

Property Report

Print Date: 20-Jan-2026

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Municipality Name: RM OF INVERGORDON (RM)

Assessment ID Number : 430-001022100

PID: 202599551



Civic Address:

Legal Location: Qtr NE Sec 22 Tp 45 Rg 24 W 2 Sup

Supplementary: ISC PCL# 133648331

Title Acres: 160.47

School Division: 119

Neighbourhood: 430-200

Overall PUSE: 2000

Call Back Year:

Reviewed: 25-May-2023

Change Reason: Reinspection

Year / Frozen ID: 2025/-32560

Predom Code:

Method in Use: C.A.M.A. - Cost

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating	
61.00	K - [CULTIVATED]	Soil association 1	NR2 - [NORTHERN LIGHT (DG)]	Topography	T3 - Moderate Slopes	\$/ACRE	1,631.89
		Soil texture 1	L - [LOAM]	Stones (qualities)	S4 - Strong	Final	43.40
		Soil profile 1	DGL - [DG LUVISOL]				
		Soil association 2	WV1 - [WAITVILLE (OG)]				
		Soil texture 3	L - [LOAM]				
50.00	K - [CULTIVATED]	Soil texture 4					
		Soil profile 2	OGL - [LUVISOL-ORTHIC GRAY]				
		Top soil depth	ER10				
		Soil association 1	TG - [TIGER HILLS]	Topography	T2 - Gentle Slopes	\$/ACRE	2,612.99
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S2 - Slight	Final	69.49
23.00	K - [CULTIVATED]	Soil texture 2	L - [LOAM]				
		Soil profile 1	DG12 - [DG CHERNOZEM 12+]				
		Soil association 2	NR2 - [NORTHERN LIGHT (DG)]				
		Soil texture 3	CL - [CLAY LOAM]				
		Soil texture 4	L - [LOAM]				
10.00	K - [CULTIVATED]	Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	4-6				
		Soil association 1	WH - [WHITEWOOD]	Topography	T5 - Very Strg Slopes	\$/ACRE	1,015.07
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	27.00
		Soil profile 1	DG10 - [DG CHERNOZEM 9-12]				
		Soil association 2	WV2 - [WAITVILLE (DG)]				
		Soil texture 3	L - [LOAM]				
		Soil texture 4					
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	ER50				
		Soil association 1	TG - [TIGER HILLS]	Topography	T1 - Level / Nearly Level	\$/ACRE	2,761.15
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S2 - Slight	Final	73.43

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3.00	K - [CULTIVATED]	Soil texture 2	L - [LOAM]	Natural hazard	NH: Natural Hazard Rate: 0.96						
		Soil profile 1	DG12 - [DG CHERNOZEM 12+]								
		Soil association 2	NR2 - [NORTHERN LIGHT (DG)]								
		Soil texture 3	CL - [CLAY LOAM]								
		Soil texture 4	L - [LOAM]	Topography	T4 - Strg Slopes				\$/ACRE	1,614.05	
		Soil profile 2	DGL - [DG LUVISOL]								
		Top soil depth	6+								
		Soil association 1	TG - [TIGER HILLS]								
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S3 - Moderate				Final	42.93	
		Soil texture 2	L - [LOAM]								
		Soil profile 1	DG10 - [DG CHERNOZEM 9-12]								
				Natural hazard	NH: Natural Hazard Rate: 0.96						
		Soil association 2	WV2 - [WAITVILLE (DG)]								
		Soil texture 3	L - [LOAM]								
		Soil texture 4									
		Soil profile 2	DGL - [DG LUVISOL]								
Top soil depth	ER10										

AGRICULTURAL WASTE LAND

Acres	Waste Type
13	WASTE SLOUGH BUSH

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$286,100		1	Other Agricultural	55%	\$157,355				Taxable
Total of Assessed Values:	\$286,100			Total of Taxable/Exempt Values:		\$157,355				

Municipality Name: RM OF INVERGORDON (RM)

