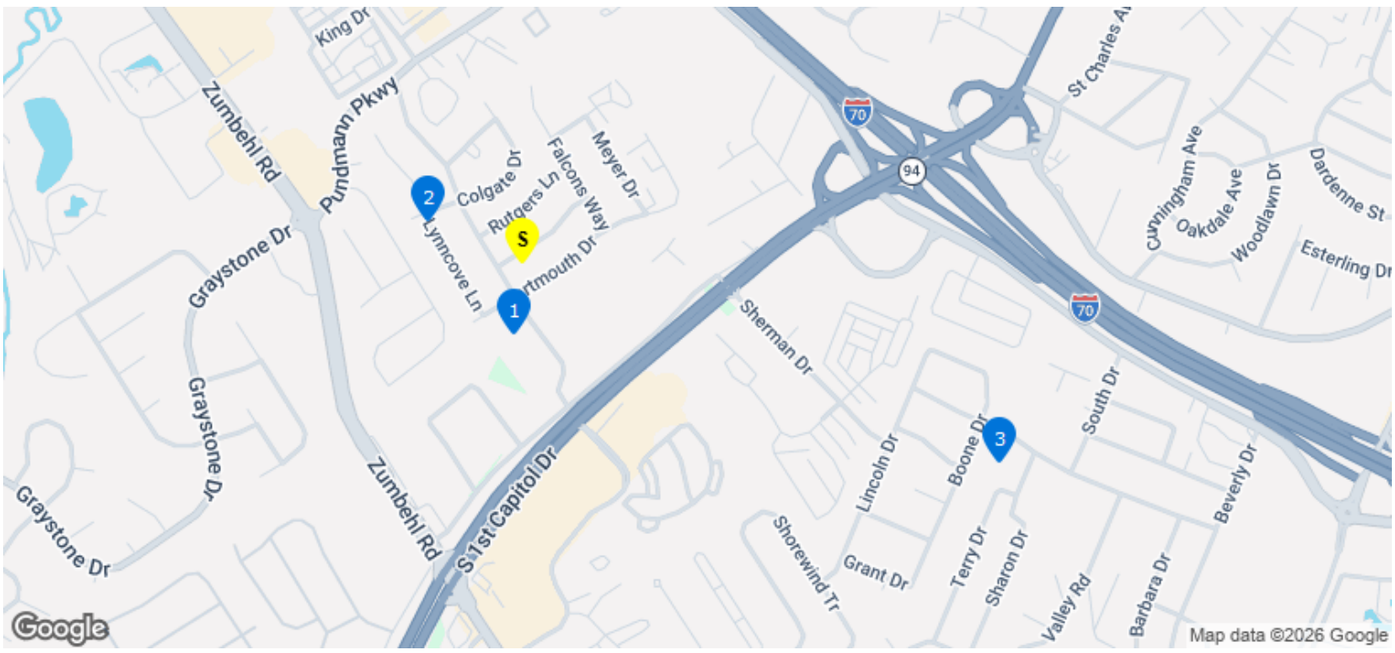
ICE SiteX Report

OrderID: 98821760

SiteX Property Information Report



Subject Property Location

1537 LYNNDALE DR, SAINT CHARLES, MO 63303-3626

County:	**ST CHARLES MO**	Census Tract:	3109.01
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	3-0003-5206-00-0039.0000000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$318,000**	FSD:	14	Common Confidence Score:	61
Value Range:	$273,480 - $362,520	ICE Confidence Score:	86		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2025	Tax Rate Code Area:	206
Assd Land Value:	$9,500	Market Land Value:	$50,000	Tax Year:	2025
Assd Improvement:	$43,611	Market Improvment Value:	$229,531	Total Taxable Value:	$3,065
Total Assessed Value:	$53,111	Total Assessor Market Value:	$279,531	Delinquent Year:	
				Tax Account ID:	427843C026
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 39 District: 206 Subdivision: LYNNBROOK #1

