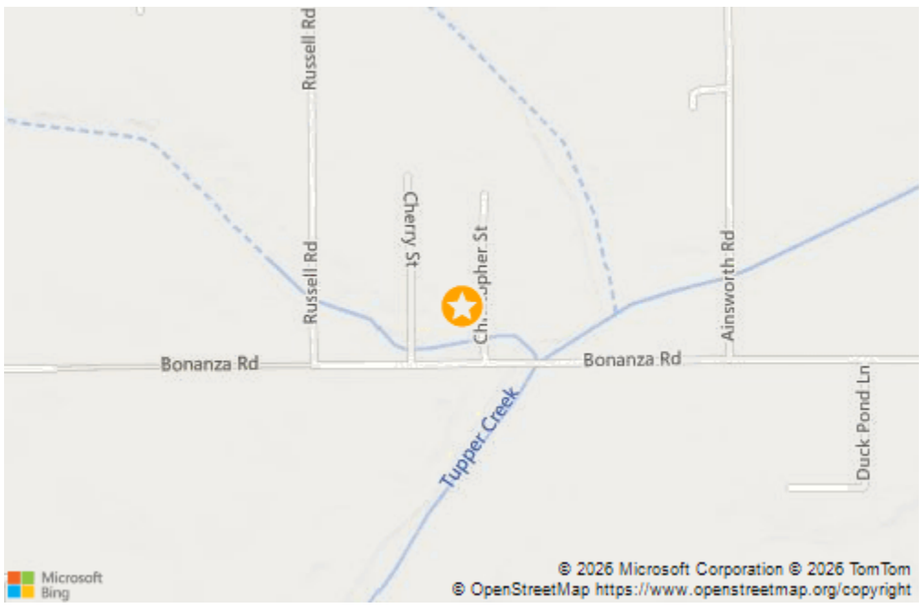
ICE SiteX Report

OrderID: 98671612

SiteX Property Information Report



Subject Property Location

13434 CHRISTOPHER ST, LAKE ODESSA, MI 48849-8523

County:	**IONIA MI**	Census Tract:	260670312.003003
Property Use:	Mobile/Manufactured Home (regardless of Land ownership)	Zoning:	
Parcel Number:	34-100-190-000-013-00	Thomas Bros Pg-Grid:	

Valuation

Value:	**$246,000**	FSD:	15	Common Confidence Score:	44
Value Range:	$209,100 - $282,900	ICE Confidence Score:	85		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	100
Assd Land Value:	$11,400	Market Land Value:	$22,800	Tax Year:	2025
Assd Improvement:	$56,100	Market Improvment Value:	$112,200	Total Taxable Value:	$1,138
Total Assessed Value:	$67,500	Total Assessor Market Value:	$135,000	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

District: 100 Legal Unit: 13 Sec/Twnship/Range: SEC 27 TWN 05N RNG 07W

Abbreviated Description:	BONANZA HILLS CONDO PLAT UNIT #13 SEC 27 T5N R7W ODESSA TWP, IONIA COUNTY, MICHIGAN SPLIT ON 03/01/2002 FROM
City/Muni/Twp:	ODESSA TOWNSHIP

Property Characteristics

Lot Size:	31,320 SF	Bedrooms:	3	Pool:	
Building Area:	1560 SF	Baths:	2	Fireplace:	
Year Built:	2005	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:		Heating:	Forced Air
Number of Stories:	1+B	Number of Cars:		A/C:	Yes
Style:		Basement:	Yes	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/05/2014	Sales Price:	$6,000
Document #:	BK-PG 633-8232	Type of Sale:	Full Amount on Deed
Contract Date:	05/01/2014		
Document Type:			

Legal Description:

Subdivision: IONIA COUNTY CONDOMINIUM SUBDIVISION PLANO NO 27 Legal Unit: 2
Abbreviated Description: CONDO NAME: BONANZA HILLS
City/Muni/Twp: BERLIN

Mortgage Record

Recording Date:	12/31/2013	Loan Amount:	N/A
Document #:	BK-PG 632-5972	Loan Type:	FHA
TD Due Date:	01/01/2044	Type Finance:	

Legal Description:

