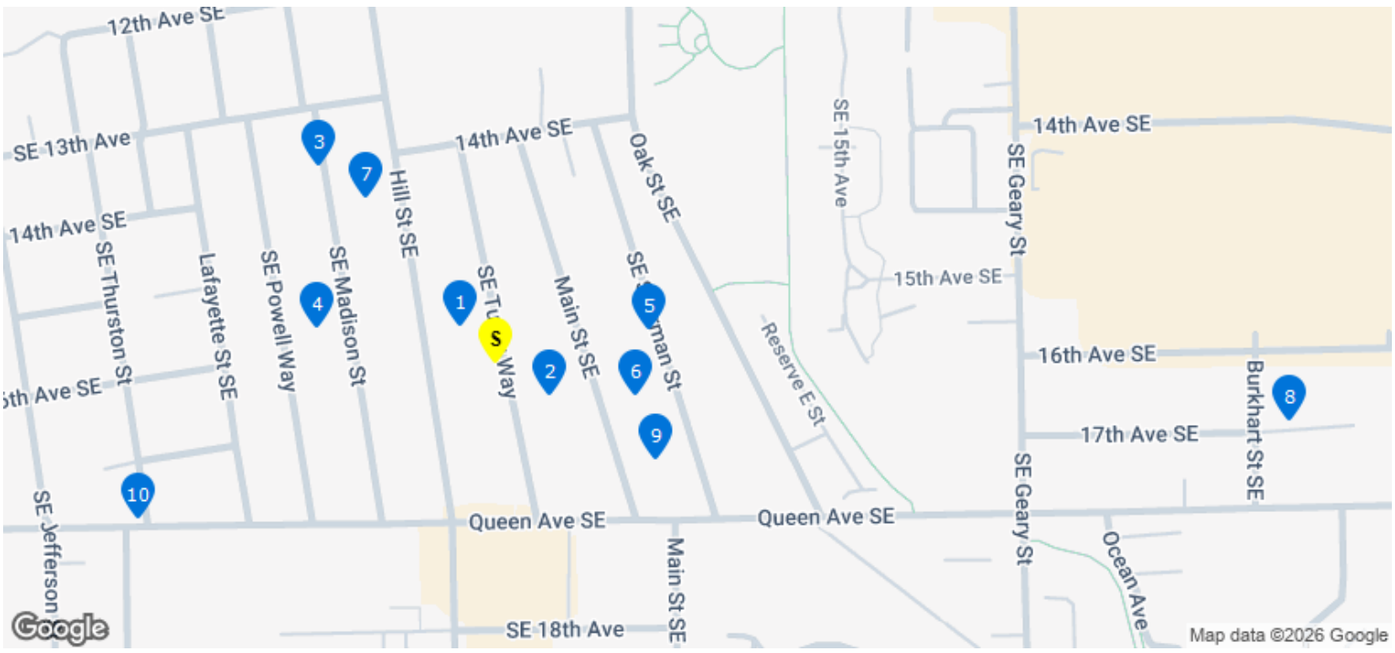
ICE SiteX Report

OrderID: 98761649

SiteX Property Information Report



Subject Property Location

1610 TUDOR WAY SE, ALBANY, OR 97322-6769

County:	**LINN OR**	Census Tract:	0208.01
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	11S 03W 07DA 10500	Thomas Bros Pg-Grid:	

Valuation

Value:	**$309,000**	FSD:	9	Common Confidence Score:	67
Value Range:	$281,190 - $336,810	ICE Confidence Score:	91		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	
Assd Land Value:		Market Land Value:	$135,000	Tax Year:	2026
Assd Improvement:		Market Improvment Value:	$183,560	Total Taxable Value:	$2,988
Total Assessed Value:	$150,570	Total Assessor Market Value:	$318,560	Delinquent Year:	
				Tax Account ID:	0096855
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 18 Block: 3 Subdivision: MILLIORN MEADOW Sec/Twnship/Range: SEC 07 TWN 11S RNG 03W

Abbreviated Description:	11S03W07DA
City/Muni/Twp:	ALBANY

Property Characteristics

Lot Size:	5,663 SF	Bedrooms:	3	Pool:	
Building Area:	912 SF	Baths:	1	Fireplace:	Yes
Year Built:	1956	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:	4	Ext Walls:	Wood
Number of Units:		Garage Type:	Garage	Heating:	Forced air unit
Number of Stories:	1	Number of Cars:		A/C:	
Style:	Ranch\Rambler	Basement:		Roof Cover:	Composition Shingle
		Foundation:		Elevator:	

