



3801 Centerpoint Drive, Suite 102
Anchorage, AK 99503
Phone (907) 569-2842 Fax (907) 929-8029

PROPERTY PROFILE

Dated: April 24, 2026

Re: 2150 S. Endeavor Street

Parcel No.: 6879000T00G-2

Berkshire Hathaway HomeServices Alaska Realty

Jessica Hennings

Owners: Kim L. Elgee

Legal: Tract G-2 Tallerico Subdivision

Plat: 84-251

Attachments: Matanuska-Susitna Borough Tax Sheet

Vesting Deed, Plat Map

CC&Rs: Attached

As-Built: None Found

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 of Alyeska Title Guaranty Agency, 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 can perform a complete search and is prepared to issue a Policy.

Customer Service Representative: Caleb Roller



MATANUSKA-SUSITNA BOROUGH

Real Property Detail for Account: 56879000T00G-2

Site Information

Account Number 56879000T00G-2 Subdivision TALLERICO RSB T/F&G
 Parcel ID 509057 City Wasilla
 TRS S17N01W17 Map WA12 Tax Map
 Abbreviated Description (Not for Conveyance) TALLERICO RSB T/F & G TRACT G-2

Site Address 2150 S Endeavor St

Ownership

Owners ELGEE KIM L Buyers
 Primary Owner's Address PO BOX 872242 WASILLA AK 99687 Primary Buyer's Address

Appraisal Information

Appraisal Information				Assessment			
Year	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed
2026	\$145,500.00	\$424,900.00	\$570,400.00	2026	\$0.00	\$285,141.00	\$285,141.00
2025	\$126,500.00	\$379,870.00	\$506,370.00	2025	\$126,500.00	\$379,870.00	\$506,370.00
2024	\$126,500.00	\$381,900.00	\$508,400.00	2024	\$126,500.00	\$381,900.00	\$508,400.00

Building Information

Structure	Residential Units	Condition	Basement	Year Built	Foundation	Septic	Use	Design	Construction Type	Grade	Well
Structure 1 of 4	1	Standard	None		Concrete Block	Septic - 1 - Septic Tank	Residential Building	Two Story	Log	04.6	Well 1 - Drilled Well
Structure 2 of 4	1	Standard	None		Poured Concrete		Residential Building	Cabin	Log	1220 - Cabin	
Structure 3 of 4	1	Standard	None		Poured Concrete		Residential Building	Cabin	Log	1220 - Cabin	
Structure 4 of 4	1	Standard	None		Poured Concrete	Septic - 1 - Septic Tank	Residential Building	Cabin	Log	1220 - Cabin	

Building Item Details

Building Number	Description	Area	Percent Complete
1	Gas Heat	1 Sq. Ft.	100%
1	First Story	840 Sq. Ft.	100%
1	Second Story	760 Sq. Ft.	100%
2	First Story	320 Sq. Ft.	100%
2	Gas Heat	1 Sq. Ft.	100%
3	Gas Heat	1 Sq. Ft.	100%
3	First Story	320 Sq. Ft.	100%
4	First Story	660 Sq. Ft.	100%
4	Loft (Cabin) - 6W	264 Sq. Ft.	100%
4	Gas Heat	1 Sq. Ft.	100%

Tax/Billing Information

Year	Certified	Zone	Mill	Tax Billed
2026	No	0035	::	::
2025	Yes	0035	10.265	\$5197.89
2024	Yes	0035	10.594	\$5385.99

Recorded Documents

Date Type Recording Info (offsite link to DNR)

Tax Account Status *

Status	Tax Balance	Farm	Disabled/Veteran	Senior	Total *	LID Exists
PLEASE CALL	\$12,840.24		\$0.00	\$0.00	\$150,000.00	\$285,259.00 No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
2.42	2.42	Assembly District 004	<u>27-425</u>	130 Central Mat-Su	No Borough Road Service see the <u>City of Wasilla Website</u>

¹ Total Assessed is net of exemptions and deferrals. rest, penalties, and other charges posted after Last Update Date are not reflected in balances.

Last Updated: 4/24/2026 3:00:00 PM

² If account is in foreclosure, payment must be in certified funds.

³ If you reside within the city limits of Palmer or Houston, your exemption amount may be different.

