



# Bill of Sale<sup>1</sup>

This form authorized for use ONLY by active Real Estate Licensee Subscribers of Alaska Multiple Listing Service, Inc.

1 James Rynard, for and in consideration of:  the sum of \$ \_\_\_\_\_

2 Dollars or  No Value, shall convey to \_\_\_\_\_,

3 the following personal property currently located at: 36875 Rousing Road Soldotna 99669,

4 State of Alaska.

- |   |   |   |
|---|---|---|
| <input type="checkbox"/> Refrigerator                         | <input type="checkbox"/> Wall/Ceiling Speakers                    | <input type="checkbox"/> Workbench/Shelving         |
| <input type="checkbox"/> Freezer                              | <input type="checkbox"/> Satellite Dish                           | <input type="checkbox"/> Corral                     |
| <input checked="" type="checkbox"/> Oven/Range <u>Cooktop</u> | <input type="checkbox"/> Satellite Dish Comp.                     | <input type="checkbox"/> Playground Equipment       |
| <input type="checkbox"/> Dishwasher                           | <input type="checkbox"/> Home Theater                             | <input type="checkbox"/> Greenhouse                 |
| <input checked="" type="checkbox"/> Microwave                 | <input type="checkbox"/> Projector                                | <input type="checkbox"/> Dog Kennel/Run             |
| <input type="checkbox"/> Trash Compactor                      | <input type="checkbox"/> Screen                                   | <input type="checkbox"/> Storage Shed               |
| <input type="checkbox"/> Beverage/Wine Cooler                 | <input type="checkbox"/> Flat Screen                              | <input type="checkbox"/> Hot Tub, Equip & Cover     |
| <input type="checkbox"/> Water Softener                       | <input type="checkbox"/> All Speakers                             | <input type="checkbox"/> Garage Door Opener         |
| <input type="checkbox"/> Central Vac Attachments              | <input type="checkbox"/> AV Components                            | <input type="checkbox"/> Remotes                    |
| <input type="checkbox"/> Chandelier/Hanging Lts               |   | # of Remotes: _____                                 |
| <input type="checkbox"/> Window Coverings                     | <input checked="" type="checkbox"/> Flat Screen TV(s) - Location: | <input checked="" type="checkbox"/> Generator       |
| Except for: _____   | <input type="checkbox"/> Living Room                              | <input type="checkbox"/> Wood Stove                 |
| <input type="checkbox"/> Window Screens                       | <input type="checkbox"/> Family Room                              | <input checked="" type="checkbox"/> Propane Tank(s) |
| <input type="checkbox"/> Pool Table                           | <input type="checkbox"/> Primary Bedroom                          | <input checked="" type="checkbox"/> Propane in Tank |
| <input type="checkbox"/> Washer                               | <input type="checkbox"/> Other <u>second bedroom</u>              | <input type="checkbox"/> Oil Tank                   |
| <input type="checkbox"/> Dryer                                | <input type="checkbox"/> Security System/Components               | <input type="checkbox"/> Oil in Tank                |
|   | <input type="checkbox"/> leased or <input type="checkbox"/> owned |   |

5  
6 old 5th wheel camper - unregistered  
7 Bluetti Power System is negotiable

8 All fixtures attached to the Property, including, but not limited to: plumbing, heating, and electrical systems shall remain  
9 with the subject property.

10  
11 Unless agreed otherwise in writing, the Seller will retain responsibility for any service agreements, including, but not  
12 limited to, security and monitoring systems that are not assumed or prorated upon recording.

13  
14 The Seller herein warrants that said property is free from all liens and encumbrances. If the Purchase and Sale  
15 Agreement dated \_\_\_\_\_ does not record; this Bill of Sale shall become null and void.

16  
17 **THE ABOVE-DESCRIBED ITEM(S) SHALL BE CONVEYED IN "AS-IS" CONDITION AND NO WARRANTIES ARE**  
18 **MADE AS TO THE CONDITION OF PERSONAL PROPERTY. THE ITEMS ABOVE HAVE NO EFFECT ON THE**  
19 **SALES PRICE.**

20  
21 **SELLER TO LIST THE ITEMS, APPEARING TO BE AFFIXED TO THE PROPERTY, THAT ARE NOT INCLUDED**  
22 **WITH THE SALE:**

23 \_\_\_\_\_  
24 \_\_\_\_\_  
25 \_\_\_\_\_

26 Dated: \_\_\_\_\_

Dated: 05/14/2026

27 Buyer 1: \_\_\_\_\_

Seller 1: James Rynard

28 Buyer 2: \_\_\_\_\_

Seller 2: \_\_\_\_\_

29 Buyer 3: \_\_\_\_\_

Seller 3: \_\_\_\_\_



THE STATE

of

ALASKA

Department of Commerce, Community, and Economic Development  
Division of Corporations, Business and Professional Licensing

Real Estate Commission

550 West 7<sup>th</sup> Avenue, Suite 1500, Anchorage, AK 99501

Phone: (907) 269-8160

Email: RealEstateCommission@Alaska.Gov

Website: ProfessionalLicense.Alaska.Gov/RealEstateCommission

State of Alaska Residential Real Property Transfer Disclosure Statement

Prepared in compliance with Alaska Statute (AS) 34.70.010 - 34.70.200

AS 34.70.010 requires that before a Transferee/Buyer (hereafter referred to as Buyer) makes a written offer of residential real property, the Transferor/Seller (hereafter referred to as Seller) must deliver a completed written disclosure form. This disclosure statement is in compliance with AS 34.70.010. It concerns the residential real property\* located in the Recording District, Judicial District, State of Alaska as listed below.

Recording District:	Kenai			
Legal Description:	RIVER BEND RIDGE SUB PART 5 LOT 6 BLK 4			
Property Address/ City/Other:	36875 Rousing Road	Soldotna	AK	99669

\*Residential real property means any single-family dwelling, or two single family dwelling units under one roof, or any individual unit in a multi-unit structure or common interest ownership community whose primary purpose is to provide housing. AS 34.70.200(2) and (3) and AS 34.80.090.

**Exemption for First Sale:** Under AS 34.70.120, the first transfer of an interest in residential real property that has never been occupied is exempt from the requirement for the Seller to complete the Disclosure Statement.

**Waiver by Agreement:** Under AS 34.70.110, completion of this disclosure statement may be waived when transferring an interest in residential real property if the Seller and Buyer agree in writing. Signing this waiver does not affect other obligations for disclosure.

