



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

PROPERTY PROFILE

Dated: October 23, 2025

Re: 17601 E. Castle Rock Lane

Parcel No.: 1185B02L002

Jack White Real Estate

Michael Liebner

Owners: Rodney D. Udd Restated Revocable Trust

Legal: Lot 2 Block 2 Seventeen Mile Subdivision

Plat: 76-47

Attachments: Matanuska-Susitna Borough Tax Sheet

Vesting Deed, Plat Map

CC&Rs: None Found

As-Built: None

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: 51185B02L002

Site Information

Account Number 51185B02L002 Subdivision SEVENTEEN MLE
 Parcel ID 59807 City None
 TRS S19N03E30 Map BU10
 Abbreviated Description SEVENTEEN MLE BLOCK 2 LOT 2
 (Not for Conveyance)

Site Address 17601 E Castle Rock Ln

Ownership

Owners UDD R D RESTATED REV TR UDD RODNEY D TRE Buyers
 Primary Owner's Address STE 24-792 1120 HOFFMAN RD Primary Buyer's Address
 ANCHORAGE AK 99518

Appraisal Information

Year	Appraisal			Assessment			
	Land Appraised	Bldg. Appraised	Total Appraised	Year	Land Assessed	Bldg. Assessed	Total Assessed ¹
2025	\$9,500.00	\$0.00	\$9,500.00	2025	\$9,500.00	\$0.00	\$9,500.00
2024	\$9,500.00	\$0.00	\$9,500.00	2024	\$9,500.00	\$0.00	\$9,500.00
2023	\$9,500.00	\$0.00	\$9,500.00	2023	\$9,500.00	\$0.00	\$9,500.00

Building Information

Building Item Details

Building Number	Description	Area	Percent Complete
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Tax/Billing Information

Year	Certified	Zone	MU	Tax Billed	Recorded Documents	Recording Info (offsite link to DNR)
2025	Yes	0020		\$16.281	1/23/2003 QUITCLAIM DEED (ALL TYPE)	Palmer 2003-001807-0
2024	Yes	0020		\$16.593	1/23/2003 QUITCLAIM DEED (ALL TYPE)	Palmer 2003-001806-0
2023	Yes	0020		\$16.248	1/2/1998 QUITCLAIM DEED (ALL TYPE)	Palmer Bk: 928 Pg: 979

Tax Account Status ²

Status	Tax Balance	Farm	Disabled Veteran	Senior	Total ³	LID Exists
PLEASE CALL	\$160.23		\$0.00	\$0.00	\$0.00	No

Land and Miscellaneous

Gross Acreage	Taxable Acreage	Assembly District	Precinct	Fire Service Area	Road Service Area
1.82	1.82	Assembly District 001	29-530	004 Sutton FSA	031 Alpine RSA

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

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.

Last Updated: 10/23/2025 3:00:00 PM



2003-001807-0

Recording Dist: 311 - Palmer

1/23/2003 8:47 AM Pages: 1 of 2

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cc

THIS COVER SHEET HAS BEEN ADDED TO THIS DOCUMENT TO PROVIDE SPACE FOR RECORDING DATA. THIS COVER SHEET APPEARS AS THE FIRST PAGE OF THE DOCUMENT IN THE OFFICIAL PUBLIC RECORD.

DO NOT DETACH

QUITCLAIM DEED

WHEREAS, Rodney Udd, a married person, whose address is 9751 Slalom Drive, Anchorage, Alaska 99516, for estate planning purposes, desires to transfer all of his undivided 100% interest in the entire property described below to a certain trust.