Subject Property Deed/Transfer History
Mortgage Record

Recording Date:	07/25/2025	Loan Amount:	N/A
Document #:	2025-08765 BK-PG -	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	06/10/2025		
TD Due Date:	03/01/2054	Type Finance:	

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOW Map Ref: 0

Prior Transfer

Recording Date:	07/01/2024	Sales Price:	N/A
Document #:	2024-07272 BK-PG -	Type of Sale:	
Document Type:	Assignment		

Legal Description:

Prior Transfer

Recording Date:	03/11/2024	Sales Price:	N/A
Document #:	2024-02403 BK-PG 2024-2403	Type of Sale:	
Document Type:	Release		

Legal Description:

ICE SiteX Report

OrderID: 98761649

Mortgage Record

Recording Date:	02/29/2024	Loan Amount:	N/A
Document #:	2024-02039 BK-PG -	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	02/27/2024		
TD Due Date:	03/01/2054	Type Finance:	

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOW Map Ref: VOL 11 PG 38
City/Muni/Twp: ALBANY

Prior Transfer

Recording Date:	02/29/2024	Sales Price:	$310,000
Document #:	2024-02038 BK-PG -	Type of Sale:	Arms-Length Transfer
Contract Date:	02/27/2024		
Document Type:	Deed		

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOW Map Ref: VOL 11 PG 38
City/Muni/Twp: ALBANY

Prior Transfer

Recording Date:	02/00/2024	Sales Price:	$310,000
Document #:	BK-PG 2024-2038	Type of Sale:	Per Assessor
Document Type:	Deed		

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOW Sec/Twnship/Range: SEC 07 TWN 11S RNG 03W
Abbreviated Description: 11S03W07DA
City/Muni/Twp: ALBANY

Prior Transfer

Recording Date:	04/28/2020	Sales Price:	$107,852
Document #:	2020-07991 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	03/27/2020	Loan Amount:	N/A
Document #:	2020-05987 BK-PG -	Loan Type:	Conventional
Contract Date:	03/25/2020		
TD Due Date:	04/01/2050	Type Finance:	

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOWS Map Ref: 0
City/Muni/Twp: ALBANY

Prior Transfer

Recording Date:	10/16/2012	Sales Price:	$114,950
Document #:	2012-15982 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	09/12/2012	Loan Amount:	N/A
Document #:	2012-13896 BK-PG -	Loan Type:	Conventional
Contract Date:	09/11/2012		
TD Due Date:	10/01/2042	Type Finance:	

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOWS ADDITION Map Ref: 0
City/Muni/Twp: ALBANY

Mortgage Record

Recording Date:	06/01/2006	Loan Amount:	N/A
Document #:	2006-13106 BK-PG -	Loan Type:	INVALID CODE
Contract Date:	05/31/2006		
TD Due Date:	06/01/2036	Type Finance:	

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOW

Prior Transfer

Recording Date:	06/01/2006	Sales Price:	$125,000
Document #:	2006-13105 BK-PG -	Type of Sale:	Arms-Length Transfer
Contract Date:	05/31/2006		
Document Type:	Deed		

Legal Description:
Block: 3 Subdivision: MILLIORN MEADOW

Area Sales Analysis

Total Area Sales	$3,247,000	Median # of Bedrooms	3
Median Lot Size	6,752 SF	Median # of Baths	1
Median Living Area	1,042 SF	Median Year Built	1956
Price Range - 2 Yrs	$220,000 to $370,000	Age Range	18 years to 99 years
Median Value	$335,000	Median Age	70 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.03Mi.	**1545 HILL ST SE** **ALBANY, OR 97322-6715**	01/16/2026	$352,000	$386	912	4/3/1	1956	6,098 SF	

APN: 11S 03W 07DA 06300 Document #: 2026-00651
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential

ICE SiteX Report

OrderID: 98761649

Legal: Lot: 8 Block: 1 Subdivision: MILLIORN MEADOW MapRef: VOL 11 PG 38 Abbreviated Description: Lot:8 Block:1 Subdivision:MILLIORN MEADOW Map Ref:VOL 11 PG 38City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