**Violation or Failure to Comply:** A person who negligently violates or fails to perform a duty required by AS 34.70.010 - AS 34.70.200 is liable to the Buyer for actual damages suffered by the Buyer as a result of the violation or failure. If the person willfully violates or fails to perform a duty required by AS 34.70.010 - AS 34.70.200, the Seller is liable to the Buyer for up to three times the actual damages. In addition to the damages, a court may also award the Buyer costs and attorney fees to the extent allowed under the rules of court.

*AS 34.70.020 provides that if a disclosure statement or material amendment is delivered to the transferee after the transferee has made a written offer, the transferee may terminate the offer by delivering a written notice of termination to the transferor or the transferor's licensee within three days after the disclosure statement or amendment is delivered in person or within six days after the disclosure statement or amendment is delivered by deposit in the mail.*

*AS 34.70.040(b) provides that if an item that must be completed in the disclosure statement is unknown or is unavailable to the Seller, and if the Seller or Seller's agent has made a reasonable effort to ascertain the information, the Seller may make an approximation based on the best information available to the Seller or Seller's agent. It must be reasonable, clearly labeled as an approximation, and not used to avoid the disclosure requirements of AS 34.70.010 - AS 34.70.200.*

All disclosures made in this statement are required to be made in good faith (AS 34.70.060). The Seller must disclose defects or other conditions in the real property, or the real property interest being transferred. The Seller does not need to include a search of the public records, nor does it require a professional inspection of the property.

If the information supplied in this disclosure statement becomes inaccurate as a result of an act or agreement after the disclosure statement is delivered to the Buyer, the Seller is required to deliver an amendment to the disclosure statement to the Buyer. An addendum/amendment form for that purpose may be attached to this disclosure statement.

Upon delivery to a buyer, any inspection/reports generated by a purchase agreement of this property automatically becomes an addendum/amendment to the property disclosure.

	5/8/2026	36875 Rousing Road		
Seller's Initials	Date	Soldotna	AK	99669
		Property Address	Buyer's Initials	Date

# **PART I** Seller's Information Regarding Property

## Property Type

<b>Property Type:</b> (Check One)	<input checked="" type="checkbox"/> Single	<input type="checkbox"/> Zero Lot Line/Town House	<input type="checkbox"/> Condominium	<input type="checkbox"/> Townhome/PUD
	<input type="checkbox"/> Duplex (Including single Family with an Apartment)	<input type="checkbox"/> Other (Please Specify): _____		
<b>Do you currently occupy the property?</b>	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<b>If yes, how long?</b>	
<b>If not the current occupant, have you ever occupied the property?</b>	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<b>If yes, when?</b>	
<b>*Year Property was Built:</b>	2024			

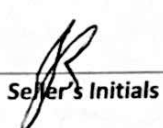
\*If property was built prior to 1978, or if Seller has any knowledge of lead-based paint, Seller must complete Disclosure of Information and Acknowledgment of Lead-based Paint and/or Lead-Based Paint Hazards in accordance with Section 1018 of the Residential Lead-Based Paint Hazard Reduction Act of 1992 (also known as Title X) and provide Buyer with the "Protect Your Family from Lead in Your Home" pamphlet. The pamphlet can be found online at [EPA.Gov/Lead/Real-Estate-Disclosures-about-Potential-Lead-Hazards](http://EPA.Gov/Lead/Real-Estate-Disclosures-about-Potential-Lead-Hazards)

<b>Construction Overview:</b>	<input checked="" type="checkbox"/> Wood Frame	<input type="checkbox"/> Manufactured	<input type="checkbox"/> Modular	<input type="checkbox"/> Other: _____
<b>Foundation:</b>	<input type="checkbox"/> Masonry Block	<input type="checkbox"/> Poured Concrete	<input type="checkbox"/> Treated Wood	<input checked="" type="checkbox"/> Piling <input type="checkbox"/> Other: _____
<b>Name of Original Builder (If Known):</b>				

## Property Feature Defects

Check all items that have known defects or malfunctions. Describe the defect or malfunction on the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Disclosure Statement form (page 13).

<input type="checkbox"/> Auto Garage Door Opener(s)	<input type="checkbox"/> Garbage Disposal	<input type="checkbox"/> Microwave(s)	<input type="checkbox"/> Storage Shed	<input type="checkbox"/> Window Screens
<input type="checkbox"/> Barbecue	<input type="checkbox"/> Generator	<input type="checkbox"/> Oven(s)	<input type="checkbox"/> Stove(s), Pellet	<input type="checkbox"/> Wood Stove(s)
<input type="checkbox"/> Central Vacuum Installed	<input type="checkbox"/> Generator Hook-Up	<input type="checkbox"/> Paddle Fan(s)	<input type="checkbox"/> Trash Compactor(s)	<input type="checkbox"/> Other: _____
<input type="checkbox"/> CO Detector(s)	<input type="checkbox"/> Greenhouse	<input type="checkbox"/> Refrigerator(s)	<input type="checkbox"/> T.V. Antenna	
<input checked="" type="checkbox"/> Cooktop(s)	<input type="checkbox"/> Hot Tub	<input type="checkbox"/> Rods & Blinds	<input type="checkbox"/> Washer(s)	
<input type="checkbox"/> Dishwasher(s)	<input type="checkbox"/> Hot Tub Cover	<input type="checkbox"/> Satellite Dish	<input type="checkbox"/> Water Filtering System	
<input type="checkbox"/> Dryer(s)	<input type="checkbox"/> Instant Hot Water Dispenser	<input type="checkbox"/> Security System	<input type="checkbox"/> Water Softener	
<input type="checkbox"/> Fire Alarms	<input type="checkbox"/> Intercom	<input type="checkbox"/> Smoke Detector(s)	<input type="checkbox"/> Window Blinds	
<input type="checkbox"/> Freezer(s)	<input type="checkbox"/> Jetted Tub	<input type="checkbox"/> Steam Shower Room	<input type="checkbox"/> Window Rods	
<b>Comments:</b>	Cooktop has not been hooked up			

  
Seller's Initials

5/8/2026  
Date

36875 Rousing Road  
Soldotna AK 99669  
Property Address

\_\_\_\_\_  
Buyer's Initials

\_\_\_\_\_  
Date



**PART II Documentation (continued)**

Supply information for the following:

Item	Average Monthly Utility Cost	Company/Source	Utility History Attached
Coal	\$		<input type="checkbox"/>
Electric	\$		<input type="checkbox"/>
Gas	\$		<input type="checkbox"/>
Oil	\$	# of Gallons	<input type="checkbox"/>
Propane	\$		<input type="checkbox"/>
Refuse	\$		<input type="checkbox"/>
Security Alarm Systems	\$		<input type="checkbox"/>
Sewer	\$		<input type="checkbox"/>
Water	\$		<input type="checkbox"/>
Wood	\$		<input type="checkbox"/>
Other	\$		<input type="checkbox"/>

**PART III Additional Information**

To the best of your knowledge, are you aware of any of the following conditions with respect to the subject property? For any "Yes" answer, indicate the relevant item number and explain the condition on the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Disclosure Statement form (page 13).

