

Residential - Vacant Land **RESIDENTIAL**

MT

2 ac
LOT SIZE

TAX & ASSESSMENT

Property Tax	\$140 (2025)
Assessed Value	\$25,175
Previous Assessed	\$19,957
Assessor Market Value	\$25,175

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	YELLOWSTONE
Lot (acres)	2.00
Pool	No
View	Rural

CLIMATE RISK

25
FLOOD

76
WILDFIRE

30
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 29, 2026	Financing	Personal Representative Deed			
May 1, 2017	Quitclaim	Quit Claim Transfer			
Aug 5, 2016	Quitclaim	Quit Claim Transfer			
Aug 22, 2016	Quitclaim	Quit Claim Transfer			
Apr 15, 2016	Recorded document	Affidavit Of Death			
Nov 15, 2006	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Custer Elementary School	Elementary	PK-6	24.7 mi
Custer High School	High	9-12	24.7 mi
Custer Junior High School	Middle	7-8	24.7 mi

District: Custer K-12 Schools

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

OWNERSHIP

Occupancy	Absentee owner
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