

SPOKANE COUNTY

Vicki Horton

ASSESSOR



SPOKANE COUNTY COURT HOUSE

MEMO

TO Spokane City/County Historical Preservation Office
808 W Spokane Falls Blvd.
Spokane, WA 99201-3333

CC: SDS 9TEEN SPRAGUE DEVELOPMENT 

FROM Dave Loomer, Levy Specialist
(509) 477-5914 dloomer@spokanecounty.org

DATE Jun 22, 2018

REGARDING Application for special valuation as Historic Property

Enclosed please find the application received Jun 20th (forwarded to you electronically on Jun 22nd) from

SDS 9TEEN SPRAGUE DEVELOPMENT

for the property at

**1919 E Sprague
County Parcel 35163.4109**

I would like to take this opportunity to *advise the property owner* that this application, if approved, will see first tax benefits in 2020. Specifically, applications received by October 1, 2018 will be:

- reviewed by the Historical Preservation Office in calendar year 2018,
- once approved the exemption is placed on the 2019 assessment roll for
- 2020 property tax collection.



Application and Certification of Special Valuation on Improvements to Historic Property

Chapter 84.26 RCW



File With Assessor by October 1

File No: 10171173

I. Application

County: Spokane

Property Owner: SDS 9TEEN SPRAGUE DEVELOPMENT Parcel No./Account No: 35163.4109

Mailing Address: 108 N Washington, Suite 600 Spokane, WA 99201

Legal Description: LOTS 7 AND 8, BLOC 68, AMENDED MAP OF SUBDIVISION OF SCHOOL SECTION 16, TOWNSHIP 25 NORTH, RANGE 43 EAST, W.M., ACCORDING TO PLAT RECORDED IN VOLUME "D" OF PLATS, PAGE 100, IN THE CITY OF SPOKANE, ..

Property Address (Location): 1919 E Sprague Spokane WA

Describe Rehabilitation: Demo of add on building; expose/repair of old small pane windows, Upgrades to HVAC, plumbing etc. for energy efficiency, painting, lighting

Property is on: (check appropriate box) National Historic Register PENDING Local Register of Historic Places

Building Permit No: b1704000blde Date: 03/28/2017 Jurisdiction: _____
County/City

Rehabilitation Started: 05/01/2017 Date Completed: 12/01/2017

Actual Cost of Rehabilitation: \$ ~~130,119~~ 76

Affirmation

As owner(s) of the improvements described in this application, I/we hereby indicate by my signature that I/we am/are aware of the potential liability (see reverse) involved when my/our improvements cease to be eligible for special valuation under provisions of Chapter 84.26 RCW.

I/We hereby certify that the foregoing information is true and complete.

Signature(s) of All Owner(s):

[Handwritten Signature]

II. Assessor

The undersigned does hereby certify that the ownership, legal description and the assessed value prior to rehabilitation reflected below has been verified from the records of this office as being correct.

Assessed value exclusive of land prior to rehabilitation: \$ 177,700

Date: 6/20/18 Joyce Mendoge
Assessor/Deputy

To ask about the availability of this publication in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users, please call (360) 705-6718. For tax assistance, call (360) 534-1400.

AFFIDAVIT
ATTESTING ACTUAL REHABILITATION COSTS
FOR SPECIAL VALUATION

I/WE Steven D. Schmautz,
The undersigned, swear that the costs for rehabilitating the property at
(address) 1919 E Sprague, Spokane WA
commonly known as (historic name) Quality Garage
are accurately represented in the enclosed Application for Special Valuation for Rehabilitating Historic
Properties. The actual amount of rehabilitation costs incurred are \$128,283.65.

Signature: [Handwritten Signature]

Date: 9/19/18

Signature: _____

Date: _____

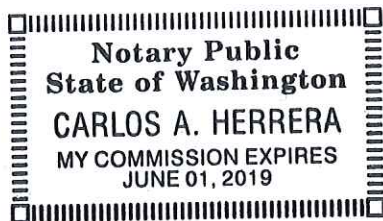
STATE OF WASHINGTON :
 : ss.
COUNTY OF SPOKANE :

On this day personally appeared before me

STEVE D. SCHMAUTZ

To me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that HE signed the same as HIS free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 19TH day of SEPTEMBER, 2018.



[Handwritten Signature]
Notary Public in and for the State of Washington
Print Name CARLOS A. HERRERA
Residing at SPOKANE
My Commission expires 6/01/2019

