

# PROPERTY PROFILE

Vacant land  
Broadview, MT

This title information has been furnished without charge or obligation in conformance with the rules established by the Montana Insurance Commissioner. No responsibility is assumed for any errors in this report.



## PRESENTED BY

Amber Uhren  
Realty Billings  
406-670-1942  
amber@realtybillings.com

## PREPARED BY

Janet Robinson  
Stewart Title  
jlrobinson@stewart.com



# Yellowstone County, Montana

## Property Tax Detail For D09855



**TaxCode: D09855**

**Owner Listed On Last Tax Statement**

**Last Updated: October 4, 2023**

Primary Owner: J C BIEDERMAN PROPERTIES

**Owner as of October 4, 2023**

Primary Owner Name: J C BIEDERMAN PROPERTIES

Contact: BIEDERMAN, VICKI

**2023 Mailing Address**

Mailing Address: J C BIEDERMAN PROPERTIES  
5336 SE FLAVEL ST  
PORTLAND, OR 97206-8225

**Property Information**

Property Address:

Township: 04 N Range: 25 E Section: 09

Full Legal: S09, T04 N, R25 E, W2

GeoCode: 03-1324-09-2-01-01-0000

Levy District: O21 - BROADVIEW OUTSIDE (384.76 Mills)

**2023 Assessed Value Summary**

Assessed Land Value =	\$43,591.00
Assessed Building(s) Value =	\$0.00
Personal Property Value =	\$0.00
<b>Total Assessed Value =</b>	<b>\$43,591.00</b>

**Assessed Value Detail Tax Year: 2023**

Description	Tax Rate	Amount
Tillable Non-Irrigated Land/Summer/Fallow	2.16%	\$41,132.00
Grazing Land	2.16%	\$2,459.00
		<b>Total: \$43,591.00</b>

**SID Payoff Information**

**Rural SID**

**NONE**

**Property Tax Billing History**

Year	1st Half	2nd Half	Total
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<a href="#">2023</a>	181.51	P	181.49	P	363.00
<a href="#">2022</a>	209.97	P	209.95	P	419.92
<a href="#">2021</a>	208.11	P	208.11	P	416.22
<a href="#">2020</a>	229.39	P	229.37	P	458.76
<a href="#">2019</a>	228.81	P	228.79	P	457.60
<a href="#">2018</a>	238.39	P	238.37	P	476.76
<a href="#">2017</a>	230.23	P	230.21	P	460.44
<a href="#">2016</a>	217.54	P	217.53	P	435.07
<a href="#">2015</a>	212.99	P	212.98	P	425.97
<a href="#">2014</a>	253.36	P	253.35	P	506.71
<a href="#">2013</a>	253.66	P	253.64	P	507.30
<a href="#">2012</a>	266.33	P	266.33	P	532.66
<a href="#">2011</a>	263.22	P	263.22	P	526.44
<a href="#">2010</a>	271.17	P	271.15	P	542.32
<a href="#">2009</a>	75.71	P	75.68	P	151.39
<a href="#">2008</a>	245.37	P	245.37	P	490.74
<a href="#">2007</a>	236.71	P	236.70	P	473.41
<a href="#">2006</a>	239.59	P	239.57	P	479.16
<a href="#">2005</a>	224.55	P	224.52	P	449.07
<a href="#">2004</a>	221.55	P	221.52	P	443.07
<a href="#">2003</a>	228.44	P	228.43	P	456.87
<a href="#">2002</a>	196.39	P	196.36	P	392.75
<a href="#">2001</a>	181.99	P	181.97	P	363.96
<a href="#">2000</a>	178.09	P	178.07	P	356.16

(P) indicates paid taxes.

**Jurisdictional Information**

**Commissioner:** [District - 3](#)

[Donald W. Jones \(R\)](#)  
 1945 Clark Ave  
 Billings, MT 59102  
 256-2701 - Work  
 406-690-1434 - Home

**Senate:**

Not Available

**House:**

Not Available

**Ward:** Outside City Limits

**Precinct:** [4](#)

**High School:** Broadview

**Middle School:** Broadview

**Elementary School:** Broadview

Trustee: [School District Trustee Links](#)

**Clerk & Recorder Documents For Tax Code:**

Recording #	Document type	Recorded Date	Document Date	Book	Page
		7/31/2003		0032	44105
		7/31/2003		0032	44106
		7/31/2003		0032	44107
		7/31/2003		0032	44108
		7/31/2003		0032	44109
		7/31/2003		0032	44110
		7/31/2003		0032	44111
		7/31/2003		0032	44112