Subdivision: BONANZA HILLS Legal Unit: 13
Abbreviated Description: CONDO NAME: IONIA COUNTY CONDOMINIUM SUBDIVISION; PLAN 27
City/Muni/Twp: ODESSA

Prior Transfer

Recording Date:	12/31/2013	Sales Price:	$64,000
Document #:	BK-PG 632-5970	Type of Sale:	Full Amount on Deed

ICE SiteX Report

OrderID: 98671612

Contract Date: 12/27/2013
Document Type:
Legal Description:
Subdivision: IONIA COUNTY CONDOMINIUM SUBDIVISION Legal Unit: 13
Abbreviated Description: PLAN 27; CONDO NAME: BONANZA HILLS
City/Muni/Twp: ODESSA

Prior Transfer

Recording Date: 12/24/2013
Document #: BK-PG -
Document Type:
Sales Price: $64,000
Type of Sale: Per Assessor Transaction History
Legal Description:
District: 100 Legal Unit: 13 Sec/Twnship/Range: SEC 27 TWN 05N RNG 07W
Abbreviated Description: BONANZA HILLS CONDO PLAT UNIT #13 SEC 27 T5N R7W ODESSA TWP, IONIA COUNTY, MICHIGAN SPLIT ON 03/01/2002 FROM
City/Muni/Twp: ODESSA TOWNSHIP

Prior Transfer

Recording Date: 09/04/2013
Document #: BK-PG 631-3082
Contract Date: 11/01/2012
Document Type:
Sales Price: N/A
Type of Sale: Transfer Tax on doc. indicated as EXEMPT
Legal Description:
Subdivision: IONIA COUNTY CONDOMINIUM SUBDIVISION Legal Unit: 13
Abbreviated Description: PLAN 27; CONDO NAME: BONANZA HILLS

Prior Transfer

Recording Date: 07/06/2010
Document #: BK-PG 616-7966
Contract Date: 06/16/2010
Document Type:
Sales Price: N/A
Type of Sale: Full-Computed from Transfer Tax
Legal Description:
Subdivision: BONANZA HILLS

Prior Transfer

Recording Date: 11/05/2008
Document #: BK-PG 610-00703
Contract Date: 10/30/2008
Document Type:
Sales Price: N/A
Type of Sale: Transfer Tax on doc. indicated as EXEMPT
Legal Description:
Subdivision: BONANZA HILLS Legal Unit: 13
City/Muni/Twp: ODESSA

Prior Transfer

Recording Date: 01/24/2008
Document #: BK-PG 606-06856
Contract Date: 11/26/2007
Document Type:
Sales Price: N/A
Type of Sale: Transfer Tax on doc. indicated as EXEMPT
Legal Description:
Subdivision: BONANZA HILLS Legal Unit: 13 Map Ref: LB559 PG7514
Abbreviated Description: IONIA COUNTY CONDO SUB PLAN #27
City/Muni/Twp: ODESSA

Prior Transfer

Recording Date: 05/23/2007
Document #: BK-PG 603-01848
Contract Date: 05/17/2007
Document Type:
Sales Price: $185,500
Type of Sale: Full Amount on Deed
Legal Description:
Subdivision: BONANZA HILLS Legal Unit: 13 Map Ref: LB559 PG7514
Abbreviated Description: IONIA COUNTY CONDO SUB PLAN #27
City/Muni/Twp: ODESSA

Mortgage Record

Recording Date: 11/17/2005
Document #: BK-PG 593-01502
TD Due Date: 11/01/2035
Loan Amount: N/A
Loan Type: FHA
Type Finance: ADJ
Legal Description:

Prior Transfer

Recording Date: 07/22/2005
Document #: BK-PG 590-03944
Contract Date: 06/23/2005
Document Type:
Sales Price: $13,900
Type of Sale: Full Amount on Deed
Legal Description:
Subdivision: BONANZA HILLS Legal Unit: 13
Abbreviated Description: IONIA COUNTY CONDO SUB PLAN #27
City/Muni/Twp: ODESSA

Prior Transfer

Recording Date: 07/12/2005
Document #: BK-PG 590-3946
Document Type:
Sales Price: $162,000
Type of Sale: Full-Computed from Transfer Tax
Legal Description:

Prior Transfer

Recording Date: 12/01/2004
Document #: BK-PG 585-04632
Contract Date: 11/19/2004
Sales Price: N/A
Type of Sale: Full-Computed from Transfer Tax