	Type	Date	Num	Name	Source Name	Memo	Amount
17000 - BUILDING							
Renovation							
Flooring							
	Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Floor Leveling	495.04
Total Flooring							495.04
Supervision/Management							
	Bill	01/06/2018	22635	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17 - HB	182.00
	Bill	01/17/2018	22550	Phase 1 - Building Renovation	SDS Realty	HB Hours Project manage 10/29/17-11/25/17	505.00
	Bill	01/29/2018	22678	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Project Mgmt - HB	467.50
	Bill	04/13/2018	22879	SDS Realty	SDS Realty	MD Hours - HB Historical Docs HOURS 3/18/18-3/31/18	39.25
	Bill	05/22/2018	22994	SDS Realty	SDS Realty	HB Hours 4/1/18-4/14/18 Historical App/Documentation	128.50
Total Supervision/Management							1,322.25
Equipment Rental							
	Bill	12/31/2017	60052543	Phase 1 - Building Renovation	Oxarc, Inc.	Cylinder Rental	9.03
	Bill	01/20/2018	1900482	Phase 1 - Building Renovation	Home Depot	VCT Tile Roller (Deposit)	50.00
	Bill	01/20/2018	1900482	Phase 1 - Building Renovation	Home Depot	VCT Tile Roller (refund deposit)	-32.18
	Bill	01/31/2018	60061313	Phase 1 - Building Renovation	Oxarc, Inc.	Cylinder Rental - Windows	9.03
Total Equipment Rental							35.88
Framing/Insulation/Drywall							
	Bill	11/20/2017	4011216	Phase 1 - Building Renovation	Home Depot	Framing	14.13
	Bill	11/20/2017	3012799	Phase 1 - Building Renovation	Home Depot	Framing	97.92
	Bill	11/20/2017	3012799	Phase 1 - Building Renovation	Home Depot	Framing - RETURN	-65.28
	Bill	12/08/2017	100378	Phase 1 - Building Renovation	I.W.I. Insulation Inc.	Ceiling Insulation	7,592.06
	Bill	12/12/2017	71308	Phase 1 - Building Renovation	Windsor Plywood	Cust 12552	188.01
	Bill	12/31/2017	443	Phase 1 - Building Renovation	Northside Green & Clean	Install insulation/Hang drywall/tape, mud, texture	2,284.80
Total Framing/Insulation/Drywall							10,111.64
HVAC							
	Bill	12/12/2017	RC1381117	Phase 1 - Building Renovation	Accufflo Air Systems	New Heater	17,661.80
	Bill	01/24/2018	2037	Phase 1 - Building Renovation	Spectrum Electric	Electrical for Air Conditioning	228.57
	Depos	02/19/2018		Miscellaneous		solid heater	-100.00
Total HVAC							17,790.37
Sidewalks/Driveways							
	Bill	11/30/2017	440	Phase 1 - Building Renovation	Northside Green & Clean	Grind Concrete	516.80
	Bill	12/02/2017	DEBIT-SDS	Phase 1 - Building Renovation	SDS Realty	Construction Tools	5.29
	Bill	01/15/2018	288443	Phase 1 - Building Renovation	Cd'A Metals	Ext. Step	120.70
	Bill	01/20/2018	3015169	Phase 1 - Building Renovation	Home Depot	step on outside	18.30
	Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Exterior Step	171.36
Total Sidewalks/Driveways							832.45
Restrooms							
	Bill	09/20/2017	3022854	Phase 1 - Building Renovation	Home Depot	Restrooms	14.07
	Bill	09/27/2017	22390	Phase 1 - Building Renovation	SDS Realty	Hours 8/20/17-9/16/17 - cleaning	38.08
	Bill	11/30/2017	440	Phase 1 - Building Renovation	Northside Green & Clean	Demo Bathrooms	1,958.40
	Bill	11/30/2017	440	Phase 1 - Building Renovation	Northside Green & Clean	frame Bathrooms	614.72
	Bill	01/15/2018	760496	Phase 1 - Building Renovation	Seco Construction Supply	Bathroom	99.42
	Bill	01/20/2018	1010182	Phase 1 - Building Renovation	Home Depot	restroom	22.76
	Bill	01/20/2018	2026631	Phase 1 - Building Renovation	Home Depot	restroom	17.75
	Bill	01/20/2018	3015115	Phase 1 - Building Renovation	Home Depot	restroom	86.40
Total Restrooms							2,851.60
Roofing							
	Bill	07/08/2017	22226	Phase 1 - Building Renovation	SDS Realty	Hours 6/23/17-7/8/17 - KH	19.04
	Bill	08/19/2017	22316	Phase 1 - Building Renovation	SDS Realty	Hours 7/9/17-8/19/17 - VS	28.56
	Bill	11/15/2017	323859	Phase 1 - Building Renovation	Action Drain & Rooter	Service roof drains	223.04
	Bill	01/04/2018	0111	Phase 1 - Building Renovation	Josh's Roofing & Construction	Roof Repairs	5,964.02
	Bill	01/06/2018	22637	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17	85.68
	Bill	01/06/2018	22637	Phase 1 - Building Renovation	SDS Realty	Skylights Hours 10/29/17-11/25/17	114.24
	Bill	01/06/2018	22637	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17	152.32
	Bill	01/06/2018	22636	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17	39.60
	Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Roof leak meeting	19.04
Total Roofing							6,645.54
Paint/Stain							
	Bill	07/25/2017	M0002696	Phase 1 - Building Renovation	Mallory Paint Store	Paint - Exterior Color Selection	17.41
	Bill	08/19/2017	22316	Phase 1 - Building Renovation	SDS Realty	Hours 7/9/17-8/19/17 - VS	38.08
	Bill	08/29/2017	M0003105	Phase 1 - Building Renovation	Mallory Paint Store	Paint - Exterior Color Selection	18.50
	Bill	12/01/2017	705094	Phase 1 - Building Renovation	Deweys Painting	Powerwash & paint Foundation	2,393.60
	Bill	12/01/2017	705094	Phase 1 - Building Renovation	Deweys Painting	Prep & paint Exterior	2,801.52
	Bill	12/20/2017	5021149	Phase 1 - Building Renovation	Home Depot	Primer	12.99
	Bill	12/20/2017	3584038	Phase 1 - Building Renovation	Home Depot	Black Spray Paint	8.66