Assessment ID Number : 430-001027100

PID: 202600573

3.00	A - [OCCUPIED YARD SITE]	Soil association 2	NR2 - [NORTHERN LIGHT (DG)]	Topography	T1 - Level / Nearly Level	\$/ACRE	2,799.33
		Soil texture 3	CL - [CLAY LOAM]				
		Soil texture 4	L - [LOAM]				
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	4-6				
		Soil association 1	NR2 - [NORTHERN LIGHT (DG)]				
		Soil texture 1	SIL - [SILT LOAM]				
		Soil texture 2	CL - [CLAY LOAM]				
		Soil profile 1	DGL - [DG LUVISOL]				
15.00	K - [CULTIVATED]			Stones (qualities)	S2 - Slight	Final	74.45
		Top soil depth	4-6				
		Soil association 1	TG - [TIGER HILLS]				
		Soil texture 1	CL - [CLAY LOAM]				
		Soil texture 2	L - [LOAM]				
		Soil profile 1	DG12 - [DG CHERNOZEM 12+]				
				Natural hazard	NH: Natural Hazard Rate: 0.98		
		Soil association 2	WV2 - [WAITVILLE (DG)]				
		Soil texture 3	CL - [CLAY LOAM]				
		Soil texture 4	L - [LOAM]				
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	4-6				

AGRICULTURAL WASTE LAND

Acres	Waste Type
4	WASTE SLOUGH BUSH

RESIDENTIAL IMPROVEMENTS SUMMARY

Building ID & Sequence		Quality	Condition Rating	Physical Depreciation	Functional Obsolescence	MAF	Liability Subdivision	Tax Class	Tax Status
4183611	0	2 - Low	0.7	56	0	0.77	1	R	Taxable
		Area Code(s):		Base Area (sq.ft)	Year Built	Unfin%	Dimensions		
		SFR - 1 Storey		928	1945		26.0 X 32.0 + 6.0 X 16.0		
		Basement		584	1945		12.0 X 14.0 + 16.0 X 26.0		
		Deck		288	2000		12 X 24		

RESIDENTIAL IMPROVEMENTS Details

Section: SFR - 1 Storey		Building ID: 4183611.0				Section Area: 928			
Quality: 2 - Low		Res Effective Rate: Structure Rate				Res Wall Height : 08 ft			
Heating / Cooling Adjustment: Heating Only		Res Hillside Adj:				Res Incomplete Adj :			
Plumbing Fixture Default: Low (5 Fixtures)		Plumbing Fixture Adj:				Number of Fireplaces :			

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Municipality Name: RM OF INVERGORDON (RM)	Assessment ID Number : 430-001027100	PID: 202600573
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Basement Rate: Basement	Basement Height: 06 ft	Basement Room Rate : Basement Rooms
Percent of Basement Area: 10% - Minimal Finish	Att/B-In Garage Rate:	Garage Finish Rate :
Garage Wall Height Adjustment:	Garage Floor Adj:	Incomplete Adjustment :
Detached Garage Rate:	Garage Finish Rate:	Garage Wall Height Adjustment :
Garage Floor Adj:	Incomplete Adjustment:	Shed Rate :
Porch/Closed Ver Rate:	Deck Rate: Deck	

Section: Basement	Building ID: 4183611.0	Section Area: 584
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Basement Rate: Basement	Basement Height: 06 ft	Basement Garage :
Basement Walkout Adj:	Basement Room Rate: Basement Rooms	Percent of Basement Area : 10% - Minimal Finish

Section: Deck	Building ID: 4183611.0	Section Area: 288
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Deck Rate: Deck

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$8,400		1	Residential	80%	\$6,720				Taxable
Agricultural	\$412,800		1	Other Agricultural	55%	\$227,040				Taxable
Improvement	\$55,000		1	Residential	80%	\$0	Z	\$44,000	Z	Taxable
Total of Assessed Values:	\$476,200				Total of Taxable/Exempt Values:	\$233,760		\$44,000		

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Municipality Name: RM OF INVERGORDON (RM)