**Orion Detail**

**Owner Information**

**Primary Owner:** J C BIEDERMAN PROPERTIES

**Tax Code:** D09855

**GeoCode:** 03-1324-09-2-01-01-0000

**Property Address:**

**Legal Description:** S09, T04 N, R25 E, W2

**Property Type:** VAC\_R - Vacant Land - Rural

**Site Information - [View Codes](#)**

**Levy District:** 03-1978-O21      **Location:**

**Neighborhood Code:** 203.005      **Fronting:**

**Parking type:**      **Parking Prox:**

**Utilities:**      **Access:**

**Lot Size:** 320 Acres      **Topography:**

**Ag Land Data**

**Cont Crop AC:** 0      **Fallow AC:** 253.255      **Irrigated AC:** 0

**Grazing AC:** 66.745      **Wild AC:** 0      **Timber AC:** 0

**Farmsite AC:** 0      **NonQual AC:** 0      **Total AC:** 320

**GENERAL TAX DETAIL**

Levy Description	1st Half	2nd Half	Total
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<b>COUNTY</b>			
BRIDGE	\$1.64	\$1.64	\$3.28
COUNTY PLANNING	\$0.57	\$0.57	\$1.14
EXTENSION SERVICE	\$0.33	\$0.33	\$0.66
GENERAL FUND	\$15.56	\$15.56	\$31.12
LIABILITY & PROPERTY INSURANCE	\$0.99	\$0.99	\$1.98
LIBRARY	\$2.74	\$2.74	\$5.48
MENTAL HEALTH	\$0.42	\$0.42	\$0.84
METRA (CIVIC CENTER)&COUNTY FAIR	\$3.78	\$3.78	\$7.56
MUSEUM	\$0.83	\$0.83	\$1.66
PERMISSIVE MEDICAL LEVY	\$4.44	\$4.44	\$8.88
PUBLIC HEALTH	\$3.12	\$3.12	\$6.24
PUBLIC SAFETY - MENTAL HEALTH	\$1.40	\$1.40	\$2.80
PUBLIC SAFETY - SHERIFF	\$12.32	\$12.32	\$24.64
PUBLIC SAFETY- COUNTY ATTORNEY	\$5.25	\$5.25	\$10.50
ROAD	\$17.69	\$17.69	\$35.38
SENIOR CITIZENS-ELDERLY ACTIVITIES	\$1.79	\$1.79	\$3.58
WEED CONTROL	\$0.37	\$0.37	\$0.74
<b>COUNTY TOTALS:</b>	<b>\$73.24</b>	<b>\$73.24</b>	<b>\$146.48</b>
<b>OTHER</b>			
BIG SKY ECONOMIC DEVELOPMENT AUTHORITY	\$1.42	\$1.42	\$2.84
<b>OTHER TOTALS:</b>	<b>\$1.42</b>	<b>\$1.42</b>	<b>\$2.84</b>
<b>SCHOOL</b>			
ELEM & HIGH SCH TRANSPORTATION	\$1.15	\$1.15	\$2.30
ELEMENTARY RETIREMENT	\$10.81	\$10.81	\$21.62
HIGH SCHOOL RETIREMENT	\$6.16	\$6.16	\$12.32
SD #21 (BROADVIEW) ELEM BUILDING RESERVE	\$1.29	\$1.29	\$2.58
SD #21 (BROADVIEW) ELEM BUS RESERVE	\$2.06	\$2.06	\$4.12
SD #21 (BROADVIEW) ELEM GENERAL	\$24.23	\$24.23	\$48.46
SD #21 (BROADVIEW) ELEM TRANSPORTATION	\$0.78	\$0.78	\$1.56
SD #21 (BROADVIEW) ELEM TUITION	\$0.26	\$0.26	\$0.52
SD #21 (BROADVIEW) HS BUILDING RESERVE	\$1.23	\$1.23	\$2.46
SD #21 (BROADVIEW) HS BUS RESERVE	\$0.89	\$0.89	\$1.78
SD #21 (BROADVIEW) HS GENERAL	\$16.56	\$16.56	\$33.12

