true signature,
acknowledged in my presence, of

Mr. Dr. Ulrich **Wendlberger**,
born on 29.09.1957,
address: D-81925 München, Wesendonkstraße 54,
identified by his German identity card.

Munich, this 26th day of September 2016



Dr. Rolf Thiele
Notary



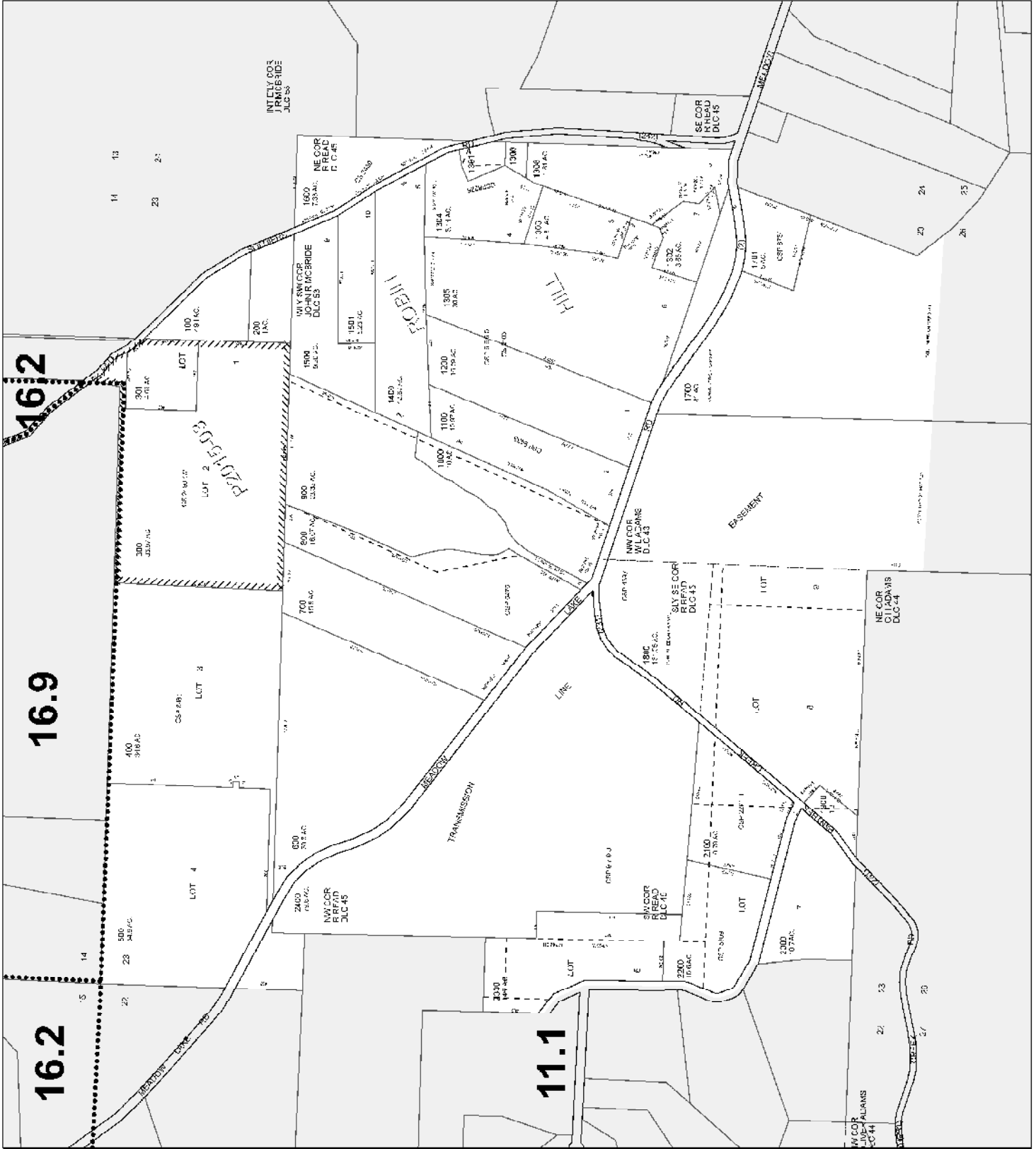
ASSESSMENT & TAX
CARTOGRAPHY