	Type	Date	Num	Name	Source Name	Memo	Amount	
Total Paint/Stain	Bill	02/10/2018	221452	Phase 1 - Building Renovation	Deweys Painting	Interior Paint	6,159.16	
	Bill	02/10/2018	221452	Phase 1 - Building Renovation	Deweys Painting	Trim	1,180.48	
	Bill	02/10/2018	221452	Phase 1 - Building Renovation	Deweys Painting	Doors	777.92	
	Bill	03/15/2018	121455	Phase 1 - Building Renovation	Deweys Painting	Exterior Touch Up	555.02	
Foundation						13,963.34		
Total Foundation	Bill	06/20/2017	2021792	Phase 1 - Building Renovation	Home Depot	Shell Foundation	66.78	
	Bill	09/27/2017	22390	Phase 1 - Building Renovation	SDS Realty	Hours 8/20/17-9/16/17 - Tar & Concrete wall	228.48	
	Bill	10/23/2017	22441	SDS Realty	SDS Realty	-9/17/17-10/14/17	76.16	
Permitting						371.42		
Total Permitting	Bill	04/23/2017	9051	Phase 1 - Building Renovation	Bank of America	3/28/17 - City Permitting - Demo _ CS	214.30	
	Bill	06/04/2017	3696-HB	Phase 1 - Building Renovation	Bank of America	Permitting - New Fire Lines	2,740.00	
	Bill	06/04/2017	3696-HB	Phase 1 - Building Renovation	Bank of America	Permitting - New Water Meter	1,560.00	
	Bill	06/04/2017	3696-HB	Phase 1 - Building Renovation	Bank of America	Permitting - New Water Tap	1,045.00	
Plumbing						5,559.30		
Total Plumbing	Bill	05/13/2017	22095	Phase 1 - Building Renovation	SDS Realty	Hours 4/16/17-5/13/17 - Deliver Water Heater KH	51.41	
	Bill	08/25/2017	2-817252	Phase 1 - Building Renovation	OK Mechanical	Run new water line from new meter	558.14	
	Bill	09/20/2017	2022988	Phase 1 - Building Renovation	Home Depot	Plumbing - Hose Bib	38.91	
	Bill	11/20/2017	2021711	Phase 1 - Building Renovation	OK Mechanical	rough in bathroom	728.96	
	Bill	01/15/2018	01/15/2018	Phase 1 - Building Renovation	OK Mechanical	Bathroom	1,355.65	
	Bill	01/17/2018	22549	SDS Realty	SDS Realty	Hours 11/12/17-11/18/17 - Plumbing Repairs	47.60	
	Bill	01/20/2018	0025560	Phase 1 - Building Renovation	Home Depot	Plumbing	4.99	
	Bill	01/20/2018	0061247	Phase 1 - Building Renovation	Home Depot	plumbing	2.95	
	Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Water Heater - KH	19.04	
Electrical/Lighting						2,807.65		
Total Electrical/Lighting	Bill	05/22/2017	1966	Phase 1 - Building Renovation	Spectrum Electric	Troubleshoot Power & Repair	70.72	
	Bill	08/04/2017	HB-3696	Phase 1 - Building Renovation	Bank of America	7/14/17 - Wayfair - Exterior Lights	626.40	
	Bill	08/20/2017	3015763	Phase 1 - Building Renovation	Home Depot	Demo - Light	68.45	
	Bill	08/22/2017	1996	Phase 1 - Building Renovation	Spectrum Electric	Exterior Lights	1,360.00	
	Bill	08/31/2017	S102102921.001	Phase 1 - Building Renovation	Stoneway Electric Supply	Lighting	2,913.67	
	Bill	09/04/2017	HB 3696	Phase 1 - Building Renovation	Bank of America	8/15 - Wayfair - Exterior Lights	169.90	
	Bill	09/04/2017	HB 3696	Phase 1 - Building Renovation	Bank of America	8/23 - Amazon - Lights	70.05	
	Bill	10/20/2017	7570052	Phase 1 - Building Renovation	Home Depot	Lights	17.39	
	Bill	10/20/2017	8011705	Phase 1 - Building Renovation	Home Depot	lights	13.02	
	Bill	10/20/2017	8011705	Phase 1 - Building Renovation	Home Depot	RETURN Lights	-13.02	
	Bill	10/23/2017	22441	SDS Realty	SDS Realty	-9/17/17-10/14/17	95.20	
	Bill	10/23/2017	2013	Phase 1 - Building Renovation	Spectrum Electric	interior warehouse lights	1,204.52	
	Bill	10/23/2017	2012	Phase 1 - Building Renovation	Spectrum Electric	install conduit, wire, boxes	1,360.00	
	Bill	11/25/2017	2022	Phase 1 - Building Renovation	Spectrum Electric	install warehouse lights	701.76	
	Depos	01/12/2018	1344717	Avista	Avista	rebate-lighting	-2,035.00	
	Depos	02/19/2018	1349918	Avista	Avista	rebates	-2,785.20	
	Bill	04/01/2018	2033	Phase 1 - Building Renovation	Spectrum Electric	Lobby Lights/New Furnace electrical/roof top A/C Electrical/bathroom Lights	2,621.70	
	Windows/Glass						6,459.56	
	Total Windows/Glass	Bill	07/20/2017	4022837	Phase 1 - Building Renovation	Home Depot	Boarding Windows for Prep	85.14
		Bill	08/19/2017	22316	Phase 1 - Building Renovation	SDS Realty	Hours 7/9/17-8/19/17 - KH	301.60
Bill		08/20/2017	2014139	Phase 1 - Building Renovation	Home Depot	Windows	61.93	
Bill		09/20/2017	3022909	Phase 1 - Building Renovation	Home Depot	Windows	13.05	
Bill		09/20/2017	3011097	Phase 1 - Building Renovation	Home Depot	Windows	87.49	
Bill		09/20/2017	2181293	Phase 1 - Building Renovation	Home Depot	Windows	62.45	
Bill		09/20/2017	6020149	Phase 1 - Building Renovation	Home Depot	Windows	16.28	
Bill		09/27/2017	22390	Phase 1 - Building Renovation	SDS Realty	Hours 8/20/17-9/16/17 - glass & glazing	1,644.68	
Bill		10/05/2017	A66473	Phase 1 - Building Renovation	Spokane Hardware Supply	glazing	179.00	
Bill		10/12/2017	SDS-Debit	Phase 1 - Building Renovation	SDS Realty	glass cutter	5.21	
Bill		10/20/2017	6190733	Phase 1 - Building Renovation	Home Depot	window glazing	52.09	
Bill		10/23/2017	22441	SDS Realty	SDS Realty	-9/17/17-10/14/17	1,990.82	
Bill		10/25/2017	17-145033	Phase 1 - Building Renovation	City Glass Spokane Inc	Roof Glass	299.20	
Bill		10/26/2017	17-144659	Phase 1 - Building Renovation	City Glass Spokane Inc	small glass	1,177.76	
Bill		11/01/2017	17-145103	Phase 1 - Building Renovation	City Glass Spokane Inc	Skyliight	2,116.16	
Bill		11/02/2017	30187589	Oxarc, Inc.	Oxarc, Inc.	small metal frame work	39.24	
Bill		11/02/2017	30187590	Oxarc, Inc.	Oxarc, Inc.	small metal frame work	6.46	
Bill		11/02/2017	30187594	Oxarc, Inc.	Oxarc, Inc.	small metal frame work	113.58	
Bill		11/06/2017	30189474	Phase 1 - Building Renovation	Oxarc, Inc.	Window Frames	39.24	
Bill		11/09/2017	22498	SDS Realty	SDS Realty	10/15/17-10/28/17 misc. work on windows	999.60	

