

Single Family Residence **RESIDENTIAL**

7281 MAD RIVER RD

MAD RIVER, CA 95552

\$297,347 TopHap Estimate · \$381 / ft² · confidence 81 · as of Jul 14, 2026

2
BEDS

1.5
BATHS

780 ft²
LIVING AREA

15 ac
LOT SIZE

1980
YEAR BUILT

2
STORIES

2
ROOMS

VALUATION

\$297K

\$240K low

\$354K high

Last Sale

\$380,000 · May 13, 2022

Est. Owner Equity

\$0

Loan-to-Value

124%

TAX & ASSESSMENT

Property Tax

\$4,323 (2025)

Assessed Value

\$411,322

Previous Assessed

\$403,258

PROPERTY FACTS

Property Type	Single Family Residence
County	TRINITY
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 30, 2022	Resale	Grant Deed	\$380,000	\$487	\$361K
Nov 16, 2020	Quitclaim	Quit Claim Transfer			
Nov 16, 2020	Recorded document	Affidavit Of Death			
Nov 16, 2020	Recorded document	Correction Deed			
Feb 10, 2010	Quitclaim	Quit Claim Transfer			
Jun 19, 2009	Quitclaim	Quit Claim Transfer			
Feb 2, 2007	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Van Duzen Elementary School	Elementary	KG–8	8.0 mi
Southern Trinity High School	High	9–12	8.0 mi

District: Southern Trinity Joint Unified School District

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.

NEIGHBORHOOD · ZIP 95552

132 CRIME INDEX	94 AIR POLLUTION	1,159 POPULATION	\$26K MEDIAN IN- COME	52°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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