ALASKA

2002-027362-0

Recording Dist: 311 - Palmer
11/29/2002 11:57 AM Pages: 1 of 1



cc

QUITCLAIM

MS 55661

ALASKA

The Grantor(s) KIM L OWENS, of PO BOX 877347, WASILLA, AK, 99687 , for and in consideration of *****Ten Dollars and NO/100***** convey(s) and quit-claim(s) to, KIM L ELGEE, of PO BOX 877347*, all interest in the following described real estate, situated in the State of Alaska:

*Wasilla AK 99687

TRACT G, TALLERICO SUBDIVISION, ACCORDING TO PLAT NO. 84-251, LOCATED IN THE PALMER RECORDING DISTRICT, THIRD JUDICIAL DISTRICT, STATE OF ALASKA.

Dated this 27 day of November, 2002

Return TO
Grantee

Kim L. Owens
Grantor: KIM L OWENS

[Signature]

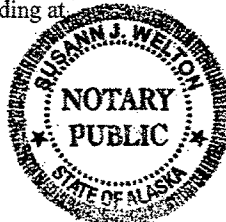
United States of America) Individual Acknowledgment
) SS.
State of Alaska) (Alaska)

THIS IS TO CERTIFY that on this 27th day of November, 2002, before me the undersigned, a Notary Public in and for the State of Alaska, duly commissioned and sworn personally appeared **KIM L. OWENS**, individually, before me known to be the person(s) described in and who executed the above foregoing instrument, and acknowledged to me that she signed the same freely and voluntarily for the uses and purposes therein mentioned.

WITNESS My hand and Official Seal the day and year in this certificate first above written.

Suzanne J. Welton
Notary Public in and for the State of Alaska
residing at _____

My Commission Expires: 6-21-06



cc

fall 2009-30

AFFIDAVIT

(I)(We) hereby certify that (I)(We) hold the herein specified property interest in the property shown and described hereon and that (I)(We) hereby adopt this plan of subdivision by (my)(our) free consent(,)(.) (dedicate) (all rights-of-way) (and public areas) (to the Matanuska-Susitna Borough) and (grant all easements to the use shown). (delete inapplicable phrases)


Reception/Serial No. _____
Tellerico Subdivision, Tract F
Current Legal Description or Proposed Subdivision Name or Book & Page of Document Public Use Easement

Charlene Hutchins
Signature Interest in Property FINANCIAL L~~AW~~
Charlene Hutchins
Printed Name Company Name NONE
2180 S ENDEAVOR ST WASILLA AK
Address 99654 Representative's Title

NOTARY CERTIFICATION

State of Alaska)
) ss
Third Judicial District)

SUBSCRIBED and SWORN to (or affirmed) before me this 30 day of December
2008, by Charlene Hutchins
(name of signers(s))


(signature and seal of notary)
My commission expires: 12/31/12



Palmer 2009-30

AFFIDAVIT

(I)(We) hereby certify that (I)(we) hold the herein specified property interest in the property shown and described hereon and that (I)(we) hereby adopt this plan of subdivision by (my)(our) free consent(.)(.)(dedicate)(all rights-of-way) (and public areas) (to the Matanuska-Susitna Borough) and (grant all easements to the use shown). *{delete inapplicable phrases}*

TRACT 'G' TALLERICO SUBDIVISION
TRACTS 'G-1' & 'G-2'
TALLERICO SUBDIVISION
A RESUB OF TRACT 'G'

TRACT No 84-251 PALMER RES.
Current Legal Description or
Book & Page of Document

First National Bank Alaska

Craig A. Thom
(Signature)

Craig A. Thom
(Printed Name)

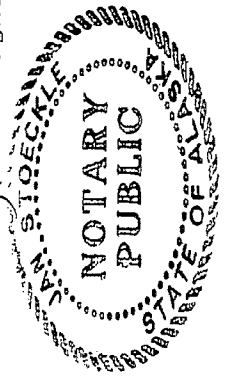
775 E. Parks Hwy
Address Waukena, AK 99659

lender/mortgagee
Interest in Property

NOTARY CERTIFICATION

State of Alaska)
)ss
Third Judicial District)

SUBSCRIBED and SWORN to (or affirmed) before me this 21st day of April
2008, by Craig A Thom, Sr. Vice President
(year) (name of signer(s))



Craig A. Thom
(signature and seal of notary)
My commission expires: Oct. 15, 2008

Palmer 2009-30

No Marks/Seals Outside of Border

AFFIDAVIT

(I)(We) hereby certify that (I)(We) hold the herein specified property interest in the property shown and described hereon and that (I)(We) hereby adopt this plan of subdivision by (my)(our) free consent(,)(.) (dedicate) (all rights-of-way) (and public areas) (to the Matanuska-Susitna Borough) and (grant all easements to the use shown). (delete inapplicable phrases)