Type	Date	Num	Name	Source Name	Memo	Amount
Bill	11/15/2017	17-145264	Phase 1 - Building Renovation	City Glass Spokane Inc	Windows	14,679.30
Bill	11/15/2017	17-145265	Phase 1 - Building Renovation	City Glass Spokane Inc	Add on - Broken Windows	541.82
Bill	11/20/2017	9022140	Phase 1 - Building Renovation	Home Depot	Windows	48.23
Bill	11/20/2017	8022331	Phase 1 - Building Renovation	Home Depot	Windows	12.49
Bill	11/20/2017	7022453	Phase 1 - Building Renovation	Home Depot	Windows	7.59
Bill	11/28/2017	SDS-DEBIT	Phase 1 - Building Renovation	SDS Realty	Forklift - Ferrellgas	2.94
Bill	11/30/2017	60046230	Phase 1 - Building Renovation	Oxarc, Inc.	Window Frames	8.76
Bill	12/06/2017	30213678	Phase 1 - Building Renovation	Oxarc, Inc.	Window Frames	39.24
Bill	12/08/2017	22551	Phase 1 - Building Renovation	SDS Realty	Windows/Skylight	1,758.15
Bill	12/20/2017	5021094	Phase 1 - Building Renovation	Home Depot	Window Frames	62.31
Bill	01/05/2018	542	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/10/17-12/23/17 - Windows SH	478.72
Bill	01/05/2018	542	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/10/17-12/23/17 Doors/Windows/Trim RD/SH	1,133.15
Bill	01/06/2018	22636	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17	1,272.64
Bill	01/09/2018	18-145735	Phase 1 - Building Renovation	City Glass Spokane Inc	basement window	125.12
Bill	01/16/2018	18-145805	Phase 1 - Building Renovation	City Glass Spokane Inc	replace glass in transom	136.00
Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Window glaze - VS	133.28
Total Windows/Glass						29,730.72
Doors/Hardware						
Bill	08/19/2017	22316	Phase 1 - Building Renovation	SDS Realty	Hours 7/9/17-8/19/17 - VS - Doors	28.56
Bill	10/23/2017	22441	SDS Realty	SDS Realty	-9/17/17-10/14/17	38.08
Bill	11/20/2017	9011743	Phase 1 - Building Renovation	Home Depot	Door lock	7.59
Bill	11/30/2017	K96206	Phase 1 - Building Renovation	Savemore Building Supply	Doors	1,996.72
Bill	11/30/2017	105831	Phase 1 - Building Renovation	Savemore Building Supply	Doors	1,637.03
Bill	12/08/2017	22551	Phase 1 - Building Renovation	SDS Realty	Repair garage door	19.04
Bill	12/15/2017	151175	Phase 1 - Building Renovation	Edge Construction Supply Inc	Exterior Doors	48.96
Bill	12/20/2017	5010915	Phase 1 - Building Renovation	Home Depot	Exterior Doors	131.94
Bill	12/20/2017	5010972	Phase 1 - Building Renovation	Home Depot	Exterior Doors	34.70
Bill	12/20/2017	9060250	Phase 1 - Building Renovation	Home Depot	Doors	93.55
Bill	12/22/2017	109635	Phase 1 - Building Renovation	Savemore Building Supply	Restroom Doors & Trim	234.28
Bill	01/01/2018	A87033	Phase 1 - Building Renovation	Spokane Hardware Supply	Doors	436.64
Bill	01/05/2018	542	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/10/17-12/23/17 - Doors CS	685.44
Bill	01/05/2018	542	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/10/17-12/23/17 Doors/Windows/Trim RD/SH	1,133.15
Bill	01/05/2018	542	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/10/17-12/23/17 SH - Remove old door - new metal door	979.20
Bill	01/08/2018	A92742	Phase 1 - Building Renovation	Spokane Hardware Supply	Doors	135.18
Bill	01/20/2018	8011972	Phase 1 - Building Renovation	Home Depot	Doors	125.36
Bill	01/20/2018	2012515	Phase 1 - Building Renovation	Home Depot	Doors	4.33
Bill	01/20/2018	2010132	Phase 1 - Building Renovation	Home Depot	Doors	37.99
Bill	01/20/2018	2010132	Phase 1 - Building Renovation	Home Depot	RETURN Doors	-14.95
Bill	01/20/2018	0025560	Phase 1 - Building Renovation	Home Depot	Doors	51.56
Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Doors - KH	209.44
Bill	01/31/2018	552	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/24/17-1/6/18 - Doors	813.28
Bill	03/02/2018	17324	Phase 1 - Building Renovation	Continental Door	Overhead Door	505.92
Total Doors/Hardware						9,372.99
Demo/Cleanup						
Bill	03/31/2017	340	Phase 1 - Building Renovation	Northside Green & Clean	Remove awning from Front - Remove lights from Awning	1,168.53
Bill	04/30/2017	341	Phase 1 - Building Renovation	Northside Green & Clean	Remove Pegboard & Sheetrock - Haul to Dump	1,621.12
Check	07/25/2017	1048	Kevin Hagan	Kevin Hagan	reimburse for Earthworks Recycling- florescent lightbulbs at \$1.65/lb.	478.50
Bill	07/31/2017	1194535	Phase 1 - Building Renovation	Sunshine Disposal	Demo - Dump Run	75.80
Bill	08/19/2017	22316	Phase 1 - Building Renovation	SDS Realty	Hours 7/9/17-8/19/17 - VS/KH	943.62
Bill	09/10/2017	9670	Phase 1 - Building Renovation	Bank of America	9/6/17 - Holiday - Demo - Chuck - SDSCM	37.19
Bill	09/20/2017	0021730	Phase 1 - Building Renovation	Home Depot	demo	19.55
Bill	09/27/2017	22390	Phase 1 - Building Renovation	SDS Realty	Hours 8/20/17-9/16/17 - Demo/Clean - VS	114.24
Bill	10/23/2017	22441	SDS Realty	SDS Realty	-9/17/17-10/14/17	104.72
Bill	12/08/2017	22551	Phase 1 - Building Renovation	SDS Realty	sweep warehouse	19.04
Bill	12/20/2017	2193364	Phase 1 - Building Renovation	Home Depot	CleanUp	32.52
Bill	01/06/2018	22637	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17	304.64
Bill	01/06/2018	22636	Phase 1 - Building Renovation	SDS Realty	Hours 10/29/17-11/25/17	47.60
Bill	01/20/2018	0025560	Phase 1 - Building Renovation	Home Depot	Final Clean	16.77
Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Cleanup KH	152.32
Bill	01/29/2018	22677	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Cleanup Tools Etc	38.08
Bill	01/31/2018	552	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/24/17-1/6/18 - Clean up	215.42
Bill	01/31/2018	1257894	Phase 1 - Building Renovation	Sunshine Disposal	Demo - Dump Run	79.00
Total Demo/Cleanup						5,468.66
Punch List/Finish Work						
Bill	01/29/2018	22679	Phase 1 - Building Renovation	SDS Realty	Hours 12/24/18-1/20/18 - Punch VS	76.16
Bill	01/31/2018	552	Phase 1 - Building Renovation	SDS Construction Management	Hours 12/24/17-1/6/18 - Finish	348.16
Bill	03/06/2018	22740	Phase 1 - Building Renovation	SDS Realty	Hours 1/21/18-2/17/18 - ceiling tape over outlet holes & Stove pipe hole	47.60





















