



Enhanced Report

Ticor Title

Cover Page

Subject Property:

Site Address
16551 ZUMAQUE
RANCHO SANTA FE , CA 92067

Mail Address
PO BOX 2756
RCHO SANTA FE , CA 92067-2756

Prepared For:

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Report Date: 05/04/2026 02:45 PM CDT

Document Contents

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- Neighborhood
- Public Schools Report
- Private Schools Report
- Demographics
- Plat Map

Property Overview

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Owner and Geographic Information

Primary Owner:
CLAXTON DANIEL D
Mail Address:
PO BOX 2756 , RCHO SANTA FE, CA 92067-2756
Site Address:
16551 ZUMAQUE , RANCHO SANTA FE, CA 92067
APN:
269-090-19-00 **Lot Number:** 6 **Page / Grid:**
Housing Tract Number:
5208
Legal Description:
Lot Code: 6
Subdivision: VISTA DEL RIO
Tract Number: 5208
Map Ref: 005208
Legal Brief Description: LOT:6 SUBD:VISTA DEL RIO TR#:5208 TR 5208 LOT 6* MAP REF:005208

Secondary Owner:

Property Details

Bedrooms:	3	Year Built:	1969	Square Feet:	2,960
Bathrooms:	2	Garage:	Garage 2	Lot Size:	2.54 AC
Total Rooms:		Fireplace:		Number of Units:	0
Zoning:	R-1:SINGLE FAM-RES	Pool:	P	Use Code:	Single Family Residential

Sale Information

Transfer Date:	07/17/2019	Seller:	CLAXTON, DANIEL D
Transfer Value:	\$0.00	Document#:	2019-0287638
Cost/Sq Feet:			

Assessment and Taxes

Assessed Value:	\$1,547,680.00	Percent Improvement:	4.09%	Homeowner Exemption:	
Land Value:	\$1,484,439.00	Tax Amount:	\$16,729.60	Tax Rate Area:	71-018
Improvement Value:	\$63,241.00	Tax Status:	Current	Tax Account ID:	
Market Improvement Value:		Market Land Value:		Tax Year:	2025
Market Value:					



Property History

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Release Record - 11/30/2020

Recording Date:	11/30/2020	Document#:	2020-0757426
Price:		Document Type:	Release of Mortgage
TD Due Date:		Type of Financing:	
Lender Name:		Borrowers Name:	CLAXTON,DANIEL D
Lender Type:			
Vesting:			
Legal Description:			

Mortgage Record - 11/16/2020

Recording Date:	11/16/2020	Document#:	2020-0715423
Loan Amount:	\$707,321.00	Loan Type:	Conventional
TD Due Date:		Type of Financing:	
Lender Name:	NAVY FCU	Borrowers Name:	CLAXTON, DANIEL D
Lender Type:			
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0		

Mortgage Record - 07/17/2019

Recording Date:	07/17/2019	Document#:	2019-0287639
Loan Amount:	\$690,000.00	Loan Type:	Conventional
TD Due Date:		Type of Financing:	
Lender Name:	LENDUS LLC	Borrowers Name:	CLAXTON, DANIEL D
Lender Type:			
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP 5208 City / Muni / Twp: RANCHO SANTA FE		

Prior Transfer - 07/17/2019

Recording Date:	07/17/2019	Document#:	2019-0287638
Price:	\$0.00	Document Type:	Intra-family Transfer or Dissolution
First TD:		Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
First TD Doc:	2019-0287639		
Lender Name:		Buyer Vesting:	
Buyer Name:	CLAXTON, DANIEL D		
Seller Name:	CLAXTON, DANIEL D		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP 5208 City / Muni / Twp: RANCHO SANTA FE		



Property History

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Prior Transfer - 11/20/2009

Recording Date:	11/20/2009	Document#:	2009-0648028
Price:	\$1,199,000.00	Document Type:	Grant Deed
First TD:		Type of Sale:	Full-Computed from Transfer Tax
Lender Name:			
Buyer Name:	CLAXTON, DANIEL D	Buyer Vesting:	MM
Seller Name:	JPMORGAN CHASE BANK NATIONAL ASSOCIATION		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		

Prior Transfer - 11/20/2009

Recording Date:	11/20/2009	Document#:	2009-0648027
Price:	\$0.00	Document Type:	Intra-family Transfer or Dissolution
First TD:		Type of Sale:	Non-Arms Length Transfer
Lender Name:			
Buyer Name:	CLAXTON, DANIEL D	Buyer Vesting:	MM
Seller Name:	TROMPETER, SUSAN E		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208 City / Muni / Twp: RANCHO SANTA FE		

Prior Transfer - 10/09/2009

Recording Date:	10/09/2009	Document#:	2009-0562883
Price:	\$1,742,500.00	Document Type:	Trustee's Deed (Certificate of Title)
First TD:		Type of Sale:	Full Amount on Deed
Lender Name:			
Buyer Name:	JPMORGAN CHASE BANK NATIONAL ASSOCIATION	Buyer Vesting:	
Seller Name:	STROESSER, JAMES P		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		

Foreclosure Record - 09/03/2009

Recording Date:	09/03/2009	Document#:	2009-0494902
Document Type:	Notice of Sale		
Lender Type:		Borrowers Name:	
Vesting:			
Legal Description:			

Foreclosure Record - 03/16/2009

Recording Date:	03/16/2009	Document#:	2009-0128464
Document Type:	Notice of Default		
Lender Type:		Borrowers Name:	
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO		