NOW, THEREFORE, the Grantor, Rodney Udd, whose address is 9751 Slalom Drive, Anchorage, Alaska 99516, for good and valuable consideration provided by estate planning, hereby CONVEYS and QUITCLAIMS to the Grantee, Rodney D. Udd, Trustee of the Rodney D. Udd Restated Revocable Trust, under trust agreement dated 5/27/98, and restated on 2/14/01, whose address is 9751 Slalom Drive, Anchorage, Alaska 99516, all of the right, title, interest, estate and claim, if any, which the Grantor has in and to the following described real property, to-wit:

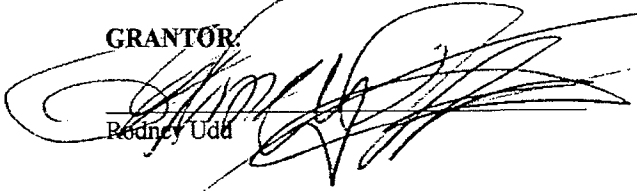
Lot 2, Block 2, SEVENTEEN MILE SUBDIVISION, according to Plat No. 76-47, located in the Palmer Recording District, Third Judicial District, State of Alaska.

TOGETHER WITH, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

SUBJECT, however, to any easements, reservations, covenants, conditions, restrictions, plat notations, patent reservations and exceptions, right-of-way, and agreements of record.

FURTHER SUBJECT TO that certain Subdivision Agreement between THE SEVENTEEN MILE COMPANY and MATANUSKA-SUSITNA BOROUGH, dated 7/6/76, and recorded 7/8/76, in Book 119 at Page 159, Palmer Recording District, and any later Amendments thereto.

DATED this 6 day of Aug, 2001.

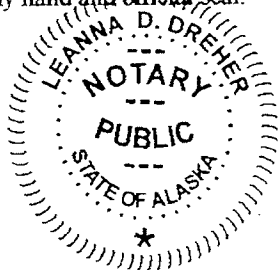
GRANTOR:

Rodney Udd

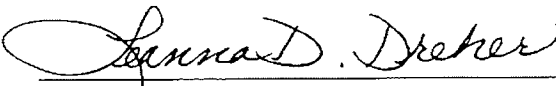
Return Recorded Deed to:
Law Offices of David G. Shaftel, PC
550 W. 7th Ave., Suite 705
Anchorage, Alaska 99501

STATE OF ALASKA)
) ss.
THIRD JUDICIAL DISTRICT)


THIS IS TO CERTIFY that on this 6th day of August, 2001, before me appeared Rodney Udd, to me known and known to me to be the person named in and who executed the foregoing instrument, and acknowledged voluntarily signing and sealing the same.