SDS 9Teen
Sprague Dew

HRB



TECHCON, INC.

915 West 2nd Avenue, Suite 3, Spokane, Washington 99201
(509) 536-0406 - FAX (509) 536-0565
ID 91-1641521

SDS Realty
attn: Heather Bryant
108 N. Washington, Suite 500
Spokane, WA 99201

Invoice Number: 16-7416

Invoice Date: 10/18/16

Project Name: Sprague Phase I



INVOICE

Terms: Net 15 Days - 1½% Assessed Monthly on Past Due Accounts

In the event collection or litigation action is necessary, costs associated with those necessary actions, including attorney fees, shall be added to the balance due.

Professional Services through 10/18/16

▲ Phase I Environmental Site Assessment: \$1,800.00

1919 E. Sprague Avenue
Spokane, WA

TOTAL AMOUNT DUE: **\$1,800.00**



ACCUFLO

Air Systems

Heating & Air Conditioning

MJK
Invoice

P.O. Box 542 Spokane Valley WA. 99037 P-509.921.1035 F-509.893.2326

Date	Invoice #
12/12/2017	RC1381117

Bill To	Ship To
SDS Realty 108 N. Washington Suite 500 Spokane, WA 99201-5001	RC1381117 1919 E Sprague <i>T.I</i> <i>(Schell)</i>

S.O. No.	P.O. No.	Terms	Due Date	Rep	Tech
	RC1381117	Due on Receipt	12/12/2017	MJH	Cody

Description	Serviced	Amount
Furnish and Install : Space 1: Furnace above bathroom w/exposed spiral duct . 100K furnace, 4 ton A/C, Duct and Labor, Grilles and controls (Front Area) Space2: Furnace above bathroom w/ exposed spiral duct. 120K Furnace, 5 ton A/C, Labor and duct work, Grilles and controls (Back Area) Includes in-line exhaust fan, damper, ducting, and grilles. Place A/C units on the roof if possible, Gas piping to each furnace. Permits pulled for jobs / Permit # B1717587MECH	12/1/2017	16,100.00T
		145.00

Web Site	www.accufloairsystems.com
----------	---------------------------

Send Payment to :
 PO Box 542
 Veradale, WA 99037

Subtotal	\$16,245.00
Sales Tax (8.8%)	\$1,416.80
Total	\$17,661.80
Payments/Credits	\$0.00
Balance Due	\$17,661.80

City Glass Spokane, Inc.
 5804 N Freya
 Spokane, WA 99217

NICKS

Invoice	
Date	Invoice #
11/15/2017	17-145264

Bill To
SDS Realty 108 N Washington St Suite 500 Spokane WA 99201

Description	P.O. No.	Terms	Install date/time
	Qty	Rate	Amount
Install new commercial front 4- thermal panes (2 tempered) 2- Angled Division Bar **Either side of the door	2	1,369.00	2,738.00T
Install new commercial front 138" X 78" 3- 45 3/4" X 78" thermal panes 2- Division Bar Left of door window section	1	2,319.00	2,319.00T
Subtotal			
Sales Tax (8.8%)			
Total			

Handwritten signature

Balance Due

Phone #	Fax #	E-mail
509-487-4419	509-484-3173	cityglassspokane@gmail.com

City Glass Spokane, Inc.

