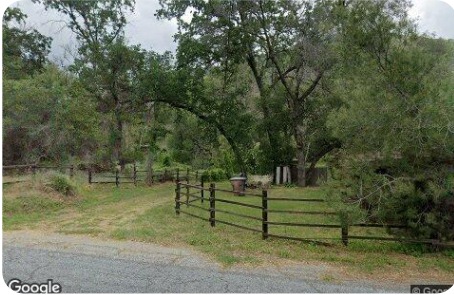


Rural Residence

RESIDENTIAL

THREE RIVERS, CA 93271

\$316,034 TopHap Estimate · confidence 69 · as of Jul 14, 2026



1.22 ac
LOT SIZE

VALUATION

\$316K

\$217K low

\$415K high

Est. Owner Equity

\$316,034

TAX & ASSESSMENT

Property Tax	\$1,243 (2025)
Assessed Value	\$111,551
Previous Assessed	\$111,551

PROPERTY FACTS

Property Type	Rural Residence
County	Tulare
Lot (acres)	1.22
Heating	None
Pool	No

CLIMATE RISK

45 FLOOD	74 WILDFIRE	69 HEAT	41 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 29, 2018	Recorded document	Grant Deed			
Nov 7, 2018	Resale	Grant Deed	\$690,000		
Feb 6, 2012	Resale	Grant Deed	\$270,000		
Apr 12, 2011	Quitclaim	Quit Claim Transfer			
Apr 12, 2011	Quitclaim	Quit Claim Transfer			
Feb 5, 2004	Quitclaim	Quit Claim Transfer			
Dec 5, 2003	Recorded document	Grant Deed			
Mar 12, 2003	Resale	Grant Deed	\$60,000		
Feb 23, 1989	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	2.1 mi
Woodlake High School	High	9–12	11.0 mi

District: Three Rivers Union Elementary 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 93271

180 CRIME INDEX	81 AIR POLLUTION	1,807 POPULATION	\$80K MEDIAN IN-COME	59°F AVG TEMP	70% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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