ICE SiteX Report

OrderID: 98671612

Document Type:
Legal Description:
Subdivision: BONANZA HILLS Legal Unit: 13
Abbreviated Description: IONIA COUNTY CONDO SUB PLAN #27 LOCATION:CHRISTOPHER ST LAKE ODESSA MI 48849

No Comparable Sales Found

The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**13434 CHRISTOPHER ST**	**12/24/2013**	$135,000	$67,500	1,560	/3/2	2005	31,320 SF	
.04Mi.	**13431 CHERRY ST**	**03/10/2020**	$109,200	$54,600	1,080	/3/2	2002	29,664 SF	
.05Mi.	**13407 CHERRY ST**	**05/16/2005**	$101,200	$50,600	1,188	/3/2	2002	29,708 SF	
.05Mi.	**13374 CHRISTOPHER ST**	**11/15/2023**	$103,800	$51,900	1,620	/3/2	1996	31,320 SF	
.07Mi.	**13383 CHERRY ST**	**02/06/2017**	$98,400	$49,200	1,680	/3/2	1988	29,751 SF	
.07Mi.	**13375 CHRISTOPHER ST**	**09/17/2003**	$124,400	$62,200	1,350	/3/2	2004	28,924 SF	
.09Mi.	**13438 CHERRY ST**	**06/05/2009**	$121,800	$60,900	1,568	/3/2	2002	2 SF	
.1Mi.	**13361 CHERRY ST**	**09/04/2015**	$148,600	$74,300	1,456	/3/2	2001	1 SF	
.1Mi.	**13404 CHERRY ST**	**03/19/2024**	$183,400	$91,700	1,404	/3/2	2001	2 SF	
.12Mi.	**13378 CHERRY ST**	**06/30/2003**	$158,200	$79,100	1,782	/3/2	2001	2 SF	
.15Mi.	**13310 CHRISTOPHER ST**	**12/02/2003**	$150,200	$75,100	1,680	/3/2	2004	2 SF	
.15Mi.	**13342 CHERRY ST**	**10/04/2019**	$234,400	$117,200	1,456	/3/2	2001	2 SF	
.19Mi.	**13316 CHERRY ST**	**03/12/2025**	$145,000	$72,500	1,456	/3/2	1997	2 SF	
.19Mi.	**13350 AINSWORTH RD**	**05/15/2008**	$267,800	$133,900	1,848	/2/2	2001	22 SF	
.22Mi.	**13293 RUSSELL RD**	**10/24/2002**	$143,200	$71,600	1,344	/3/2	2000	2 SF	
.47Mi.	**1855 OAK RIDGE DR**		$28,400	$14,200	672	/2/1		8,843 SF	

Rent vs. Own

Households Occupied by Renters:	17%	Households Occupied by Owners:	75%

Demographics & Income

Median Age:	39.1 years old	Households:	2,362
Median Household Income:	$78,740	Households w/Family:	72%
Household Income Per Capita:	$37,695	Households w/Family Married:	58%
Most Common Education Level:	High School Graduate	Households w/Family Children:	34%

School District

School District Zone:	Lakewood Public Schools	Students:	1,595
Number of Schools:	4	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.35Mi.	**Lakewood High School** Number of Students: 473 Student-Teacher Ratio: 22.04 Advanced Placement: Yes	B-	Public	9 - 12
1.44Mi.	**Lakewood Elementary School** Number of Students: 461 Student-Teacher Ratio: 18.15	C+	Public	1 - 4
2.45Mi.	**Lakewood Middle School** Number of Students: 514 Student-Teacher Ratio: 21.33	B-	Public	5 - 8

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	62%	NOTABLY LOWER
BURGLARY	119%	HIGHER
MOTOR VEHICLE THEFT	77%	NOTABLY LOWER
FORCIBLE ROBBERY	136%	NOTABLY HIGHER
AGGRAVATED ASSAULT	123%	HIGHER
FORCIBLE RAPE	138%	NOTABLY HIGHER
MURDER	127%	HIGHER
OVERALL	124%	HIGHER

Disaster Alerts

No alerts noted

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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ICE SiteX Report

OrderID: 98671612

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