5804 N Freya
Spokane, WA 99217

Invoice	
Date	Invoice #
11/15/2017	17-145264

Bill To
SDS Realty 108 N Washington St Suite 500 Spokane WA 99201

Description	P.O. No.	Terms	Install date/time
	Qty	Rate	Amount
Install new commercial front 160" X 78" 4- thermal panes 3- Division Bar Right of door window section	1	2,970.00	2,970.00T
Install new commercial front 168" X 78 1/2" 4- thermal panes 3- Division Bar Parking lot 4 window section	1	3,175.00	3,175.00T
		Subtotal	
		Sales Tax (8.8%)	
		Total	

Balance Due

Phone #	Fax #	E-mail
509-487-4419	509-484-3173	cityglassspokane@gmail.com

City Glass Spokane, Inc.

5804 N Freya
Spokane, WA 99217

Invoice	
Date	Invoice #
11/15/2017	17-145264

Bill To
SDS Realty 108 N Washington St Suite 500 Spokane WA 99201

Description	P.O. No.	Terms	Install date/time
	Qty	Rate	Amount
Install new commercial front 120" X 78 3/4" 3- thermal panes 2- Division Bar Parking lot 3 window section *All metal to be powder coated in black. Job: 1919 E Sprague	1	2,290.00	2,290.00T
		Subtotal	\$13,492.00
		Sales Tax (8.8%)	\$1,187.30
		Total	\$14,679.30

Balance Due	\$14,679.30
-------------	-------------

Phone #	Fax #	E-mail
509-487-4419	509-484-3173	cityglassspokane@gmail.com

Northside Green & Clean
7014 N WALNUT RD
SPOKANE, WA 99217



WDB

Invoice

Date NOVEMBER
Invoice # 440

Bill To


HEATHER BRYANT
1919 E SPRAGUE

Ship To

P.O. #
Terms

Ship Date 12/4/2017

Other

Item	Description	Qty	Price	Amount
DEMO	DEMO BATHROOMS WALLS, DRY WALL WHERE THERE WAS WINDOWS, AND ALL OTHER AREAS INDICATED AND HAUL TO DUMP.		1,800.00	1,800.00T
FRAME	FRAME WALL IN BATHROOM, PUT DOWN PLYWOOD IN BATHROOM CIELING, FRAME UNDER FRONT WINDOW PUT MATCHING PLYWOOD.		565.00	565.00T
CONCRETE	PLASTER AREAS WITH CONCRETE, GRIND CONCRETE CRACKS.		475.00	475.00T
				
			Subtotal	\$2,840.00
			Sales Tax (8.8%)	\$249.92
			Total	\$3,089.92

Northside Green & Clean
chago38@hotmail.com
nsgreenandclean.com

(509)385-8289

Payments/Credits \$0.00
Balance Due \$3,089.92

Deweys Painting
W. 203 DALTON
SPOKANE WA 99205

705094

WERS

Invoice

SOLD TO S.D.S	SHIP TO 1919 SPRAGE
ADDRESS	ADDRESS
CITY, STATE, ZIP	CITY, STATE, ZIP

CUSTOMER ORDER NO.	SOLD BY	TERMS	F.O.B.	DATE 12/1/17
--------------------	---------	-------	--------	------------------------

ORDERED	SHIPPED	DESCRIPTION	PRICE	UNIT	AMOUNT
		<i>Siding/Exc.</i> Power wash & Paint foundation			2200⁰⁰
		<i>Windows</i> PREP & Paint upper windows GARAGE DOORS AND JAMS REMOVE PLYWOOD PREP & Paint METAL FRAME WINDOWS			
		67 HRS.	35⁰⁰		2345⁰⁰
		2 GAL PRIMER	39.99	2	79.98
		5 GAL PAINT	29.99	5	149.95
			TAX		226.59
		TOTAL			5001.52

edwards 5040

09-15

OK

+ tax on
2200 =
193.40

total
5195.12

Demo

Northside Green & Clean
7014 N WALNUT RD
SPOKANE, WA 99217

NRB
Invoice

Date APRIL
Invoice # 341

Bill To
HEATHER BRYANT
1919 E SPRAGUE

Ship To

P.O. #
Terms

Ship Date 4/20/2017

Other

Item	Description	Qty	Price	Amount
DEMO	TAKE DOWN PEGBOARD AND FRAME, SHELVES AND REMOVE FRAME AND WOOD FROM BACK WINDOWS AND HAUL TO DUMP		625.00	625.00T
DEMO	TAKE DOWN SHEETROCK AND FRAME WALLS AND HAUL TO DUMP		865.00	865.00T
			Subtotal	\$1,490.00
			Sales Tax (8.7%)	\$129.63
			Total	\$1,619.63
			Payments/Credits	\$0.00
			Balance Due	\$1,619.63

Northside Green & Clean
chago38@hotmail.com
nsgreenandclean.com

(509)385-8289

*Increased tax to 8.8%
\$1621.12*



STONEWAY ELECTRIC SUPPLY
WHOLESALE DISTRIBUTOR



WLB

INVOICE

STONEWAY ELECTRIC
402 NORTH PERRY ST
SPOKANE WA 99202-2921
509-535-2933 Fax 509-534-4512

INVOICE DATE	INVOICE NUMBER
08/31/17	S102102921.001
REMIT TO:	PAGE NO.
Stoneway Electric Supply P.O. Box 4037 Spokane, WA 99220-0037 800-841-1408	1 of 1

BILL TO:
648 1 MB 0.423 E0042X I0079 D2797300985 S2 P4598803 0001:0001

SHIP TO:



SDS REALTY INC
STE.500
108 N WASHINGTON ST STE 500
SPOKANE WA 99201-5001

SDS REALTY INC
108 N WASHINGTON ST
STE.500
SPOKANE WA 99201-5001

CUSTOMER NUMBER	CUSTOMER PO NUMBER	JOB NAME / RELEASE NUMBER	SALESPERSON	
35584	1919 E SPRAGUE		DAN KECK	
WRITER	SHIP VIA	TERMS	SHIP DATE	ORDER DATE
DAN KECK	WILL CALL	Net Due 25th	08/31/17	08/03/17
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
22ea	22ea	LITHONIA ZL1NL483000LMFSTMVOLT35K80CRIMB LED STRIP LIGHT, 3000 LUMEN, 120-277V, 4FT LONG, MATTE BLACK *** Non-Returnable Item ***	117.500E *	2585.00
16ea	16ea	LITHONIA ZSPRG J2 MOUNTING BRACKET FOR Z-STRIPS 2 PER PK *** Non-Returnable Item *** <i>T.I. - Lighting (link)</i>	5.813E *	93.01

Invoice is due by 09/25/17.