	Yes	No	UNK
1. Do you know of any existing, pending, or potential legal action(s) concerning the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Do you know of any street or utility improvements planned that will affect the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Road maintenance provided?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
If yes, provided by:	KPB		

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Seller's Initials

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Date

36875 Rousing Road  
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Buyer's Initials

Date

<b>PART III Additional Information</b> <i>(continued)</i>		Yes	No	UNK
4. Is the property currently rented or leased?		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If yes, expiration date:				
5. Is there a homeowner's association (HOA) for the property?		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If yes, HOA Name:		HOA Phone Number:		
<input type="checkbox"/> Mandatory <input type="checkbox"/> Voluntary <input type="checkbox"/> Inactive		Monthly Dues:	\$ _____ per _____	
Are there any levied or pending assessments?		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Name of person responsible for issuing resale certificate:		Phone Number:		

**Setbacks/Restrictions**

	Yes	No	UNK
1. Have you been notified of any proposed zoning changes for the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Are you aware of features of the property shared in common with adjoining property owners, such as walls, fences and driveways, whose use or responsibility for maintenance may affect the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Are there subdivision conditions, covenants, or restrictions?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Are you aware of any violations of building codes, zoning, setback requirements, subdivision covenants, borough, or city restrictions on this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Are you aware of any nonconforming uses of this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Are you aware of any deed, or other private restrictions on the use of the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Are you aware of any variances being applied for, or granted, on this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
8. Are you aware of any easements on the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

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**PART III Additional Information (continued)**

**Heating System(s)**

Check all types that apply:

<input type="checkbox"/> Boiler System	<input type="checkbox"/> Geo Thermal	<input type="checkbox"/> Monitor/Toyo	<input type="checkbox"/> Wood Stove
<input type="checkbox"/> Electrical Heat	<input type="checkbox"/> Heat Pump	<input type="checkbox"/> Pellet Stove	<input checked="" type="checkbox"/> Other: <i>Direct VENT PROPANE 25,000 BTU</i>
<input type="checkbox"/> Forced Air	<input type="checkbox"/> Hot Water Baseboard	<input type="checkbox"/> Radiant Heat	

Age (Years): 1 Last Cleaned: Last Inspected:

Source:  Coal  Electric  Natural Gas  Wood  
 Propane Tank which is:  Leased  Owned (*Multiple SMALL TANKS*)  
 Oil with \_\_\_\_\_ Gallon Storage which is:  Buried  Above Ground  Other: \_\_\_\_\_

Age of Tank: 1-2 years

**Sewer System**

Type:	<input type="checkbox"/> Public	<input type="checkbox"/> Private	<input type="checkbox"/> Community	<input checked="" type="checkbox"/> Other: <u>NONE INSTALLED</u>	Yes	No	UNK
1. Does your sewer system have a lift station/lift pump?				<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
If Private:	<input type="checkbox"/> Holding Tank	<input type="checkbox"/> Septic Tank	<input type="checkbox"/> Other: _____				
Drain Field System:	<input type="checkbox"/> Bed	<input type="checkbox"/> Crib	<input type="checkbox"/> Mound	<input type="checkbox"/> Pit	<input type="checkbox"/> Trench	<input type="checkbox"/> Other: _____	
Innovative Sewer System:	<input type="checkbox"/> Biocycle	<input type="checkbox"/> Intermittent Sand Filter	<input type="checkbox"/> Recirculating Upflow Filter				
	<input type="checkbox"/> Secondary Sewer Treatment Plant	<input type="checkbox"/> Other: _____					
2. Has the sewer system failed while you owned the property?				<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<i>If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).</i>							
Age of Sewer System:				Location:			
3. Have you had any work, maintenance or inspections done on the sewer system during your ownership?				<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<i>If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).</i>							
Approval/Certification Source:				Date: (If Known)			
4. Are you aware of any abandoned sewer systems, leach fields, cribs, etc., on the property?				<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

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**PART III** Additional Information (continued)

**Water Supply**

Type:	<input type="checkbox"/> Public	<input type="checkbox"/> Private	<input type="checkbox"/> Community	<input checked="" type="checkbox"/> Other: <u>NINE INSTALLED</u>
	<input type="checkbox"/> Water Tank: Size: _____	<input type="checkbox"/> Shared Well (provide agreement, if any)		
Well Depth (Feet): (If Private)		Flow Rate (Gallons per Minute): (If Private)		Date Tested:
Location of Operational Well:				
			Yes	No
			UNK	
1. Are there any abandoned wells on the property?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Have you had any problems with your water supply?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Are you aware of any contaminants in your water supply, to include but not limited to E-coli, nitrates, heavy metals, arsenic or other contaminants?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Has the well failed while you have owned the property?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Have you ever had a well pump problem or failure?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Do you supply water to, or receive water from, others?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
If yes, is there a written agreement?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Do you have a water rights certificate for this property?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Water Heater**

Type:	<input type="checkbox"/> Oil	<input type="checkbox"/> Gas	<input type="checkbox"/> Electric	<input checked="" type="checkbox"/> Other: <u>PROPANE</u>
Age (Years):	<u>1 yr</u>	Capacity (Gallons):	<u>ON DEMAND</u>	

*not plumbed in at this time*

<u>RR</u> Seller's Initials	<u>5/8/2026</u> Date	<u>36875 Rousing Road</u> <u>Soldotna AK 99669</u> Property Address	_____ Buyer's Initials	_____ Date
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**PART III Additional Information (continued)**