Reception/Serial No. _____

TALLERICO SUBDIVISION, TR. F TALLERICO SUB. TR. F-1
Current Legal Description or PLAT # 84-251 Proposed Subdivision Name or
Book & Page of Document Public Use Easement


Leslie Ann Baker, Trustee * TRUSTEE
Signature Interest in Property

LESLIE ANN BAKER, TRUSTEE
Printed Name Company Name

P.O. Box 876446 99687
Address Representative's Title

NOTARY CERTIFICATION * IN TRUST FOR
State of Alaska THOMAS KEITH BAKER
Third Judicial District NICHOLAS HUNTER BAKER
KAITLYN JOY BAKER

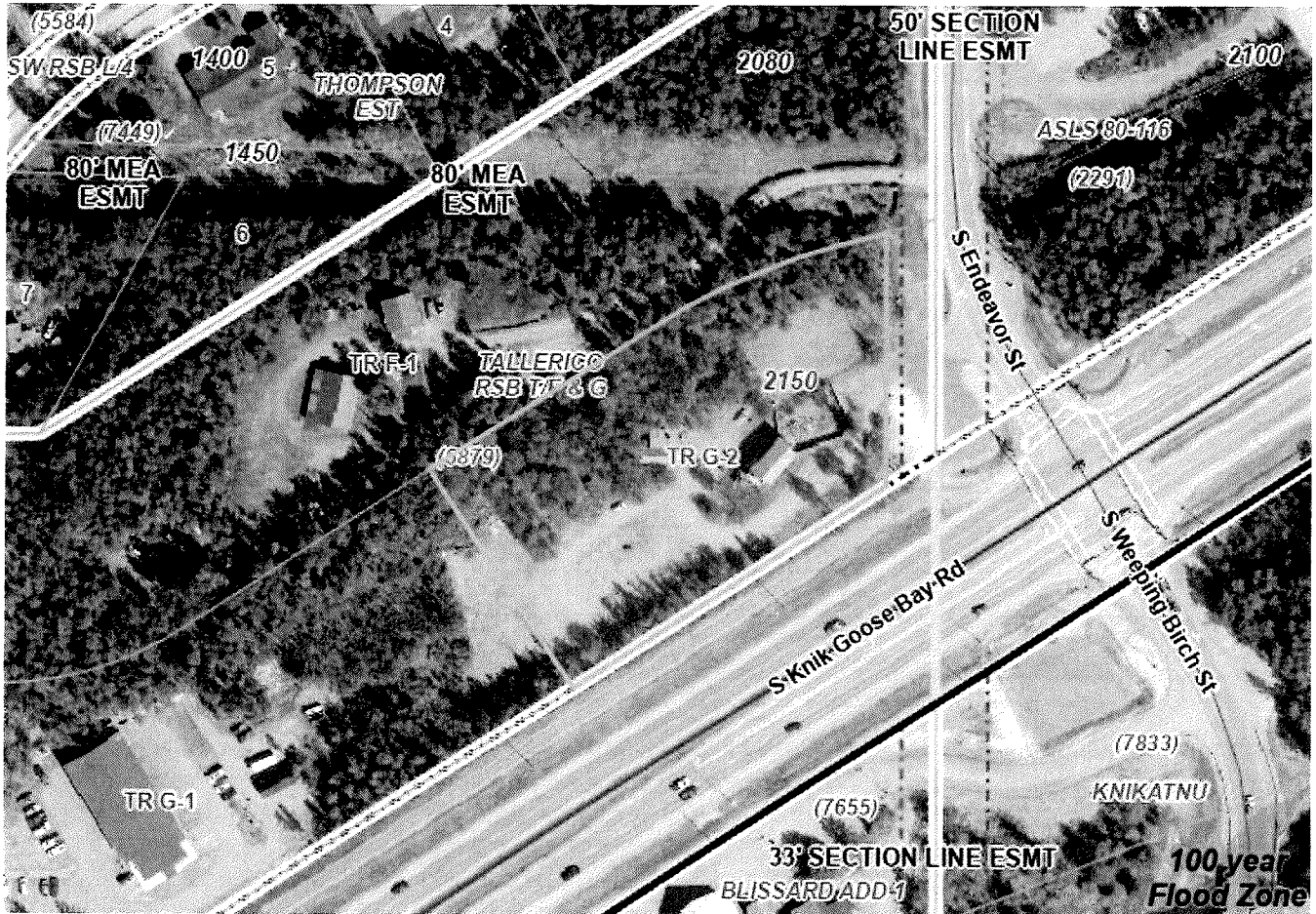
SUBSCRIBED and SWORN to (or affirmed) before me this 30 day of Dec
2008, by Leslie Ann Baker, Trustee
(name of signers(s))


