

Miscellaneous (Residential)

RESIDENTIAL

4840 ROUND VALLEY RANCH RD

PARADISE, CA 95969



4

BEDS

3

BATHS

2,425 ft²

LIVING AREA

2.57 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

VALUATION

Last Sale

\$138,000 · Mar 8, 2021

TAX & ASSESSMENT

Property Tax	\$1,634 (2025)
Assessed Value	\$149,374
Previous Assessed	\$149,374

PROPERTY FACTS

Property Type	Miscellaneous (Residential)
County	Butte
Lot (acres)	2.57
Construction	Wood Frame
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 4, 2021	Resale	Grant Deed	\$138,000	\$57	\$40K
Jan 23, 2016	Quitclaim	Quit Claim Transfer			
Jun 25, 2009	Quitclaim	Quit Claim Transfer			\$253K
Mar 12, 2002	Quitclaim	Quit Claim Transfer			\$155K
Apr 12, 2000	Resale	Grant Deed	\$45,000	\$19	\$41K
May 1, 1989	Resale	Grant Deed	\$30,000	\$12	\$20K
Jun 10, 1987	Non-arms-length	Grant Deed	\$42,000	\$17	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Paradise Elementary School	Elementary	KG–5	1.7 mi
Paradise Junior High School	Middle	7–8	2.3 mi
Paradise Senior High School	High	9–12	2.3 mi

District: Paradise 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 95969

121 CRIME INDEX	91 AIR POLLUTION	5,027 POPULATION	\$63K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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