RETURN: MUST HAVE OUR PRIOR CONSENT. THIS ORIGINAL INVOICE NUMBER AND DATE MUST ACCOMPANY RETURNS. ALL RETURNED MERCHANDISE SUBJECT TO A 15% HANDLING, RESTOCKING CHARGE. NO RETURNS CAN BE MADE ON NON-STOCKING ITEMS OR ITEMS HELD FOR MORE THAN 60 DAYS. CLAIMS OR ADJUSTMENTS OF ANY KIND MUST BE MADE WITHIN 30 DAYS OF INVOICE DATE.

09-01-2017 12:10:19 PM
S102102921.001

kevin

Subtotal	2,678.01
S&H Charges	0.00
Tax	235.66
Payments	0.00
Amount Due	2,913.67

ACCOUNTS PAST DUE ARE SUBJECT TO A SERVICE CHARGE OF 1-1/2% PER MONTH

* This line is taxable.

TO VIEW AND PAY ONLINE GO TO:	http://stonewayelectric.billtrust.com	USE THIS ENROLLMENT TOKEN:	QFW PFV PQH
-------------------------------	---	----------------------------	-------------

0001:0001

Spectrum Electric, LLC

9116 East Sprague # 453
Spokane Valley, WA 99206
(509) 688-3973
spectrumelectric@live.com

JPB
Invoice

Date	Invoice #
8/22/2017	1996

Bill To
SDS 108 N. Washington, Suite 500 Spokane, WA 99202

Terms	Due Date
Due on receipt	8/22/2017

Serviced	Description	Qty	Rate	Amount
8/20/2017	<p>Property Location: 1919 E. Sprague Ave. Spokane, WA</p> <p>Scope of work: Install conduit, wire and boxes for (owner supplied) exterior lights.</p> <p>The Contractor proposes hereby to furnish material and labor with above specifications for the sum of: Two-thousand five-hundred dollars (\$2500.00).</p> <p>Taxes not included</p>	0.5	2,500.00	1,250.00T

Thank you for your business!	Subtotal	\$1,250.00
	Sales Tax (8.8%)	\$110.00
	Total	\$1,360.00

Spectrum Electric, LLC

9116 East Sprague # 453
Spokane Valley, WA 99206
(509) 688-3973
spectrumelectric@live.com

Invoice

Date	Invoice #
10/23/2017	2013

Bill To
SDS 108 N. Washington, Suite 500 Spokane, WA 99202

Terms	Due Date
Due on receipt	10/23/2017

Serviced	Description	Qty	Rate	Amount
10/16/2017	Installed conduit, wire and interior warehouse lights	7.5	75.00	562.50T
	Materials - conduit, wire		94.60	94.60T
10/22/2017	Installed conduit, wire and interior warehouse lights	6	75.00	450.00T
	Job Location: 1919 E. Sprague Ave. Spokane, WA			

Thank you for your business!

Subtotal	\$1,107.10
Sales Tax (8.8%)	\$97.42
Total	\$1,204.52

Spectrum Electric, LLC

9116 East Sprague # 453
Spokane Valley, WA 99206
(509) 688-3973
spectrumelectric@live.com

Invoice

Date	Invoice #
10/23/2017	2012

Bill To
SDS 108 N. Washington, Suite 500 Spokane, WA 99202

Terms	Due Date
Due on receipt	10/23/2017

Serviced	Description	Qty	Rate	Amount
10/15/2017	Property Location: 1919 E Sprague Ave. Spokane, WA Scope of work: Install conduit, wire and boxes for (owner supplied) exterior lights. The Contractor proposes hereby to furnish material and labor with above specifications for the sum of: Two-thousand five-hundred dollars (\$2500.00). Taxes not included	0.5	2,500.00	1,250.00T

Thank you for your business!	Subtotal	\$1,250.00
	Sales Tax (8.8%)	\$110.00
	Total	\$1,360.00

City Glass Spokane, Inc.

5804 N Freya
Spokane, WA 99217

OK

Invoice	
Date	Invoice #
11/1/2017	17-145103

*1919 E Sprague
sky light
(windows)*

Bill To
SDS Realty 108 N Washington St Suite 500 Spokane WA 99201

Description	Qty	Rate	Amount	P.O. No.	Terms	Install date/time
					Net 30	
4- 19" X 24" Shaped wire glass (ends)	4	120.00	480.00T			
2- 26" X 42" Shaped wire glass (next to ends)	2	305.00	610.00T			
3- 26" X 42" Shaped wire glass (center)	3	285.00	855.00T			
Misco/Diamond wire glass						
				Subtotal		\$1,945.00
				Sales Tax (8.8%)		\$171.16
				Total		\$2,116.16



Balance Due	\$2,116.16
-------------	------------

Phone #	Fax #	E-mail
509-487-4419	509-484-3173	cityglassspokane@gmail.com

WMB

City Glass Spokane, Inc.
5804 N Freya
Spokane, WA 99217

Invoice	
Date	Invoice #
10/26/2017	17-144659

Bill To
SDS Realty 108 N Washington St Suite 500 Spokane WA 99201



Description	Qty	Rate	Amount	P.O. No.	Terms	Install date/time
					Net 30	
180- 12" X 18 1/8" DS Clear	180	5.00	900.00T			
20- 12" x 17 5/16" DS clear	20	4.50	90.00T			
Gallon of puddy	1	32.50	32.50T			
Caulk Tube of Dap Puddy	1	8.00	8.00T			
Puddy knives 2BE118	2	26.00	52.00T			
Job: 1919 E Sprague Vance 701-690-7042						
			Subtotal	\$1,082.50		
			Sales Tax (8.8%)	\$95.26		
			Total	\$1,177.76		

windows (small glass)

Balance Due	\$1,177.76
-------------	------------

Phone #	Fax #	E-mail
509-487-4419	509-484-3173	cityglassspokane@gmail.com

I.W.I. Insulation Inc.

