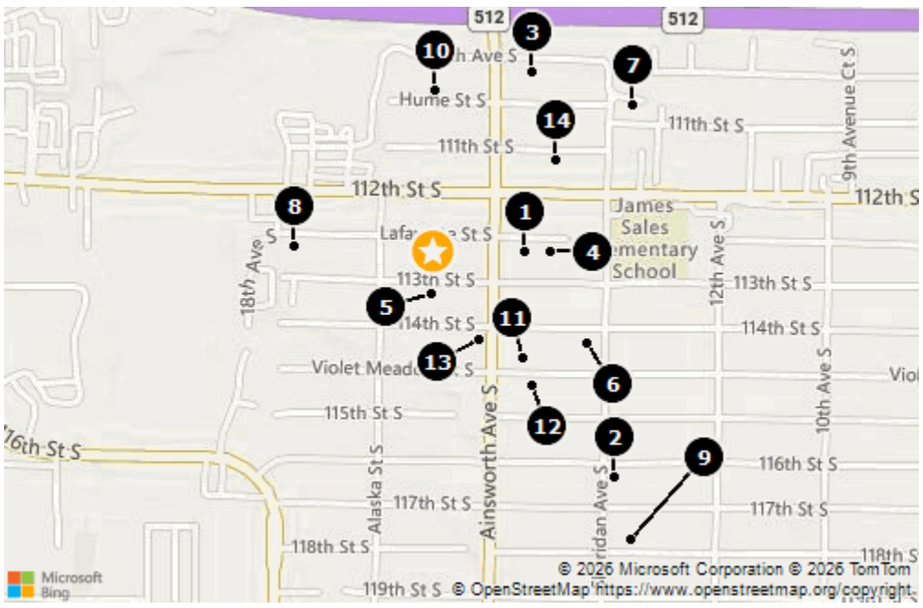
ICE SiteX Report

OrderID: 97958508

SiteX Property Information Report



Subject Property Location

1624 LAFAYETTE ST S, TACOMA, WA 98444-2546

County:	**PIERCE WA**	Census Tract:	530530717.061016
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	9265004271	Thomas Bros Pg-Grid:	833-5F

Valuation

Value:	**$408,000**	FSD:	17	Common Confidence Score:	40
Value Range:	$338,640 - $477,360	ICE Confidence Score:	83		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	515
Assd Land Value:	$217,800	Market Land Value:	$217,800	Tax Year:	2026
Assd Improvement:	$196,400	Market Improvment Value:	$196,400	Total Taxable Value:	$4,947
Total Assessed Value:	$414,200	Total Assessor Market Value:	$414,200	Delinquent Year:	2004
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 10-13,9 Block: 50 Subdivision: VIOLET MEADOW Sec/Twnship/Range: SEC 08 TWN 19 RNG 03

Abbreviated Description: SECTION 08 TOWNSHIP 19 RANGE 03 QUARTER 21 VIOLET MEADOW L 9 THRU 13 B 50 COMB FOR TAX PURPOSES ONLY COMB OF 427-0 & 428-0 SE

Property Characteristics

Lot Size:	12,500 SF	Bedrooms:	3	Pool:	
Building Area:	1064 SF	Baths:	1	Fireplace:	
Year Built:	1952	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:		Ext Walls:	Siding
Number of Units:	1	Garage Type:	Attached	Heating:	Baseboard
Number of Stories:	1	Number of Cars:	1	A/C:	
Style:		Basement:		Roof Cover:	Comp Shingle
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	01/13/2026	Sales Price:	N/A
Document #:	202601130420 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	09/11/2025	Sales Price:	N/A
Document #:	202509110383 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	10/18/2024	Sales Price:	$314,204
Document #:	202410180662 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	10/01/2024	Loan Amount:	N/A
Document #:	202410010424 BK-PG -	Loan Type:	FHA
TD Due Date:	10/01/2054	Type Finance:	

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Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION
City/Muni/Twp: TACOMA