Property History		16551 ZUMAQUE, RANCHO SANTA FE, CA 92067	
Mortgage Record - 10/08/2007			
Recording Date:	10/08/2007	Document#:	2007-0649695
Loan Amount:	\$300,000.00	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type of Financing:	
Lender Name:	WASHINGTON MUTUAL BANK		
Lender Type:		Borrowers Name:	STROESSER, JIM
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0		
Release Record - 10/05/2007			
Recording Date:	10/05/2007	Document#:	2007-0647385
Price:		Document Type:	Release of Mortgage
TD Due Date:		Type of Financing:	
Lender Name:			
Lender Type:		Borrowers Name:	STROESSER,CYNTHIA;STROESSER,JIM P
Vesting:			
Legal Description:			
Release Record - 10/04/2007			
Recording Date:	10/04/2007	Document#:	2007-0645423
Price:		Document Type:	Release of Mortgage
TD Due Date:		Type of Financing:	
Lender Name:			
Lender Type:		Borrowers Name:	STROESSER,CYNTHIA B;STROESSER,JAMES P
Vesting:			
Legal Description:			
Mortgage Record - 09/27/2007			
Recording Date:	09/27/2007	Document#:	2007-0629638
Loan Amount:	\$1,925,000.00	Loan Type:	Negative Amortization
TD Due Date:		Type of Financing:	
Lender Name:	WASHINGTON MUTUAL BANK FA		
Lender Type:		Borrowers Name:	STROESSER, JAMES P
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0 City / Muni / Twp: UNINCORPORATED		
Prior Transfer - 04/02/2007			
Recording Date:	04/02/2007	Document#:	2007-0216788
Price:	\$0.00	Document Type:	Intra-family Transfer or Dissolution
First TD:		Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Lender Name:			
Buyer Name:	STROESSER, JAMES P	Buyer Vesting:	MM
Seller Name:	STROESSER, CYNTHIA B		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208 City / Muni / Twp: RANCHO SANTA FE		



Property History		16551 ZUMAQUE, RANCHO SANTA FE, CA 92067	
Foreclosure Record - 03/14/2007			
Recording Date:	03/14/2007	Document#:	2007-0172359
Document Type:	Notice of Rescission		
Lender Type:		Borrowers Name:	
Vesting:			
Legal Description:			
Foreclosure Record - 12/15/2006			
Recording Date:	12/15/2006	Document#:	2006-0891330
Document Type:	Notice of Default		
Lender Type:		Borrowers Name:	
Vesting:			
Legal Description:			
Mortgage Record - 01/12/2005			
Recording Date:	01/12/2005	Document#:	2005-0028359
Loan Amount:	\$300,000.00	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type of Financing:	
Lender Name:	GREENPOINT MORTGAGE FUNDING INC		
Lender Type:		Borrowers Name:	STROESSER, JAMES P; STROESSER, CYNTHIA B
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0		
Mortgage Record - 08/20/2004			
Recording Date:	08/20/2004	Document#:	2004-0795647
Loan Amount:	\$1,781,250.00	Loan Type:	Negative Amortization
TD Due Date:		Type of Financing:	
Lender Name:	WASHINGTON MUTUAL BANK FA		
Lender Type:		Borrowers Name:	STROESSER, JAMES P; STROESSER, CYNTHIA B
Vesting:	CP		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		
Prior Transfer - 08/20/2004			
Recording Date:	08/20/2004	Document#:	2004-0795646
Price:	\$0.00	Document Type:	Grant Deed
First TD:		Type of Sale:	Price Not Disclosed
First TD Doc:	2004-0795647		
Lender Name:			
Buyer Name:	STROESSER, JAMES P; STROESSER, CYNTHIA B	Buyer Vesting:	CP
Seller Name:	RODMAN, MICHAEL T; RODMAN, ELISABETH M		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		



Property History 16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Mortgage Record - 01/26/2004

Recording Date:	01/26/2004	Document#:	2004-0058160
Loan Amount:	\$1,358,500.00	Loan Type:	Unknown Loan Type
TD Due Date:		Type of Financing:	
Lender Name:	DOWNEY SAVINGS & LOAN ASSOCIATION FA		
Lender Type:		Borrowers Name:	RODMAN, MICHAEL T; RODMAN, ELISABETH M
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0		

Mortgage Record - 06/27/2001

Recording Date:	06/27/2001	Document#:	
Loan Amount:	\$75,000.00	Loan Type:	
TD Due Date:		Type of Financing:	
Lender Name:			
Lender Type:		Borrowers Name:	RODMAN, MICHAEL T; RODMAN, ELISABETH M
Vesting:	JT		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		

Mortgage Record - 06/27/2001

Recording Date:	06/27/2001	Document#:	2001-0436076
Loan Amount:	\$1,300,000.00	Loan Type:	
TD Due Date:		Type of Financing:	
Lender Name:	LE MARS BANK & TRUST COMPANY		
Lender Type:		Borrowers Name:	RODMAN, MICHAEL T; RODMAN, ELISABETH M
Vesting:	JT		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		

Prior Transfer - 06/27/2001

Recording Date:	06/27/2001	Document#:	2001-0436075
Price:	\$1,450,000.00	Document Type:	Grant Deed
First TD:		Type of Sale:	Full-Computed from Transfer Tax
First TD Doc:	2001-0436076		
Lender Name:			
Buyer Name:	RODMAN, MICHAEL T; RODMAN, ELISABETH M	Buyer Vesting:	JT
Seller Name:	HARMER JR, SHERMAN D; HARMER, PATRICIA A		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5208		



Property History

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Prior Transfer - 06/27/2001

Recording Date:	06/27/2001	Document#:	2001-0436074
Price:	\$0.00	Document Type:	Intra-family Transfer or Dissolution
First TD:		Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Lender Name:			
Buyer Name:	HARMER JR, SHERMAN D	Buyer Vesting:	MM
Seller Name:	WISEBAUM, BECKY S		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: MAP5206 City / Muni / Twp: RANCHO SANTA FE		

Prior Transfer - 09/28/2000

Recording Date:	09/28/2000	Document#:	2000-0519684
Price:	\$0.00	Document Type:	Intra-family Transfer or Dissolution
First TD:		Type of Sale:	Non-Arms Length Transfer
Lender Name:			
Buyer Name:	HARMER JR, SHERMAN D; HARMER, PATRICIA A	Buyer Vesting:	TC
Seller Name:	HARMER JR, SHERMAN D		
Legal Description:	Subdivision: VISTA DEL RIO Map Ref: 005208 Legal Brief Description: LOT 6		

Mortgage Record - 10/14/1999

Recording Date:	10/14/1999	Document#:	1999-0695103
Loan Amount:	\$933,000.00	Loan Type:	
TD Due Date:		Type of Financing:	
Lender Name:	LOANCITY.COM		
Lender Type:		Borrowers Name:	HARMER JR, SHERMAN D
Vesting:	MM		
Legal Description:	Subdivision: VISTA DEL RIO Map Ref: 005208 Legal Brief Description: LOT 6 City / Muni / Twp: SAN DIEGO		