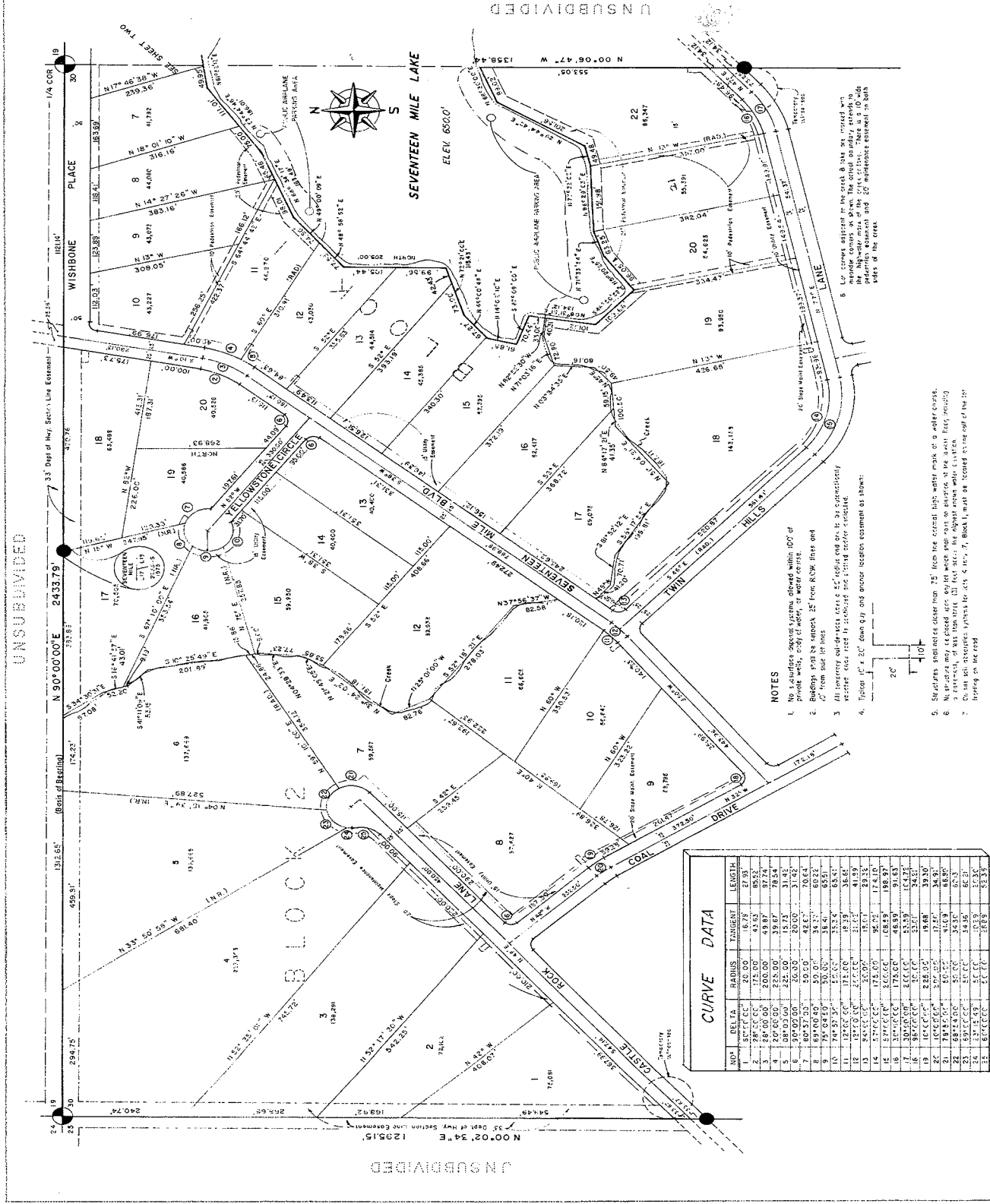
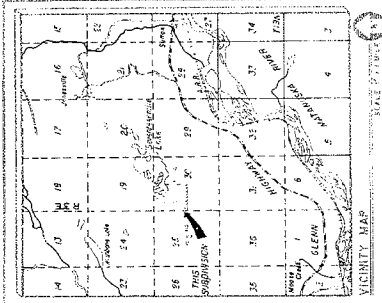
WITNESS my hand and official seal.




Notary Public in and for Alaska
My Commission expires: 10-26-2002

DAVID G. SHAFTEL
ATTORNEY AT LAW
SUITE 705
BANK OF AMERICA CENTER
550 W. SEVENTH AVE.
ANCHORAGE, AK 99501
(907) 276-6015
FAX (907) 278-6015


2 of 2
2003-001807-0



NO.	DELTA	RADIUS	TANGENT	LENGTH
1	120.00	20.00	16.75	27.95
2	28.75	175.00	43.93	85.52
3	28.75	200.00	50.87	97.54
4	30.00	250.00	63.71	121.67
5	30.00	325.00	78.33	151.42
6	30.00	50.00	20.00	31.42
7	80.57	50.00	42.67	70.64
8	89.00	50.00	34.27	60.22
9	100.00	50.00	25.00	47.12
10	120.00	50.00	16.75	27.95
11	120.00	175.00	43.93	85.52
12	120.00	200.00	50.87	97.54
13	84.55	50.00	19.07	29.35
14	57.67	175.00	36.56	74.19
15	57.67	200.00	42.67	85.52
16	30.00	200.00	50.87	97.54
17	30.00	250.00	63.71	121.67
18	89.00	50.00	34.27	60.22
19	100.00	50.00	25.00	47.12
20	120.00	50.00	16.75	27.95
21	120.00	175.00	43.93	85.52
22	120.00	200.00	50.87	97.54
23	89.00	50.00	34.27	60.22
24	89.00	50.00	34.27	60.22

- NOTES**
- No. 12 voltages inspection system, allowed within 60' of
 - Right-of-way boundary 25' from R.O.W. line and
 - 2' from back lot lines.
 - All lot lines subject to 10% slope, 5% grade and 10% to 15% cross-slopes.
 - Lot lines shall be staked and marked according to standard.
 - Section 17 is 20' from R.O.W. and must be located as shown.
 - Standard markers shall be 15' from the corner high water mark of a water course.
 - Standard markers shall be 10' from the corner high water mark of a water course.
 - Standard markers shall be 10' from the corner high water mark of a water course.
 - Standard markers shall be 10' from the corner high water mark of a water course.

