



STYLE: 1 Story, Double Wide
TOTAL BEDROOMS: 3
TOTAL FULL BATHS: 2
APX YEAR BUILT: 2004
APX TOTAL SQFT: 1511
TOTAL BATHS: 2
GARAGE # STALLS/TYPE: Detached, Shop

UNIT #:
COUNTY: Teton
SUBDIVISION: NONE
ELEMENTARY SCHOOL: DRIGGS 1EL
MIDDLE SCHOOL: TETON A215JH
HIGH SCHOOL: Teton County 401HS
ZONING-SPECIFIC: NOT VERIFIED

LEGAL DESCRIPTION: NW4NE4NW4SW4/S14T4NR45E

APX ACREAGE: 2.275

CVNTS: No

LOCATION: None

PRCL #:

TAX STATUS: Unknown

HOA: No

TAXES: 1456

HOA PAID:

TOPO: Slight Slope

FLOOD PLAIN: U

TAX YR: 2010

ASSOCIATION FEE INCLUDES: None

HOA FEE AMOUNT:

CBEXMPT: U

	SqFt:	#Bdms:	#FB:	#3/4B:	#HB:	#Fam:	#Lvg:	#Kit:	#FmIDng:	#Den/Ofc:	#Lndry:	#Frplc:
Upper:	0	0	0	0	0	0	0	0	0	0	0	0
Main:	1511	3	2	0	0	0	1	1	0	1	1	0
Lower:	0	0	0	0	0	0	0	0	0	0	0	0
Bsmnt:	0	0	0	0	0	0	0	0	0	0	0	0

ABV GRADE SQFT: 1511

HANDICAP ACCESS: No

BLW GRADE SQFT: 0

% BASEMENT FIN: 0

CONSTRUCTION/STATUS: Manufactured/Modular

EXTERIOR-PRIMARY: Vinyl

EXTERIOR-SECONDARY: Hardboard/Composition, Vinyl

HEAT SOURCE/TYPE: Gas, Propane

AIR CONDITIONING: None

FOUNDATION: Concrete

ROOF: Metal

WATER: Well-Private

SEWER: Private Septic

IRRIGATION: ~~None~~ 4 Zones for Lawn

PROVIDER/OTHER INFO: Fall River Power, Breaker(s)

BASEMENT: None

OTHER ROOMS: None

LAUNDRY: Main Level

APPLIANCES INCLUDED: Dishwasher, Range/Oven-Gas, Refrigerator

FIREPLACE: None

INTERIOR FEATURES: Tile Floors, Wood Floor, New Carpet

EXTERIOR FEATURES: Exterior Shop

PATIO/DECK: ~~None~~ Deck and Pond

FENCE TYPE/INFO: None

LANDSCAPING: Established Lawn, Established Trees

VIEW: Valley View

DRIVEWAY TYPE: ~~Dirt, Gravel~~ Paved Asphalt

INCLUSIONS: Fridge, Gas Range, DW. HUD HOMES and appliances are sold as-is w/o warranties neither expressed nor implied.

EXCLUSIONS:

PUBLIC INFO: —PRICE REDUCTION— in Beautiful Teton Valley. Nice clean, newer Home. You'll love it. Great 3 Bedroom 2 Bath in a great location. Has a very nice big shop on the property. HUD Home. Sold "AS IS" by Electronic Bid Only. Prop avail 4-30-11. Bids Due daily until sold. FHA Case #121-232836. (UI) Uninsured. For Prop conditions, Forms, Discl & Avail please visit www.HUDHomestore.com. BLB Resources makes no warranty as to condition of property. Buyer to verify all info. Home will need to be re-keyed by buyers at closing. No repairs or possession until recorded. Brokers need HUD NAIDS # to Bid. Please check the MLS Addendum in the Documents section for all BLB Resources, INC. HUD Homes. Property Details per HUD, Check year built as County records show built in 1996. ROOM SIZES/SQ. FT APPROX. Buyers to verify all Information. Doublewide manufactured home. Manufactured home missing affixed HUD certification labels. SHOP is 30'x56', water, heat, lights.

DRIVING DIRECTIONS BEGINNING AT: Driving from Driggs to Victor, turn right on 3500 South to address on the left.

30' x 48'
Actual Size
and Heated.

TETON COUNTY ASSESSOR
 BONNIE BEARD
 150 COURTHOUSE DR #212
 DRIGGS ID 83422

2011

ASSESSMENT NOTICE

**THIS IS NOT A BILL.
 DO NOT PAY.**

PARCEL DESCRIPTION:
 NW4NE4NW4SW4
 SEC 14 T4N R45E

For any questions, please notify
 the Assessor's office immediately.
 Assessor's telephone#: (208) 354-3507

TETON COUNTY
 150 COURTHOUSE DRIVE
 DRIGGS ID 83422

PARCEL ADDRESS:
 851 W 3500 S

Appeals of your property value must
 be filed in writing on a form provided
 by the County, by:
 JUNE 27, 2011

Tax Code Area: 5-0000

Parcel Number: RP04N45E145403 A

ASSESSED VALUE OF YOUR PROPERTY

CATEGORY AND DESCRIPTION	LOTS/ACRES	LAST YEAR'S VALUE	CURRENT YEAR'S VALUE
12 RURAL RES TR	2.275 AC	71,663	42,656
19 WASTE	.225 AC		
32 RURAL IMP ON AG		22,575	22,575
48 MANUF HS W/SID		100,953	82,024
SUBTOTAL:	2.500	195,191	147,255
LESS HOMEOWNERS EXEMPTION:			
NET TAXABLE PROPERTY VALUE:		195,191	147,255

TAXING DISTRICT INFORMATION

TAXING DISTRICTS	ESTIMATED	PHONE NUMBER	DATE OF PUBLIC BUDGET HEARING
COUNTY		208-354-8780	08/22/2011
SCH DIST 401		208-354-2207	06/13/2011
TORT		208-354-2207	06/12/2011
BOND		208-354-2207	06/13/2011
EMERGENCY		208-354-2207	06/13/2011
PLNT FACILITIES		208-354-2207	06/13/2011
SUPPLEMENTAL		208-354-2207	06/13/2011
CEM DRI-DAR		208-354-8311	08/31/2011
FIRE PROTECTION		208-354-2760	08/23/2011
LIBRARY		208-787-2201	09/06/2011
MOSQUITO ABATE		208-354-2703	08/22/2011
AMBULANCE		208-354-8775	08/22/2011
HOSPITAL SPEC		208-354-8780	08/22/2011
SPEC ROAD LEVY		208-354-8780	08/22/2011

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FROM: Planning Staff, Angie Rutherford
DATE: October 5, 2011
RE: HUD House Zoning

The HUD House located on 3500 South on a meets and bounds lot (not in a subdivision). The lot is zoned A-2.5 which means that each lot in that zone must be at least 2.5 acres.

Uses in A-2.5 Zone.

PURPOSE: residential land use on marginal agricultural land

INTENT: small increment agriculture or rural residential activities

USES: (please see Teton County Title 8 for a complete list including specific requirements and regulations for each use)

Permitted:

Home Occupation

Home Day Care (up to 6 children)

Permitted with Conditions (requires and application and a fee, but no public hearing):

Accessory Dwelling Unit

Residential Bed and Breakfast

Group Day Care (7-12 children)

Conditional Use (requires application and fee and public hearings):

Kennel

Educational Institution

Retreat Center

Day Care Center