**Roof or Other Leakage**

Type:	<input type="checkbox"/> Asphalt/Composition Shingle <input type="checkbox"/> Cedar Shake <input type="checkbox"/> Built-Up <input checked="" type="checkbox"/> Metal <input type="checkbox"/> Other: _____		
Age (Years):	1 year	Location of Attic Access:	Interior Hallway Ceiling
			Yes   No   UNK
1. Are you aware of any ice damming on the roof?			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> UNK
If yes, provide location:			
2. Are you aware of any water leaking into the home? (i.e., windows, lights, fireplace, etc.)			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> UNK
If yes, provide location:			

**Fireplace and/or Woodstove**


Type:	<input type="checkbox"/> Electric <input type="checkbox"/> Gas/Propane <input type="checkbox"/> Pellet <input type="checkbox"/> Wood <input type="checkbox"/> Other: _____		
Date Chimney(s) Last Cleaned or Serviced:	Cleaned or Serviced By:		

**Freeze-Ups**

			Yes   No   UNK
1. Have you had any frozen water lines, sewer lines, drains, or heating systems?			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> UNK
If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).			
2. Are there any heat tapes, heat lamps, or other freeze prevention devices?			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> UNK
If yes, provide location and explain use:			

**Drainage**

			Yes   No   UNK
1. Are you aware of ever having any water in the crawl space, basement, or lower level?			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> UNK
If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).			
If yes, how was the problem resolved?	<input type="checkbox"/> Sump Pump(s) <input type="checkbox"/> Curtain Drain <input type="checkbox"/> Rain Gutter/Extension <input type="checkbox"/> Other: _____		
Date Problem was Resolved:	Location of Each Sump Pump:		
2. To where does the water drain after it leaves the sump pump?			
3. Are you aware of any issues with high water table?			<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> UNK
If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).			

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Seller's Initials	Date	Property Address	Buyer's Initials	Date

**PART III Additional Information** *(continued)*

	Yes	No	UNK
3. <i>If gutters, where do downspouts discharge?</i>			
4. Is there a floor drain in the structure, including garage?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If yes, where is it located and where does it drain to?</i>			

**Inspection**

	Yes	No	UNK
1. To the best of your knowledge, has the property been inspected by an engineer/home inspector?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).</i>			
2. Has there been any energy rating on the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If yes, year conducted?</i>			
3. Energy Rated?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If known, Energy Rater?</i>			

**Encroachments**

	Yes	No	UNK
1. Does anything on your property encroach (extend) onto your neighbor's property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Does anything on your neighbor's property encroach onto your property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Environmental Concerns**

	Yes	No	UNK
1. Are you aware of any substances, materials, or products that may be an environmental hazard such as asbestos, formaldehyde, radon gas, lead-based paint, fuel or chemical storage tanks, contaminated soil, water, or by-products from the production of methamphetamines on the subject property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Are you aware of any mildew or mold issues affecting this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Are you aware of any underground storage tanks on this property, other than previously referenced fuel or septic tanks?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If yes, number of tanks:</i>			
4. Are you aware if the property is in an avalanche zone/mudslide area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Have you ever filed an insurance claim for any environmental damage to the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Are you aware of a waste disposal site or a gravel pit within a one-mile radius of the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

                      
Seller's Initials

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**PART III Additional Information** *(continued)*

**Flood Zone Designation**

	Yes	No	UNK
1. Is this property in a flood zone?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Are you aware of any erosion/erosion zone or accretion affecting this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Are you aware of any damage to the property or any of the structures from flood, landslide, avalanche, high winds, fire, earthquake, or other natural causes?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Are you aware if the property has flooded?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Soil Stability**

	Yes	No	UNK
1. Are you aware of any debris buried or filling on any portion of the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Are you aware of any permafrost or other soil problems which have caused settling, slippage, sliding, or heaving that affects the improvements of the property?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Are you aware of any drainage, or grading problems that affect this property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Constructions, Improvements/Remodel**

	Yes	No	UNK
1. Have you remodeled, made any room additions, structural modifications, or improvements?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If yes, please describe:</i>			
Was the work performed with necessary permits in compliance with building codes?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Was a final inspection performed, if applicable?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Are there any open building permits for the property?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Has a fire ever occurred in the structure?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Pest Control or Wood Destroying Organisms**

	Yes	No	UNK
1. Are you aware of any termites, ants, insects, squirrels, vermin, rodents, bed bugs, etc. in the structure?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<i>If yes, when?</i>		<i>Where?</i>	<i>What type?</i>
<i>If yes, describe what was done to resolve the problem:</i>			

R  
Seller's Initials

5/8/2026  
Date

36875 Rousing Road  
Soldotna AK 99669  
Property Address

Buyer's Initials

Date

**PART III Additional Information (continued)**

				Yes	No	UNK	
2. Has there been damage in the past resulting from termites, ants, insects, squirrels, rodents, etc. in the structure?					<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If yes, when?		Where?					
If yes, describe what was done to resolve the problem:							

**Other**

				Yes	No	UNK	
1. Are you aware of any murder or suicide having occurred on the property within the preceding 3 years?					<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Are you aware of any human burial sites on the property?					<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Are you aware of any smoking of any kind inside the property during your ownership?					<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Noise**

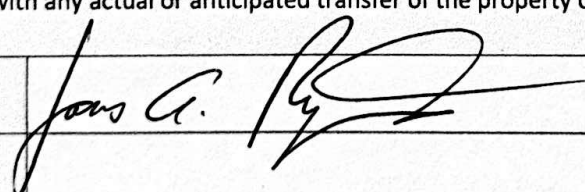
				Yes	No	UNK	
1. Are you aware of any noise sources that may affect the property, including airplanes, trains, dogs, traffic, racetracks, neighbors, etc.?					<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If yes, please include information and additional documentation that is relevant to the Explanation Addendum or Amendment to the State of Alaska Residential Real Property Transfer Disclosure Statement (page 13).							

**Pets**

				Yes	No	UNK	
1. Have there been any pets/animals in the house?					<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
If yes, how many and what type?							

**PART IV Agreement**

I/We have completed this disclosure statement according to AS 34.70.010 - AS 34.70.200 and these instructions, and the statements are made in good faith and are true and correct to the best of my/our knowledge as of the date signed. I/We authorize any licensees involved or participating in this transaction to provide a copy of this statement to any person or entity in connection with any actual or anticipated transfer of the property or interest in the property.