SD #21 (BROADVIEW) HS TRANSPORTATION	\$0.87	\$0.87	\$1.74
<b>SCHOOL TOTALS:</b>	<b>\$66.29</b>	<b>\$66.29</b>	<b>\$132.58</b>
<b>STATE</b>			
ACCREDITED HIGH SCHOOL	\$8.47	\$8.47	\$16.94
GENERAL SCHOOL	\$12.70	\$12.70	\$25.40
STATE EQUALIZATION AID	\$15.48	\$15.48	\$30.96
UNIVERSITY MILLAGE	\$2.82	\$2.82	\$5.64
VOCATIONAL-TECHNICAL SCHOOLS	\$0.61	\$0.61	\$1.22
<b>STATE TOTALS:</b>	<b>\$40.08</b>	<b>\$40.08</b>	<b>\$80.16</b>
<b>TOTAL GENERAL TAXES</b>	<b>\$181.03</b>	<b>\$181.03</b>	<b>\$362.06</b>

\* = Voted Levy to impose a New Mill Levy  
 \*\* = Voted Levy Increase to a Levy Submitted to Electors  
 \*\*\* = Voted Levy to Exceed Levy Limit (MCA 15-10-420)

**SPECIAL ASSESSMENTS**

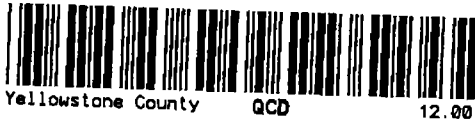
Description	1st Half	2nd Half	Total
BFD3 BROADVIEW FIRE DISTRICT 3	\$0.30	\$0.29	\$0.59
SOIL SOIL CONSERVATION	\$0.18	\$0.17	\$0.35
<b>TOTAL SPECIAL ASSESSMENTS</b>	<b>\$0.48</b>	<b>\$0.46</b>	<b>\$0.94</b>

General Taxes	District	Mill Levy	1st Half	2nd Half
BROADVIEW OUTSIDE	O21	384.76	181.03	181.03

<b>TOTAL TAXES DUE CURRENT YEAR:</b>	<b>\$363.00</b>
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This property may qualify for a Property Tax Assistance Program. This may include: Intangible Land Value Assistance, Property Tax Assistance, Disabled or Deceased Veteran's Residential Exemption, and/or Elderly Homeowner's Tax Credit. Contact the Department of Revenue at (406)896-4000 for further information.

This Information is current as of 12/14/2023 11:56:24 AM



3244112

Page: 1 of 2  
07/31/2003 11:03A

**QUIT CLAIM DEED**

The Grantor, Carolyn J. Saxe  
Whose address is 10640 S.W. Del Monte, Tigard, Oregon 97224

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,

Whose Address is ~~2290 First National Building, Detroit, Michigan 48226~~ <sup>CD</sup>  
6295 SW Edgewood, Lake Oswego, OR 97035

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 8 day of August, 2002

Signed in the presence of

By: [Signature]

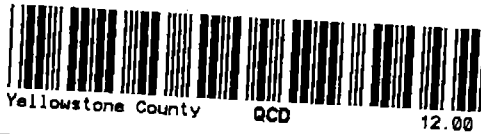
(Print Name): Neel Daly

By: [Signature]

(Print Name): Tabitha Garmire

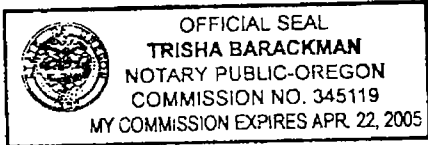
Signed

[Signature]  
Carolyn J. Saxe



STATE OF OREGON )  
COUNTY OF Clackamas ) ss

The foregoing instrument was acknowledged before me this 8 day of August, 2002 by Carolyn J. Saxe



Trisha Barackman

Print name: Trisha Barackman

Notary Public, Clackamas County, OREGON  
My commission expires: 4/22/05

When recorded return to:

Send subsequent tax bills to :

Drafted By:

2955W  
Edgewood  
Lake Oswego,  
OR  
97035

Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP~~  
2290 First National Building  
Detroit, Michigan 48226

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226

Empty rectangular box for recording information.



**QUIT CLAIM DEED**

The Grantor, Carol Biederman, personal representative of the estate of Wilbur G. Biederman  
Whose address is 6400 S.W. Taylors Ferry Road, Portland, Oregon 97219

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,

Whose Address is ~~2290 First National Building, Detroit, Michigan 48226, C.B.~~  
6295 SW Edgewood, Lake Oswego, OR 97035

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of  
which is acknowledged by buyer.