Abbreviated Description:	LYNNBROOK #1 LOT 39
City/Muni/Twp:	ST. CHARLES

Property Characteristics

Lot Size:	6,000 SF	Bedrooms:	5	Pool:	
Building Area:	1366 SF	Baths:	3	Fireplace:	Yes
Year Built:	1980	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	9	Ext Walls:	Masonry
Number of Units:		Garage Type:	Attached Garage	Heating:	
Number of Stories:	1+B	Number of Cars:	2	A/C:	
Style:	Ranch\Rambler	Basement:	Improved Basement (Finished)	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/04/2025	Sales Price:	$2,520,000
Document #:	2025R-038905 BK-PG -	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	09/10/2021	Sales Price:	$1,518,000
Document #:	2021R-075968 BK-PG 6629-1489	Type of Sale:	
Document Type:	Release		
Legal Description:			

Prior Transfer

Recording Date:	09/08/2021	Sales Price:	$2,520,000
Document #:	2021R-074893 BK-PG -	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	09/08/2021	Sales Price:	$2,520,000

ICE SiteX Report

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Document #:	2021R-074892 BK-PG -	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Mortgage Record

Recording Date:	07/21/2021	Loan Amount:	N/A
Document #:	2021R-061302 BK-PG -	Loan Type:	Commercial Loan
Contract Date:	07/16/2021		
TD Due Date:		Type Finance:	
Legal Description:			

Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB 20 PG 50

Prior Transfer

Recording Date:	07/21/2021	Sales Price:	N/A
Document #:	2021R-061301 BK-PG -	Type of Sale:	Undetermined Transfer
Contract Date:	07/16/2021		
Document Type:	Deed		
Legal Description:			

Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB 20 PG 50

Prior Transfer

Recording Date:	12/22/2016	Sales Price:	$1,518,000
Document #:	20161222000864270 BK-PG 5629-1489	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	12/22/2016	Sales Price:	$518,000
Document #:	20161222000864260 BK-PG 6629-1489	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	12/22/2016	Sales Price:	$1,518,000
Document #:	20161222000864250 BK-PG 6629-1489	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	12/22/2016	Sales Price:	$1,518,000
Document #:	20161222000864240 BK-PG 6629-1489	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	12/22/2016	Sales Price:	$1,518,000
Document #:	20161222000864230 BK-PG 6629-1489	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	11/07/2016	Sales Price:	$1,518,000
Document #:	20161107000751550 BK-PG 6629-1489	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Mortgage Record

Recording Date:	10/11/2016	Loan Amount:	N/A
Document #:	20161011000677740 BK-PG -	Loan Type:	Commercial Loan
Contract Date:	09/30/2016		
TD Due Date:		Type Finance:	
Legal Description:			

Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB 20 PG 50

Prior Transfer

Recording Date:	10/11/2016	Sales Price:	$144,000
Document #:	20161011000677730 BK-PG 6629-1485	Type of Sale:	Non Residential Transfer
Contract Date:	09/30/2016		
Document Type:	Deed		
Legal Description:			

Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB 20 PG 50

Prior Transfer

Recording Date:	09/02/2015	Sales Price:	$38,000
Document #:	20150902000581990 BK-PG 6414-0871	Type of Sale:	Forced Sale
Contract Date:	08/24/2015		
Document Type:	Deed		
Legal Description:			

Subdivision: LYNNBROOK #1 Sec/Twnship/Range: S00T46R04

Prior Transfer

Recording Date:	04/10/2013	Sales Price:	N/A
Document #:	20130410000284150 BK-PG 5995-528	Type of Sale:	Distressed Sale
Contract Date:	03/28/2013		
Document Type:	Deed		
Legal Description:			

Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB20 PG50

ICE SiteX Report

OrderID: 98821760

Prior Transfer

Recording Date:	12/26/2012	Sales Price:	$116,564
Document #:	20121226000988020 BK-PG 5923-1035	Type of Sale:	Forced Sale
Contract Date:	12/18/2012		
Document Type:	Deed		