(signature and seal of notary)
My commission expires: 10/3/12



NOTES

1. THERE MAY BE FEDERAL, STATE AND LOCAL REQUIREMENTS GOVERNING LAND USE. IT IS THE RESPONSIBILITY OF THE INDIVIDUAL PARCEL OWNER TO OBTAIN A DETERMINATION WHETHER SUCH REQUIREMENTS APPLY TO THE DEVELOPMENT OF PARCELS SHOWN HEREON.
2. NO INDIVIDUAL WATER SUPPLY SYSTEM OR SEWAGE DISPOSAL SYSTEM SHALL BE PERMITTED ON ANY LOT UNLESS THE SYSTEM IS LOCATED, CONSTRUCTED AND EQUIPPED IN ACCORDANCE WITH THE REQUIREMENTS, STANDARDS AND RECOMMENDATIONS OF THE STATE OF ALASKA, DEPARTMENT OF ENVIRONMENTAL CONSERVATION, WHICH GOVERN THOSE SYSTEMS.
3. PRIOR TO CONSTRUCTION CONSULT THE CITY OF WASILLA.
4. FLOOD HAZARD:
THERE IS LESS THAN A ONE PERCENT CHANCE THAT ANY PART OF THE PLATTED AREA WILL BE INUNDATED BY THE BASE FLOOD EVENT IN ANY GIVEN YEAR.
5. A 50' WIDE SCREENING EASEMENT SHALL BE KEPT NATURAL, HAVING NO NATIVE TREE, SHRUB OR OTHER VEGETATION REMOVED UNLESS DEEMED A DANGER TO LIFE AND/OR PROPERTY.
6. NO DIRECT ACCESS FROM ANY LOT ONTO S. KNIK-GOOSE BAY ROAD. ACCESS FOR TRACTS F-1, G-1, G-2 ONTO S. ENDEAVOR STREET OR W. MINNETONKA DRIVE ONLY.

