



PROPERTY PROFILE

Date: 07/21/2024
Property: CA
APN: 341-160-35-00-5
County: KERN

Subject Property Location

Property Address

City, State & Zip

, CA

County

KERN COUNTY

Mailing Address

Census Tract

0055.10

Thomas Bros Pg-Grid

Property Use

Residential - Vacant Land

Parcel Number

341-160-35-00-5

Latitude

35.604198

Longitude

-117.849768

Report Date: 07/21/2024

Order ID: R154755951

Legal Description Details Lot Number: 3 Brief Description: PARCEL MAP 1897, LOT 3 Recorder's Map Ref: PM 1897

Current Ownership Information *Source of Ownership data: Recorder Information

| | | | |
|-----------------------|---------------------|----------------|------------|
| Primary Owner Name(s) | MAO DEVELOPERS LLC, | Sale Price | \$1,250 |
| | | Sale Date | |
| | | Recording Date | 04/13/2023 |
| Vesting | | Recorder Doc # | 223043784 |
| | | Book/Page | |

Latest Full Sale Information

| | | | |
|-----------------------|----------------------|----------------|------------|
| Primary Owner Name(s) | LOANVALLEY.COM CORP, | Sale Price | \$4,000 |
| | | Sale Date | 07/05/2006 |
| | | Recording Date | 07/19/2006 |
| Vesting | | Recorder Doc # | 0206175870 |
| | | Book/Page | |



Financing Details at Time of Purchase

No financing details available

Property Characteristics

| | | | | | | |
|--|--------------------|---------------------------|--------------------|--|------------------|--------------|
|  | Bedrooms | | Year Built | | Living Area (SF) | 0 |
| | Bathrooms/Partial | | Garage/No. of Cars | | Price (\$/SF) | |
| | Total Rooms | | Stories/Floors | | Lot Size (SF/AC) | 109,336/2.51 |
| | Construction Type | | No. of Units | | Fireplace | |
| | Exterior Walls | | No. of Buildings | | Pool | |
| | Roof Material/Type | | Basement Type/Area | | Heat Type | |
| | Foundation Type | | Style | | A/C | |
| | Property Type | Vacant Land | View | | Elevator | |
| | Land Use | Residential - Vacant Land | | | Zoning | |
| | | | | | | |

Assessment & Taxes

| | | | | | | |
|--|----------------------|---------|---------------------|--------------------------|---------------|---------|
|  | Assessment Year | 2023 | Tax Year | 2023 | Tax Exemption | |
| | Total Assessed Value | \$5,142 | Tax Amount | \$55.86 | Tax Rate Area | 111-009 |
| | Land Value | \$5,142 | Tax Account ID | | | |
| | Improvement Value | | Tax Status | Delinquent | | |
| | Improvement Ratio | | Delinquent Tax Year | 2023 | | |
|  | Total Value | | | Market Improvement Value | | |
| | Market Land Value | | | Market Value Year | | |

Lien History

| Trans. ID | Recording Date | Lender | Amount | Purchase Money |
|----------------------|----------------|--------|--------|----------------|
| No details available | | | | |