Legal Description:
Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB20 PG50

Mortgage Record

Recording Date:	05/18/2010	Loan Amount:	N/A
Document #:	20100518000296340 BK-PG 5384-897	Loan Type:	Future Advance Clause/Open End Mortgage
Contract Date:	05/07/2010		
TD Due Date:		Type Finance:	

Legal Description:
Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: 0

Prior Transfer

Recording Date:	04/16/2004	Sales Price:	N/A
Document #:	20040416000351980 BK-PG 3840-347	Type of Sale:	Non Arms-Length Transfer
Contract Date:	01/23/2004		
Document Type:	Deed		

Legal Description:
Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB20 PG50

Mortgage Record

Recording Date:	01/30/2004	Loan Amount:	N/A
Document #:	20040130000090110 BK-PG -	Loan Type:	Unknown Loan Type
Contract Date:	01/23/2004		
TD Due Date:		Type Finance:	VAR

Legal Description:
Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB20 PG50

Prior Transfer

Recording Date:	01/30/2004	Sales Price:	N/A
Document #:	20040130000090100 BK-PG 3771-1447	Type of Sale:	Arms-Length Transfer
Contract Date:	01/23/2004		
Document Type:	Deed		

Legal Description:
Subdivision: LYNNBROOK PLAT ONE AMENDED Map Ref: MB20 PG50

Area Sales Analysis

Total Area Sales	$727,200	Median # of Bedrooms	3
Median Lot Size	9,583 SF	Median # of Baths	2
Median Living Area	1,425 SF	Median Year Built	1984
Price Range - 2 Yrs	$207,200 to $280,000	Age Range	40 years to 62 years
Median Value	$240,000	Median Age	42 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.1Mi.	**1608 DARTMOUTH DR** **SAINT CHARLES, MO 63303-3621**	05/18/2026	$207,200	$210	988	5/3/2	1984	6,534 SF	
		APN: 3-0003-5639-00-0180.0000000 Document #: 2026R-023061 Document Type: Special Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 180 Subdivision: LYNNBROOK PLAT 6 MapRef: MB 22 PG 199 Abbreviated Description: Lot:180 Subdivision:LYNNBROOK PLAT 6 Map Ref:MB 22 PG 199								
2	.22Mi.	**1507 S OLD HIGHWAY 94** **SAINT CHARLES, MO 63303-3756**	05/13/2026	$215,000	$186	1155	4/2/2	2007	871 SF	
		APN: 6-0025-A439-00-0308.0000000 Document #: 2026R-022447 Document Type: Warranty Deed Price Code: A Land Use: Condominium Unit (Residential) Legal: Subdivision: GREENDALE MANOR Phase No: 2 Legal Unit: 308 MapRef: MB 45 PG 43 Abbreviated Description: Subdivision:GREENDALE MANOR Legal Unit:308 Map Ref:MB 45 PG 43Abbreviated Description:BUILFING 2 City/Muni/Twp:SAINT CHARLES City/Muni/Twp: SAINT CHARLES								
3	1.12Mi.	**56 JUDY DR** **SAINT CHARLES, MO 63301-4873**	06/01/2026	$165,000	$124	1334	5/3/1	1951	21,250 SF	
		APN: 6-010A-4265-00-0056.0000000 Document #: 2026R-025508 Document Type: Special Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 55&56 Subdivision: FERNCLIFF SUBDIVISION MapRef: MB 5 PG 34 Abbreviated Description: Lot:55&56 Subdivision:FERNCLIFF SUBDIVISION Map Ref:MB 5 PG 34								
4	1.16Mi.	**80 TOM SAWYER DR** **SAINT CHARLES, MO 63303-3221**	11/04/2026	$205,000	$200	1026	5/3/1	1959	7,500 SF	
		APN: 6-010C-4347-00-0080.0000000 Document #: 2026R-052192 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 80 Subdivision: MARK TWAIN SUBDIVISION MapRef: MB 6 PG 80 Abbreviated Description: Lot:80 Subdivision:MARK TWAIN SUBDIVISION Map Ref:MB 6 PG 80								
5	1.49Mi.	**2074 DUCLAIR PKWY** **SAINT CHARLES, MO 63303-5959**	04/02/2026	$144,000	$88	1632	5/2/2	1985	SF	
		APN: 3-0117-5881-06-000C.0000000 Document #: 2026R-014971 Document Type: Special Warranty Deed Price Code: A Land Use: Condominium Unit (Residential) Legal: Subdivision: CHATEAU COUNTRY CLUB CONDOMINIIJM PHASE ONE STAGE Legal Unit: C MapRef: MB 24 PG 117&118 Abbreviated Description: Subdivision:CHATEAU COUNTRY CLUB CONDOMINIIJM PHASE ONE STAGE Legal Unit:C Map Ref:MB 24 PG 117&118Abbreviated Description:BUILDING 6								
6	1.69Mi.	**2717 EL CAMINO DR** **SAINT CHARLES, MO 63301-1387**	03/27/2026	$200,000	$192	1040	4/2/1	1959	7,500 SF	
		APN: 6-006C-4128-12-0005.0000000 Document #: 2026R-013975 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential								