2	.04Mi.	**1635 TUDOR WAY SE** **ALBANY, OR 97322-6770**	03/20/2026	$345,000	$327	1056	4/3/1	1956	7,405 SF

APN: 11S 03W 07DA 11000 Document #: 2026-03483
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 4 Block: 4 Subdivision: MILLIORN MEADOW MapRef: VOL 11 PG 38 Abbreviated Description: Lot:4 Block:4 Subdivision:MILLIORN MEADOW Map Ref:VOL 11 PG 38City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

3	.07Mi.	**1535 MADISON ST SE** **ALBANY, OR 97322-6733**	10/28/2026	$263,125	$197	1336	5/3/2	1959	5,663 SF

APN: 11S 03W 07DB 00301 Document #: 2026-14247
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 11 Block: 1 Subdivision: HILLWAY ADDITION MapRef: VOL 11 PG 39 Abbreviated Description: Lot:11 Block:1 Subdivision:HILLWAY ADDITION Map Ref:VOL 11 PG 39City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

4	.11Mi.	**1515 POWELL ST SE** **ALBANY, OR 97322-6741**	05/05/2026	$310,000	$284	1092	4/3/1	1962	6,098 SF

APN: 11S 03W 07DB 01511 Document #: 2026-05806
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 10 Block: 2 Subdivision: HILLWAY ADDITION Abbreviated Description: Lot:10 Block:2 Subdivision:HILLWAY ADDITION City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

5	.12Mi.	**1665 MAIN ST SE** **ALBANY, OR 97322-6649**	03/06/2026	$365,000	$249	1468	5/3/2	1950	7,405 SF

APN: 11S 03W 07DA 01600 Document #: 2026-02783
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 16 Block: 2 Subdivision: AMENDED PLAT OF OAK GROVE ACRES Abbreviated Description: Lot:16 Block:2 Subdivision:AMENDED PLAT OF OAK GROVE ACRES City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

6	.13Mi.	**1345 MADISON ST SE** **ALBANY, OR 97322-6729**	11/26/2025	$370,000	$294	1260	5/3/2	1962	6,098 SF

APN: 11S 03W 07DB 00308 Document #: 2025-14884
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 4 Block: 1 Subdivision: HILLWAY ADDITION Abbreviated Description: Lot:4 Block:1 Subdivision:HILLWAY ADDITION City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

7	.14Mi.	**1070 QUEEN AVE SE** **ALBANY, OR 97322-6656**	07/31/2025	$540,000			//		11,761 SF

APN: 11S 03W 07DD 03803 Document #: 2025-09337
Document Type: Warranty Deed Price Code: A
Land Use: Car wash
Legal: Lot: 6&7 Block: 2 Subdivision: HOLLYWOOD ACRES Abbreviated Description: Lot:6&7 Subdivision:HOLLYWOOD ACRES Abbreviated Description:LOT : NORTH 92 FT OF LOT 6 & N 92 FT OF LOT 7

8	.19Mi.	**1305 MAIN ST SE** **ALBANY, OR 97322-6643**	01/15/2026	$390,900	$211	1850	6/4/2	1945	6,970 SF

APN: 11S 03W 07AD 06201 Document #: 2026-00595
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 10 Block: 1 Subdivision: AMENDED PLAT OF OAK GROVE ACRES MapRef: VOL 8 PG 12 Abbreviated Description: Lot:10 Block:1 Subdivision:AMENDED PLAT OF OAK GROVE ACRES Map Ref:VOL 8 PG 12City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

9	.23Mi.	**765 13TH AVE SE** **ALBANY, OR 97322-3229**	08/05/2026	$443,000	$283	1567	5/3/2	1962	10,019 SF

APN: 11S 03W 07AC 02300 Document #: 2026-10487
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 7&8 Block: 4 Subdivision: WINONA PARK Abbreviated Description: Lot:7&8 Block:4 Subdivision:WINONA PARK City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

10	.24Mi.	**1825 MAIN ST SE** **ALBANY, OR 97322-5334**	11/07/2025	$380,000	$263	1446	5/3/2	1945	3,485 SF

APN: 11S 03W 07DD 03000 Document #: 2025-13966
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 1 Subdivision: PARTITION PLAT NO 2018-14 Abbreviated Description: Lot:1 Subdivision:PARTITION PLAT NO 2018-14 City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

