

Tax Year: 2026

Scale: 1:3705.16 Basemap: Imagery Hybrid



## Summary

### Primary Information

Property Category: RP	Subcategory: Commercial Property
Geocode: 04-2325-35-4-02-04-0000	Assessment Code: 0003448608
<b>Primary Owner:</b> DICK ANDERSON CONSTRUCTION INC 3424 E US HIGHWAY 12 HELENA, MT 59601-9708 Note: See Owners section for all owners	<b>Property Address:</b> BUTLER CREEK RD MISSOULA, MT 59808
Certificate of Survey: n/a	Legal Description: MISSOULA DEVELOPMENT PARK - PHASE 1 BLK 2LT 1,2,2A,3,3A,3B,6, S35, T14 N, R20 W, BLOCK 2, Lot 3
Last Modified: 5/23/2026 9:16:50 AM	

### General Property Information

Neighborhood: 204.802.2	Property Type: Vacant Land
Living Units: n/a	Levy District: 04-4592-20-6
Zoning: n/a	Ownership: 100
LinkedProperty: No linked properties exist for this property	
Exemptions: No exemptions exist for this property	
Condo Ownership: General: n/a	Limited: n/a

Tax Year: 2026

## Property Factors

Topography: n/a	Fronting: n/a
Utilities: n/a	Parking Type: n/a
Access: n/a	Parking Quantity: n/a
Location: n/a	Parking Proximity: n/a

## Land Summary

Land Type:	Acres:	Value:
Grazing	n/a	n/a
Fallow	n/a	n/a
Irrigated	n/a	n/a
Continuous Crop	n/a	n/a
Wild Hay	n/a	n/a
Farm-site	n/a	n/a
ROW	n/a	n/a
NonQual Land	n/a	n/a
Total Ag Land	n/a	n/a
Total Forest Land	n/a	n/a
Total Market Land	5	n/a

## Deed Information

Deed Date	Book	Page	Recorded Date	Document Number	Document Type
5/14/2025	1112	388	5/14/2025	202506000	Quit Claim Deed
5/22/2023	1088	1070	5/23/2023	202305377	Warranty Deed
10/18/2000	0630	01068	N/A	n/a	n/a

## Owners

### Party #1

Default Information:	DICK ANDERSON CONSTRUCTION INC 3424 E US HIGHWAY 12 HELENA, MT 59601-9708
Ownership %:	100
Primary Owner:	Yes
Interest Type:	Conversion
Last Modified:	5/22/2025 8:4:2 AM

## Appraisals

### Appraisal History

Tax Year	Land Value	Building Value	Total Value	Method
2025	1319500	n/a	1319500	COST
2024	817300	n/a	817300	COST

Tax Year: 2026

## Market Land

### Market Land Item #1

Method: Acre

Type: Category 2

Width: n/a

Depth: n/a

Square Feet: n/a

Acres: 5

Class Code: 2207

Value: n/a

## Dwellings

No dwellings exist for this parcel

## Other Buildings

No other buildings exist for this parcel

## Commercial

No commercial buildings exist for this parcel

## Ag/Forest Land

No ag/forest land exists for this parcel

## Conservation Easements

No conservation easements exist for this parcel

Tax Year: 2026

## Disclaimer

The Montana State Library (MSL) provides this product/service for informational purposes only. MSL did not produce it for, nor is it suitable for legal, engineering, or surveying purposes. Data from disparate sources may not be in vertical alignment. Consumers of this information should review or consult the primary data and information sources to ascertain the viability of the information for their purposes. The MSL provides these data in good faith and in no event, shall be liable for any incorrect results or analysis, any lost profits and special, indirect or consequential damages to any party, arising out of or in connection with the use or the inability to use the data or the services provided. The MSL makes these data and services available as a convenience to the public, and for no other purpose. The MSL reserves the right to change or revise published data and/or services at any time.