Certificate of Ownership And Dedication

We hereby certify that we are the owners of this property shown and described hereon and that we hereby agree to the plan of subdivision shown with our full consent and signature on all streets, utility works, parks and other areas shown to public or private use as shown on this plan.

[Signature]

WITNESSED my hand and seal this 15th day of September, 1975.

STATE OF TEXAS
COUNTY OF DALLAS

Notary's Acknowledgment
Subscribed and sworn to before me this 15th day of September, 1975.

My Commission Expires _____

Certificate of Approval By the Commission

I hereby certify that the subdivision hereon shown has been found to comply with the provisions of the Subdivision Act of the State of Texas, and that the same has been approved by the Commission by the order of the Commission, this 15th day of September, 1975.

Approved: _____

STATE ENGINEER

Certificate of Registered Surveyor

I hereby certify that I am a registered professional land surveyor and that this plan represents the true and correct location of the boundaries, easements, and other interests shown hereon, and that the measurements shown hereon are reliable and correct.

Recorded in Public Records for Book 10, Page 100.

Certificate of Payment of Taxes

I hereby certify that all current taxes against the property included in this subdivision have been paid through _____.

LEGEND

Existing S.W. Monument

Existing S.E. Monument

Monument (with survey 1960)

All other corners marked with 1/2" x 2" steel

of 1/4" x 3/8" x 1/2" steel

SEVENTEEN MILE SUBDIVISION

Located in Section 12, 13, and the SE 1/4 NW 1/4 Section 30, T10N, R16E, S14E.

CONTRACTING ENGINEERS & ASSOC.