11	.24Mi.	**1660 THURSTON ST SE** **ALBANY, OR 97322-6762**	08/26/2025	$355,000	$271	1312	3/2/1	1927	8,276 SF

APN: 11S 03W 07DB 10300 Document #: 2025-10603
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 1-4 Block: 13 Subdivision: THE EPAULINE ADDITION Abbreviated Description: Lot:1-4 Block:13 Subdivision:THE EPAULINE ADDITION Abbreviated Description:LOT: SOUTH 2 OF LOT 1-3 City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

12	.27Mi.	**1240 HOOD ST SE** **ALBANY, OR 97322-3239**	04/27/2026	$353,000	$350	1008	4/3/1	1968	6,098 SF

APN: 11S 03W 07AC 01702 Document #: 2026-05331
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 8&9 Block: 3 Subdivision: WINONA PARK MapRef: VOL 5 PG 27 Abbreviated Description: Lot:8&9 Block:3 Subdivision:WINONA PARK Map Ref:VOL 5 PG 27

13	.29Mi.	**1935 TUDOR WAY SE** **ALBANY, OR 97322-5349**	05/21/2026	$300,000	$318	944	4/3/1	1954	7,841 SF

APN: 11S 03W 07DD 06900 Document #: 2026-06653
Document Type: Personal Representatives Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 3 Block: 1 Subdivision: HOLLYWOOD ACRES MapRef: VOL 10 PG 39 Abbreviated Description: Lot:3 Block:1 Subdivision:HOLLYWOOD ACRES Map Ref:VOL 10 PG 39

14	.31Mi.	**2005 MADISON ST SE** **ALBANY, OR 97322-8104**	09/25/2025	$419,000	$318	1316	5/3/2	1981	10,019 SF

APN: 11S 03W 07DD 10618 Document #: 2025-12123
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 18 Block: 3 Subdivision: LAFAYETTE ACRES SECOND ADDITION Abbreviated Description: Lot:18 Block:3 Subdivision:LAFAYETTE ACRES SECOND ADDITION City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

15	.33Mi.	**1625 JACKSON ST SE** **ALBANY, OR 97322-3352**	08/21/2026	$360,050	$229	1572	4/3/1	1965	9,583 SF

APN: 11S 03W 07DB 11301 Document #: 2026-11244
Document Type: Warranty Deed Price Code: A

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Land Use: Single Family Residential
Legal: Lot: 2&3 Block: 3 Subdivision: HACKLEMAN SUNRISE ADDITION Abbreviated Description: Lot:2&3 Block:3 Subdivision:HACKLEMAN SUNRISE ADDITION Abbreviated Description:SOUTH2 LOT2 City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

16	.36Mi.	**2051 LAFAYETTE ST SE** **ALBANY, OR 97322-8107**	09/22/2026	$420,000	$279	1504	5/3/2	1978	6,534 SF

APN: 11S 03W 07DD 10614 Document #: 2026-12682
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 16 Block: 2 Subdivision: LAFAYETTE ACRES SECOND ADDITION Abbreviated Description: Lot:16 Block:2 Subdivision:LAFAYETTE ACRES SECOND ADDITION City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

17	.38Mi.	**967 JESSICAS CT SE** **ALBANY, OR 97322-4369**	08/14/2026	$398,000	$354	1125	5/3/2	2006	5,227 SF

APN: 11S 03W 18AA 09200 Document #: 2026-10900
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 9 Block: 7 Subdivision: JESSICA COURT SUBDIVISION Abbreviated Description: Lot:9 Block:7 Subdivision:JESSICA COURT SUBDIVISION City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

18	.39Mi.	**1925 JACKSON ST SE** **ALBANY, OR 97322-4053**	10/22/2025	$375,000	$260	1440	4/2/2	1930	6,098 SF

APN: 11S 03W 07DC 03700 Document #: 2025-13242
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 1 Subdivision: PARTITION PLAT NO 2007-83 Abbreviated Description: Lot:1 Subdivision:PARTITION PLAT NO 2007-83 City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

19	.4Mi.	**2120 LAFAYETTE ST SE** **ALBANY, OR 97322-8108**	06/12/2026	$441,500	$294	1504	5/3/2	1979	6,970 SF

APN: 11S 03W 18AA 02643 Document #: 2026-07569
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 13 Block: 1 Subdivision: LAFAYETTE ACRES SECOND ADDITION Abbreviated Description: Lot:13 Block:1 Subdivision:LAFAYETTE ACRES SECOND ADDITION City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