Prior Transfer

Recording Date:	05/17/2022	Sales Price:	$195,395
Document #:	202205170254 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	04/12/2022	Loan Amount:	N/A
Document #:	202204120190 BK-PG -	Loan Type:	FHA
TD Due Date:	05/01/2052	Type Finance:	

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION
City/Muni/Twp: TACOMA

Prior Transfer

Recording Date:	12/19/2016	Sales Price:	$6,965
Document #:	201612190232 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	08/30/2016	Sales Price:	N/A
Document #:	201608300414 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/21/2016	Sales Price:	$198,719
Document #:	201607210537 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	07/19/2016		
Document Type:			

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION Map Ref: MB3 PG46
City/Muni/Twp: TACOMA

Prior Transfer

Recording Date:	07/19/2016	Sales Price:	$199,000
Document #:	4404769 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 10-13,9 Block: 50 Subdivision: VIOLET MEADOW Sec/Twnship/Range: SEC 08 TWN 19 RNG 03
Abbreviated Description: SECTION 08 TOWNSHIP 19 RANGE 03 QUARTER 21 VIOLET MEADOW L 9 THRU 13 B 50 COMB FOR TAX PURPOSES ONLY COMB OF 427-0 & 428-0 SE

Prior Transfer

Recording Date:	04/08/2016	Sales Price:	N/A
Document #:	201604080244 BK-PG -	Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Contract Date:	04/04/2016		
Document Type:			

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION Map Ref: MB3 PG46
City/Muni/Twp: TACOMA

Prior Transfer

Recording Date:	04/08/2016	Sales Price:	$122,500
Document #:	201604080243 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	03/24/2016		
Document Type:			

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION Map Ref: MB3 PG46
City/Muni/Twp: TACOMA

Prior Transfer

Recording Date:	03/24/2016	Sales Price:	$122,500
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	10/17/2011	Sales Price:	$207,672
Document #:	201110170220 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	04/22/2008	Sales Price:	N/A
Document #:	200804220455 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	02/22/2008	Loan Amount:	N/A
Document #:	200802220467 BK-PG -	Loan Type:	FHA

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TD Due Date:	03/01/2038	Type Finance:	

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION TO TACOMA
City/Muni/Twp: UNINCORPORATED

Mortgage Record

Recording Date:	08/18/2006	Loan Amount:	N/A
Document #:	200608181215 BK-PG -	Loan Type:	Unknown
TD Due Date:	08/18/2021	Type Finance:	

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION TO TACOMA
City/Muni/Twp: UNINCORPORATED

Prior Transfer

Recording Date:	08/18/2006	Sales Price:	$198,000
Document #:	200608181213 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	08/15/2006		
Document Type:			

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION TO TACOMA Map Ref: MB3 PG46
City/Muni/Twp: UNINCORPORATED

Prior Transfer

Recording Date:	10/14/2003	Sales Price:	$139,000
Document #:	200310140501 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	10/07/2003		
Document Type:			

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION TO TACOMA Map Ref: MB3 PG46
City/Muni/Twp: UNINCORPORATED

Prior Transfer

Recording Date:	06/22/2001	Sales Price:	$113,000 Multiple Parcels Involved in this transaction
Document #:	200106220640 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	06/20/2001		
Document Type:			

Legal Description:
Lot: 9-13 Block: 50 Subdivision: VIOLET MEADOW ADDITION TO TACOMA Map Ref: MB3 PG46
City/Muni/Twp: UNINCORPORATED

Prior Transfer

Recording Date:	02/09/1994	Sales Price:	N/A
Document #:	9402090787 BK-PG 0989-2489	Type of Sale:	Price Unconfirmed
Contract Date:	02/03/1994		
Document Type:			

Legal Description:
Lot: 9-12 Block: 50 Subdivision: VIOLET MEADOW ADDITION TO TACOMA Map Ref: MB3 PG46

