

Quadplex (4 Units, Any Combination) RESIDENTIAL

246 RIVERBEND RD
LOGAN, UT 84321



3,472 ft²
LIVING AREA

0.31 ac
LOT SIZE

1977
YEAR BUILT

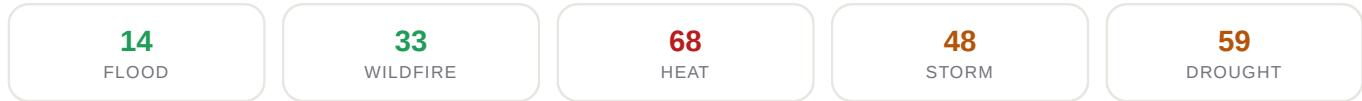
TAX & ASSESSMENT

Property Tax	\$3,267 (2025)
Assessed Value	\$768,158
Previous Assessed	\$678,724
Assessor Market Value	\$768,158

PROPERTY FACTS

Property Type	Quadplex (4 Units, Any Combination)
County	Cache
Lot (acres)	0.31

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 6, 2012	Quitclaim	Quit Claim Transfer			
Jul 27, 2012	Financing	Warranty Deed			\$160K
Jul 31, 2012	Financing	Warranty Deed			
Dec 21, 2010	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Logan High School	High	9–12	0.7 mi
Woodruff Elementary School	Elementary	PK–5	0.9 mi
Mount Logan Middle School	Middle	6–8	2.1 mi

District: Logan City 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 84321



Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy

Absentee owner