



# KITTITAS COUNTY WASHINGTON



## TAXSIFTER

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Mike Hougardy  
Kittitas County Assessor 205 W 5th Ave Ste 101 Ellensburg WA 98926

**Assessor**

**Treasurer**

**Appraisal**

**MapSifter**

### Parcel

|                     |                                                                      |                     |                           |
|---------------------|----------------------------------------------------------------------|---------------------|---------------------------|
| <b>Parcel#:</b>     | 950584                                                               | <b>Owner Name:</b>  | BLUE JAY LAND COMPANY LLC |
| <b>DOR Code:</b>    | 91 - Undeveloped - Land                                              | <b>Address1:</b>    |                           |
| <b>Situs:</b>       | UNKNOWN RONALD                                                       | <b>Address2:</b>    | 304 W 1ST ST              |
| <b>Map Number:</b>  | 20-14-01000-0009                                                     | <b>City, State:</b> | CLE ELUM WA               |
| <b>Status:</b>      |                                                                      | <b>Zip:</b>         | 98922-1074                |
| <b>Description:</b> | ACRES 3.00; SEC 01; TWP 20; RGE 14; PTN NW1/4 (LOT 9, B32/P134-137)  |                     |                           |
| <b>Comment:</b>     | FIRE DIST 6 ANNEX, RES #2010-109, CHANGE TD FROM 31 TO 40, 11 FOR 12 |                     |                           |

| 2025 Market Value |          | 2025 Taxable Value |          | 2025 Assessment Data         |                                   |
|-------------------|----------|--------------------|----------|------------------------------|-----------------------------------|
| Land:             | \$50,000 | Land:              | \$50,000 | District:                    | 40 - COR SD404 F6<br>H2 CO COF ST |
| Improvements:     | \$0      | Improvements:      | \$0      | Current Use/DFL:             | No                                |
| Permanent Crop:   | \$0      | Permanent Crop:    | \$0      | Senior/Disability Exemption: | No                                |
| Total             | \$50,000 | Total              | \$50,000 | Total Acres:                 | 3.00000                           |

### Ownership

| Owner's Name              | Ownership % | Owner Type |
|---------------------------|-------------|------------|
| BLUE JAY LAND COMPANY LLC | 100 %       | Owner      |

### Sales History

| Sale Date | Sales Document | # Parcels | Excise #  | Grantor              | Grantee                   | Price     |
|-----------|----------------|-----------|-----------|----------------------|---------------------------|-----------|
| 03/11/21  | 2021-538       | 44        | 2021-538  | EVERGREEN VALLEY LLC | BLUE JAY LAND COMPANY LLC | \$145,000 |
| 06/20/06  | 2006-1501      | 20        | 2006-1501 | PINE TREE LLC        | TEANAWAY RIDGE LLC        | \$0       |

### Building Permits

No Building Permits Available

### Historical Valuation Info

| Year | Billed Owner              | Land      | Impr. | PermCrop Value | Total     | Exempt | Taxable   |
|------|---------------------------|-----------|-------|----------------|-----------|--------|-----------|
| 2025 | BLUE JAY LAND COMPANY LLC | \$50,000  | \$0   | \$0            | \$50,000  | \$0    | \$50,000  |
| 2024 | BLUE JAY LAND COMPANY LLC | \$30,000  | \$0   | \$0            | \$30,000  | \$0    | \$30,000  |
| 2023 | BLUE JAY LAND COMPANY LLC | \$105,000 | \$0   | \$0            | \$105,000 | \$0    | \$105,000 |
| 2022 | BLUE JAY LAND COMPANY LLC | \$60,000  | \$0   | \$0            | \$60,000  | \$0    | \$60,000  |
| 2021 | BLUE JAY LAND COMPANY LLC | \$60,000  | \$0   | \$0            | \$60,000  | \$0    | \$60,000  |

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### Parcel Comments

| Date     | Comment                                                              |
|----------|----------------------------------------------------------------------|
| 05/02/11 | FIRE DIST 6 ANNEX, RES #2010-109, CHANGE TD FROM 31 TO 40, 11 FOR 12 |
| 10/18/06 | CHANGE WD DISTRICT FROM 8 TO 9; 06 FOR 07                            |
| 06/08/06 | LARGE BLA/SEG; SEE ROUTING SLIP FOR INFO; 06 FOR 07                  |

Property Images

Click on an image to enlarge it.