Subject Property Location

Property Address

City, State & Zip , CA

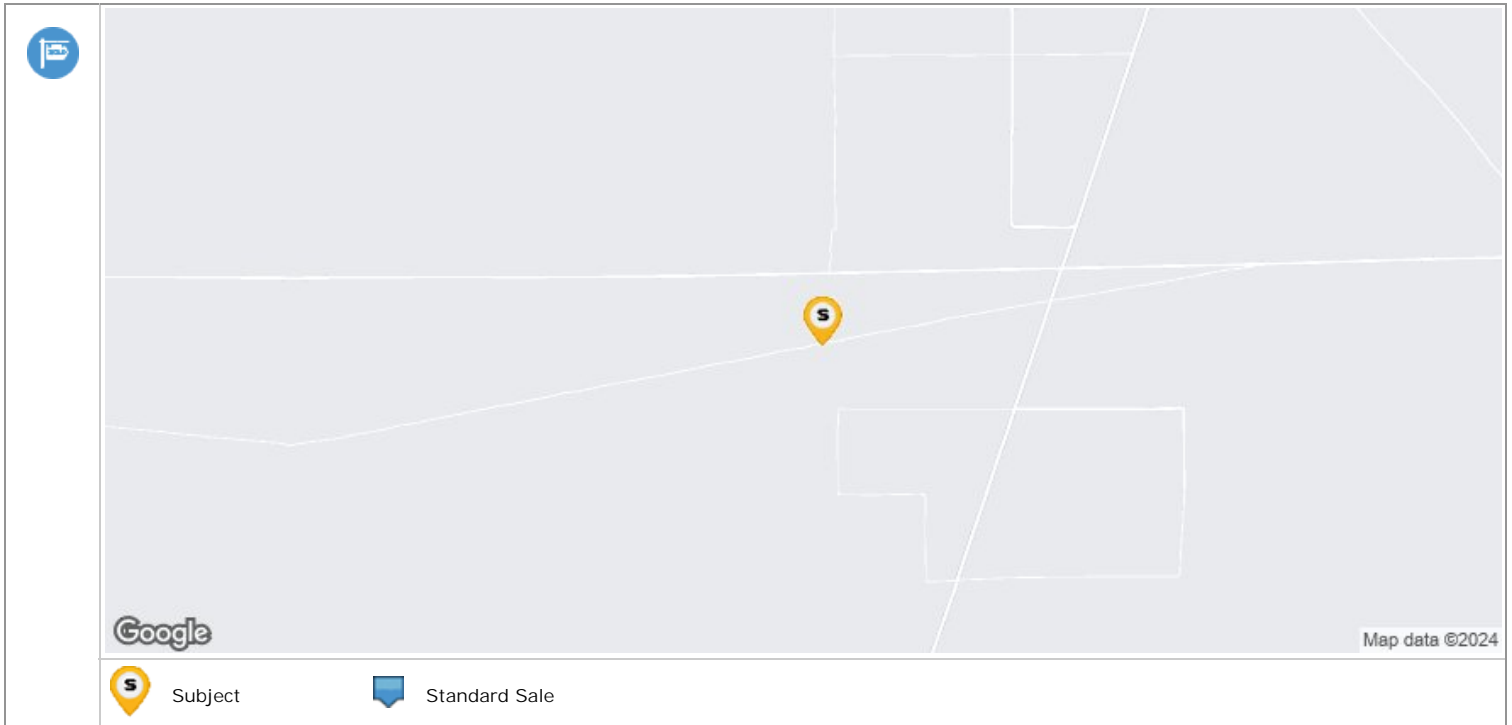
Report Date: 07/21/2024

Order ID: R154755952

County: KERN

Comparable Sales

No comparable sales found for subject property with selected filter criteria.



Subject Property Location

Property Address

City, State & Zip

, CA

County

KERN COUNTY

Mailing Address

Property Use

Parcel Number

Report Date: 07/21/2024

Order ID: R154755953

Residential - Vacant Land

341-160-35-00-5

Transaction Summary

| Trans ID | Recording Date | Document Type | Document Description | Sale Price / Loan Amount | Document Number | Buyer / Borrower | Seller |
|----------|----------------|---------------|---------------------------------|--------------------------|-----------------|---------------------|---------------------|
| 1 | 04/13/2023 | Deed | Public Action or Sold for Taxes | \$1,250 | 223043784 | MAQ DEVELOPERS LLC | OGLA, ROBERT M |
| 2 | 01/22/2007 | Deed | Corporation deed | \$4,000 | 0207015750 | OGLA, ROBERT M | LOANVALLEY.COM CORP |
| 3 | 07/19/2006 | Deed | Grant Deed | \$4,000 | 0206175870 | LOANVALLEY.COM CORP | KANO, CHIEKO |
| 4 | | Deed | | | | | |

