



MLS Beds <b>3</b>	MLS Full Baths <b>1</b>	MLS Half Baths <b>1</b>	MLS List Price <b>\$1,125,000</b>	Sale Date <b>N/A</b>
MLS Sq Ft <b>2,100</b>	Lot Sq Ft <b>9,750</b>	Yr Built <b>1961</b>	Type <b>SFR</b>	

OWNER INFORMATION			
Owner Name	Bojorquez Ralph (Te) & Alice (	Tax Billing City & State	Artesia, CA
Owner Name 2	Bojorquez	Tax Billing Zip	90701
Mail Owner Name	Ralph & Alice Bojorquez	Tax Billing Zip+4	5526
Tax Billing Address	18341 Summer Ave	Owner Occupied	Yes

LOCATION INFORMATION			
Zip Code	90701	School District	Abc
Carrier Route	C015	Comm College District Code	Cerritos
Zoning	ATR16000*	Census Tract	5549.00
Tract Number	24695	Topography	Rolling/Hilly

TAX INFORMATION			
APN	7039-007-038	Lot	6
Exemption(s)	Homeowner	Water Tax Dist	Central And W Basin
% Improved	83%	Fire Dept Tax Dist	Consolidated Co
Tax Area	1968		
Legal Description	TRACT # 24695 LOT 6		

ASSESSMENT & TAX			
Assessment Year	2022	2021	2020
Assessed Value - Total	\$138,601	\$135,885	\$134,493
Assessed Value - Land	\$23,756	\$23,291	\$23,053
Assessed Value - Improved	\$114,845	\$112,594	\$111,440
YOY Assessed Change (\$)	\$2,716	\$1,392	
YOY Assessed Change (%)	2%	1.03%	

Tax Year	Total Tax	Change (\$)	Change (%)
2020	\$2,119		
2021	\$2,136	\$17	0.8%
2022	\$2,188	\$52	2.43%

Special Assessment	Tax Amount
Artlesiaslmd80	\$34.80
Consldated Sewer62	\$50.50
Laco Vectr Cntrl80	\$14.67
Safe Clean Water83	\$179.06
Flood Control 62	\$43.39
Cntysandist1956	\$175.00
Mwdstandby#1386	\$10.44
Cbmwdstdbychg80	\$10.00
Rposd Measure A 83	\$28.86
Combined Liens	\$158.58
Total Of Special Assessments	\$705.30

CHARACTERISTICS			
County Land Use	Single Family Resid	Fireplaces	1
Universal Land Use	SFR	Sewer	Type Unknown
Lot Frontage	87	Heat Type	Central
Lot Depth	115	Patio Type	Covered Patio
Lot Acres	0.2238	Garage Type	Parking Avail
Lot Area	9,750	Parking Type	On Site
Lot Shape	Irregular	Parking Spaces	2
Style	Conventional	Roof Material	Wood Shake
Building Sq Ft	Tax: 1,698 MLS: 2,100	Roof Shape	Hip

Stories	1
Total Units	1
Total Rooms	5
Bedrooms	Tax: 2 MLS: 3
Total Baths	Tax: 2 MLS: 3
MLS Total Baths	3
Full Baths	Tax: 2 MLS: 1
Half Baths	MLS: 1
Family Rooms	1
Other Rooms	Family Room, Utility Room

Interior Wall	Plaster
Exterior	Stucco
Floor Cover	Ceramic Tile
Foundation	Raised
Year Built	1961
Effective Year Built	1961
Other Impvs	Fence, Play/Rmps Room
Equipment	Range Oven
Building Type	Type Unknown
# of Buildings	1

<b>SELL SCORE</b>			
Rating	Low	Value As Of	2023-04-02 04:32:24
Sell Score	479		

<b>ESTIMATED VALUE</b>			
RealAVM™	\$1,103,600	Confidence Score	93
RealAVM™ Range	\$964,500 - \$1,242,700	Forecast Standard Deviation	13
Value As Of	03/27/2023		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

<b>LISTING INFORMATION</b>			
MLS Listing Number	<a href="#">RS23042578</a>	MLS Original List Price	\$1,100,000
MLS Status	Active	MLS Listing Agent	Rbengbin-Bina Bengali
MLS Area	RC - ARTESIA	MLS Listing Broker	C-21 ASTRO
MLS Status Change Date	04/03/2023	MLS Source	CRM
MLS Current List Price	\$1,125,000		

<b>LAST MARKET SALE &amp; SALES HISTORY</b>			
Recording Date	06/27/1997	Deed Type	Grant Deed
Sale Price	\$225,000	Owner Name	Bojorquez Ralph (Te) & Alice (
Price Per Square Feet	\$132.51	Owner Name 2	Bojorquez
Document Number	<a href="#">958747</a>	Seller	Bettencourt Jack R Jr (Te)
Sale Type	Full		

Recording Date	01/09/2003	06/27/1997	08/28/1992
Sale Date	12/20/2002		
Sale Price		\$225,000	
Nominal	Y		
Buyer Name	Bojorquez Trust	Bojorquez Ralph L & Alice E	Bettencourt Bella;Spelliscy Rita Delfina
Seller Name	Bojorquez Ralph L & Alice E	Bettencourt Jack R Jr (Te)	
Document Number	72623	958747	1629925
Document Type	Quit Claim Deed	Grant Deed	Affidavit

<b>MORTGAGE HISTORY</b>					
Mortgage Date	05/01/2009	05/01/2009	03/21/2007	08/17/2004	08/17/2004
Mortgage Amount	\$1	\$938,250	\$603,400	\$1	\$435,478
Mortgage Lender	Hud-Housing/Urban Dev	Wells Fargo Bk Na	Financial Freedom Senior Fndg	Hud-Housing/Urban Dev	Wells Fargo Bk
Mortgage Code	Fha	Fha	Conventional	Fha	Fha

Mortgage Date	02/03/2004	12/17/2001	02/02/1998
Mortgage Amount	\$170,000	\$174,000	\$61,000
Mortgage Lender	Americas Wholesale Lender	Downey S&L Assn Fa	Bank Of America
Mortgage Code	Conventional	Conventional	Conventional

PROPERTY MAP



\*Lot Dimensions are Estimated