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Legal: Lot: 5 Block: 12 Subdivision: PASEDENA GARDENS MapRef: MB 6 PG 36&37 Abbreviated Description: Lot:5 Block:12 Subdivision:PASEDENA GARDENS Map Ref:MB 6 PG 36&37

7	1.71Mi.	**2920 YALE BLVD** **SAINT CHARLES, MO 63301-0459**	05/15/2026	$211,500	$157	1347	6/3/1	1968	7,788 SF

APN: 6-0005-4011-00-0247.0000000 Document #: 2026R-022920
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 247 Subdivision: CARDINAL WOOD SUBDIVISION PLAT 6 MapRef: MB 10 PG 3 Abbreviated Description: Lot:247 Subdivision:CARDINAL WOOD SUBDIVISION PLAT 6 Map Ref:MB 10 PG 3

8	1.76Mi.	**627 S BENTON AVE** **SAINT CHARLES, MO 63301-2966**	06/25/2026	$172,500	$121	1420	6/3/1	1910	6,336 SF

APN: 6-009D-4503-04-0008.0000000 Document #: 2026R-029713
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Block: 191 Abbreviated Description: Abbreviated Description:PORTION BLK191 City/Muni/Twp:ST CHARLES City/Muni/Twp: ST CHARLES

9	2.39Mi.	**3005 HEADLAND DR** **SAINT CHARLES, MO 63301-0739**	04/24/2026	$325,000	$223	1457	6/3/2	1972	12,600 SF

APN: 6-006B-4182-00-0240.0000000 Document #: 2026R-019156
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 240 Subdivision: DUCHESNE HILLS PLAT 2 MapRef: MB 11 PG 22 Abbreviated Description: Lot:240 Subdivision:DUCHESNE HILLS PLAT 2 Map Ref:MB 11 PG 22

10	3.01Mi.	**3534 ELM POINT RD** **SAINT CHARLES, MO 63301-0564**	09/09/2026	$100,000	$74	1344	5/2/2	1984	12,000 SF

APN: 6-0020-4282-00-0004.0000000 Document #: 2026R-043075
Document Type: Special Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 4 Subdivision: GRANDVIEW TERRACE MapRef: MB 5 PG 19 Abbreviated Description: Lot:4 Subdivision:GRANDVIEW TERRACE Map Ref:MB 5 PG 19

11	3.12Mi.	**419 WOODBRIDGE DR** **SAINT CHARLES, MO 63303-6252**	06/03/2026	$250,425	$211	1189	6/3/2	1973	7,920 SF

APN: 3-0038-5013-00-0038.0000000 Document #: 2026R-026082
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 38 Subdivision: WOODCLIFF MANOR SUBDIVISION MapRef: MB 17 P 15 Abbreviated Description: Lot:38 Subdivision:WOODCLIFF MANOR SUBDIVISION Map Ref:MB 17 P 15

