

Property Account Summary

2/1/2025

Parcel Number	00489300003400	Property Address	24225 56TH AVE W , MOUNTLAKE TERRACE, WA 98043-5505
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General Information

Property Description	LAKE FOREST CREST BLK 000 D-00 - LOT 34
Property Category	Land and Improvements
Status	Active, Locally Assessed
Tax Code Area	00610

Property Characteristics

Use Code	581 Eating Places (Restaurants)
Unit of Measure	Acre(s)
Size (gross)	0.83

Parties

Role	Percent	Name	Address
Taxpayer	100	TOC HOLDINGS CO	2737 W COMMODORE WAY, SEATTLE, WA 98199-1233
Owner	100	TOC HOLDINGS CO	2737 W COMMODORE WAY, SEATTLE, WA 98199-1233

Related Properties

No Related Properties Found

Property Values

Value Type	Tax Year 2025	Tax Year 2024	Tax Year 2023	Tax Year 2022	Tax Year 2021
Taxable Value Regular	\$1,498,800	\$1,543,300	\$1,415,600	\$1,041,500	\$1,111,900
Exemption Amount Regular					
Market Total	\$1,498,800	\$1,543,300	\$1,415,600	\$1,041,500	\$1,111,900
Assessed Value	\$1,498,800	\$1,543,300	\$1,415,600	\$1,041,500	\$1,111,900
Market Land	\$1,298,500	\$1,334,500	\$1,231,000	\$984,900	\$1,058,000
Market Improvement	\$200,300	\$208,800	\$184,600	\$56,600	\$53,900
Personal Property					

Active Exemptions

No Exemptions Found

Events

Effective Date	Entry Date-Time	Type	Remarks
06/07/2010	06/17/2010 08:04:00	Owner Terminated	Property Transfer Filing No.: 412599 06/07/2010 by sasset
06/07/2010	06/17/2010 08:04:00	Owner Added	Property Transfer Filing No.: 412599 06/07/2010 by sasset
06/07/2010	06/07/2010 14:39:00	Taxpayer Changed	Property Transfer Filing No.: 412599 06/07/2010 by strrlw
06/07/2010	06/07/2010 14:39:00	Excise Processed	Property Transfer Filing No.: 412599, Statutory Warranty Deed 06/07/2010 by strrlw
10/22/2007	10/22/2007 12:27:00	Tax Bill Recalculation	Board of Equalization for 2007 performed by strpac
10/09/2007	10/09/2007 13:05:00	Value Modification	Type: Appeal, Status: Approved, Tax Year: 2007 by saslce
10/08/2007	10/08/2007 14:00:00	Value Modification	Type: Assessor's Plea, Status: Approved, Tax Year: 2008 by saslce
12/17/2002	12/17/2002 08:57:00	Taxpayer Changed	Party/Property Relationship by strlld

Tax Balance**Pay Online**

Visit our payment site to make an online payment.

PAY NOW

Pay By Mail

Make Check/Money Order to:

Snohomish County Treasurer

Send to:

Snohomish County Treasurer

3000 Rockefeller Ave

M/S 501

Everett, WA 98201

Installments Payable

Tax Year	Installment	Due Date	Principal	Interest, Penalties and Costs	Total Due	Cumulative Due
2017	Delinquent	04/30/2017	\$9,701.13	\$10,186.17	\$19,887.30	\$19,887.30
2018	Delinquent	04/30/2018	\$10,241.29	\$9,524.40	\$19,765.69	\$39,652.99
2019	Delinquent	04/30/2019	\$9,532.33	\$7,721.20	\$17,253.53	\$56,906.52
2020	Delinquent	06/01/2020	\$10,457.51	\$6,797.39	\$17,254.90	\$74,161.42
2021	Delinquent	04/30/2021	\$9,616.79	\$5,481.57	\$15,098.36	\$89,259.78
2022	Delinquent	04/30/2022	\$9,053.20	\$3,078.09	\$12,131.29	\$101,391.07
2023	Delinquent	04/30/2023	\$10,118.54	\$3,339.10	\$13,457.64	\$114,848.71
2024	Delinquent	04/30/2024	\$12,328.26	\$2,588.93	\$14,917.19	\$129,765.90
2025	1	04/30/2025	\$6,005.68	\$0.00	\$6,005.68	\$135,771.58
2025	2	10/31/2025	\$6,005.69	\$0.00	\$6,005.69	\$141,777.27

[View Detailed Statement](#)

Detailed information about taxes and all other charges displayed above.

[Calculate Future Payoff](#)

Taxes, interest and penalty due on a specific future date.

Distribution of Current Taxes

District	Rate	Amount	Voted Amount	Non-Voted Amount
CENTRAL PUGET SOUND REGIONAL TRANSIT AUT	0.16	\$245.53	\$0.00	\$245.53
CITY OF MOUNTLAKE TERRACE	0.14	\$206.01	\$206.01	\$0.00
CITY OF MOUNTLAKE TERRACE	0.63	\$948.03	\$0.00	\$948.03
EDMONDS SCHOOL DISTRICT NO 15	2.66	\$3,983.57	\$3,983.57	\$0.00
PUB HOSP #2	0.05	\$71.82	\$0.00	\$71.82
SNO-ISLE INTERCOUNTY RURAL LIBRARY	0.32	\$472.63	\$0.00	\$472.63
SNOHOMISH COUNTY-CNT	0.50	\$742.95	\$0.00	\$742.95
SOUTH SNOHOMISH COUNTY FIRE & RESCUE RFA	1.16	\$1,736.05	\$511.67	\$1,224.38
STATE	2.35	\$3,521.54	\$0.00	\$3,521.54
SNOHOMISH CONSERVATION DISTRICT		\$10.08	\$0.00	\$10.08
SOUTH SNOHOMISH COUNTY FIRE & RESCUE RFA		\$73.16	\$0.00	\$73.16
TOTAL	7.96	\$12,011.37	\$4,701.25	\$7,310.12

Pending Property Values

Levy Rate History

Tax Year	Total Levy Rate
2024	7.935289
2023	7.140768
2022	8.684712

Real Property Structures

Description	Type	Year Built	More Information
Romios Restaurant	Commercial	1961	View Detailed Structure Information

Receipts

Date	Receipt No.	Amount Applied	Amount Due
No Receipts Found			

Sales History

Sale Date	Entry Date	Recording Number	Sale Amount	Excise Number	Deed Type	Transfer Type	Grantor (Seller)	Grantee (Buyer)	Other Parcels
06/07/2010	06/07/2010		\$1,200,000.00	412599	W	S	FARMASONIS PETROS & COLLEEN	TOC HOLDINGS CO	No

Property Maps

Neighborhood Code	Township	Range	Section	Quarter	Parcel Map
5605000	27	04	33	SW	View parcel maps for this Township/Range/Section

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