9304 W Clearwater Dr
 Suite A
 Kennewick, WA 99336
 IWIIINI*111MU

WIB

INVOICE

Invoice Number: 100378
 Invoice Date: Dec 8, 2017
 Page: 1

Voice: 509-735-8411
 Fax: 509-783-6600

Bill To:
SDS Realty 108 N. Washington #500 Spokane, WA 99201

Ship to:
1919 E. Sprague Ave Spokane, WA

Customer ID	Customer PO	Payment Terms	
SDS Realty		Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
Sevshek, Dave	Courier		1/7/18

Quantity	Item	Description	Unit Price	Amount
		Vaulted Ceiling Insulation / Man Lift Charge		6,978.00
Subtotal				6,978.00
Sales Tax				614.06
Total Invoice Amount				7,592.06
Payment/Credit Applied				
TOTAL				7,592.06

Check/Credit Memo No:

Northside Green & Clean
 7014 N WALNUT RD
 SPOKANE, WA 99217

NRUS
Invoice

Date DECEMBER
 Invoice # 443

Bill To

HEATHER BRYANT
 1919 E SPRAGUE

II.

Ship To

P.O. #
 Terms

Ship Date 1/3/2018
 Other

Item	Description	Qty	Price	Amount
DRY WALL	INSTALL INSULATION IN WALLS, HANG DRY WALL, TAPE AND MUD AND TEXTURE WALLS. FIX HOLES AND TAPE AND MUD ON WALL AND CEILING. <i>F-I-S</i>		2,100.00	2,100.00T
		Subtotal		\$2,100.00
		Sales Tax (8.8%)		\$184.80
		Total		\$2,284.80
		Payments/Credits		\$0.00
		Balance Due		\$2,284.80

Northside Green & Clean
 chago38@hotmail.com
 nsgreenandclean.com

(509)385-8289

11/20/18

Josh's Roofing & Construction LLC

P O Box 83
Spokane, WA 99037 US
(509) 720-1192
joshroofingandconstruction@gmail.com
http://Joshroofingandconstruction.com



INVOICE

BILL TO

Heather Bryant
108 N Washington Suite 600
Spokane, WA 99201



INVOICE # 0111
DATE 01/04/2018
DUE DATE 01/04/2018
TERMS Due on receipt

SALES TAX

ACTIVITY	QTY	RATE	AMOUNT
Services Roofing repairs refer to estimate for detailed scope of work		5,481.64	5,481.64T

.....
All invoices are due upon receipt. If full payment is not received within contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount with a minimum monthly charge of \$15.00, or such late charge allowed under applicable law, regulation or contract.

SUBTOTAL	5,481.64
TAX (8.8%)	482.38
TOTAL	5,964.02
BALANCE DUE	\$5,964.02

Handwritten signature

DEWEYS Painting
W. 203 DALTON
SPOKANE WA. 99205

WRS

INVOICE NO. 121452

Invoice

BILL TO S, D. S.		SERVICE PERFORMED AT 1919 F. Sprague	
ADDRESS		ADDRESS	
CITY, STATE, ZIP		CITY, STATE, ZIP	
CUSTOMER ORDER NO.	SOLD BY	TERMS	DATE 2/10/18

Interior Paint	WALLS	4567 sq. ft + (90° SF)	4110.30
	Ceilings	1723 sq. ft + (90° SF)	1550.70
Trim	SHOWROOM WINDOWS	28 HRS. @ 35.00	980.00
	SHOWROOM PRIMER & PAINT	1 gal primer	
	2 GALS PAINT		105.00
DOORS	4 EXT. DOORS, Billing for 2		200.00
	GARAGE DOORS	280.00 + 35.00 FOR PAINT	315.00
	2 INT. DOORS		200.00
TOTAL			7461.00
TAX			656.56
TOTAL			8117.56



Interior Paint

Spectrum Electric, LLC

9116 E. Sprague Ave. #453
Spokane Valley, WA 99206
(509) 688-3973
spectrumelectric@live.com

Invoice

Date	Invoice #
12/27/2017	2033

Bill To
SDS 108 N. Washington, Suite 500 Spokane, WA 99202

Terms	Due Date
Due on receipt	12/27/2017

Serviced	Description	Qty	Rate	Amount
12/9/2017	Installed (owner supplied) LED lights in lobby Materials - conduit, wire, fittings	8.5	75.00 238.52	637.50T 238.52T
12/10/2017	Installed conduit, wire and boxes for new furnace and demo electric not used in attic area	8	75.00	600.00T
12/19/2017	Installed bathroom and dressing room lights	3.5	75.00	262.50T
12/23/2017	Installed conduit, wire, boxes and breaker for roof top A/C Materials - conduit, wire, breaker, boxes, fittings	4.5	75.00 333.63	337.50T 333.63T
Job Location: 1919 E. Sprague Ave. Spokane, WA				
Thank you for your business!			Subtotal	\$2,409.65
			Sales Tax (8.8%)	\$212.05
			Total	\$2,621.70