Prior Transfer - 10/14/1999

Recording Date:	10/14/1999	Document#:	1999-0695102
Price:	\$0.00	Document Type:	Intra-family Transfer or Dissolution
First TD:		Type of Sale:	Non-Arms Length Transfer
First TD Doc:	1999-0695103		
Lender Name:			
Buyer Name:	HARMER JR, SHERMAN D	Buyer Vesting:	MM
Seller Name:	HARMER, PATRICIA A		
Legal Description:	Subdivision: VISTA DEL RIO Map Ref: 005208 Legal Brief Description: LOT 6 City / Muni / Twp: SAN DIEGO		



Property History

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Mortgage Record - 01/21/1999

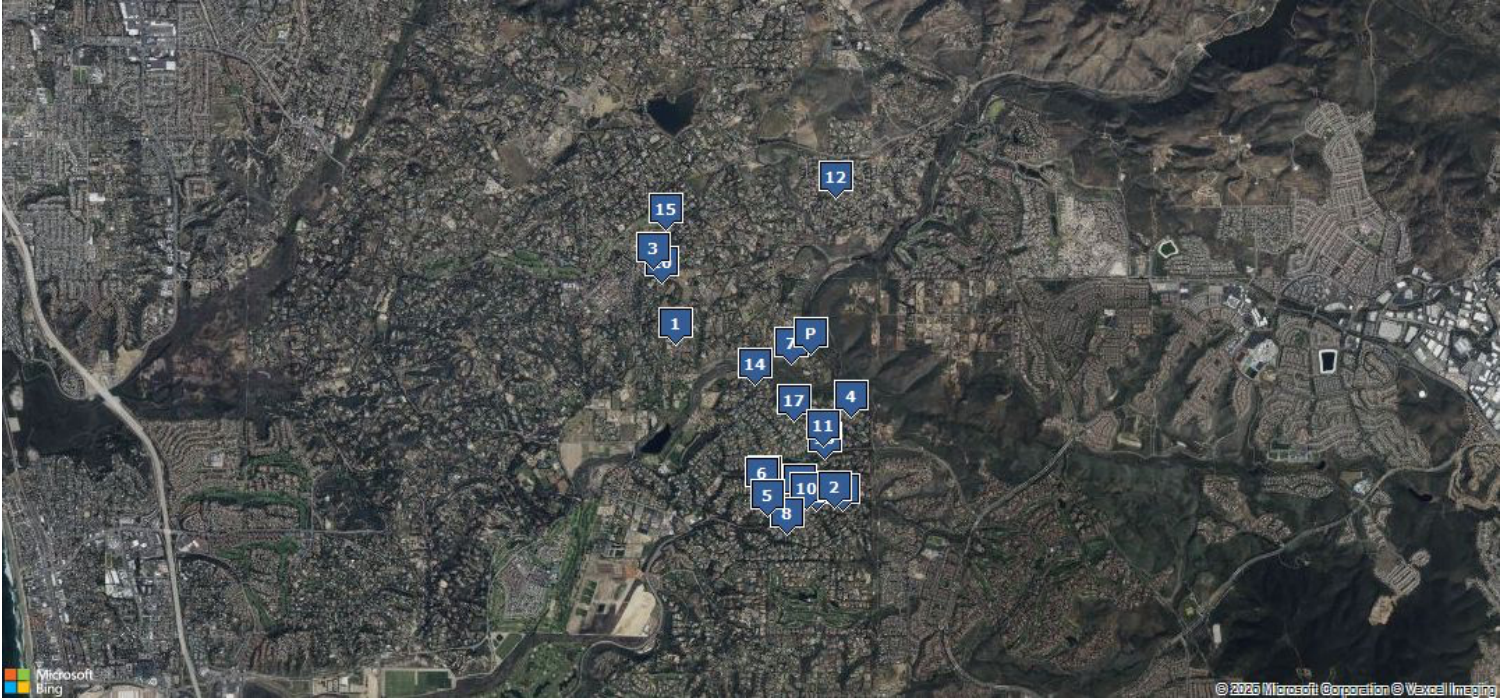
Recording Date:	01/21/1999	Document#:	1999-0033067
Loan Amount:	\$650,000.00	Loan Type:	Unknown Loan Type
TD Due Date:		Type of Financing:	
Lender Name:	BANK OF AMERICA NA	Borrowers Name:	HARMER JR, SHERMAN D; HARMER, PATRICIA A
Lender Type:			
Vesting:			
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0		

Mortgage Record - 11/25/1997

Recording Date:	11/25/1997	Document#:	1997-0598884
Loan Amount:	\$650,000.00	Loan Type:	Unknown Loan Type
TD Due Date:		Type of Financing:	
Lender Name:	SOUTHWIND BANK	Borrowers Name:	HARMER JR, SHERMAN E; HARMER, PATRICIA A
Lender Type:			
Vesting:	JT		
Legal Description:	Lot Number: 6 Subdivision: VISTA DEL RIO Map Ref: 0		

Comparable Sales Data

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067



- | | |
|-------------------------------|--------------------------------|
| 1: 16636 EL ZORRO VIS | 2: 17515 CIRCA ORIENTE |
| 3: 6375 LA VALLE PLATEADA | 4: 6039 AVENIDA ALTERAS |
| 5: 6686 CAMINO SAUCITO | 6: 16750 VIA DE LOS ROSALES |
| 7: 16574 ZUMAQUE | 8: 16727 CAMINO SIERRA DEL SUR |
| 9: 17177 CALLE SERENA | 10: 16985 VIA CUESTA VERDE |
| 11: 17770 CALLE MAYOR | 12: 17380 VIA CUATRO CAMINOS |
| 13: 17828 CIRCA ORIENTE | 14: 6056 CALLE CAMPOSECO |
| 15: 6418 PASEO DELICIAS | 16: 17323 CIRCA DEL SUR |
| 17: 6172 VIA POSADA DEL NORTE | 18: 16942 VIA CUESTA VERDE |
| 19: 16770 VIA DE LOS ROSALES | 20: 6372 LAS COLINAS |

Area Sales Analysis

Total Area Sales	20	Median # of Bedrooms	5
Median Lot Size	55,974.817	Median # of Baths	4.5
Median Living Area	5,660	Median Year Built	1988
Price Range - 2 Yrs	\$2,850,000.00 to \$9,173,500.00	Age Range	16 to 73
Median Value	\$4,700,000.00	Median Age	38