12	3.32Mi.	**163 BRAMBLEWOOD DR** **SAINT PETERS, MO 63376-6917**	06/22/2026	$215,000	$144	1491	7/4/2	1978	8,662 SF

APN: 3-0004-5124-00-0108.0000000 Document #: 2026R-029117
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 108 Subdivision: TANGLEWOOD PLAT 1 MapRef: MB 19 PG 108 Abbreviated Description: Lot:108 Subdivision:TANGLEWOOD PLAT 1 Map Ref:MB 19 PG 108

13	3.44Mi.	**110 PLUM TREE DR** **SAINT PETERS, MO 63376-2703**	04/24/2026	$145,000	$123	1176	5/3/1	1978	14,350 SF

APN: 2-0108-4973-00-0314.0000000 Document #: 2026R-018931
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 313&314 Subdivision: ORCHARD HILLS PLAT THREE MapRef: MB 16 PG 8 Abbreviated Description: Lot:313&314 Subdivision:ORCHARD HILLS PLAT THREE Map Ref:MB 16 PG 8

14	3.93Mi.	**1301 DRUMMOND CT** **SAINT CHARLES, MO 63303-6309**	10/16/2026	$205,000	$136	1510	8/4/2	1968	5,830 SF

APN: 3-0015-4190-00-0041.0000000 Document #: 2026R-049197
Document Type: Personal Representatives Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 41 Subdivision: WESTCHESTER ESTATES MapRef: MB 11 PG 28 Abbreviated Description: Lot:41 Subdivision:WESTCHESTER ESTATES Map Ref:MB 11 PG 28

15	4.02Mi.	**3217 CLARENCE DR** **SAINT CHARLES, MO 63301-0187**	03/06/2026	$155,000	$170	912	5/3/1	1964	8,400 SF

APN: 5-0080-4145-00-0018.0000000 Document #: 2026R-010449
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 18 Subdivision: TWILL MANOR NO 2 MapRef: MB 7 PG 41 Abbreviated Description: Lot:18 Subdivision:TWILL MANOR NO 2 Map Ref:MB 7 PG 41

16	4.39Mi.	**3661 SWEETWATER CROSSING PL** **SAINT CHARLES, MO 63301-4902**	07/07/2026			1721	6/3/3	2017	18,339 SF

APN: 5-116B-C372-00-0063.0000000 Document #: 2026R-031563
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 63 Subdivision: CHARLESTOWNE CROSSING PLAT FOUR MapRef: MB 48 PG 372&373 Abbreviated Description: Lot:63 Subdivision:CHARLESTOWNE CROSSING PLAT FOUR Map Ref:MB 48 PG 372&373

17	5.27Mi.	**1277 POSEIDON CT** **SAINT PETERS, MO 63376-5229**	08/20/2026			1158	5/3/2	1990	7,841 SF

APN: 3-0005-6226-00-0213.0000000 Document #: 2026R-039841
Document Type: Beneficiary Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 213 Subdivision: PHGAUS FARMS PLAT TWO MapRef: MB 26 PG 196 Abbreviated Description: Lot:213 Subdivision:PHGAUS FARMS PLAT TWO Map Ref:MB 26 PG 196

18	5.62Mi.	**4534 CAMBROOK DR** **SAINT CHARLES, MO 63304-8714**	08/14/2026	$265,000	$162	1636	7/3/2	1987	10,454 SF

APN: 3-0016-5918-00-0123.0000000 Document #: 2026R-038766
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 123 Subdivision: NOTTINGHAM FOREST PLAT ONE MapRef: MB 24 PG 179-180 Abbreviated Description: Lot:123 Subdivision:NOTTINGHAM FOREST PLAT ONE Map Ref:MB 24 PG 179-180

19	6.13Mi.	**4691 KELLYKRIS DR** **SAINT CHARLES, MO 63304-3412**	05/13/2026	$300,000	$185	1622	5/3/2	1986	9,148 SF

APN: 3-0120-5993-00-0097.0000000 Document #: 2026R-022408
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 97 Subdivision: MEADOWRIDGE PLAT THREE MapRef: MB 25 PG 71 Abbreviated Description: Lot:97 Subdivision:MEADOWRIDGE PLAT THREE Map Ref:MB 25 PG 71