2100 WEST WINDING WIREWAY, SUITE 200, DALLAS, TEXAS 75221

DATE: 9-15-75

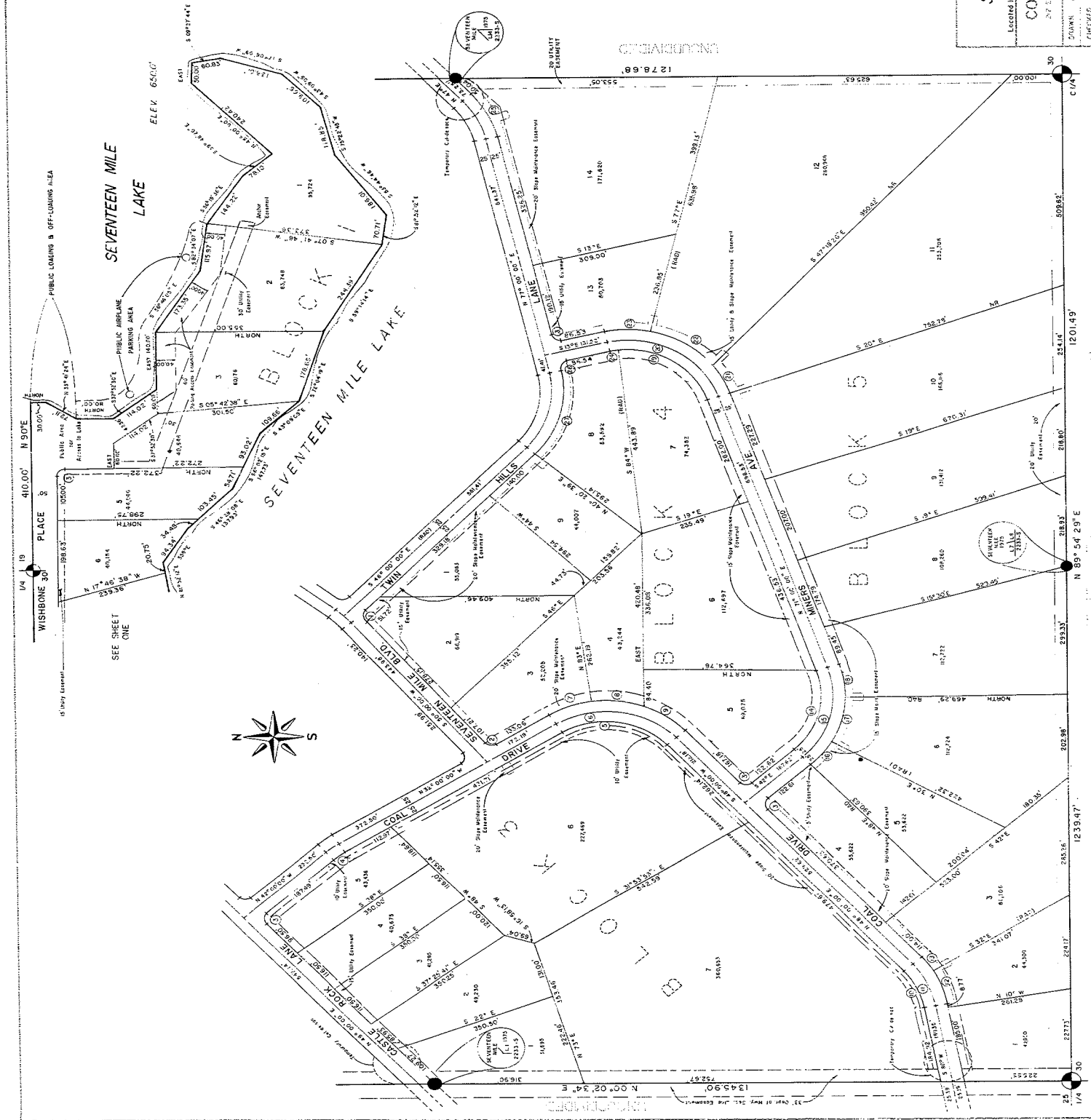
SCALE: 1" = 40'

PROJECT NO.: 75-10

DATE: 9-15-75

SCALE: 1" = 40'