Area Sales Analysis

Total Area Sales	$5,621,207	Median # of Bedrooms	3
Median Lot Size	7,500 SF	Median # of Baths	1.25
Median Living Area	1,413 SF	Median Year Built	1954
Price Range - 2 Yrs	$160,007 to $602,000	Age Range	42 years to 101 years
Median Value	$424,975	Median Age	72 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.1Mi.	**1516 LAFAYETTE ST S** **TACOMA, WA 98444-2544**	07/06/2026	$602,000	$242	2487	/3/1.75	1978	7,500 SF	
		APN: 9265004571 Document #: 202607060524 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 5-7 Block: 55 Subdivision: VIOLET MEADOW ADDITION MapRef: MB 3 PG 46 Abbreviated Description: Lot:5-7 Block:55 Subdivision:VIOLET MEADOW ADDITION Map Ref:MB 3 PG 46City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA								
2	.32Mi.	**1324 116TH ST S** **TACOMA, WA 98444-4032**	06/08/2026	$394,950	$484	816	/2/0.75	1949	5,000 SF	
		APN: 3100000190 Document #: 202606080380 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 1&2 Block: 3 Subdivision: CLOVER LEA ADDITION MapRef: VOL 3 PG 45 Abbreviated Description: Lot:1&2 Block:3 Subdivision:CLOVER LEA ADDITION Map Ref:VOL 3 PG 45City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA								
3	.22Mi.	**1508 110TH ST S** **TACOMA, WA 98444-2626**	06/05/2026	$455,000	$343	1325	/3/1.5	1965	7,500 SF	
		APN: 6180001120 Document #: 202606050212 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 6-8 Block: 62 Subdivision: MOUNTAIN VIEW ADDITION MapRef: VOL 4 PG 21 Abbreviated Description: Lot:6-8 Block:62 Subdivision:MOUNTAIN VIEW ADDITION Map Ref:VOL 4 PG 21City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA								
4	.13Mi.	**1430 LAFAYETTE ST S** **TACOMA, WA 98444-2542**	06/02/2026	$500,000	$326	1533	/3/1.75	1978	7,500 SF	
		APN: 9265004573 Document #: 202606020195 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 11-13 Block: 55 Subdivision: VIOLET MEADOW ADDITION MapRef: MB 3 PG 46 Abbreviated Description: Lot:11-13 Block:55 Subdivision:VIOLET MEADOW ADDITION Map Ref:MB 3 PG 46City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA								
5	.05Mi.	**1628 113TH ST S** **TACOMA, WA 98444-2507**	05/22/2026	$285,600	$181	1572	/3/1	1955	7,500 SF	
		APN: 9265004110 Document #: 202605220217								

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Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 10-12 Block: 48 Subdivision: VIOLET MEADOW ADDITION MapRef: VOL 3 PG 46 Abbreviated Description: Lot:10-12 Block:48 Subdivision:VIOLET MEADOW ADDITION Map Ref:VOL 3 PG 46City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

6	.2Mi.	**1408 114TH ST S** **TACOMA, WA 98444-2509**	04/28/2026	$170,000	$164	1036	/3/1	1954	5,000 SF

APN: 9265004850 Document #: 202604280361
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 21&22 Block: 59 Subdivision: VIOLET MEADOW ADDITION MapRef: VOL 3 PG 46 Abbreviated Description: Lot:21&22 Block:59 Subdivision:VIOLET MEADOW ADDITION Map Ref:VOL 3 PG 46

7	.26Mi.	**11011 SHERIDAN AVE S** **TACOMA, WA 98444-2672**	04/27/2026	$575,000	$324	1771	/3/1.5	1942	12,000 SF

APN: 6645001120 Document #: 202604270447
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 4-8 Block: 22 Subdivision: PALMERS FIRST ADDITION MapRef: VOL 2 PG 108 Abbreviated Description: Lot:4-8 Block:22 Subdivision:PALMERS FIRST ADDITION Map Ref:VOL 2 PG 108City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

