

Residential (General/Single) **RESIDENTIAL**  
CA

**1 ac**  
LOT SIZE

## VALUATION

Last Sale **\$70,000 · Jul 3, 2023**

## TAX & ASSESSMENT

|                   |                     |
|-------------------|---------------------|
| Property Tax      | <b>\$887 (2025)</b> |
| Assessed Value    | <b>\$72,828</b>     |
| Previous Assessed | <b>\$71,400</b>     |

## PROPERTY FACTS

|               |                                     |
|---------------|-------------------------------------|
| Property Type | <b>Residential (General/Single)</b> |
| County        | <b>RIVERSIDE</b>                    |
| Pool          | <b>No</b>                           |

## TRANSACTION HISTORY

| DATE                | TYPE            | DEED                | PRICE    | \$/FT <sup>2</sup> | LOAN  |
|---------------------|-----------------|---------------------|----------|--------------------|-------|
| <b>Jun 22, 2023</b> | Resale          | Grant Deed          | \$70,000 |                    | \$40K |
| <b>Sep 16, 2016</b> | Quitclaim       | Quit Claim Transfer |          |                    |       |
| <b>Mar 1, 1988</b>  | Non-arms-length | Grant Deed          | \$2,000  |                    |       |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Lake Hills Elementary School | Elementary | KG–5   | 0.7 mi   |
| Hillcrest High School        | High       | 9–12   | 0.9 mi   |
| Villegas Middle School       | Middle     | 6–8    | 1.8 mi   |

District: Alvord 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.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|