Transaction History Legend



Transfer



Mortgage



Mortgage Assignment



Foreclosure Activity



Mortgage Release

Transaction Details

Transfer

| | | | | | | |
|--|---|--------------------|----------------------|---------------------------------|------------------------------|----------------|
| | Transaction ID | 1 | Recorder Doc Number | 223043784 | Partial Interest Transferred | |
| | Sale Date | 04/11/2023 | Document Type | Deed | Type of Transaction | Forced Sale |
| | Sale Price | \$1,250 | Document Description | Public Action or Sold for Taxes | Multiple APNs on Deed | |
| | Recorder Book/Page | | Recording Date | 04/13/2023 | Property Use | |
| | Buyer 1 | MAQ DEVELOPERS LLC | Buyer 1 Entity | Limited Liability Company | Buyer Vesting | |
| | Buyer 2 | | Buyer 2 Entity | | Buyer Mailing Address | |
| | Seller 1 | OGLA, ROBERT M | Seller 1 Entity | Trustor or Debtor | Seller Mailing Address | |
| | Seller 2 | | Seller 2 Entity | | Legal City/ Muni/ Township | UNINCORPORATED |
| | Legal Recorder's Map Ref | MB 11 PG 198 | Legal Subdivision | PARCEL MAP 1897 | Legal Section/ Twn/ Rng/ Mer | |
| | Legal Brief Description/ Unit/ Phase/ Tract | | | | Title Company Name | NONE AVAILABLE |

Transfer

| | | | | | | |
|--|--------------------|----------------|----------------------|------------------|------------------------------|---|
| | Transaction ID | 2 | Recorder Doc Number | 0207015750 | Partial Interest Transferred | |
| | Transfer Date | 01/19/2007 | Document Type | Deed | Type of Transaction | Non Arms-Length Transfer |
| | Sale Price | \$4,000 | Document Description | Corporation deed | Multiple APNs on Deed | |
| | Recorder Book/Page | | Recording Date | 01/22/2007 | Property Use | |
| | Buyer 1 | OGLA, ROBERT M | Buyer 1 Entity | Married Man | Buyer Vesting | Married Man as his sole and separate property |
| | Buyer 2 | | Buyer 2 Entity | | Buyer Mailing Address | 11 SHARON DR, FISHKILL, NY 12524-1317 |