Seller Signature:		Date:	5/8/2026
Seller Signature:		Date:	

36875 Rousing Road  
Soldotna AK 99669

Seller's Initials	Date	Property Address	Buyer's Initials	Date
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THE STATE

of

**ALASKA**

Department of Commerce, Community, and Economic Development  
Division of Corporations, Business and Professional Licensing

**Real Estate Commission**

550 West 7<sup>th</sup> Avenue, Suite 1500, Anchorage, AK 99501

Phone: (907) 269-8160

Email: [RealEstateCommission@Alaska.Gov](mailto:RealEstateCommission@Alaska.Gov)

Website: [ProfessionalLicense.Alaska.Gov/RealEstateCommission](https://ProfessionalLicense.Alaska.Gov/RealEstateCommission)

**Buyer's Notice and Receipt of Copy**

**Transferee (Buyer) Awareness Notice:** Under AS 34.70.050, Transferee (Buyer) is independently responsible for determining whether a person who has been convicted of a sex offense resides in the vicinity of the property that is the subject of the Transferee's (Buyer's) potential real estate transaction. This information is available at the following locations: Alaska State Trooper Posts, Municipal Police Departments, and on the State of Alaska, Department of Public Safety Internet site: <https://dps.alaska.gov/Home>

**Transferee (Buyer) Awareness Notice:** Under AS 34.70.050, Transferee (Buyer) is independently responsible for determining whether, in the vicinity of the property that is the subject of the transferee's potential real estate transaction, there is an agricultural facility or agricultural operation that might produce odor, fumes, dust, blowing snow, smoke, burning, vibrations, noise, insects, rodents, the operation of machinery including aircraft, and other inconveniences or discomforts as a result of lawful agricultural operations.



The Buyer is urged to inspect the property carefully and to have the property inspected by an expert. Buyer understands that there are aspects of the property of which the Seller may not have knowledge and that this disclosure statement does not encompass those aspects.



The Licensee bears no responsibility for the condition of the property irrespective of whether an inspection was conducted or not.



I, the Buyer, certify that I have read and received a signed copy of the State of Alaska Residential Real Property Disclosure Statement from the Seller or any Licensee involved or participating in this transaction.

Buyer Signature:		Date:	
Buyer Signature:		Date:	

JR

05/14/2026

36875 Rousing Road

Soldotna

AK

99669

Seller's Initials

Date

Property Address

Buyer's Initials

Date



THE STATE

of

ALASKA

Department of Commerce, Community, and Economic Development  
Division of Corporations, Business and Professional Licensing

Real Estate Commission

550 West 7<sup>th</sup> Avenue, Suite 1500, Anchorage, AK 99501

Phone: (907) 269-8160

Email: RealEstateCommission@Alaska.Gov

Website: ProfessionalLicense.Alaska.Gov/RealEstateCommission

### Explanation Addendum or Amendment to the State of Alaska Residential Real Property Disclosure Statement

Use this page to:

- 1) clarify repairs, defects, or malfunctions.
- 2) explain items in more detail.
- 3) make changes or update this disclosure form.

AS 34.70.020 provides that if a disclosure statement or material amendment is delivered to the Buyer after the Buyer has made a written offer, the Buyer may terminate the offer by delivering a written notice of termination to the Seller or the Seller's licensee within three days after the disclosure statement or amendment is delivered in person or within six days after the disclosure statement or amendment is delivered by deposit in the mail.

In compliance with AS 34.70.080, the Seller amends the disclosure statement for the real property described below:

List items changed or clarified. Use additional Addendum/Amendment pages, if necessary.	
Page Number	Item/Explanation
10	Construction - Structure is new build by current owner
	Soil stability - Soil settled over winter of 2025-2026; affects one end of structure creating slope on floors. see email for additional information

I/We (Seller(s)) certify that the information in this Addendum/Amendment to the Disclosure Statement is true and correct to the best of my/our knowledge as of the date signed.

Seller Signature:		Date:	5/8/2026
Seller Signature:		Date:	

I/We (Buyer(s)) have received a copy of this Addendum/Amendment to the Disclosure Statement.

Buyer Signature:		Date:	
Buyer Signature:		Date:	

     5/8/2026      36875 Rousing Road      Soldotna      AK      99669      \_\_\_\_\_      \_\_\_\_\_  
 Seller's Initials      Date      Property Address      Buyer's Initials      Date



Melyssa Heaverley &lt;melyssa.ak@gmail.com&gt;

---

## Soil stability Issue

1 message

---

**James Rynard** <jrynard88@hotmail.com>  
To: Melyssa Heaverley <melyssa.ak@gmail.com>

Thu, May 14, 2026 at 11:32 AM

In November 2025, when I boarded up the house/cabin for an expected 6 weeks in Missouri, all the helical piers appeared in the same configuration as when they were set in 2024. Upon my return in late April, there was an observable lean to the small porch outside the "back" door. (South side of cabin). I attributed this to a frost heave in that area and adjusted porch height accordingly by shortening the "legs." I also noticed a slight slope to the floor. Using my 4-foot level, I estimated the slope to be just less than an inch at the center of the cabin. Again, I didn't think a whole lot about it, because I couldn't say that it wasn't that way before and it may just have been that I noticed it after being away for 5 months.

Late in the afternoon of May 5th, I started cleaning up the yard. At that time, I noticed that the helical piers on the South side of the cabin had sunk. The one in the Southwest corner appeared to be around 6 inches. The helical pier to its left (when facing the rear of the cabin appeared to be around 3 inches. Certainly, all the piers on the South side of the cabin were sunken. On the North side of the cabin, there appears to be a 4-to-6-inch lifting. Based on this, the cabin rotated around some central point, sinking on the South side while raising on the North side.

On May 13th, I consulted with an engineer at the cabin. He said the beams supporting the structure looked sound and there was no damage from the shifting. He further indicated that based on his observations and the information I provided concerning the installation of the helical piers, it is certainly likely that the piers were not installed properly.

The engineer explained three possible solutions to the problem. Together with a person familiar with dealing with this kind of problem, he is providing a workup and estimate to one of those approaches, basically, substituting metal i-beams for the helical piers. I do not have a timeframe for when that estimate will be forthcoming.