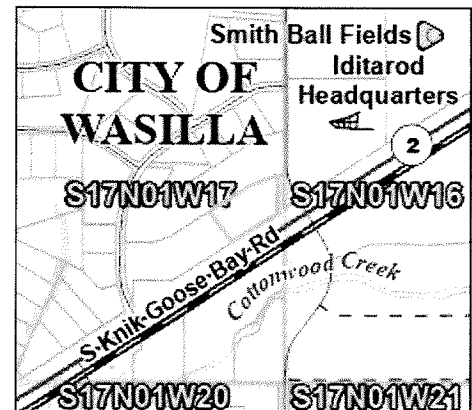


Account: 6879000T00G-2




General Ownership: PRIVATE

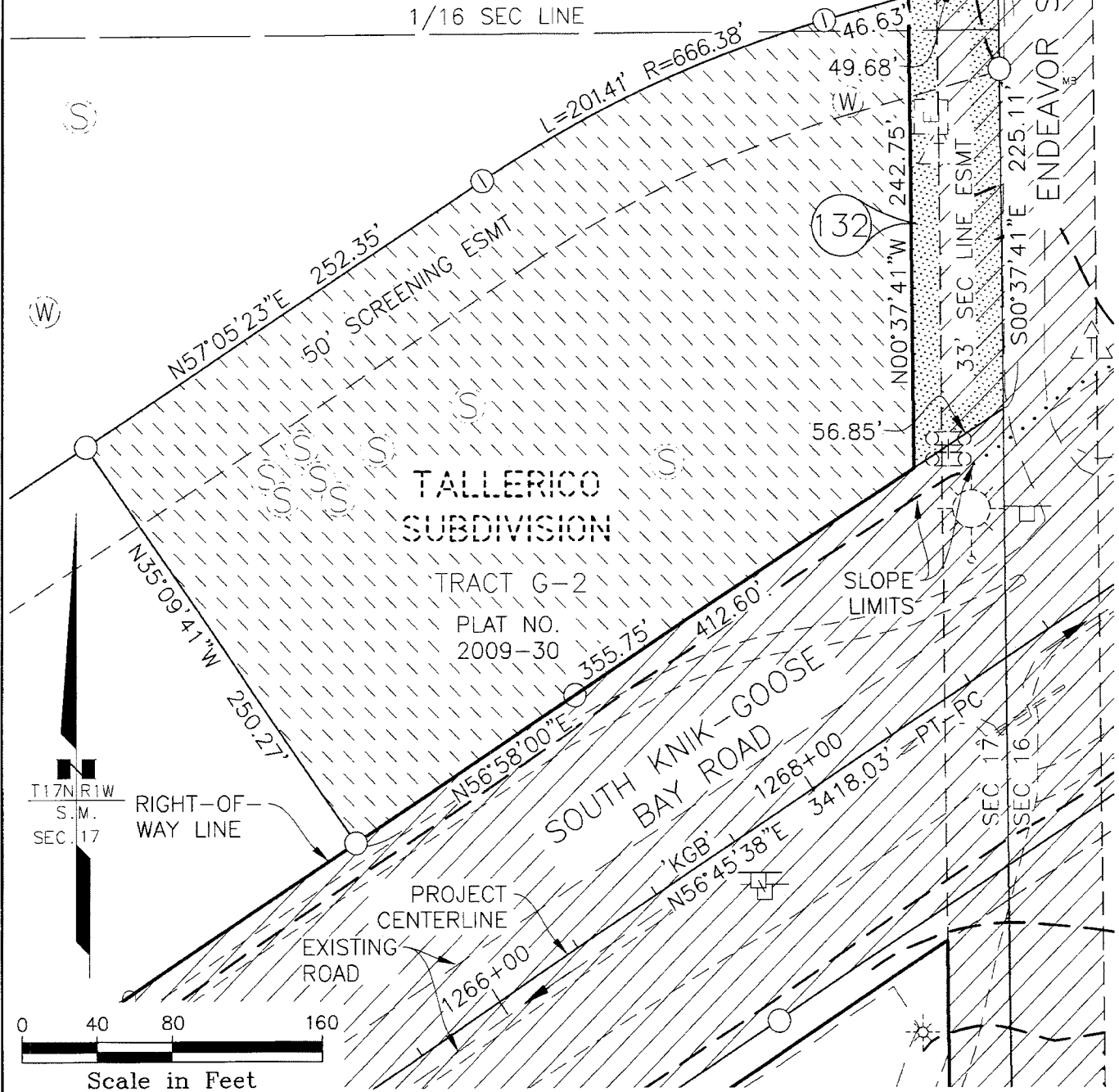
Owner: ELGEE KIM L

Legal Description: TALLERICO RSB T/F & G
TRACT G-2



This map is solely for informational purposes. The Borough makes no express or implied warranties with respect to the character, function, or capabilities of the map or the suitability of the map for any particular purpose beyond those originally intended by the Borough. For information regarding the full disclaimer and policies related to acceptable uses of this map, please contact the Matanuska-Susitna Borough GIS Division at 907-861-7858.

-  EXISTING RIGHT-OF-WAY
-  RIGHT-OF-WAY REQUIRED
-  AREA REMAINING



STATE OF ALASKA DEPARTMENT OF TRANSPORTATION AND PUBLIC FACILITIES

RIGHT-OF-WAY REQUIRED FOR
KNIK-GOOSE BAY ROAD RECONSTRUCTION
PHASE I - FAIRVIEW LOOP TO CENTAUR AVE
 PROJECT NO. 0525016/Z524640000

OWNER'S INITIAL HE
 ATTACHED TO Warranty Deed
 PAGE 3 OF 4 DATED 2-28-21

PLAT 1 OF 2 GROSS TAKE 11,229 S.F.
 NET TAKE 3,600 S.F.
 DRAWN BY AFF/RVD REMAIN 2.421 AC
 DATE October 28, 2020 **PARCEL NO. 132**

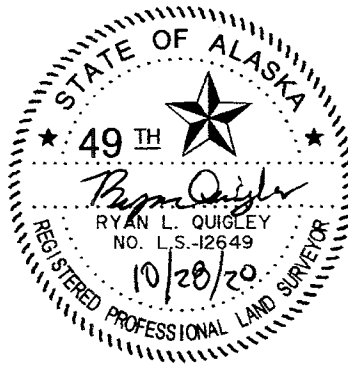


3 of 4
 2021-017824-0

eRecorded Document

THIS PLAT MAY BE USED FOR THE ESTABLISHMENT OF THE RIGHT-OF-WAY BOUNDARY ONLY, AND SHOULD NOT BE USED AS A BASIS FOR ESTABLISHING ADJOINING PROPERTY LINES AND CORNERS.

THIS SEAL IS FOR ALL WORK CONTAINED ON PLATS 1 OF 2.



ALASKA DEPARTMENT OF TRANSPORTATION
AND PUBLIC FACILITIES

4111 AVIATION AVENUE
ANCHORAGE, AK 99502
PHONE (907) 269-0700

PLAT 2 OF 2 0525016/Z524640000 PARCEL NO. 132

PAGE 4 OF 4



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