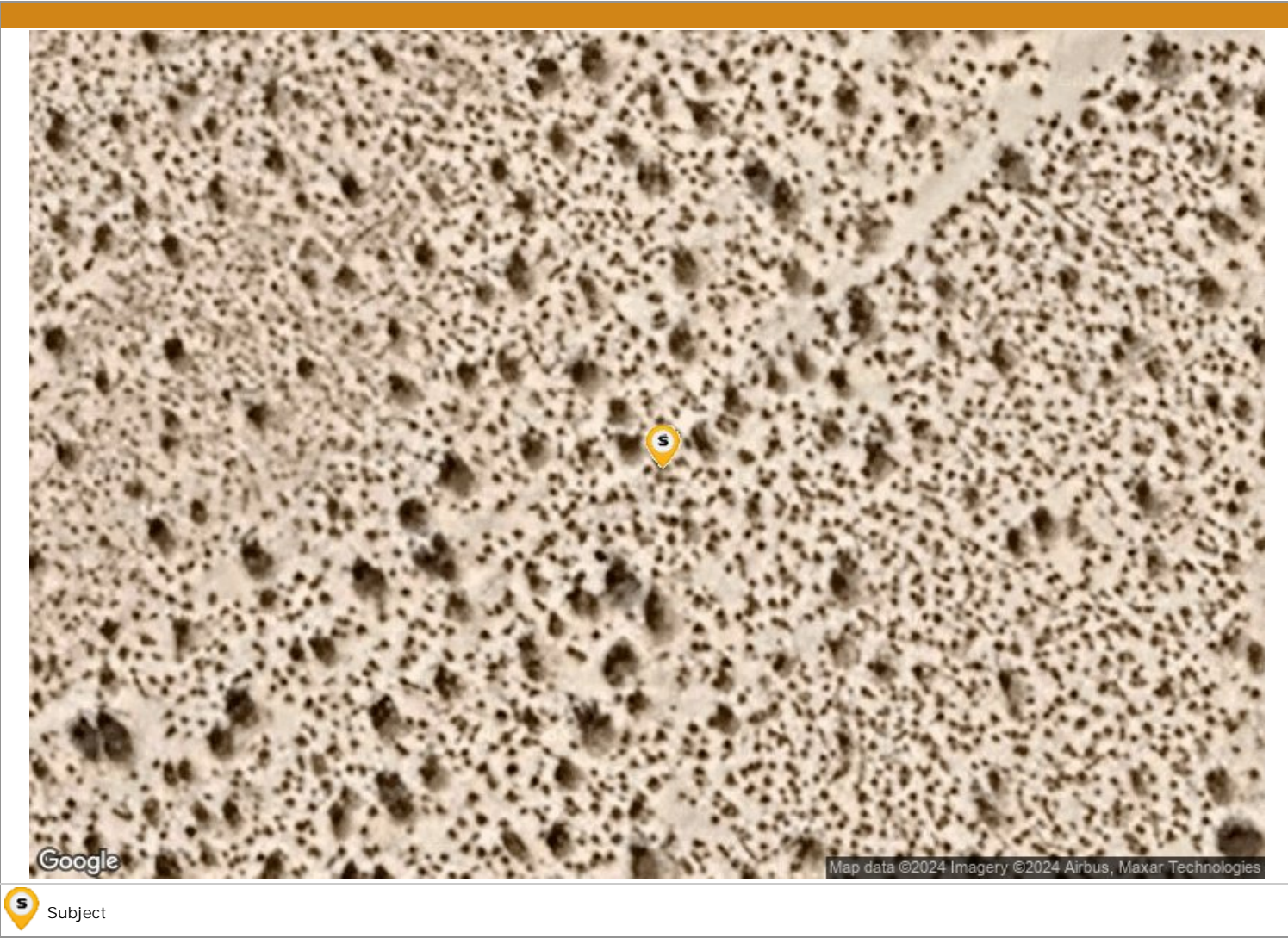
| | | | | | | |
|--|---|---------------------|-----------------------------|------------------------|------------------------------|--|
| | Seller 1 | LOANVALLEY.COM CORP | Seller 1 Entity | Company or Corporation | Seller Mailing Address | |
| | Seller 2 | | Seller 2 Entity | | Legal City/ Muni/ Township | CALIFORNIA CITY |
| | Legal Recorder's Map Ref | PM1897 MB11 PG198 | Legal Subdivision | | Legal Section/ Twn/ Rng/ Mer | |
| | Legal Brief Description/ Unit/ Phase/ Tract | | | | Title Company Name | NONE AVAILABLE |
| Transfer | | | | | | |
|  | Transaction ID | 3 | Recorder Doc Number | 0206175870 | Partial Interest Transferred | |
| | Sale Date | 07/05/2006 | Document Type | Deed | Type of Transaction | Non Residential Transfer |
| | Sale Price | \$4,000 | Document Description | Grant Deed | Multiple APNs on Deed | |
| | Recorder Book/Page | | Recording Date | 07/19/2006 | Property Use | |
| | Buyer 1 | LOANVALLEY.COM CORP | Buyer 1 Entity | Company or Corporation | Buyer Vesting | |
| | Buyer 2 | | Buyer 2 Entity | | Buyer Mailing Address | 84 W SANTA CLARA ST STE 820, SAN JOSE, CA 95113-1810 |
| | Seller 1 | KANO, CHIEKO | Seller 1 Entity | Single woman | Seller Mailing Address | |
| | Seller 2 | | Seller 2 Entity | | Legal City/ Muni/ Township | INYOKERN |
| | Legal Recorder's Map Ref | PM1897 MB11 PG198 | Legal Subdivision | | Legal Section/ Twn/ Rng/ Mer | |
| | Legal Brief Description/ Unit/ Phase/ Tract | | | | Title Company Name | NONE AVAILABLE |
| Transfer | | | | | | |
|  | Transaction ID | 4 | Recorder Doc Number | | Partial Interest Transferred | |
| | Transfer Date | | Document Type | Deed | Type of Transaction | Per Assessor |
| | Sale Price | | Document Description | | Multiple APNs on Deed | |
| | Recorder Book/Page | | Recording Date | | Property Use | Residential - Vacant Land |
| | Buyer 1 | | Buyer 1 Entity | | Buyer Vesting | |
| | Buyer 2 | | Buyer 2 Entity | | Buyer Mailing Address | |
| | Seller 1 | | Seller 1 Entity | | Seller Mailing Address | |
| | Seller 2 | | Seller 2 Entity | | Legal City/ Muni/ Township | |
| | Legal Recorder's Map Ref | | Legal Subdivision | | Legal Section/ Twn/ Rng/ Mer | |
| | Legal Brief Description/ Unit/ Phase/ Tract | | PARCEL MAP 1897, LOT 3/ / / | | Title Company Name | |