James Rynard

*James Rynard*

05/14/2026

Date: Tue, May 19, 2026 at 5:55 PM  
Subject: Additional information on level issue  
To: Melyssa Heaverley <melyssa.ak@gmail.com>

Hi Melyssa!

I had another guy out to look at things. He thinks the helical piers on the right side of the cabin (when looking from the parking lot) are fine and below the frost line still. He thinks that the ground heaved on that end and pushed everything up on that end while pushing the left side down.

He also says that a lot of people are reporting their ground still frozen. AND that there is a chance that the right side might settle.

He suggested waiting a couple of weeks to see what happens.

Then, jack up the left side the cabin and insert pipe spacers on the affected helical piers to put everything back in place. Probably under \$2000.

That is more encouraging.

Jim



**First American  
Title Insurance Company**

## LISTING PACKAGE

5/6/2026

[melyssa.ak@gmail.com](mailto:melyssa.ak@gmail.com)

**Attn:** Melyssa Heaverley

We appreciate the opportunity to serve you and thank you for choosing First American Title. Attached please find the following:

- Tax Information
- Vesting Deed
- Deed of Trust
- As Built
- As Built Not Found
- Plat Map
- Tax Map
- CCR's
- CCR's Not Found
- Other:

Owner Name(s): RYNARD JAMES

Physical Address: 36875 ROUSING RD

Legal Description: T 5N R 9W SEC 24 SEWARD MERIDIAN KN 0780126 RIVER BEND RIDGE SUB PART 5 LOT 6 BLK 4

Please do not hesitate to contact me at 907-561-1844 or [cs.alaska@firstam.com](mailto:cs.alaska@firstam.com) if I may be of further assistance. I understand you have a choice and hope you will choose First American Title for your next transaction. Have a wonderful day!

Sincerely,

*Kellie Trolz*

Kellie Trolz, Title Customer Service

Enclosures

### NOTICE OF DISCLAIMER OF LIABILITY

*This letter and the accompanying materials do not constitute a policy of Title Insurance or a Commitment for Title Insurance. Further, they are not an abstract of title. These materials are furnished as a courtesy by First American Title Insurance Co., and the Company does not take responsibility for the completeness or accuracy of the materials. If you desire a complete report on the status of title, please contact the above named person to arrange for a Commitment or Policy. No transaction or decision should be made based on these materials until such time as the Company has the opportunity to perform a complete search and is prepared to issue a Policy.*

1400 W Benson Blvd, Suite 250, Anchorage, AK 99503  
TEL 907-561-1844 | FAX 907-561-1948  
[ak.firstam.com](http://ak.firstam.com)

Update Mailing Address

## Account Information

Owner of Record: <b>RYNARD JAMES</b>	PIN: <b>06631021</b>	Tax Roll: <b>Real Property</b>
Mailing Address: <b>PO BOX 1402 SOLDOTNA AK 99669-1402</b>	Property Address: <b>36875 ROUSING RD</b>	TAG: <b>58 - CENTRAL EMERGENCY SERVICES</b>

Last updated: 5/06/2026 01:35:28 PM

<b>Owners</b>
<b>RYNARD JAMES.</b>

<b>Legal Description</b>
<b>T 5N R 9W SEC 24 Seward Meridian KN 0780126 RIVER BEND RIDGE SUB PART 5 LOT 6 BLK 4</b>

## Tax Bills Due

Total Payable: **\$0.00**

Pay Partial:

[ADD TO CART](#)

## Settled Charges

### Payment History

**i** Select the "Tax Year" link to view the **Funds Breakdown** for the entire tax year.

Tax Year	Bill Number	Date Paid	Receipt Number	Amount Paid
<a href="#">2024</a>	2024029648	1/17/25	B25.46406	\$157.56
<a href="#">2023</a>	2023030271	7/18/23	U24.934	\$112.40
<a href="#">2022</a>	2022030347	7/12/22	B23.2158	\$97.24
<a href="#">2021</a>	2021030556	8/5/21	B22.10361	\$99.46
<a href="#">2020</a>	2020031286	8/10/20	U21.2266	\$99.46
<a href="#">2019</a>	2019030497	9/18/19	U20.4959	\$10.84
<a href="#">2019</a>	2019030497	9/10/19	B20.16090	\$88.62
<a href="#">2018</a>	2018030201	7/9/18	U19.418	\$108.42
<a href="#">2017</a>	2017025613	8/7/17	U18.2147	\$86.80
<a href="#">2016</a>	2016026403	8/12/16	U17.2468	\$88.02
<a href="#">2015</a>	2015031427	7/30/15	U16.1828	\$87.32
<a href="#">2014</a>	2014035578	9/2/14	U15.2985	\$87.32

**(i)** 2026 VALUES ARE NOT CERTIFIED AND ARE SUBJECT TO APPEAL.  
 CERTIFIED VALUE FOR 2026 WILL NOT BE AVAILABLE UNTIL JUNE 1, 2026.

- [Return](#)
- [New Search](#)
- [Tax Info](#)
- [Print](#)
- [Map It!](#)

Update Mailing Address

### General Information

Property Owner: <b>RYNARD JAMES</b> Mailing Address: <b>PO BOX 1402</b> <b>SOLDOTNA AK 99669-1402</b>	Property ID: <b>06631021</b> Property Address: <b>36875 ROUSING RD</b>	Acreage: <b>1.4400</b> Tax Authority Group: <b>58 - Central Emergency Services</b>
---	---	---

<b>Legal Description</b>
<b>T 5N R 9W SEC 24 Seward Meridian KN 0780126 RIVER BEND RIDGE SUB PART 5 LOT 6 BLK 4</b>

### Ownership History

Document No.	Date	Grantor	Grantee	Type
20230056210	7/24/23	Currier Colleen	Rynard James	Multiple
DC2021000970	3/26/21	Currier Robert L & Colleen	Currier Colleen	Multiple
0	9/30/93	Kenai Peninsula Borough	Currier Robert L & Colleen	
0	9/30/93	Kenai Peninsula Borough	Currier Robert L & Colleen	
	10/30/89		Kenai Peninsula Borough	

◀ ◁ 1 2 ▶ ▷
5 ▼ items per page
1 - 5 of 7 items

### Value History

Year	Reason	Land Assessment	Impr. Assessment	Total Assessment
<b>2026</b>	Main Roll Certification	17,900	2,000	<b>19,900</b>
<b>2025</b>	Main Roll Certification	17,500	2,000	<b>19,500</b>
<b>2024</b>	Main Roll Certification	13,700	2,000	<b>15,700</b>
<b>2023</b>	Main Roll Certification	12,600	0	<b>12,600</b>
<b>2022</b>	Main Roll Certification	11,100	0	<b>11,100</b>