Assessment ID Number : 430-001026200

PID: 202600417



Civic Address:

Legal Location: Qtr NW Sec 26 Tp 45 Rg 24 W 2 Sup 00

Supplementary: ISC PCL# 133648487
EXCEPT: RD

Title Acres: 158.10

School Division: 119

Neighbourhood: 430-200

Overall PUSE: 2000

Call Back Year:

Reviewed: 29-May-2023

Change Reason: Reinspection

Year / Frozen ID: 2025/-32560

Predom Code:

Method in Use: C.A.M.A. - Cost

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating	
36.00	K - [CULTIVATED]	Soil association 1	TG - [TIGER HILLS]	Topography	T2 - Gentle Slopes	\$/ACRE	2,497.27
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S2 - Slight	Final	66.42
		Soil texture 2	L - [LOAM]				
		Soil profile 1	DG12 - [DG CHERNOZEM 12+]				
		Soil association 2	WV2 - [WAITVILLE (DG)]	Natural hazard	NH: Natural Hazard Rate: 0.94		
		Soil texture 3	CL - [CLAY LOAM]				
		Soil texture 4	L - [LOAM]				
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	4-6				
8.00	K - [CULTIVATED]	Soil association 1	NR1 - [NORTHERN LIGHT (OG)]	Topography	T2 - Gentle Slopes	\$/ACRE	2,013.14
		Soil texture 1	L - [LOAM]	Stones (qualities)	S2 - Slight	Final	53.54
		Soil profile 1	OGL - [LUVISOL-ORTHIC GRAY]				
		Soil association 2	NR2 - [NORTHERN LIGHT (DG)]	Natural hazard	NH: Natural Hazard Rate: 0.94		
		Soil texture 3	L - [LOAM]				
		Soil texture 4					
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	2/8+				
5.00	K - [CULTIVATED]	Soil association 1	WV1 - [WAITVILLE (OG)]	Topography	T2 - Gentle Slopes	\$/ACRE	1,666.89
		Soil texture 1	L - [LOAM]	Stones (qualities)	S2 - Slight	Final	44.33
		Soil profile 1	OGL - [LUVISOL-ORTHIC GRAY]				
		Top soil depth	ER25	Natural hazard	NH: Natural Hazard Rate: 0.94		
92.00	K - [CULTIVATED]	Soil association 1	TG - [TIGER HILLS]	Topography	T1 - Level / Nearly Level	\$/ACRE	2,637.69
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S2 - Slight	Final	70.15
		Soil texture 2	L - [LOAM]				
		Soil profile 1	DG12 - [DG CHERNOZEM 12+]	Natural hazard	NH: Natural Hazard Rate: 0.94		

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Municipality Name: RM OF INVERGORDON (RM)	Assessment ID Number : 430-001026200	PID: 202600417
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Soil association 2	NR2 - [NORTHERN LIGHT (DG)]
Soil texture 3	CL - [CLAY LOAM]
Soil texture 4	L - [LOAM]
Soil profile 2	DGL - [DG LUVISOL]
Top soil depth	4-6

AGRICULTURAL WASTE LAND

Acres	Waste Type
17	WS & DRAW

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$357,200		1	Other Agricultural	55%	\$196,460				Taxable
Total of Assessed Values:	\$357,200				Total of Taxable/Exempt Values:	\$196,460				

Property Report

Print Date: 20-Jan-2026

Municipality Name: RM OF INVERGORDON (RM)			Assessment ID Number : 430-001022301		PID: 202599775	
	Civic Address:		Title Acres:	80.01	Reviewed:	25-May-2023
	Legal Location: Qtr LSD 1 & 2 Sec 22 Tp 45 Rg 24 W 2 Sup		School Division:	119	Change Reason:	Reinspection
	Supplementary: S 1/2 OF SE		Neighbourhood:	430-200	Year / Frozen ID:	2025/-32560
	ISC PCL# 147240086 & 147240109		Overall PUSE:	2000	Predom Code:	
			Method in Use:	C.A.M.A. - Cost		
		Call Back Year:				

