

# Due Diligence Report

## AZ-Apache-107-03-190

### Property Details

Owner Name	NEEL RICHARD W II
Owner Address	PO BOX 280 GILCREST, CO 80623-0280
Assessor's Parcel Number	107-03-190

### Property Facts

Address	County Road 8057 Concho, AZ 85924																				
County	Apache																				
State	AZ																				
Subdivision/Block/Lot	Subdivision: SHOW LOW PINES UNIT 3 Lot: 190 Section: 10 Township: 11N Range: 24E																				
Legal Description (unofficial)	Lot <u>190</u> , Unit <u>Three</u> , Showlow Pines subdivision, according to plat recorded in the office of the County Recorder of Apache County in Book 2 of Townsite Maps at Page <u>Five</u> .																				
T R S	T-11N, R-24E, S-10																				
Parcel Size	1.15																				
Number of Parcels	1																				
GPS Coordinates	<table><tr><td></td><td>Latitude/Longitude</td><td>Elevation</td></tr><tr><td>Center</td><td>34° 22' 2,26"N 109° 46' 56,07"W</td><td>6742 ft</td></tr><tr><td>NW</td><td>34° 22' 3,55"N 109° 46' 57,05"W</td><td>6735 ft</td></tr><tr><td>NE</td><td>34° 22' 3,55"N 109° 46' 55,08"W</td><td>6742 ft</td></tr><tr><td>SW</td><td>34° 22' 0,52"N 109° 46' 57,03"W</td><td>6742 ft</td></tr><tr><td>SE</td><td>34° 22' 0,52"N 109° 46' 55,10"W</td><td>6748 ft</td></tr></table>				Latitude/Longitude	Elevation	Center	34° 22' 2,26"N 109° 46' 56,07"W	6742 ft	NW	34° 22' 3,55"N 109° 46' 57,05"W	6735 ft	NE	34° 22' 3,55"N 109° 46' 55,08"W	6742 ft	SW	34° 22' 0,52"N 109° 46' 57,03"W	6742 ft	SE	34° 22' 0,52"N 109° 46' 55,10"W	6748 ft
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Google Map Link	<a href="https://www.google.com/maps/@34.367,-109.78208,5759m/data=!3m1!1e3?entry=ttu">https://www.google.com/maps/@34.367,-109.78208,5759m/data=!3m1!1e3?entry=ttu</a>																				

Property Record	<a href="https://eagleassessor.co.apache.az.us/assessor/taxweb/account.jsp?accountNum=R0013301">https://eagleassessor.co.apache.az.us/assessor/taxweb/account.jsp?accountNum=R0013301</a>		
Previous Transfer Info			
	Deed Type	QUIT CLAIM DEED	
	Deed Transfer Date	08/10/1979	
	Deed Record Location	Docket 319, Page 499	

## County Website Information

County	<a href="https://www.co.apache.az.us/">https://www.co.apache.az.us/</a>	
Assessor	<a href="https://www.co.apache.az.us/">https://www.co.apache.az.us/</a>	(928) 337-7624
Treasurer	<a href="https://www.co.apache.az.us/treasurer/">https://www.co.apache.az.us/treasurer/</a>	(928) 337-7629
Recorder/Clerk	<a href="https://www.co.apache.az.us/recorder/">https://www.co.apache.az.us/recorder/</a>	(928) 337-7515
Planning/Zoning	<a href="https://www.co.apache.az.us/community-development/">https://www.co.apache.az.us/community-development/</a>	(928) 337-7526
GIS Website	<a href="https://jt.co.apache.az.us/">https://jt.co.apache.az.us/</a>	

## Property Tax Information

Assessed Property Value	\$402.00
Actual Property Value	\$12,000
Back Taxes Owed	\$0.00
Tax Liens	\$0.00
Annual Property Taxes	\$40.76

## Actual Property Details/Information

Access Road	County Road 8057, County Road 8058, California Av, Colorado Av
Road Surface	Dirt
Road Maintenance	County