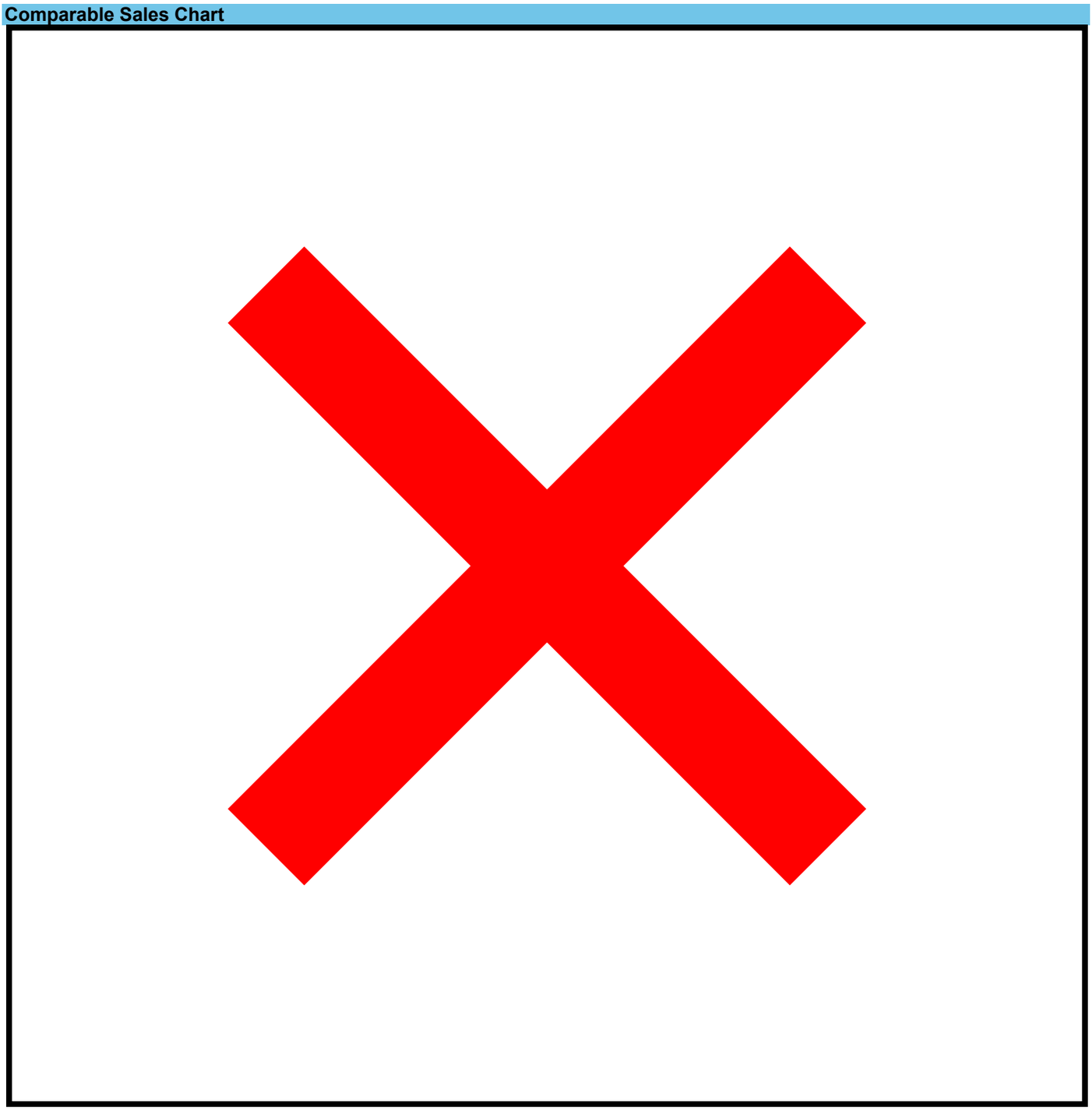
20	.4Mi.	**1050 21ST AVE SE** **ALBANY, OR 97322-5315**	09/17/2025	$302,500	$181	1670	5/3/2	1954	9,583 SF

APN: 11S 03W 18AA 00900 Document #: 2025-11681
Document Type: Personal Representatives Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 1 Block: 18 Subdivision: HOLLYWOOD ACRES Abbreviated Description: Lot:1 Block:18 Subdivision:HOLLYWOOD ACRES City/Muni/Twp:ALBANY City/Muni/Twp: ALBANY

ICE SiteX Report

OrderID: 98761649

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.