8	.15Mi.	**1742 LAFAYETTE ST S** **TACOMA, WA 98444-2566**	04/24/2026	$500,000	$361	1384	/2/1	1984	5,000 SF

APN: 9265000073 Document #: 202604240301
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 3&4 Block: 3 Subdivision: VIOLET MEADOW ADDITION MapRef: VOL 3 PG 45 Abbreviated Description: Lot:3&4 Block:3 Subdivision:VIOLET MEADOW ADDITION Map Ref:VOL 3 PG 45City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

9	.39Mi.	**1315 118TH ST S** **TACOMA, WA 98444-2407**	04/10/2026	$385,000	$523	736	/2/1	1950	5,000 SF

APN: 3100000560 Document #: 202604100337
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 5&6 Block: 6 Subdivision: CLOVER LEA ADDITION MapRef: VOL 3 PG 45 Abbreviated Description: Lot:5&6 Block:6 Subdivision:CLOVER LEA ADDITION Map Ref:VOL 3 PG 45City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

10	.18Mi.	**1627 HUME ST S** **TACOMA, WA 98444-1567**	01/09/2026	$207,000	$182	1134	/3/1	1962	7,500 SF

APN: 6180000420 Document #: 202601090398
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 10-12 Block: 50 Subdivision: MOUNTAIN VIEW ADDITION MapRef: VOL 3 PG 46 Abbreviated Description: Lot:10-12 Block:50 Subdivision:MOUNTAIN VIEW ADDITION Map Ref:VOL 3 PG 46City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

11	.15Mi.	**1513 VIOLET MEADOW ST S** **TACOMA, WA 98444-2549**	12/08/2025	$575,000	$216	2655	/3/2.25	1925	7,500 SF

APN: 9265004880 Document #: 202512080474
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 5-7 Block: 60 Subdivision: VIOLET MEADOW ADD MapRef: VOL 3 PG 46 Abbreviated Description: Lot:5-7 Block:60 Subdivision:VIOLET MEADOW ADD Map Ref:VOL 3 PG 46City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

12	.19Mi.	**1510 VIOLET MEADOW ST S** **TACOMA, WA 98444-2550**	11/05/2025	$534,650	$314	1702	/4/2	1954	12,500 SF

APN: 9265004980 Document #: 202511050196
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 7-11 Block: 61 Subdivision: VIOLET MEADOW ADDITION MapRef: VOL 3 PG 46&47 Abbreviated Description: Lot:7-11 Block:61 Subdivision:VIOLET MEADOW ADDITION Map Ref:VOL 3 PG 46&47City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

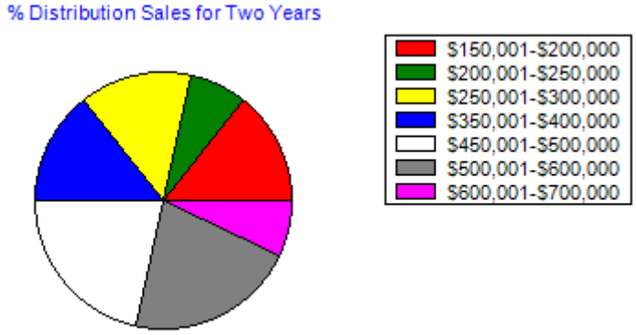
13	.11Mi.	**1602 114TH ST S** **TACOMA, WA 98444-2513**	07/16/2025	$277,000	$192	1441	/3/1.75	1962	9,750 SF

APN: 9265003090 Document #: 202507160372
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 21-24 Block: 46 Subdivision: VIOLET MEADOW ADDITION Abbreviated Description: Lot:21-24 Block:46 Subdivision:VIOLET MEADOW ADDITION City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

14	.17Mi.	**1424 111TH ST S** **TACOMA, WA 98444-2636**	07/10/2025	$160,007	$341	468	/1/1	1942	5,000 SF

APN: 6180000860 Document #: 202507100418
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 13&14 Block: 58 Subdivision: MOUNTAIN VIEW ADDITION MapRef: MB 4 PG 21 Abbreviated Description: Lot:13&14 Block:58 Subdivision:MOUNTAIN VIEW ADDITION Map Ref:MB 4 PG 21City/Muni/Twp:TACOMA City/Muni/Twp: TACOMA

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.