PROJECT NO.: 75-10



CURVE DATA				
NO	DELTA	RADIUS	TANGENT	LENGTH
1	88°40'00"	20.00	18.00	28.37
2	82°40'00"	20.00	17.38	28.62
3	90°00'00"	20.00	20.00	31.42
4	10°40'00"	175.00	15.31	30.54
5	80°00'00"	175.00	148.84	244.35
6	80°00'00"	225.00	178.51	284.25
7	28°42'34"	225.00	56.67	111.41
8	28°42'34"	225.00	56.67	111.41
9	28°42'34"	225.00	56.67	111.41
10	32°00'00"	175.00	50.18	97.75
11	32°00'00"	175.00	50.18	97.75
12	32°00'00"	175.00	50.18	97.75
13	10°00'00"	225.00	41.52	18.19
14	10°00'00"	225.00	41.52	18.19
15	87°00'00"	175.00	152.85	204.64
16	87°00'00"	175.00	152.85	204.64
17	87°00'00"	175.00	152.85	204.64
18	80°00'00"	225.00	31.63	74.81
19	84°00'00"	200.00	133.50	235.18
20	84°00'00"	200.00	133.50	235.18
21	20°00'00"	225.00	38.57	70.54
22	20°00'00"	225.00	38.57	70.54
23	20°00'00"	225.00	38.57	70.54
24	07°00'00"	175.00	10.70	7.18
25	30°00'00"	225.00	60.29	117.81
26	90°00'00"	20.00	20.00	31.42
27	30°00'00"	225.00	60.29	117.81
28	30°00'00"	225.00	60.29	117.81
29	30°00'00"	225.00	60.29	117.81
30	30°00'00"	225.00	60.29	117.81
31	30°00'00"	225.00	60.29	117.81
32	30°00'00"	225.00	60.29	117.81
33	30°00'00"	225.00	60.29	117.81
34	30°00'00"	225.00	60.29	117.81
35	30°00'00"	225.00	60.29	117.81
36	30°00'00"	225.00	60.29	117.81
37	30°00'00"	225.00	60.29	117.81
38	30°00'00"	225.00	60.29	117.81
39	30°00'00"	225.00	60.29	117.81
40	30°00'00"	225.00	60.29	117.81
41	30°00'00"	225.00	60.29	117.81
42	30°00'00"	225.00	60.29	117.81
43	30°00'00"	225.00	60.29	117.81
44	30°00'00"	225.00	60.29	117.81
45	30°00'00"	225.00	60.29	117.81
46	30°00'00"	225.00	60.29	117.81
47	30°00'00"	225.00	60.29	117.81
48	30°00'00"	225.00	60.29	117.81
49	30°00'00"	225.00	60.29	117.81
50	30°00'00"	225.00	60.29	117.81
51	30°00'00"	225.00	60.29	117.81
52	30°00'00"	225.00	60.29	117.81
53	30°00'00"	225.00	60.29	117.81
54	30°00'00"	225.00	60.29	117.81
55	30°00'00"	225.00	60.29	117.81
56	30°00'00"	225.00	60.29	117.81
57	30°00'00"	225.00	60.29	117.81
58	30°00'00"	225.00	60.29	117.81
59	30°00'00"	225.00	60.29	117.81
60	30°00'00"	225.00	60.29	117.81
61	30°00'00"	225.00	60.29	117.81
62	30°00'00"	225.00	60.29	117.81
63	30°00'00"	225.00	60.29	117.81
64	30°00'00"	225.00	60.29	117.81
65	30°00'00"	225.00	60.29	117.81
66	30°00'00"	225.00	60.29	117.81
67	30°00'00"	225.00	60.29	117.81
68	30°00'00"	225.00	60.29	117.81
69	30°00'00"	225.00	60.29	117.81
70	30°00'00"	225.00	60.29	117.81
71	30°00'00"	225.00	60.29	117.81
72	30°00'00"	225.00	60.29	117.81
73	30°00'00"	225.00	60.29	117.81
74	30°00'00"	225.00	60.29	117.81
75	30°00'00"	225.00	60.29	117.81
76	30°00'00"	225.00	60.29	117.81
77	30°00'00"	225.00	60.29	117.81
78	30°00'00"	225.00	60.29	117.81
79	30°00'00"	225.00	60.29	117.81
80	30°00'00"	225.00	60.29	117.81
81	30°00'00"	225.00	60.29	117.81
82	30°00'00"	225.00	60.29	117.81
83	30°00'00"	225.00	60.29	117.81
84	30°00'00"	225.00	60.29	117.81
85	30°00'00"	225.00	60.29	117.81
86	30°00'00"	225.00	60.29	117.81
87	30°00'00"	225.00	60.29	117.81
88	30°00'00"	225.00	60.29	117.81
89	30°00'00"	225.00	60.29	117.81
90	30°00'00"	225.00	60.29	117.81
91	30°00'00"	225.00	60.29	117.81
92	30°00'00"	225.00	60.29	117.81
93	30°00'00"	225.00	60.29	117.81
94	30°00'00"	225.00	60.29	117.81
95	30°00'00"	225.00	60.29	117.81
96	30°00'00"	225.00	60.29	117.81
97	30°00'00"	225.00	60.29	117.81
98	30°00'00"	225.00	60.29	117.81
99	30°00'00"	225.00	60.29	117.81
100	30°00'00"	225.00	60.29	117.81

NOTE:
See sheet one for notes pertaining to this subdivision.