Dated this 27 day of April, 2008

Signed in the presence of

Signed

By: Victor C. Biederman

Carol Biederman  
Carol Biederman, personal

representative of the estate of Wilbur G. Biederman  
(Print Name): \_\_\_\_\_

By: E. R. Blatter

(Print Name): Eria R Blatter



Yellowstone County QCD 12.00

3244111

Page: 2 of 2  
07/31/2003 11:03A

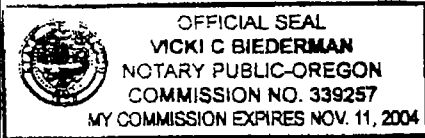
STATE OF OREGON )  
 ) SS  
COUNTY OF Multnomah

<sup>2003</sup> The foregoing instrument was acknowledged before me this 27 day of April,  
2002 by Carol Biederman, personal representative of the estate of Wilbur G. Biederman

Vicki C. Biederman

Print name: Vicki C. Biederman

Notary Public, Multnomah County, OREGON  
My commission expires: 11.11.2004



When recorded return to:

Send subsequent tax bills to :

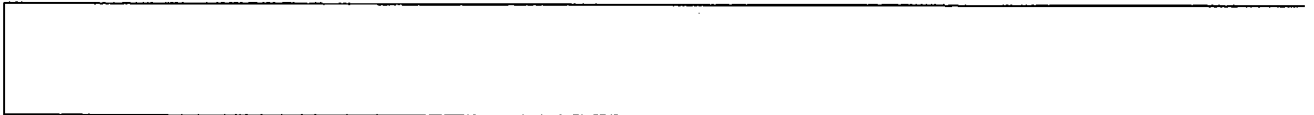
Drafted By:

6295 S.W.  
Edgewood  
Lake Oswego,  
OR 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz  
and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226





QUIT CLAIM DEED

The Grantor, Wilma M. Sollenger  
Whose address is 12425 Crabapple Chase Drive, Alpharetta, Georgia 30004

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,

Whose Address is ~~2290 First National Building, Detroit, Michigan 48226,~~  
6295 SW Edgewood, Lake Oswego, OR 97035 WML

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 7<sup>th</sup> day of August, 2002

Signed in the presence of

Signed

By: Marilyn L. Biederman

Wilma M. Sollenger  
Wilma M. Sollenger

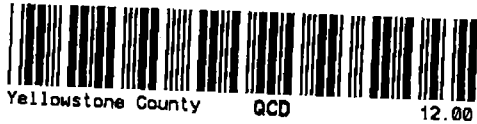
(Print Name): Marilyn L. Biederman

WML

By: Wilfred R. Sollenger

(Print Name): Wilfred R. Sollenger

OREGON <sup>Q</sup>



3244110

Page: 2 of 2  
07/31/2003 11:03A

STATE OF ~~GEORGIA~~ )  
COUNTY OF Lincoln ) ss

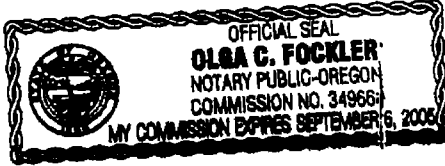
The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of August, 2002 by Wilma M. Sollengerger

*b x m d*

*b x m d*

*Wilma M. Sollengerger*  
\_\_\_\_\_  
Wilma M. Sollengerger

Print name: Olga C. Fockler



Notary Public, Olga C. Fockler Lincoln County, GEORGIA

My commission expires: Sept 6, 2005

When recorded return to:

Send subsequent tax bills to :

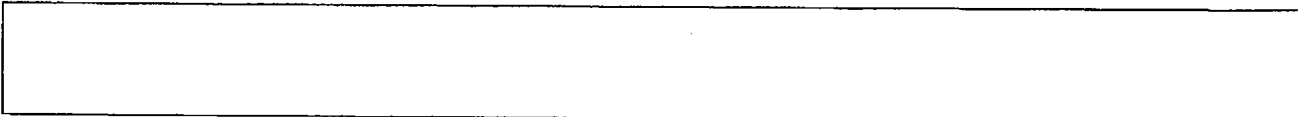
Drafted By:

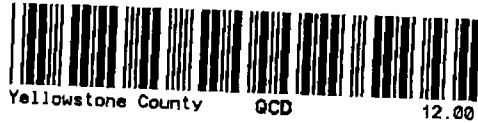
*2295 SW  
Edgewood  
Lake Oswego,  
OR 97035*

Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP~~  
2290 First National Building  
Detroit, Michigan 48226

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226





**QUIT CLAIM DEED**

The Grantor, Arthur A. Biederman  
Whose address is Salal Drive, Gleneden Beach, Oregon 97388

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,  
Whose Address is ~~2290 First National Building, Detroit, Michigan 48226~~  
6295 SW Edgewood, Lake Oswego, OR 97035 AB

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 7<sup>th</sup> day of AUGUST, 2002

Signed in the presence of

By: Marilyn L. Biederman

(Print Name): Marilyn L. Biederman

Signed

Arthur A. Biederman

Arthur A. Biederman

By: WILFRED R. Sollenburger

(Print Name): Wilfred R. Sollenburger



3244109

Page: 2 of 2  
07/31/2003 11:03A

Yellowstone County QCD 12.00

STATE OF OREGON )  
COUNTY OF Lincoln ) ss

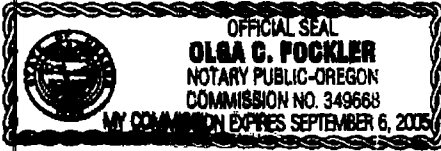
The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of August, 2002 by Arthur A. Biederman

Arthur A. Biederman

Print name: Arthur A Biederman

Notary Public, Olga C. Fockler County, Oregon

My commission expires: Sept 6, 2005



When recorded return to:

Send subsequent tax bills to :

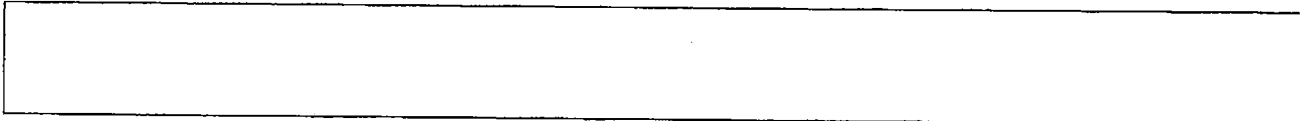
Drafted By:

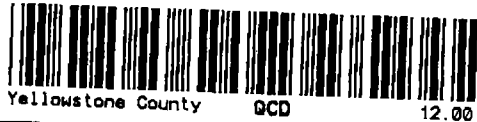
Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP~~  
2290 First National Building  
Detroit, Michigan 48226

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226

0295 SW  
Edgewood  
Lake Oswego,  
OR 97035





3244108

Page: 1 of 2  
07/31/2003 11:03A

**QUIT CLAIM DEED**

The Grantor, Larwence F. Helton, D.P.M.  
Whose address is 1229 Highcrest Drive, Medford, Oregon 97501

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,

Whose Address is ~~2290 First National Building, Detroit, Michigan 48226~~ <sup>LH</sup>  
6295 SW Edgewood, Lake Oswego, OR 97035

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 5th day of August, 2002

Signed in the presence of

Signed

By: James K. Mallard

Larwence F. Helton

(Print Name): JAMES K MALLARD

Larwence F. Helton, D.P.M.

By: Diana Tobin

(Print Name): DIANA TOBIN



3244108

Page: 2 of 2  
07/31/2003 11:03A

STATE OF OREGON )  
 ) SS  
COUNTY OF Jackson )

The foregoing instrument was acknowledged before me this 5 day of August, 2002 by Larwence F. Helton, D.P.M.

Print name: Sheila Wolfe



Notary Public, Jackson County, OREGON  
My commission expires: July 5, 2005

When recorded return to:

Send subsequent tax bills to :

Drafted By:

6295 S.W.  
Edgewood  
Lake Oswego,  
OR 97035

Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP~~  
2290 First National Building  
Detroit, Michigan 48226

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226





QUIT CLAIM DEED

The Grantor, Robert A. Helton  
Whose address is 4366 S. Maple Road, Ann Arbor, Michigan 48108

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,  
6295 SW Edgewood, Lake Oswego, OR 97035 *RB*  
Whose Address is ~~2290 First National Building, Detroit, Michigan 48226,~~

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 1 day of August, 2002

Signed in the presence of

By: *Kenneth J. Hornak, Jr.*

(Print Name): Kenneth J. Hornak, Jr.