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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.	**1624 LAFAYETTE ST S**	**07/19/2016**	$414,200	$414,200	1,064	/3/1	1952	12,500 SF	
.02Mi.	**1627 113TH ST S**	**06/12/2023**	$408,900	$408,900	1,056	/4/1.5	1963	7,500 SF	
.02Mi.	**1640 LAFAYETTE ST S**	**04/21/2022**	$265,900	$265,900	590	/1/1	1942	5,000 SF	
.02Mi.	**1633 113TH ST S**	**05/17/2019**	$384,900	$384,900	1,056	/3/1.5	1963	7,500 SF	
.03Mi.	**1621 113TH ST S**	**06/29/2021**	$488,200	$488,200	1,816	/5/1.75	1962	10,000 SF	
.03Mi.	**1616 LAFAYETTE ST S**	**08/31/2009**	$369,600	$369,600	1,360	/4/1	1942	5,000 SF	
.03Mi.	**1623 LAFAYETTE ST S**		$414,300	$414,300	1,120	/3/1.5	1976	10,000 SF	
.03Mi.	**1633 LAFAYETTE ST S**		$456,200	$456,200	1,660	/3/1.75	1976	10,000 SF	
.04Mi.	**1643 113TH ST S**	**11/18/2021**	$339,600	$339,600	862	/2/0.75	1940	10,000 SF	
.04Mi.	**1615 LAFAYETTE ST S**	**11/19/2024**	$467,700	$467,700	1,660	/3/2	1976	9,600 SF	Yes
.04Mi.	**11255 ALASKA ST S**		$476,500	$476,500	1,800	/4/2	1924	10,000 SF	
.04Mi.	**1611 113TH ST S**	**10/09/2015**	$401,400	$401,400	1,148	/3/1	1955	10,000 SF	
.04Mi.	**1610 LAFAYETTE ST S**	**07/18/2006**	$360,900	$360,900	1,114	/3/1	1959	7,500 SF	
.04Mi.	**1641 LAFAYETTE ST S**		$421,000	$421,000	1,213	/3/1.5	1976	10,000 SF	
.05Mi.	**1647 113TH ST S**	**08/01/1997**	$390,300	$390,300	1,232	/3/2.5	1997	5,000 SF	
.05Mi.	**1628 113TH ST S**	**06/21/2006**	$422,800	$422,800	1,572	/3/1	1955	7,500 SF	

Rent vs. Own

Households Occupied by Renters:	51%	Households Occupied by Owners:	45%

Demographics & Income

Median Age:	34.0 years old	Households:	13,767
Median Household Income:	$63,628	Households w/Family:	64%
Household Income Per Capita:	$29,591	Households w/Family Married:	34%
Most Common Education Level:	High School Graduate	Households w/Family Children:	35%

School District

School District Zone:	Franklin Pierce School District	Students:	7,187
Number of Schools:	14	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.74Mi.	**Washington High School** Number of Students: 989 Student-Teacher Ratio: 17.63 Advanced Placement: Yes	C+	Public	9 - 12
0.29Mi.	**James Sales Elementary School** Number of Students: 387 Student-Teacher Ratio: 16.13	B	Public	KG - 5
0.72Mi.	**Keithley Middle School** Number of Students: 804 Student-Teacher Ratio: 17.87	D-	Public	6 - 8

Flood Report

The Subject Property of **1624 LAFAYETTE ST S, TACOMA, WA 98444-2546** 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	136%	NOTABLY HIGHER
BURGLARY	119%	HIGHER
MOTOR VEHICLE THEFT	132%	NOTABLY HIGHER
FORCIBLE ROBBERY	117%	HIGHER
AGGRAVATED ASSAULT	96%	SIMILAR
FORCIBLE RAPE	116%	HIGHER
MURDER	116%	HIGHER
OVERALL	116%	HIGHER

Disaster Alerts

12/5/2025 - Severe Storm,Floods,Mudslides 12/9/2025 - 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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