 Comparable Sales Data

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

CLAXTON DANIEL D
16551 ZUMAQUE, RANCHO SANTA FE, CA 92067
APN: 269-090-19-00 - SAN DIEGO COUNTY

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
1 16636 EL ZORRO VIS	04/24/2026	\$7,215,000.00	\$726.00	9932	0/6/7	2010	77101.5000691555	Yes	.97

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-140-06-00
Doc Type:	Grant Deed	Document #:	2026-0115283
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	ALRL REVOCABLE TRUST	Seller Name:	DIAZ FAMILY LEGACY TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 1 Map Ref: MAP 5388 City/Muni/Twp: SAN DIEGO Subdivision Name: RANCHO GETSON		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
2 17515 CIRCA ORIENTE	04/23/2026	\$4,134,000.00	\$736.00	5612	0/4/5	1987	53579.0099308445	Yes	1.11

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-192-38-00
Doc Type:	Grant Deed	Document #:	2026-0114254
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	JORDAN B WEITZEN & JACQUELINE SCHULZE WE	Seller Name:	VALLOD, EMMANUEL CLAUDE - ZHANG, MENGYI
Loan Amount:		Lender Name:	
Legal:	Lot Number: 444 Map Ref: MAP 9755 City/Muni/Twp: RANCHO SANTA FE Subdivision Name: TRACT NO 3877-4		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
3 6375 LA VALLE PLATEADA	03/23/2026	\$3,550,000.00	\$1,231.00	2882	0/4/2	1980	94525.5722233774	Yes	1.28

Site Address:	RANCHO SANTA FE, CA 92067	APN:	266-321-25-00
Doc Type:	Grant Deed	Document #:	2026-0079186
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	ROBERT H JACKSON & DELORINE C JACKSON FM	Seller Name:	ERNST, JOHN - ERNST, ALLEGRA
Loan Amount:		Lender Name:	
Legal:	Lot Number: 1 Map Ref: MAP 1742 City/Muni/Twp: UNINCORPORATED Subdivision Name: THE RANCHO SANTA FE		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
4 6039 AVENIDA ALTERAS	03/20/2026	\$7,820,000.00	\$1,077.00	7260	0/6/7	1989	56192.6176383115	Yes	.52

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-173-17-00
Doc Type:	Grant Deed	Document #:	2026-0077689
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	SIMKIN FAMILY TRUST	Seller Name:	SOLIDAY, BRETT J - SOLIDAY, WENDY
Loan Amount:		Lender Name:	
Legal:	Lot Number: 361 Map Ref: MAP 9737 City/Muni/Twp: RANCHO SANTA FE Subdivision Name: TRACT NO 3877-3		



Comparable Sales Data

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
5 6686 CAMINO SAUCITO	03/20/2026	\$3,562,500.00	\$690.00	5156	0/4/3	1996	84071.125815178	Yes	1.20

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-162-22-00
Doc Type:	Grant Deed	Document #:	2026-0077395
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	ZAMBON, BRENT - ZAMBON, NICOLE	Seller Name:	HUBER, JAMES CANNON - HUBER, COURTNEY MCLAREN
Loan Amount:		Lender Name:	
Legal:	Lot Number: 71 Map Ref: MAP 9622 City/Muni/Twp: UNINCORPORATED Subdivision Name: TRACT 3877-1		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
6 16750 VIA DE LOS ROSALES	03/18/2026	\$5,350,000.00	\$1,123.00	4764	0/4/4	1986	47480.5867539775	Yes	1.06

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-162-03-00
Doc Type:	Grant Deed	Document #:	2026-0074200
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	MESSINAJOHNSON FAMILY LIVING TRUST	Seller Name:	PAUL HRABAL LIVING TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 92 Map Ref: MAP 9622 City/Muni/Twp: RANCHO SANTA FE Subdivision Name: FAIRBANKS RANCH UNIT NO 1	Tract Number: 3877-1	

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
7 16574 ZUMAQUE	03/09/2026	\$3,050,000.00	\$1,028.00	2965	0/5/3	1966	266152.64451591		.16

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-090-47-00
Doc Type:	Grant Deed	Document #:	2026-0064553
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	DOM 3 LLC	Seller Name:	MCFARLAND WILLIAMSON FAMILY TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 13 Map Ref: MAP 5208 City/Muni/Twp: UNINCORPORATED Subdivision Name: VISTA DEL RIO		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
8 16727 CAMINO SIERRA DEL SUR	02/20/2026	\$6,600,000.00	\$653.00	10097	0/8/10	1989	66647.0588537335	Yes	1.30

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-202-29-00
Doc Type:	Grant Deed	Document #:	2026-0047772
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	LU, JAY	Seller Name:	BLACKBURN INTERNATIONAL INC
Loan Amount:		Lender Name:	
Legal:	Lot Number: 549 Map Ref: MAP 9756 City/Muni/Twp: UNINCORPORATED Subdivision Name: TRACT NO 3877-5		



Comparable Sales Data

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
9 17177 CALLE SERENA	02/19/2026	\$4,700,000.00	\$776.00	6051	0/6/6	1991	43560.17	Yes	1.13

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-192-67-00
Doc Type:	Grant Deed	Document #:	2026-0046391
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	GHOOREYSHI, KAMRAN	Seller Name:	CHRISTOPHER AND JANE CRANE FAMILY TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 442 Map Ref: MAP 9755 City/Muni/Twp: UNINCORPORATED Subdivision Name: TRACT NO 3877-4		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
10 16985 VIA CUESTA VERDE	02/06/2026	\$5,000,000.00	\$950.00	5263	0/4/6	1986	55757.0163537335	Yes	1.11

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-192-57-00
Doc Type:	Grant Deed	Document #:	2026-0033354
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	MARTINEZ, KEITH RICHARD - MARTINEZ, HELEN LOTSOFF	Seller Name:	RANDES FAMILY TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 471 Map Ref: MAP 9755 City/Muni/Twp: SAN DIEGO Subdivision Name: TRACT NO 3877-4		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
11 17770 CALLE MAYOR	01/26/2026	\$4,700,000.00	\$569.00	8248	0/6/8	1993	47480.5867539775	Yes	.66