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating	
57.00	K - [CULTIVATED]	Soil association 1	NR2 - [NORTHERN LIGHT (DG)]	Topography	T2 - Gentle Slopes	\$/ACRE	1,928.70
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	51.30
		Soil profile 1	DGL - [DG LUVISOL]				
				Natural hazard	NH: Natural Hazard Rate: 0.98		
		Soil association 2	WV1 - [WAITVILLE (OG)]				
		Soil texture 3	L - [LOAM]				
		Soil texture 4					
		Soil profile 2	OGL - [LUVISOL-ORTHIC GRAY]				
		Top soil depth	ER10				
14.00	K - [CULTIVATED]	Soil association 1	TG - [TIGER HILLS]	Topography	T4 - Strg Slopes	\$/ACRE	1,645.73
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S4 - Strong	Final	43.77
		Soil texture 2	L - [LOAM]	Phy. Factor 1	5% reduction due to G1 - [95 : Gravel Pockets - Slight]		
		Soil profile 1	DG10 - [DG CHERNOZEM 9-12]				
				Natural hazard	NH: Natural Hazard Rate: 0.98		
		Soil association 2	WV2 - [WAITVILLE (DG)]				
		Soil texture 3	CL - [CLAY LOAM]				
		Soil texture 4	L - [LOAM]				
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	ER10				

AGRICULTURAL WASTE LAND

Acres	Waste Type
9	WASTE SLOUGH BUSH

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
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Property Report

Municipality Name: RM OF INVERGORDON (RM)			Assessment ID Number : 430-001022301			PID: 202599775	
Agricultural	\$133,100	1	Other Agricultural	55%	\$73,205	Taxable	
Total of Assessed Values:		\$133,100	Total of Taxable/Exempt Values:		\$73,205		

Property Report

Print Date: 20-Jan-2026

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Municipality Name: RM OF INVERGORDON (RM)			Assessment ID Number : 430-001026400			PID: 202600508		
	Civic Address:			Title Acres:	157.69	Reviewed:	29-May-2023	
	Legal Location: Qtr SW Sec 26 Tp 45 Rg 24 W 2 Sup 00			School Division:	119	Change Reason:	Reinspection	
	Supplementary: ISC PCL# 133648476			Neighbourhood:	430-200	Year / Frozen ID:	2025/-32560	
	EXCEPT: RD			Overall PUSE:	2000	Predom Code:		
				Call Back Year:		Method in Use:	C.A.M.A. - Cost	

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating	
128.00	K - [CULTIVATED]	Soil association 1	TG - [TIGER HILLS]	Topography	T2 - Gentle Slopes	\$/ACRE	2,558.56
		Soil texture 1	CL - [CLAY LOAM]	Stones (qualities)	S2 - Slight	Final	68.05
		Soil texture 2	L - [LOAM]				
		Soil profile 1	DG12 - [DG CHERNOZEM 12+]				
				Natural hazard	NH: Natural Hazard Rate: 0.94		
		Soil association 2	NR2 - [NORTHERN LIGHT (DG)]				
		Soil texture 3	CL - [CLAY LOAM]				
		Soil texture 4	L - [LOAM]				
		Soil profile 2	DGL - [DG LUVISOL]				
		Top soil depth	4-6				
12.00	K - [CULTIVATED]	Soil association 1	WV1 - [WAITVILLE (OG)]	Topography	T2 - Gentle Slopes	\$/ACRE	1,597.44
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	42.49
		Soil profile 1	OGL - [LUVISOL-ORTHIC GRAY]				
				Natural hazard	NH: Natural Hazard Rate: 0.94		
		Top soil depth	ER25				

AGRICULTURAL WASTE LAND

Acres	Waste Type
18	WS & DRAW

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$346,800		1	Other Agricultural	55%	\$190,740				Taxable
Total of Assessed Values:	\$346,800				Total of Taxable/Exempt Values:	\$190,740				