◀ ◁ 1 2 3 4 5 6 ▶ ▷
5 ▼ items per page
1 - 5 of 26 items

### Improvements

Building	Code	Description	Grade	Year	Length	Width	Units	Type	Value
R01	DRIVE	Gravel Driveway	A	n/a	0	0	1	Item	2,000



File for Record at Request of:  
**First American Title Insurance Company**

AFTER RECORDING MAIL TO:

Name: James Rynard  
Address: 4511 W 122nd Street, Apt. 813  
Overland Park, KS 66209  
File No.: **0223-4079436 (DC)**

---

**STATUTORY WARRANTY DEED**

THE GRANTOR, **Colleen Currier, an unmarried person, individually and as surviving spouse of Robert L. Currier**, whose mailing address is **PO Box 724, Soldotna, AK 99669**, for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, in hand paid, conveys and warrants to **James Rynard, an unmarried person**, residing at **4511 W 122nd Street, Apt. 813, Overland Park, KS 66209**, the following described real estate, situated in the **Kenai** Recording District, **Third** Judicial District, State of **Alaska**:

**Lots 5 and 6, Block 4, RIVERBEND RIDGE SUBDIVISION PART 5, according to the official plat thereof, filed under Plat Number 78-126, Records of the Kenai Recording District, Third Judicial District, State of Alaska.**

SUBJECT TO reservations, exceptions, easements, covenants, conditions and restrictions of record, if any.

Dated: \_\_\_\_\_ July 21, 2023

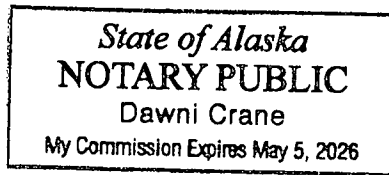
Colleen Currier  
Colleen Currier

STATE OF Alaska )  
 ) SS.  
Third Judicial District )

THIS IS TO CERTIFY that on this 21 day of July, 2023, before me the undersigned Notary Public, personally appeared **Colleen Currier**, known to me and to me known to be the individual(s) described in and who executed the foregoing instrument and he/she/they acknowledged to me that he/she/they signed the same freely and voluntarily for the uses and purposes therein mentioned.

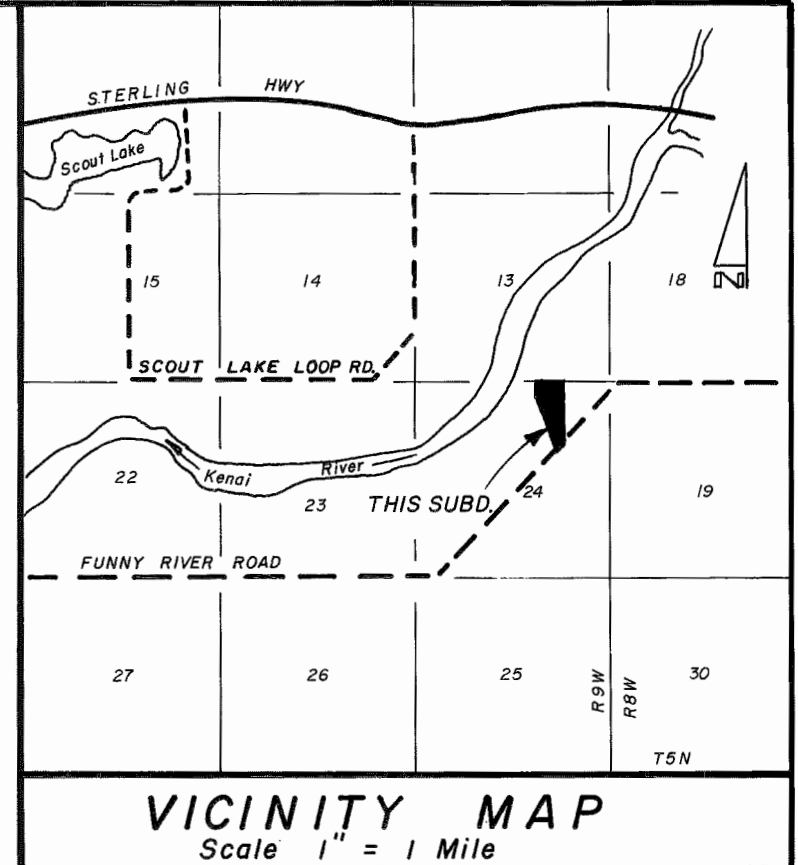
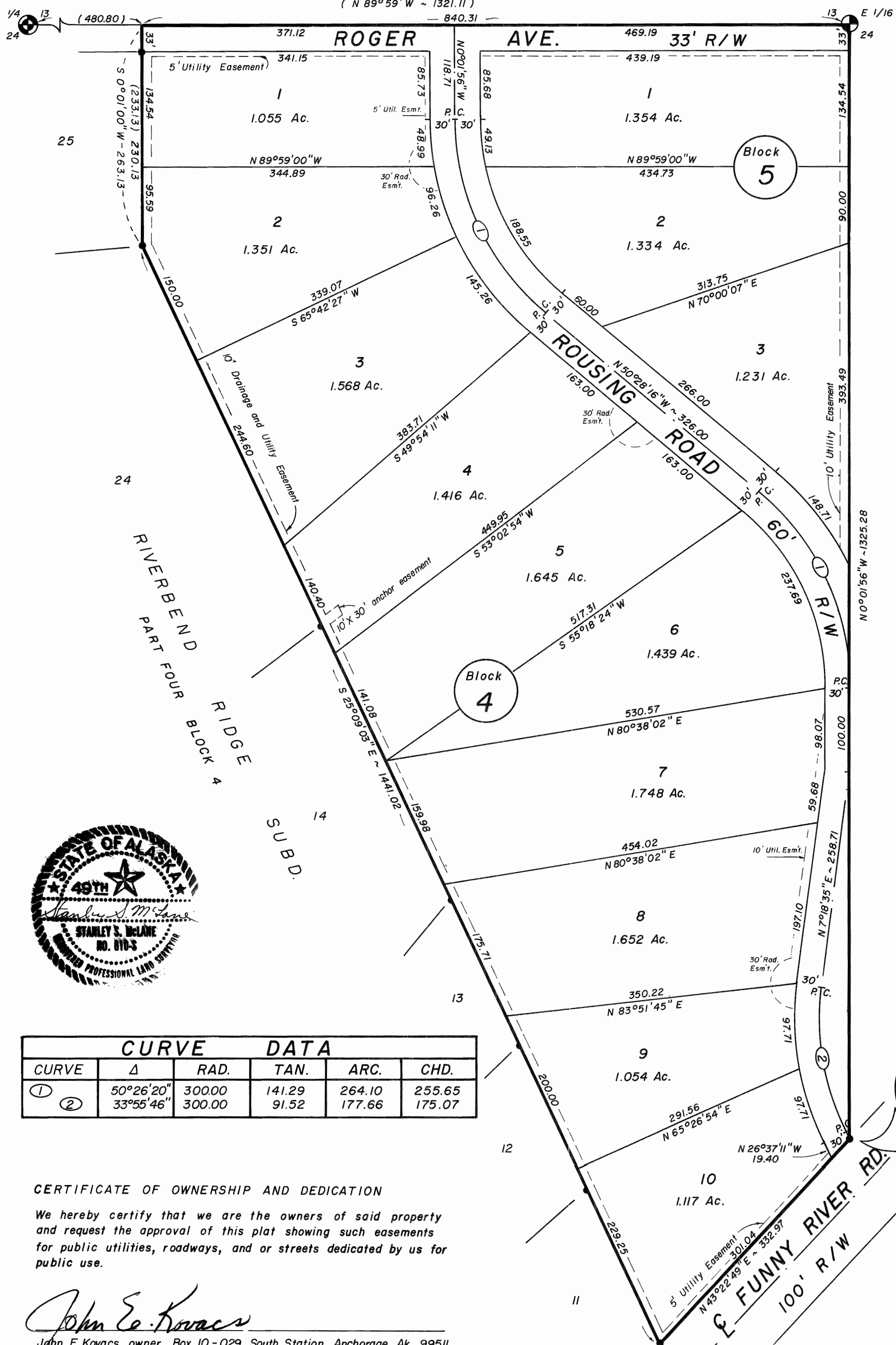
WITNESS my hand and official seal.