20	8.63Mi.	**407 APPALOOSA TRL** **SAINT PETERS, MO 63376-3753**	07/07/2026	$274,223	$161	1705	4/3/2	1998	9,148 SF

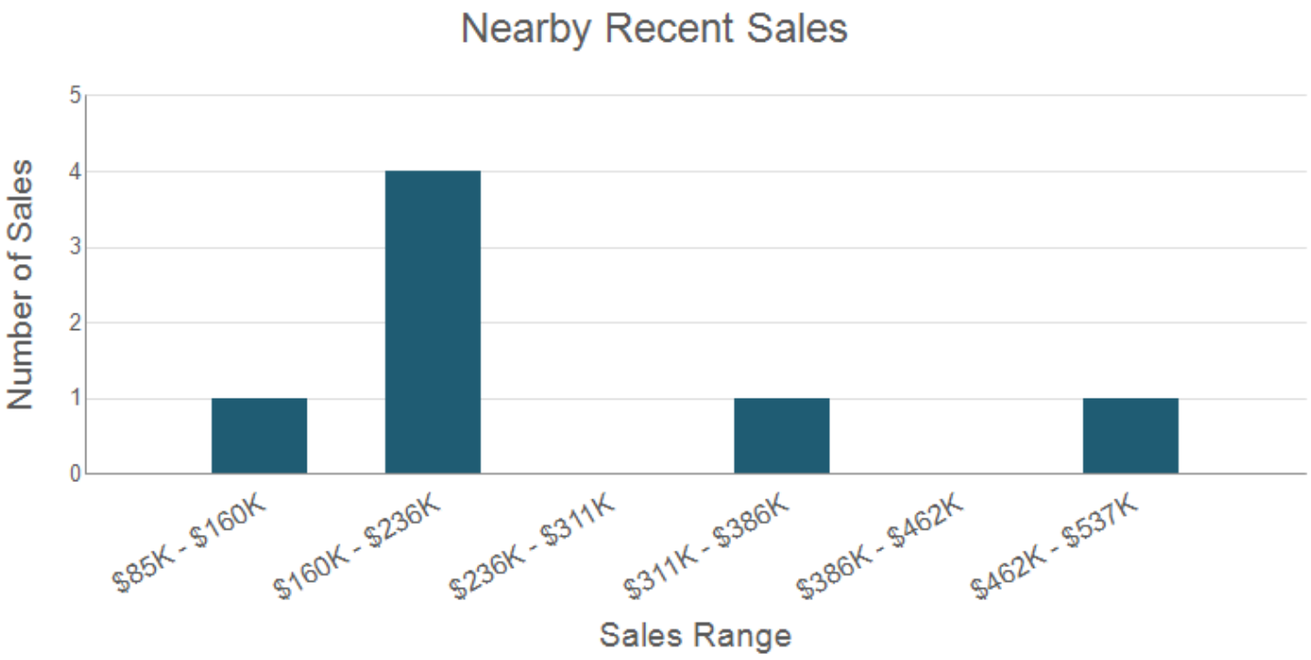
APN: 2-0066-7482-00-0060.0000000 Document #: 2026R-031507
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential

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Legal: Lot: 60 Subdivision: CALUMET RANCH MapRef: MB 33 PG 138-140 Abbreviated Description: Lot:60 Subdivision:CALUMET RANCH Map Ref:MB 33 PG 138-140Abbreviated Description:PLAT 2