PLAN OF
SEVENTEEN MILE SUBDIVISION
 Located in Sections 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

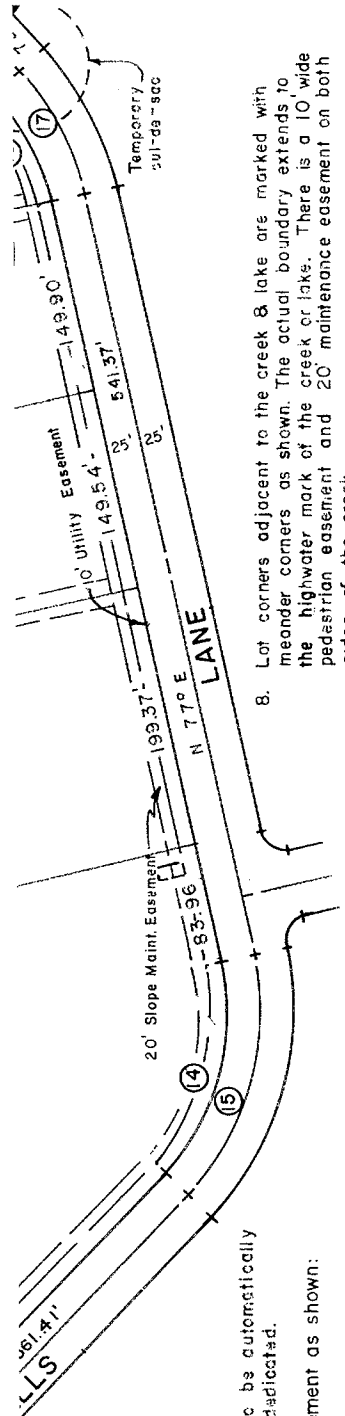
CONTRACTING ENGINEERS & ASSOC.
 271 E. WASHINGTON, SUITE 100, CHICAGO, ILL. 60601

DRAWN: B.J.S. DATE: 06/17/07
 CHECKED: R.J. DATE: 06/17/07
 DATE: 06/17/07
 SHEET 2 OF 2

Note

Water System & Sewage Disposal—No individual water system or sewage disposal system shall be permitted on any lot unless such system is located, constructed & equipped in accordance with the requirements, standards & recommendations of the Alaska Dept. of Environmental Conservation. Approval of such system as installed shall be obtained from such authority.

Each lot has a minimum of 40,000 square feet of usable space.

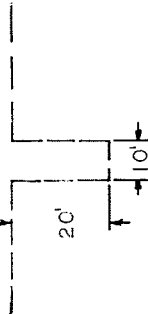


NOTES

1. No surface disposal systems allowed within 100' of private wells, body of water, or water course.
2. Buildings shall be setback 25' from R.O.W. lines and 10' from side lot lines.

3. All temporary cut-de-sacs have a 50' radius and are to be automatically vacated once road is continued and platted and/or dedicated.

4. Typical 10' x 20' down guy and anchor location easement as shown:



5. Structures shall not be closer than 75' from the normal high water mark of a water course.
6. No structure may be placed upon any lot which shall have an elevation of the lowest floor, including a basement, of less than three (3) feet above the highest known water elevation.
7. On site soil absorption systems for lots 4 thru 17, Block 1, must be located on the half of the lot fronting on the road.

8. Lot corners adjacent to the creek & lake are marked with meander corners as shown. The actual boundary extends to the highwater mark of the creek or lake. There is a 10' wide pedestrian easement and 20' maintenance easement on both sides of the creek.

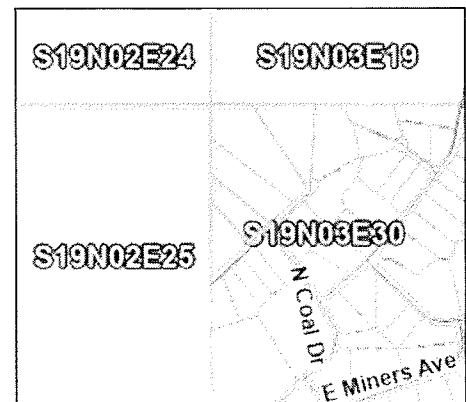


Account: 1185B02L002

General Ownership: PRIVATE

Owner: UDD R D RESTATED
REV TR

Legal Description: SEVENTEEN MLE
BLOCK 2 LOT 2



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