Dawni Crane  
Notary Public in and for Alaska  
My commission expires 5/5/26



UNSUBD.

BASELINE  
( N 89°59' W ~ 1321.11 )  
840.31



LEGEND AND NOTES:

- Found G.L.O. brass cap monument.
- Found official survey brass cap monument (610-S).
- Found 1/2" steel rebar
- ⊥ Set 1/2" x 24" steel rebar at all lot corners.
- ( ) Indicates datum of record.

All bearings refer to the G.L.O. datum of N 89°59' W for the north boundary of Sec. 24, T 5 N, R 9 W, S.M., Ak.

All lots are subject to a 20' building setback along all dedicated R/W's.

All waste water disposal systems shall comply with existing law at time of construction.

Access to Lot 10 Blk.4 shall be from Rousing Rd. only.



CURVE DATA		Δ	RAD.	TAN.	ARC.	CHD.
①	50°26'20"	300.00	141.29	264.10	255.65	
②	33°55'46"	300.00	91.52	177.66	175.07	

CERTIFICATE OF OWNERSHIP AND DEDICATION

We hereby certify that we are the owners of said property and request the approval of this plat showing such easements for public utilities, roadways, and or streets dedicated by us for public use.

*John E. Kovacs*  
John E. Kovacs, owner, Box 10-029 South Station, Anchorage, Ak. 99511

*George M. McMillan*  
George M. McMillan, owner, Box 10-029 South Station, Anchorage, Ak. 99511

NOTARY'S ACKNOWLEDGEMENT

Subscribed and sworn before me this 19<sup>th</sup> day of June, 1978

My commission expires 12/31/79

*Richard B. Louw*  
notary public for Alaska

PLAT APPROVAL

This plat having been approved by the Kenai Peninsula Borough Planning Commission as recorded in the official minutes of the meeting of June 12, 1978, is hereby acknowledged and accepted as the official plat, subject to any and all conditions and requirements of ordinances and law appertaining thereto.

KENAI PENINSULA BOROUGH

By: *Philip J. Waring*

78-126

RECORDED - FILED 380  
*Kenai* REC. DIST.

DATE 7-21 1978  
TIME 2:28 P.M.

Requested by *KPB*  
Address \_\_\_\_\_

RIVERBEND RIDGE SUBDIVISION PART 5

John E. Kovacs, owner  
Box 10-029 South Station, Anchorage, Ak. 99511

DESCRIPTION  
20.450 ACRES SITUATED IN THE W 1/2 NE 1/4 SECTION 24, T 5 N, R 9 W, S.M., AK. AND IN THE KENAI PENINSULA BOROUGH.

Surveyed by McLane and Associates  
Soldotna, Ak. 99669

Date of Survey Jan. 19 - Feb. 17, 1978	Scale 1" = 100'	Bk. No. 76-07
---	--------------------	------------------

9/21/81 NY

Kenai 78-126

Subdivision Riverbend Ridge Sub., Part 5

78 006063

3<sup>00</sup>

Kenai Peninsula Borough

Box 850

Soldotna, Alaska 99669

RECORDED-FILED  
KENAI REC.

JUL 21 2 28 PM '78

INDEXED BY KPB

CERTIFICATE OF TAX PAYMENT

ADDRESS \_\_\_\_\_

I, LeRoy H. Barton, Jr., do hereby certify as follows:

That I am the Director of Finance for the Kenai Peninsula Borough.

That, as of the date of this certificate, all real property taxes levied by the Kenai Peninsula Borough on the areas described as:

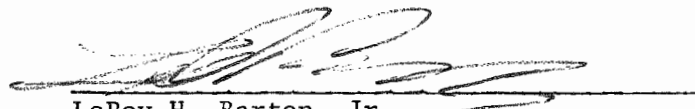
Assessor's Parcel # 066-060-3100

have been paid.

That the following assessments (except assessments for the cities of Homer, Kenai, Seldovia, Seward, and Soldotna) levied against this property are outstanding:

NONE

WITNESS my hand and seal this 20 day of July, 1978



LeRoy H. Barton, Jr.  
Director of Finance