Comparable Sales Chart



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.	**1537 LYNNDALE DR**	**07/21/2021**	$279,531	$53,111	1,366	9/5/3	1980	6,000 SF	
.01Mi.	**1533 LYNNDALE DR**	**09/16/2005**	$255,246	$48,497	1,992	7/3/2	1979	6,000 SF	
.01Mi.	**1616 LYNNBROOK DR**	**05/20/2015**	$283,599	$53,884	1,506	6/3/2	1980	6,720 SF	
.02Mi.	**1536 RUTGERS LN**	**04/26/2021**	$193,604	$36,785	936	5/3/1	1985	6,000 SF	
.02Mi.	**1624 LYNNBROOK DR**		$266,778	$50,688	2,020	7/3/2	1979	8,200 SF	
.02Mi.	**1529 LYNNDALE DR**	**03/04/2019**	$279,845	$53,171	1,415	8/3/3	1979	6,000 SF	
.02Mi.	**1532 RUTGERS LN**	**08/16/2002**	$268,736	$51,060	1,372	6/3/2	1979	6,000 SF	
.03Mi.	**1538 LYNNDALE DR**	**10/18/2002**	$239,984	$45,597	1,170	6/3/2	1988	6,000 SF	
.03Mi.	**1534 LYNNDALE DR**	**03/01/1986**	$224,101	$42,579	1,120	5/3/1	1985	6,000 SF	
.03Mi.	**1608 LYNNBROOK DR**	**09/01/1989**	$257,775	$48,977	1,936	7/3/2	1979	6,000 SF	
.03Mi.	**1528 RUTGERS LN**	**08/17/2015**	$283,320	$53,831	1,461	7/3/2	1979	6,000 SF	
.03Mi.	**1525 LYNNDALE DR**	**10/20/2003**	$204,753	$38,903	912	5/3/1	1979	6,000 SF	
.04Mi.	**1530 LYNNDALE DR**	**07/22/2005**	$217,969	$41,414	988	5/3/1	1980	6,000 SF	
.04Mi.	**1617 LYNNBROOK DR**	**06/12/2015**	$246,999	$46,930	1,232	6/3/2	1988	6,300 SF	
.04Mi.	**1621 LYNNBROOK DR**	**10/24/2019**	$287,721	$54,667	1,462	6/3/2	1979	6,300 SF	
.04Mi.	**1613 LYNNBROOK DR**	**09/01/1992**	$270,893	$51,470	1,461	7/3/2	1980	6,300 SF	

Rent vs. Own

Households Occupied by Renters:	26%	Households Occupied by Owners:	71%

Demographics & Income

Median Age:	41.0 years old	Households:	21,663
Median Household Income:	$99,055	Households w/Family:	60%
Household Income Per Capita:	$54,145	Households w/Family Married:	52%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	23%

School District

School District Zone:	St. Charles R-Vi School District	Students:	4,732
Number of Schools:	12	Rating:	A

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.09Mi.	**St. Charles School**	B+	Public	9 - 12

Number of Students: 782
Student-Teacher Ratio: 10.6

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Advanced Placement: Yes

1.85Mi. **Hardin Middle School** Number of Students: 676 Student-Teacher Ratio: 10.74	A	Public	7 - 8
1.69Mi. **Jefferson Intermediate School** Number of Students: 706 Student-Teacher Ratio: 10.78	B	Public	5 - 6
2.26Mi. **Harris Elementary School** Number of Students: 408 Student-Teacher Ratio: 10.28	A-	Public	KG - 4

Flood Report

The Subject Property of **1537 LYNNDALE DR, SAINT CHARLES, MO 63303-3626** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
The flood information contained in this report was obtained from maps provided by the Federal Emergency Management Agency (FEMA). Whenever possible we will report if the subject property is inside or outside of a 100 year Flood Hazard Area. These areas are defined as areas that have a one percent (1%) chance in any given year of being affected by a significant flood.

The flood information contained in this report is merely a preliminary review intended to provide the buyer, seller or agent guidance and general proximity of the subject property in relation to the 100 years flood hazard area. The buyer should obtain exact specific information from the seller or agent prior to finalizing his decision regarding the purchase of a given property.

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	114%	HIGHER
BURGLARY	110%	HIGHER
MOTOR VEHICLE THEFT	108%	SIMILAR
FORCIBLE ROBBERY	92%	SIMILAR
AGGRAVATED ASSAULT	106%	SIMILAR
FORCIBLE RAPE	58%	NOTABLY LOWER
MURDER	110%	HIGHER
OVERALL	109%	SIMILAR

Disaster Alerts

No alerts noted

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