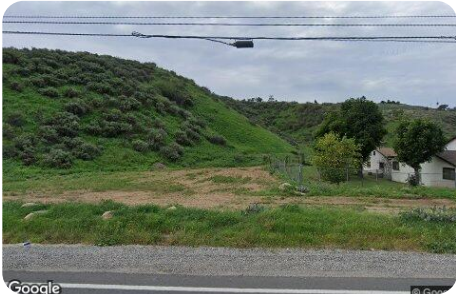


Residential (General/Single) **RESIDENTIAL**  
CA



**1.34 ac**  
LOT SIZE

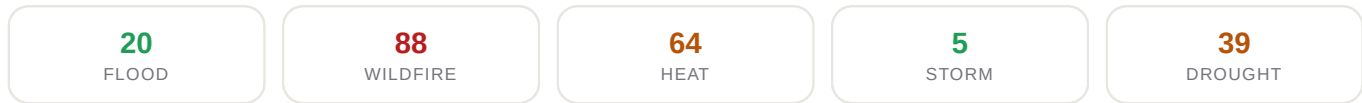
**TAX & ASSESSMENT**

|                   |              |
|-------------------|--------------|
| Property Tax      | \$776 (2025) |
| Assessed Value    | \$66,335     |
| Previous Assessed | \$65,035     |

**PROPERTY FACTS**

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

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|------------|-----------|--------------------|--------|
| Jul 15, 2004 | Resale | Grant Deed | \$700,000 |                    | \$417K |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Frank Augustus Miller Middle School | Middle     | 7–8    | 2.8 mi   |
| Arlington High School               | High       | 9–12   | 3.2 mi   |
| Harrison Elementary School          | Elementary | KG–6   | 3.4 mi   |

District: Riverside 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 |
|-----------|----------------|