Elevation (ft)	Low: 6742 ft High: 6748 ft
Flood Zone?	No

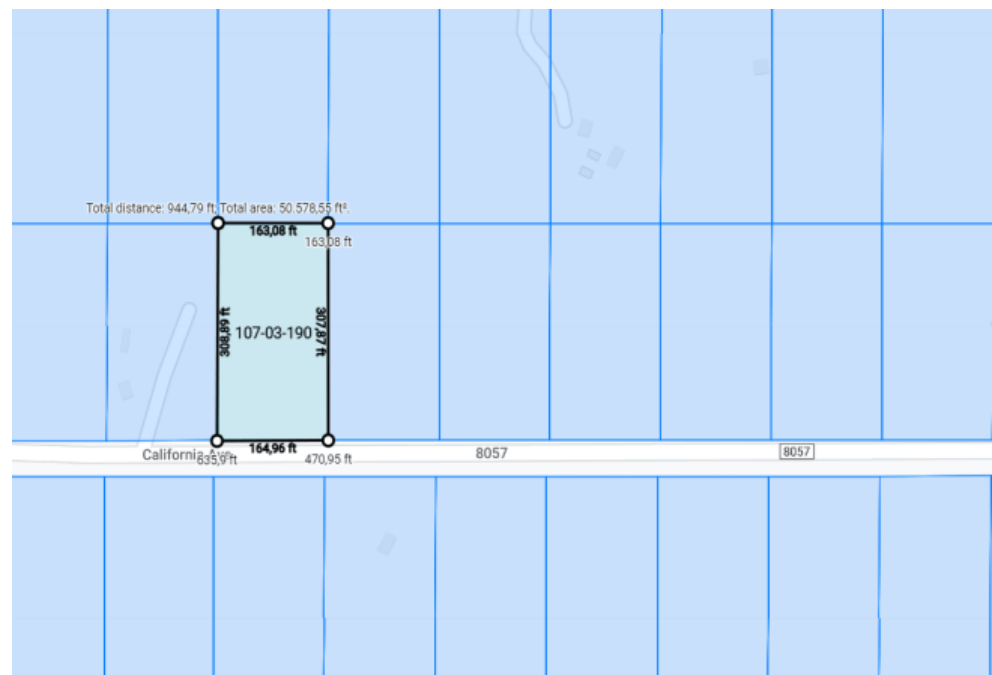
Terrain Type	Flat, Plain, Shrubs, Low Vegetation
Closest Highways	US Highway 61
Closest Major Cities	Show Low, Taylor, Snowflake, St. Johns, Springerville
Closest Gas Station	Maverik Adventure's First Stop, Safeway
Closest Grocery Store	Stanford General Store, Circle K, Walmart Supercenter
Nearby Attractions	Second Knoll Target Range, Thunder Raceway, Show Low Creek Meadow, Concho Falls, Aron Avis Bron's Cabin, Trailhead, Kempe Reservoir, Show Low City Park, Show Low City Dog Park, Frontier Park, Torreon Golf Club.

## County Details

Zoning	Agricultural General
Property Use Code	AG
What Can Be Built?	House
Time Limit To Build?	You need to start the building project within 180 days (6 months) and pass at least one inspection every 6 months to keep the permit open.
What Can You Do On/Near Property	Reside
Camping/Notes	Subject to the provisions of General Provisions. Tent camping on private land is prohibited except in permitted campgrounds. Using an RV for a certain amount of time is allowed with an approved Zoning Permit as long as there is not an existing residence on the property. A single RV may be placed for one time each calendar year for a period not to exceed 30 consecutive days without an RV Dwelling Permit. The RV must be removed at the end of the 30- day period unless an RV Dwelling Permit is obtained. If RV stays greater than 30 days you would need to install a septic.
RVs/Notes	A single RV may be placed for one time each calendar year for a period not to exceed 30 consecutive days without an RV Dwelling Permit. If RV stays greater than 30 days you would need to install a septic.

Mobile Home/Notes	<p>Mobile Homes shall be prohibited in all zone. Manufactured Home as of July 1, 2015 all newly installed Manufactured Homes in Apache County shall meet the following minimum requirements.</p> <p><b>A manufactured home cannot be placed on any property until the following are met.</b></p> <ul style="list-style-type: none"> <li>• The Unit must be 15 years old or newer.</li> <li>• A building permit issued from the correct Community Development Office.</li> <li>• Within the city limits of St Johns, Eagar or Springerville, contact the Community Development Office of the respective town</li> <li>• Anywhere else, contact the Apache County Community Development Office (928) 337-7526</li> </ul> <p>Further steps might be required as dictated by the Community Development Office. Different counties have different requirements that must be met, so please check with the County that the Manufactured Home is being moved to.</p>
Water	Would be by Well or Water Haul
Sewer/Septic	Would be by septic
Electric	Novapache works in the area, 928-337-4414. Power in the area
Gas	Propane
Waste	Contact Waste Management at: (800) 796-9696. You can also contact the Environmental Services Division at (928) 337-7607
HOA/Fees	None in the region because it is undeveloped land.