Signed

*Robert A. Helton*

Robert A. Helton

By: *David N Newman*

(Print Name): David N Newman

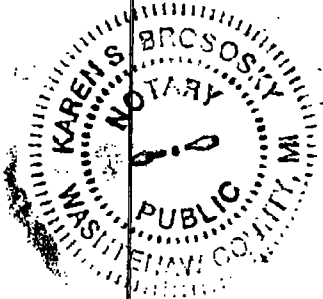


3244107

Page: 2 of 2  
07/31/2003 11:03A

STATE OF MICHIGAN )  
 ) ss  
COUNTY OF Washtenaw )

The foregoing instrument was acknowledged before me this 1<sup>ST</sup> day of AUGUST, 2002 by Robert A. Helton



Karen S. Brososky

Print name: KAREN S. BROSOFSKY

Notary Public, Washtenaw County, MICHIGAN

My commission expires: Feb 1, 2005

When recorded return to:

Send subsequent tax bills to :

Drafted By:

6295 SW  
Edgewood  
Lake Oswego,  
OR 97035

Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226~~

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226





3244106

Page: 1 of 2  
07/31/2003 11:03A

**QUIT CLAIM DEED**

The Grantor, Daniel G. Helton  
Whose address is 17504 Matthews, Riverview, Michigan 48192

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,

Whose Address is ~~2290 First National Building, Detroit, Michigan 48226, MI~~  
6295 SW Edgewood, Lake Oswego, OR 97035

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 30th day of July, 2002

Signed in the presence of

By: Terri L. Smith

(Print Name): Terri L. Smith

By: Erwin Lloyd

(Print Name): Erwin Lloyd

Signed

D.G. Helton  
Daniel G. Helton



3244106

Page: 2 of 2  
07/31/2003 11:03A

STATE OF MICHIGAN )  
 ) ss  
COUNTY OF Wayne )

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of July, 2002 by Daniel G. Helton

**Linda S. Krall**  
Notary Public, Wayne County, Michigan  
My Commission Expires March 5, 2008

Print name: B LINDA S. KRALL

Notary Public, WAYNE County, Michigan  
My commission expires: 3/5/06

When recorded return to:

Send subsequent tax bills to :

Drafted By:

295 SW Edge-wood  
Lake Oswego,  
OR 97035

Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP~~  
2290 First National Building  
Detroit, Michigan 48226

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

Daniel G. Helton (P43758)  
Honigman Miller Schwartz and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226





**QUIT CLAIM DEED**

The Grantor, Sally Helton, formerly known as Sally Zitzlesberger  
Whose address is 6295 S.W. Edgewood, Lake Oswego, Oregon 97035

Quit Claims to Grantee J.C. Biederman Properties, Inc., an Oregon corporation,

Whose Address is ~~2290 First National Building, Detroit, Michigan 48226~~ & A  
6295 SW Edgewood, Lake Oswego, OR 97035

The following described premises situated in the County of Yellowstone, and State of Montana:

The West of Section 9, Township 4 North, Range 25 East.

For the payment of \$1 and other good and fair consideration, the receipt and adequacy of which is acknowledged by buyer.

Dated this 9 day of August, 2002

Signed in the presence of

By: Michelle Arkens

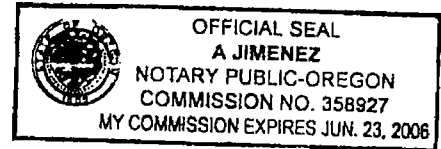
(Print Name): Michelle Arkens

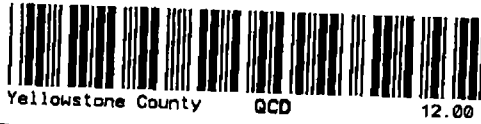
By: Kathryn A. Heckendorn

(Print Name): Kathryn A. Heckendorn

Signed

Sally Helton  
Sally Helton, formerly known as Sally Zitzlesberger





3244105

Page: 2 of 2  
07/31/2003 11:03A

STATE OF OREGON )  
 ) ss  
COUNTY OF Washington )

The foregoing instrument was acknowledged before me this 9 day of August, 2002 by Sally Helton, formerly known as Sally Zitzlesberger

[Signature]

Print name: Amalia Jimenez

Notary Public, Washington County, OREGON

My commission expires: Jun-23, 2006

When recorded return to:

Send subsequent tax bills to :

Drafted By:

Daniel G. Helton (P43758)  
~~Honigman Miller Schwartz  
and Cohn, LLP  
2290 First National Building  
Detroit, Michigan 48226~~

Sally Helton  
6295 S.W. Edgewood  
Lake Oswego, Oregon 97035

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97035