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-191-29-00
Doc Type:	Grant Deed	Document #:	2026-0022134
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	BRAGG, NEKODA	Seller Name:	CONRAD, JARIK E - CONRAD, ADRIENNE LEAH
Loan Amount:		Lender Name:	
Legal:	Lot Number: 381 Map Ref: MAP 9737 City/Muni/Twp: SAN DIEGO Subdivision Name: COUNTY OF SAN DIEGO TRACT NO 3877-3		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
12 17380 VIA CUATRO CAMINOS	01/16/2026	\$2,850,000.00	\$793.00	3591	0/4/4	1977	43560.17	Yes	1.12

Site Address:	RANCHO SANTA FE, CA 92067	APN:	267-171-16-00
Doc Type:	Grant Deed	Document #:	2026-0013432
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	THE YEUONG & LIN FAMILY TRUST	Seller Name:	ELLISON, JOSHUA C
Loan Amount:		Lender Name:	
Legal:	Lot Number: 26 Map Ref: MAP 8188 City/Muni/Twp: UNINCORPORATED Subdivision Name: RANCHO DEL DIOS UNIT NO 1		



Comparable Sales Data

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
13 17828 CIRCA ORIENTE	01/06/2026	\$4,100,000.00	\$721.00	5686	0/4/4	1989	56192.6176383115	Yes	.75

Site Address: RANCHO SANTA FE, CA 92067
Doc Type: Grant Deed
Price Code: R
Buyer Name: THE CIRCA ORIENTE TRUST
Loan Amount:
Legal: **Lot Number:** 514
Map Ref: MAP 9755
City/Muni/Twp: RANCHO SANTA FE
Subdivision Name: FAIRBANKS RANCH UNIT NO 4

APN: 269-191-34-00
Document #: 2026-0002949
Use Code: Single Family Residential
Seller Name: CLAUDE N AND SYLVIA K HEACOX REV TRUST
Lender Name:
Tract Number: 3877-4

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
14 6056 CALLE CAMPOSECO	01/06/2026	\$4,895,500.00	\$661.00	7406	0/5/3	1985	60984.2369614445	Yes	.46

Site Address: RANCHO SANTA FE, CA 92067
Doc Type: Grant Deed
Price Code: R
Buyer Name: RENDA, VINCENT - RENDA, LORI J
Loan Amount:
Legal: **Lot Number:** 320
Map Ref: MAP 9737
City/Muni/Twp: UNINCORPORATED
Subdivision Name: COUNTY OF SAN DIEGO TRACT 38773

APN: 269-172-50-00
Document #: 2026-0002164
Use Code: Single Family Residential
Seller Name: LICHTER FAMILY TRUST
Lender Name:

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
15 6418 PASEO DELICIAS	01/05/2026	\$3,846,500.00	\$1,465.00	2625	0/2/2	1953	42688		1.37

Site Address: RANCHO SANTA FE, CA 92067
Doc Type: Grant Deed
Price Code: R
Buyer Name: DALRY FAMILY TRUST
Loan Amount:
Legal: **Lot Number:** 88
Map Ref: MAP 2089
City/Muni/Twp: RANCHO SANTA FE
Subdivision Name: RANCHO SANTA FE

APN: 266-330-05-00
Document #: 2026-0002070
Use Code: Single Family Residential
Seller Name: ROHDY FAMILY TRUST
Lender Name:

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
16 17323 CIRCA DEL SUR	12/31/2025	\$4,170,000.00	\$938.00	4442	0/4/4	1988	51400.998315178	Yes	1.11

Site Address: RANCHO SANTA FE, CA 92067
Doc Type: Grant Deed
Price Code: R
Buyer Name: DEVINE, JEFFREY D - DEVINE, NURZEDMAA
Loan Amount:
Legal: **Lot Number:** 485
Map Ref: MAP 9755
City/Muni/Twp: UNINCORPORATED
Subdivision Name: TRACT NO 3877-4 FAIRBANKS RANCH

APN: 269-192-55-00
Document #: 2025-0368835
Use Code: Single Family Residential
Seller Name: GERTRAUD H FISCHER HANSELLAR REV TRUST
Lender Name:
Unit: 4



Comparable Sales Data

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
17 6172 VIA POSADA DEL NORTE	12/26/2025	\$3,900,000.00	\$692.00	5634	0/5/3	1990	48351.789323133	Yes	.49

Site Address:	RANCHO SANTA FE, CA 92067	APN:	269-172-29-00
Doc Type:	Grant Deed	Document #:	2025-0364500
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	SAYILIR, TASKIN - SAYILIR, ELIF CAN	Seller Name:	SONNEBORN SEPARATE PROPERTY TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 187	Unit:	2
	Map Ref: MAP 9736		
	City/Muni/Twp: RANCHO SANTA FE		
	Subdivision Name: COUNTY OF SAN DIEGO TRACT 38772		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
18 16942 VIA CUESTA VERDE	12/17/2025	\$9,173,500.00	\$1,043.00	8790	0/5/8	1992	75359.0949308445	Yes	1.05

Site Address:	RANCHO SANTA FE, CA 92091	APN:	269-192-59-00
Doc Type:	Grant Deed	Document #:	2025-0355928
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	BANKERS, MICHAEL A - BANKERS, ERIN G	Seller Name:	DESERT LUXURY PROPERTIES LLC
Loan Amount:		Lender Name:	
Legal:	Lot Number: 474	Unit:	4
	Map Ref: MAP 9755		
	City/Muni/Twp: SAN DIEGO		
	Subdivision Name: TRACT NO 38774 FAIRBANKS RANCH		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
19 16770 VIA DE LOS ROSALES	11/24/2025	\$6,220,000.00	\$851.00	7302	0/5/5	1983	48351.789323133	Yes	1.04

Site Address:	RANCHO SANTA FE, CA 92091	APN:	269-162-02-00
Doc Type:	Grant Deed	Document #:	2025-0333272
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	CAHILL 2021 REVOCABLE TRUST	Seller Name:	ROY AND CHARLENE DURHAM TRUST
Loan Amount:		Lender Name:	
Legal:	Lot Number: 93	Tract Number:	3877-1
	Map Ref: MAP 9622		
	City/Muni/Twp: RANCHO SANTA FE		
	Subdivision Name: FAIRBANKS RANCH UNIT NO 1		

Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
20 6372 LAS COLINAS	11/20/2025	\$8,500,000.00	\$750.00	11325	0/5/7	2002	260925.408329868	Yes	1.18

Site Address:	RANCHO SANTA FE, CA 92067	APN:	266-321-33-00
Doc Type:	Grant Deed	Document #:	2025-0329574
Price Code:	R	Use Code:	Single Family Residential
Buyer Name:	ANTHONY TRUST	Seller Name:	MAMMOTH HOME SD PROPERTIES II LLC
Loan Amount:		Lender Name:	
Legal:	Lot Number: 2		
	Map Ref: FILE 1998-0539893		
	City/Muni/Twp: UNINCORPORATED		
	Subdivision Name: PARCEL MAP NO 18097		



Summary Comparables

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

CLAXTON DANIEL D
16551 ZUMAQUE, RANCHO SANTA FE, CA 92067
APN: 269-090-19-00 - SAN DIEGO COUNTY

Year Built:	1969	Lot:	2.54 AC	Bld/Area:	2960	Pool:	P	RM/BR/Bth:	/3/2	
#	Address	Date	Price	\$/SF	Bld/Area	RM/BR/Bth	YB	Lot	Pool	Proxim.
1	16636 EL ZORRO VIS	04/24/2026	\$7,215,000.00	\$726.00	9932	0/6/7	2010	77101.5000691555	Yes	.97
2	17515 CIRCA ORIENTE	04/23/2026	\$4,134,000.00	\$736.00	5612	0/4/5	1987	53579.0099308445	Yes	1.11
3	6375 LA VALLE PLATEADA	03/23/2026	\$3,550,000.00	\$1,231.00	2882	0/4/2	1980	94525.5722233774	Yes	1.28
4	6039 AVENIDA ALTERAS	03/20/2026	\$7,820,000.00	\$1,077.00	7260	0/6/7	1989	56192.6176383115	Yes	.52
5	6686 CAMINO SAUCITO	03/20/2026	\$3,562,500.00	\$690.00	5156	0/4/3	1996	84071.125815178	Yes	1.20
6	16750 VIA DE LOS ROSALES	03/18/2026	\$5,350,000.00	\$1,123.00	4764	0/4/4	1986	47480.5867539775	Yes	1.06
7	16574 ZUMAQUE	03/09/2026	\$3,050,000.00	\$1,028.00	2965	0/5/3	1966	266152.64451591		.16
8	16727 CAMINO SIERRA DEL SUR	02/20/2026	\$6,600,000.00	\$653.00	10097	0/8/10	1989	66647.0588537335	Yes	1.30
9	17177 CALLE SERENA	02/19/2026	\$4,700,000.00	\$776.00	6051	0/6/6	1991	43560.17	Yes	1.13
10	16985 VIA CUESTA VERDE	02/06/2026	\$5,000,000.00	\$950.00	5263	0/4/6	1986	55757.0163537335	Yes	1.11
11	17770 CALLE MAYOR	01/26/2026	\$4,700,000.00	\$569.00	8248	0/6/8	1993	47480.5867539775	Yes	.66
12	17380 VIA CUATRO CAMINOS	01/16/2026	\$2,850,000.00	\$793.00	3591	0/4/4	1977	43560.17	Yes	1.12
13	17828 CIRCA ORIENTE	01/06/2026	\$4,100,000.00	\$721.00	5686	0/4/4	1989	56192.6176383115	Yes	.75
14	6056 CALLE CAMPOSECO	01/06/2026	\$4,895,500.00	\$661.00	7406	0/5/3	1985	60984.2369614445	Yes	.46
15	6418 PASEO DELICIAS	01/05/2026	\$3,846,500.00	\$1,465.00	2625	0/2/2	1953	42688		1.37
16	17323 CIRCA DEL SUR	12/31/2025	\$4,170,000.00	\$938.00	4442	0/4/4	1988	51400.998315178	Yes	1.11
17	6172 VIA POSADA DEL NORTE	12/26/2025	\$3,900,000.00	\$692.00	5634	0/5/3	1990	48351.789323133	Yes	.49
18	16942 VIA CUESTA VERDE	12/17/2025	\$9,173,500.00	\$1,043.00	8790	0/5/8	1992	75359.0949308445	Yes	1.05
19	16770 VIA DE LOS ROSALES	11/24/2025	\$6,220,000.00	\$851.00	7302	0/5/5	1983	48351.789323133	Yes	1.04
20	6372 LAS COLINAS	11/20/2025	\$8,500,000.00	\$750.00	11325	0/5/7	2002	260925.408329868	Yes	1.18





Neighborhood Overview

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Nearby Neighbors

CLAXTON DANIEL D

16551 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-19-00

Bedrooms: 3

Bathrooms: 2

Square Feet: 2,960

Lot Size: 2.54 AC

Year Built: 1969

Garage: G

CLAXTON DANIEL D

16575 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-18-00

Bedrooms: 6

Bathrooms: 8

Square Feet: 6,437

Lot Size: 2.56 AC

Year Built: 2019

Garage: G

KALENCH JOHN III & YVONNE M REVOCABLE TRUST NO 1

16583 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-17-00

Bedrooms: 4

Bathrooms: 5

Square Feet: 8,003

Lot Size: 2.59 AC

Year Built: 2010

Garage: G

ZINA TRUST (10-03-18)

16560-66 ZUMAQUE ST , RANCHO SANTA FE , CA , 92067

APN: 269-090-36-00

Bedrooms: 4

Bathrooms: 4

Square Feet: 6,070

Lot Size: 6.05 AC

Year Built: 2006

Garage: G

DOM 3 LLC,

16574 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-47-00

Bedrooms: 5

Bathrooms: 3

Square Feet: 2,965

Lot Size: 6.11 AC

Year Built: 1966

Garage: G

ABBOT TRUST (11-11-03)

16509 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-39-00

Bedrooms: 4

Bathrooms: 3

Square Feet: 3,216

Lot Size: 5.06 AC

Year Built: 1978

Garage: G

JUDGE FREDERICK L & JANET H SURVIVORS TRUST (09-18-00)

16612 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-27-00

Bedrooms: 5

Bathrooms: 4

Square Feet: 2,807

Lot Size: 6.63 AC

Year Built: 1968

Garage: G

AASTED FAMILY TRUST (06/07/93)