ICE SiteX Report

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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.	**1610 TUDOR WAY SE**	**02/00/2024**	$318,560	$150,570	912	4/3/1	1956	5,663 SF	
.01Mi.	**1600 TUDOR WAY SE**	**08/00/2009**	$358,140	$173,310	1,096	4/3/1	1956	5,663 SF	
.01Mi.	**1620 TUDOR WAY SE**	**03/00/2007**	$325,590	$159,450	1,076	4/3/1	1956	6,534 SF	
.02Mi.	**1615 HILL ST SE**	**11/00/2006**	$333,460	$146,340	912	4/3/1	1955	5,663 SF	
.02Mi.	**1605 HILL ST SE**		$314,600	$148,470	912	4/3/1	1955	5,663 SF	
.02Mi.	**1625 HILL ST SE**	**06/00/2018**	$354,330	$159,410	1,266	4/3/1	1956	6,534 SF	
.03Mi.	**1630 TUDOR WAY SE**	**09/00/2023**	$345,280	$161,760	960	4/3/1	1956	6,534 SF	
.03Mi.	**1540 TUDOR WAY SE**		$323,690	$157,200	960	4/3/1	1956	6,098 SF	
.03Mi.	**1615 TUDOR WAY SE**	**06/00/2018**	$332,530	$156,160	912	4/3/1	1957	6,098 SF	
.03Mi.	**1605 TUDOR WAY SE**	**08/00/2024**	$321,860	$154,440	912	4/3/1	1957	6,098 SF	
.03Mi.	**1635 HILL ST SE**	**07/00/1992**	$339,440	$145,000	960	4/3/1	1956	6,534 SF	
.03Mi.	**1625 TUDOR WAY SE**	**04/00/1998**	$334,960	$154,810	947	4/3/1	1958	7,405 SF	
.03Mi.	**1545 HILL ST SE**	**01/00/2026**	$346,620	$171,710	912	4/3/1	1956	6,098 SF	
.04Mi.	**1545 TUDOR WAY SE**	**07/00/2021**	$429,270	$203,880	1,520	6/4/2	1957	6,534 SF	
.04Mi.	**1640 TUDOR WAY SE**	**09/00/2002**	$356,000	$172,430	1,120	4/3/1	1956	6,970 SF	
.04Mi.	**1530 TUDOR WAY SE**	**01/00/2015**	$363,200	$154,060	1,368	4/3/1	1958	6,098 SF	

Rent vs. Own

Households Occupied by Renters:	41%	Households Occupied by Owners:	56%

Demographics & Income

Median Age:	38.4 years old	Households:	15,886
Median Household Income:	$65,908	Households w/Family:	64%
Household Income Per Capita:	$31,582	Households w/Family Married:	48%
Most Common Education Level:	Some College	Households w/Family Children:	31%

School District

School District Zone:	Greater Albany School District 8j	Students:	8,763
Number of Schools:	20	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.09Mi.	**North Albany Middle School** Number of Students: 479 Student-Teacher Ratio: 19.74	A-	Public	6 - 8
1.10Mi.	**South Shore Elementary School** Number of Students: 356 Student-Teacher Ratio: 15.8	D	Public	KG - 5
1.46Mi.	**South Albany High School** Number of Students: 1,466 Student-Teacher Ratio: 21.94 Advanced Placement: Yes	D	Public	9 - 12

Flood Report

The Subject Property of **1610 TUDOR WAY SE, ALBANY, OR 97322-6769** 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	132%	NOTABLY HIGHER
BURGLARY	98%	SIMILAR
MOTOR VEHICLE THEFT	133%	NOTABLY HIGHER
FORCIBLE ROBBERY	102%	SIMILAR
AGGRAVATED ASSAULT	106%	SIMILAR
FORCIBLE RAPE	82%	LOWER
MURDER	113%	HIGHER
OVERALL	104%	SIMILAR

Disaster Alerts

12/15/2025 - Severe Storm,Floods,Mudslides

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: 98761649

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Data deemed reliable, but not guaranteed.

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