Subject Property Location

Report Date: 07/21/2024
Order ID: R154755954

Property Address
City, State & Zip , CA
County KERN COUNTY
Mailing Address
Owner Name MAQ DEVELOPERS LLC,

Property Use Residential - Vacant Land
Parcel Number 341-160-35-00-5



Subject Property Location

Property Address

City, State & Zip

County

Mailing Address

, CA

KERN COUNTY

Report Date: 07/21/2024

Order ID: R154755955

Property Use

Parcel Number

Residential - Vacant Land

341-160-35-00-5

Subject Property

| | | | | | |
|-------------------|------------------------------------|--------------------|-------------------|------------------|-----------------|
| Address | 7935 CHURCH RD, INYOKERN, CA 93527 | | | APN | 341-010-53-00-3 |
| Owner | HICKLE WILLIAM H | | | Lot Size (SF/AC) | 896,029/20.57 |
| Bedrooms | 0 | Year Built | 1985 | Living Area (SF) | 1,584 |
| Bathrooms/Partial | | Garage/No. of Cars | Attached Garage/3 | Phones | |

Nearby Neighbor #1

| | | | | | |
|-------------------|---------------------------------|--------------------|------|------------------|-----------------|
| Address | 349 HAWK ST, INYOKERN, CA 93527 | | | APN | 341-010-54-00-6 |
| Owner | YU, JUNA MAE CHIEN | | | Lot Size (SF/AC) | 892,109/20.48 |
| Bedrooms | 0 | Year Built | 1979 | Living Area (SF) | 1,536 |
| Bathrooms/Partial | | Garage/No. of Cars | | Phones | |