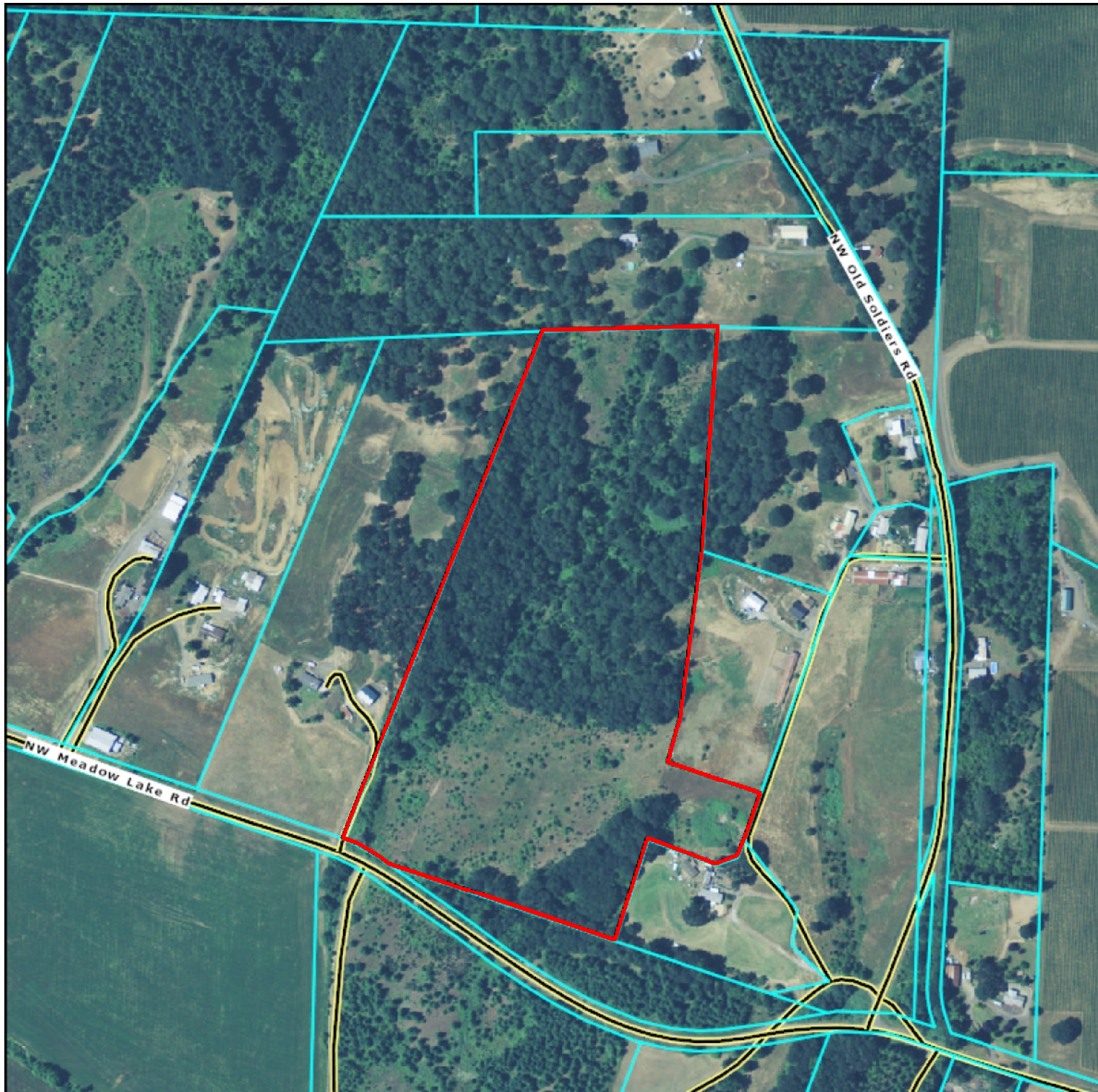
SECTION 23 T.3S. R.5W. WM.
YAMHILL COUNTY OREGON
1" = 400'

CANCELLED TAXLOTS:
1306
1307
1308

DATE PRINTED: 5/12/2015

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It is not to be used for any other purpose, including but not limited to,
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