16729 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-14-00

Bedrooms: 4

Bathrooms: 4

Square Feet: 4,811

Lot Size: 2.51 AC

Year Built: 2010

Garage: G

CLARK FAMILY TRUST (03-26-18)

16531 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-20-00

Bedrooms: 4

Bathrooms: 4

Square Feet: 4,523

Lot Size: 2.51 AC

Year Built: 2009

Garage: G

TIMSHEL TRUST, ; BREZIN ZANGOEI, PARKER SHEA

16515 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-21-00

Bedrooms: 3

Bathrooms: 2

Square Feet: 2,160

Lot Size: 2.5 AC

Year Built: 1971

Garage: G

FONTE ANNIE M REVOCABLE 1998 TRUST (07-14-98)

16526 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-24-00

Bedrooms: 2

Bathrooms: 3

Square Feet: 4,555

Lot Size: 6.04 AC

Year Built: 2009

Garage: G

WILLINGHAM FAMILY TRUST (03-17-08)

16611-13 ZUMAQUE ST , RANCHO SANTA FE , CA , 92067

APN: 269-090-16-00

Bedrooms: 4

Bathrooms: 4

Square Feet: 5,763

Lot Size: 2.52 AC

Year Built: 1993

Garage: G

CRASHING WAVES II LLC

16505 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-41-00

Bedrooms: 7

Bathrooms: 7

Square Feet: 5,137

Lot Size: 3.34 AC

Year Built: 1978

Garage: G

GAUDIO FAMILY TRUST (09-08-09)

16655 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-15-00

Bedrooms: 4

Bathrooms: 4

Square Feet: 5,413

Lot Size: 2.5 AC

Year Built: 2010

Garage: G

TESORO FAMILY TRUST (11-08-94)

16744 ZUMAQUE , RANCHO SANTA FE , CA , 92067

APN: 269-090-33-00

Bedrooms: 4

Bathrooms: 3

Square Feet: 4,381

Lot Size: 2.7 AC

Year Built: 2002

Garage: G

ASHRAF FAMILY TRUST (11-20-11)

6102 AVENIDA PICACHO , RANCHO SANTA FE , CA , 92067

APN: 269-173-01-00

Bedrooms: 4

Bathrooms: 5

Square Feet: 7,800

Lot Size: 8.99 AC

Year Built: 1991

Garage: G



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Private School Report

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Private School Statistics

DIEGUENO COUNTRY SCHOOL

1.23 from subject property

PO BOX 8126
RANCHO SANTA FE, CA 92067-8126
(858) 756-3603
Gender: Coed

- Kindergarten - Grade 6
- Nonsectarian
- Student Teacher Ratio: 1:8.5
- Full Time Equivalent Administrators: 16.6

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	Total
20	21	19	21	21	21	18	141

HORIZON PREP

1.23 from subject property

PO BOX 9070
RANCHO SANTA FE, CA 92067-4070
(858) 756-5599
Gender: Coed

- Kindergarten - Grade 8
- Christian (no specific denomination)
- Student Teacher Ratio: 1:15.6
- Full Time Equivalent Administrators: 17.6

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	Total
60	48	44	32	28	17	18	17	11	275

THE NATIVITY SCHOOL

1.23 from subject property

PO BOX 9180
RANCHO SANTA FE, CA 92067-4180
(858) 756-6763
Gender: Coed

- Kindergarten - Grade 8
- Roman Catholic
- Student Teacher Ratio: 1:12.3
- Full Time Equivalent Administrators: 14.8

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	Total
22	22	22	16	22	17	18	23	20	182

THE RHOADES SCHOOL

3.82 from subject property

141 S RANCHO SANTA FE ROAD
ENCINITAS, CA 92024-4349
(760) 436-1102
Gender: Coed

- Grade N/A - Grade N/A
- Nonsectarian
- Student Teacher Ratio: N/A
- Full Time Equivalent Administrators: 31.5

Grade Membership

Total
300



Private School Report

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Private School Statistics

SHEPHERD SCHOOL 3.89 from subject property

9069 ROTHERHAM AVENUE
SAN DIEGO, CA 92129-3125
(858) 484-8266
Gender: Coed

- Kindergarten - Grade 9
- Nonsectarian
- Student Teacher Ratio: 1:2.0
- Full Time Equivalent Administrators: 10

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	Total
2	2	3	1	2	4	1	1	3	1	20

CCHAT CENTER SAN DIEGO 3.95 from subject property

2210 ENCINITAS BLVD STE G
ENCINITAS, CA 92024-4359
(760) 634-7953
Gender: Coed

- Prekindergarten - Grade 1
- Nonsectarian
- Student Teacher Ratio: 1:0.7
- Full Time Equivalent Administrators: 3

Grade Membership

PK	GR - 1	Total
7	2	9

CAL COAST ACADEMY 4.55 from subject property

983 LOMAS SANTA FE DRIVE STE G
SOLANA BEACH, CA 92075-2136
(858) 481-0882
Gender: Coed

- Prekindergarten - Grade 12
- Christian (no specific denomination)
- Student Teacher Ratio: 1:4.0
- Full Time Equivalent Administrators: 9.8

Grade Membership

PK	KDGN	GR - 1	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
1	4	2	1	1	1	1	2	1	6	6	14	40

ENCINITAS COUNTRY DAY SCHOOL 4.55 from subject property

3616 MANCHESTER AVENUE
ENCINITAS, CA 92024-4918
(760) 942-1111
Gender: Coed

- Prekindergarten - Grade 6
- Nonsectarian
- Student Teacher Ratio: 1:8.5
- Full Time Equivalent Administrators: 13.8

Grade Membership

PK	KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	Total
250	48	20	19	13	5	9	3	367



Private School Report

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Private School Statistics

THE GRAUER SCHOOL 4.71 from subject property

1500 S EL CAMINO REAL
ENCINITAS, CA 92024-4908
(760) 944-6777
Gender: Coed

- Grade 6 - Grade 12
- Nonsectarian
- Student Teacher Ratio: 1:5.4
- Full Time Equivalent Administrators: 14.3

Grade Membership

GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
4	11	17	5	13	18	9	77

SANTA FE MONTESSORI SCHOOL 4.93 from subject property

PO BOX 745
SOLANA BEACH, CA 92075-0745
(858) 755-3232
Gender: Coed

- Grade UG - Grade UG
- Nonsectarian
- Student Teacher Ratio: 1:14.1
- Full Time Equivalent Administrators: 16