Subject Property Location

Report Date: 07/21/2024

Property Address

Order ID: R154755956

City, State & Zip

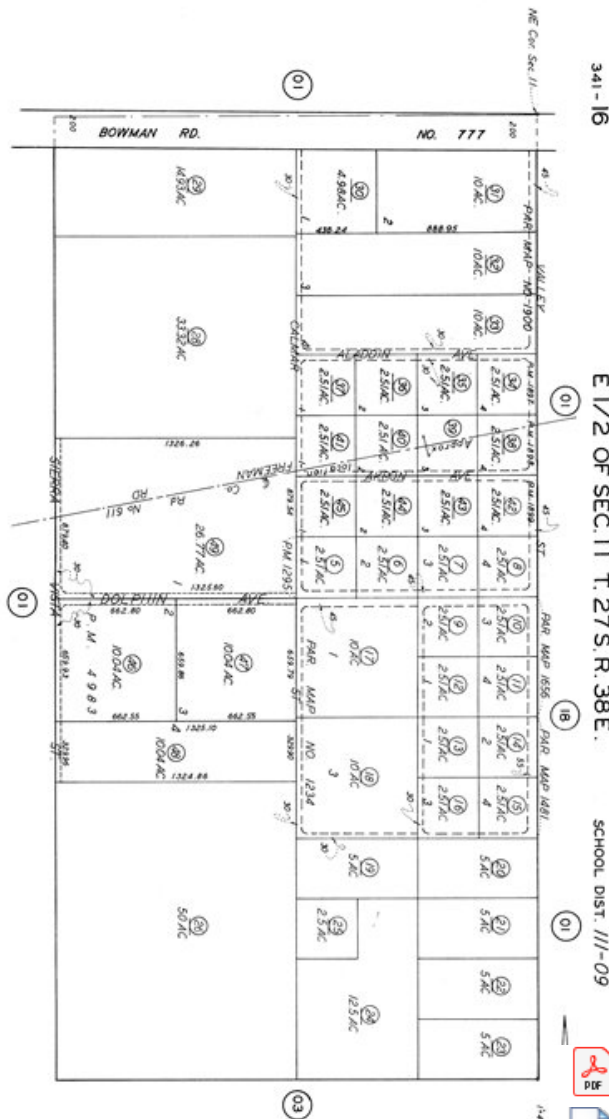
, CA

County

KERN COUNTY

Parcel Number

341-160-35-00-5



ASSESSORS MAP NO. 341-16
COUNTY OF KERN

Disclaimer

THIS REPORT IS INTENDED FOR USE BY YOU AS AN END USER SOLELY FOR YOUR INTERNAL BUSINESS PURPOSES. YOU SHALL NOT RESELL, RELICENSE OR REDISTRIBUTE THIS REPORT, IN WHOLE OR IN PART. THE USE OF THIS REPORT BY ANY PARTY OTHER THAN YOURSELF FOR ANY PURPOSE IS STRICTLY PROHIBITED. THIS REPORT IS PROVIDED AS-IS WITHOUT WARRANTY OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATION, ANY WARRANTIES OF MERCHANTABILITY, NON-INFRINGEMENT, OR FITNESS FOR A PARTICULAR PURPOSE. INTERCONTINENTAL EXCHANGE, INC. (ICE) SHALL HAVE NO LIABILITY IN CONTRACT, TORT, OR OTHERWISE ARISING OUT OF OR IN CONNECTION WITH THIS REPORT. ICE DOES NOT REPRESENT OR WARRANT THAT THE REPORT IS COMPLETE OR FREE FROM ERROR. YOU UNDERSTAND AND ACKNOWLEDGE THAT THE AVAILABILITY, COMPLETENESS AND FORMAT OF THE DATA ELEMENTS MAY VARY SUBSTANTIALLY FROM AREA-TO-AREA. THE INFORMATION CONTAINED IN THIS REPORT IS DERIVED FROM PUBLICLY AVAILABLE SOURCES FOR THE SUBJECT PROPERTY OR COMPARABLE PROPERTIES LISTED ABOVE AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY ICE THROUGH ANY FORM OF INSPECTION OR REVIEW. THIS REPORT DOES NOT CONSTITUTE AN APPRAISAL OF ANY KIND AND SHOULD NOT BE USED IN LIEU OF AN INSPECTION OF A SUBJECT PROPERTY BY A LICENSED OR CERTIFIED APPRAISER. THIS REPORT CONTAINS NO REPRESENTATIONS, OPINIONS OR WARRANTIES REGARDING THE SUBJECT PROPERTY'S ACTUAL MARKETABILITY, CONDITION (STRUCTURAL OR OTHERWISE), ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS, AND ANY REFERENCE TO ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS IS FOR INFORMATIONAL PURPOSES ONLY AND SHALL BE INDEPENDENTLY VERIFIED BY THE END USER. THE INFORMATION CONTAINED HEREIN SHALL NOT BE UTILIZED: (A) TO REVIEW OR ESTABLISH A CONSUMER'S CREDIT AND/OR INSURANCE ELIGIBILITY OR FOR ANY OTHER PURPOSE THAT WOULD CAUSE THE REPORT TO CONSTITUTE A "CONSUMER REPORT" UNDER THE FAIR CREDIT REPORTING ACT, 15 U.S.C. § 1681 ET SEQ.; OR (B) IN CONNECTION WITH CERTIFICATION OR AUTHENTICATION OF REAL ESTATE OWNERSHIP AND/OR REAL ESTATE TRANSACTIONS. ADDITIONAL TERMS AND CONDITIONS SHALL APPLY PURSUANT TO THE APPLICABLE AGREEMENT.