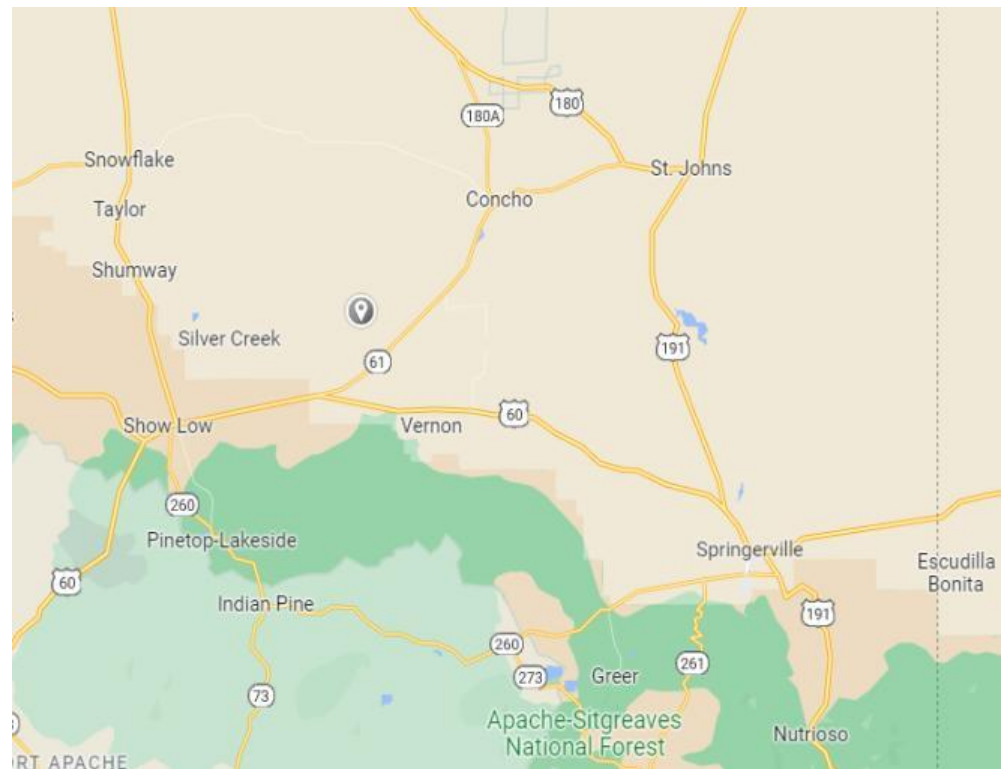
## Photos

Nearby Property  
Bounds

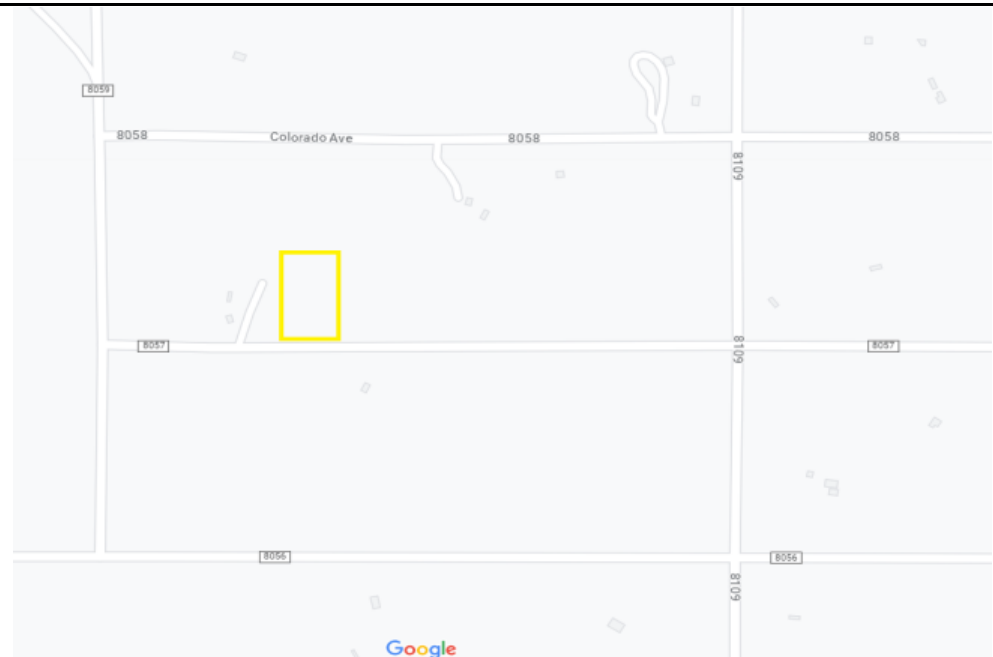
## Close Up



## Main Roads Overview



## Terrain



Aerial



GIS

107-03-194	107-03-195	107-03-196	107-03-197	107-03-198	107-03-199	107-03-200	107-03-201	107-03-202
107-03-193	107-03-192	107-03-191	107-03-190	107-03-189	107-03-188	107-03-187	107-03-186	107-03-185
107-03-172	107-03-173	107-03-174	107-03-175	107-03-176	107-03-177	107-03-178	107-03-179	107-03-180

Street