Grade Membership

Total
225

DEL MAR PINES SCHOOL 4.93 from subject property

3975 TORRINGTON STREET
SAN DIEGO, CA 92130-1293
(858) 481-5615
Gender: Coed

- Kindergarten - Grade 6
- Nonsectarian
- Student Teacher Ratio: 1:9.8
- Full Time Equivalent Administrators: 15.4

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	Total
20	22	22	22	22	22	21	151

SANTA FE CHRISTIAN SCHOOLS 4.95 from subject property

838 ACADEMY DRIVE
SOLANA BEACH, CA 92075-2034
(858) 755-8900
Gender:

- Prekindergarten - Grade 12
- Christian (no specific denomination)
- Student Teacher Ratio: N/A
- Full Time Equivalent Administrators: N/A

Grade Membership

PK	KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	GR - 9	GR - 10	GR - 11	GR - 12	Total
78	47	51	55	60	66	66	72	96	99	97	95	78	96	1,056



Private School Report

16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Private School Statistics

DEL MAR MONTESSORI SCHOOL

5.04 from subject property

PO BOX 15 2293 DEL MAR HEIGHTS ROAD
DEL MAR, CA 92014-0015
(858) 481-1963
Gender: Coed

- Kindergarten - Grade 6
- Nonsectarian
- Student Teacher Ratio: 1:3.7
- Full Time Equivalent Administrators: 3.8

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	Total
2	2	2	2	2	2	2	14

MARANATHA CHRISTIAN SCHOOLS

5.24 from subject property

12855 BLACK MOUNTAIN ROAD
SAN DIEGO, CA 92129-3656
(858) 484-0689
Gender: Coed

- Kindergarten - Grade 8
- Christian (no specific denomination)
- Student Teacher Ratio: 1:19.6
- Full Time Equivalent Administrators: 17.8

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	Total
27	29	37	33	37	49	51	40	46	349

ST JAMES ACADEMY SCHOOL

5.36 from subject property

623 S NARDO AVENUE
SOLANA BEACH, CA 92075-2307
(858) 755-1777
Gender: Coed

- Kindergarten - Grade 8
- Roman Catholic
- Student Teacher Ratio: 1:18.7
- Full Time Equivalent Administrators: 14.3

Grade Membership

KDGN	GR - 1	GR - 2	GR - 3	GR - 4	GR - 5	GR - 6	GR - 7	GR - 8	Total
30	29	29	30	31	32	26	30	30	267



16551 ZUMAQUE, RANCHO SANTA FE, CA 92067

Population Demographics



Area	2011	2020	Growth Rate	Growth Centile
ZIP 92067	7,576	8,968	18.4%	80.7%
National	306,603,772	326,569,308	6.5%	62.5%

Household Demographics



Area	2011	2020	Household Growth Rate	Average Household Size
ZIP 92067	2,749	2,867	4.3%	3.1
National	114,761,359	122,354,219	6.6%	2.6

Family Demographics



Area	2011	2020	Family Growth Rate
ZIP 92067	2,222	2,448	10.2%
National	76,507,230	79,849,830	4.4%

Age Distribution Demographics



Area	0-4	5-9	10-14	15-19	20-24	25-44	45-64	65-84	85+
ZIP 92067	6.6%	7.6%	6.7%	5.6%	4.3%	18.2%	26.5%	21.9%	2.4%
National	6.0%	6.1%	6.5%	6.5%	6.7%	26.5%	25.6%	14.1%	2.0%

Gender Ratio



Area	2020 Male Ratio	Female Ratio
ZIP 92067	45.2%	54.8%
National	49.2%	50.8%

Household Income Demographics



Area	% < \$25K	% \$25K-50K	% \$50K-100K	% \$100K-150K	% >\$150K
ZIP 92067	9.4%	4.1%	8.3%	12.6%	13.0%
National	18.4%	20.6%	30.0%	15.6%	7.1%

Median Household Income Demographics



Area	2020	Per Capita Income
ZIP 92067	\$212,188.00	\$93,397.13
National	\$64,994.00	\$34,299.49

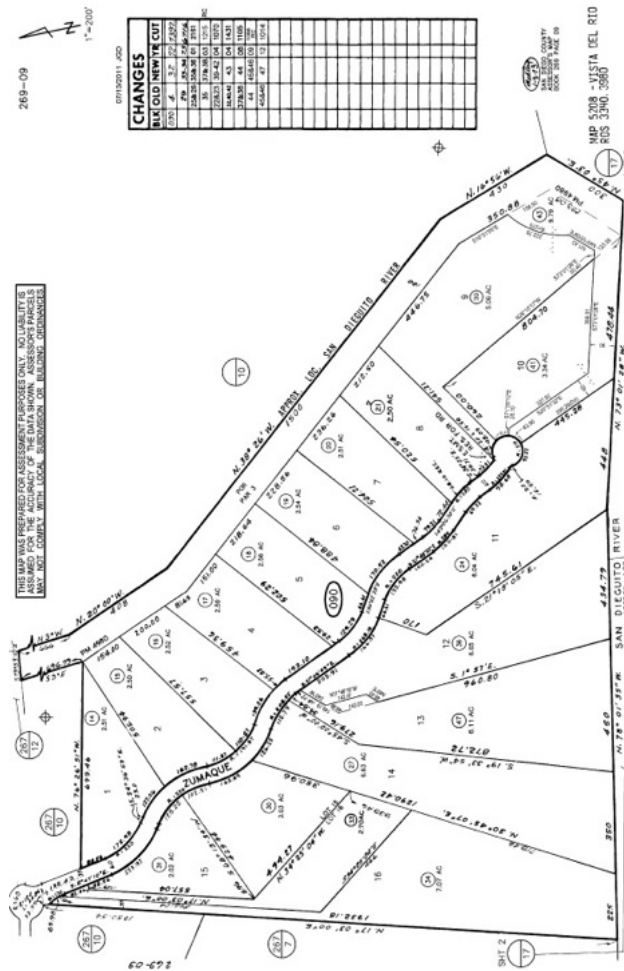
Household Income Percentile Demographics



Area	National	State
ZIP 92067	99.9%	99.7%



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