



a stewart company

907-376-2220
3035 E Palmer Wasilla Highway Suite 101
Wasilla, Alaska 99654

TO: Jerry Moses

Date: 6/22/18

Apparent Owner of Record
Richard and Emily Seat

Legal Description
Sherwood Estates Lot 6 Block 3

Street Address
6250 W. Robin Hood Lane

Special Information Attached:

- X Last Deed of Record
- X Tax Record
- X Plat Map / Grid Map
- X Covenants, Conditions & Restrictions

NOTE:

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Should you have any questions or require additional information, please call.
If this information assisted you, please specify McKinley Title & Trust

Thank you.

customerservice@mckinleytitle.com
"Magnificent Service by Inspired Professionals"



MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 1310B03L006

Site Information

Account Number	1310B03L006	Subdivision	SHERWOOD EST
Parcel ID	50005	City	None
TRS	S18N02W34	Map HO08	Tax Map
Abbreviated Description (Not for Conveyance)	SHERWOOD EST BLOCK 3 LOT 6		

Site Address 6250 W ROBIN HOOD LN

Ownership

Owners	SEAT RICHARD & EMILY	Buyers	
Primary Owner's Address	PO BOX 870176 WASILLA AK 99687-8671	Primary Buyer's Address	

Appraisal Information

Year	Land Appraised	Bldg. Appraised	Total Appraised	Assessment Year	Land Assessed	Bldg. Assessed	Total Assessed*
2018	\$25,500.00	\$8,500.00	\$34,000.00	2018	\$25,500.00	\$8,500.00	\$34,000.00
2017	\$25,500.00	\$8,500.00	\$34,000.00	2017	\$25,500.00	\$8,500.00	\$34,000.00
2016	\$25,500.00	\$0.00	\$25,500.00	2016	\$25,500.00	\$0.00	\$25,500.00

Building Information

Building Item Details

Building Number	Description	Area	Percent Complete				
Tax/Billing Information							
Year	Certified	Zone	Mill	Tax Billed	Recorded Documents	Type	Recording Info (offsite link to DNR)
2018	Yes	0038	Not Yet Set	Tax Not Yet Billed	11/24/2015	WARRANTY DEED (ALL TYPES)	Palmer 2015-025514-0
2017	Yes	0038	16.56	\$563.04	1/24/2014	WARRANTY DEED (ALL TYPES)	Palmer 2014-001219-0
2016	Yes	0038	16.189	\$412.82	10/31/2000	WARRANTY DEED (ALL TYPES)	Palmer Bk: 1097 Pg: 851

Tax Account Status †

Status	Tax Balance	Farm	Disabled Veteran	Senior	Optional	Total	LID Exists
Current	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
1.40	1.40	Assembly District 007	08-130	136 WEST LAKES FSA	027 Meadow Lakes RSA

* Total Assessed is net of exemptions and deferments, rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

Last Updated: 6/22/2018 4:00:03 AM

† If account is in foreclosure, payment must be in certified funds.

49563 KW
ATGA**WARRANTY DEED**
(Creating Tenancy by the Entirety)

The Grantor, KIMBERLI L. FAST, a married person, whose address is PO Box 2078, Nome AK 99762, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, does hereby convey and warrant unto the Grantee, RICHARD SEAT and EMILY SEAT, husband and wife, whose address is PO Box 870176, Wasilla AK 99687-9671, as TENANTS BY THE ENTIRETY, with the right of survivorship, and to the heirs and assigns of the survivor, the following described real property:

Lot 6, Block 3, Sherwood Estates, according to the official plat thereof filed under Plat No. 2001-14, in the records of the Palmer Recording District, Third Judicial District, State of Alaska.

SUBJECT TO ALL reservations, easements, exceptions, restrictions, covenants, conditions, plat notes, by-laws and rights-of-way of record, if any.

SUBJECT TO any questions that may arise due to shifting or change of the high water mark or high water line of unnamed lake; any adverse claim based upon the assertion that some portion of said land is tide or submerged lands or has been created by artificial means or has accreted to such portion so created; rights of the public and of governmental entities in and to that portion of the premises herein described lying below the high water mark of unnamed lake; and any prohibition of or limitation of use, occupancy or improvements of the land resulting from the right of the public or riparian owners to use any waters which may cover the land or to use any portion of the land which is now or may formerly have been covered by water.

SUBJECT TO limitations, conditions, restrictions, terms and effects of the Uniform Common Interest Ownership Act, A.S. 34.08 *et seq.*, including any lien for future common assessments created pursuant to A.S. 34.08.470; and future dues and/or assessments to Sherwood Estates Subdivision Association.

SUBJECT TO Oil and Gas Lease, including the terms and provisions thereof, by and between State of Alaska, Department of Natural Resources, Lessor, and Atlantic Richfield Company, Lessee, recorded April 21, 1999, Book 1009 Page 141.

Law Office of David D. Clark, 805 W Fireweed Lane, Anch AK 99503 Tel 907-277-7679 Fax 907-274-9829

Warranty Deed, Page 1 of 3

TOGETHER WITH, ALL AND SINGULAR, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the premises, all and singular, together with the appurtenances and privileges thereto incident unto said Grantee, and to the heirs, executors, administrators and assigns of the survivor, FOREVER.

Grantor does hereby represent and warrant to Grantee(s) that the herein described real property is not claimed as the marital home or homestead of the Grantor's spouse or the dependents of the Grantor or the dependents of the Grantor's spouse.

DATED this 16th day of November, 2015.

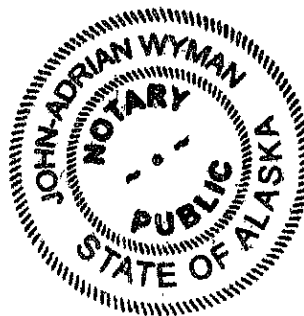
GRANTOR:

X Kimberli L. Fast
KIMBERLI L. FAST

STATE OF ALASKA)
) ss:
SECOND JUDICIAL DISTRICT)

The foregoing instrument was acknowledged before me this 16 day of November, 2015, by KIMBERLI L. FAST.

[Signature]
Notary Public in and for Alaska
My Commission expires: 3/26/16




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Warranty Deed, Page 2 of 3



DATED this 23 day of November, 2015.

GRANTEE:

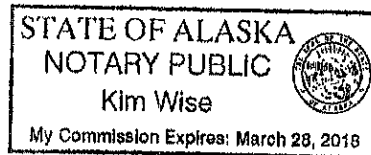

RICHARD SEAT

Emily Seat
EMILY SEAT

[illegible]

The foregoing instrument was acknowledged before me this 23 day of November, 2015, by RICHARD SEAT and EMILY SEAT.

Notary Public in and for Alaska 3/28/18
My Commission expires: 3/28/18



Please record in Palmer
Recording District & return to
Richard & Emily Seat
~~PO Box 879671~~ PO BOX 870170
Wasilla AK 99687-9671

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