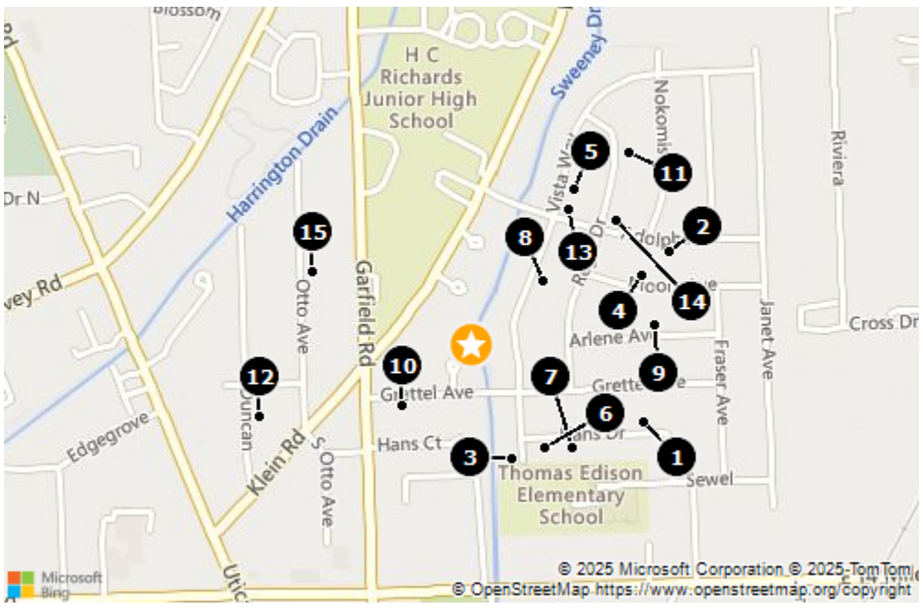
ICE SiteX Report

OrderID: 94506169

SiteX Property Information Report



Subject Property Location

16959 GRETTEL CT, FRASER, MI 48026-1722

County:	**MACOMB MI**	Census Tract:	260992540.001011
Property Use:	Single Family Residential	Zoning:	RM
Parcel Number:	03-11-32-302-031	Thomas Bros Pg-Grid:	

Valuation

Value:	**$252,000**	FSD:	14
Value Range:	$216,720 - $287,280	Confidence Score:	86

County Tax & Assessment

Assessment Year:	2024	Market Value Year:	2024	Tax Rate Code Area:	
Assd Land Value:		Market Land Value:		Tax Year:	2023
Assd Improvement:		Market Improvment Value:		Total Taxable Value:	$6,055
Total Assessed Value:	$115,900	Total Assessor Market Value:	$231,800	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 83 District: 03 Subdivision: MOULIN ROUGE EAST SUB
Abbreviated Description: MOULIN ROUGE EAST SUB NO. 1 LOT 83. L44 P25. CITY OF FRASER
City/Muni/Twp: FRASER CITY

Property Characteristics

Lot Size:	11,979 SF	Bedrooms:	4	Pool:	
Building Area:	1416 SF	Baths:	2	Fireplace:	1
Year Built:	1961	Partial Baths:	1	Type Const:	Brick
Number of Buildings:		Number of Rooms:	5	Ext Walls:	Brick
Number of Units:		Garage Type:	Detached	Heating:	Forced Air
Number of Stories:	1+B	Number of Cars:	2	A/C:	Yes
Style:	Ranch	Basement:	Yes	Roof Cover:	Asphalt
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	03/20/2025	Sales Price:	N/A
Document #:	202500021468 BK-PG 26204-104	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	11/01/2019	Sales Price:	N/A
Document #:	9124239 BK-PG 25435-709	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	09/18/2019	Loan Amount:	N/A
Document #:	9105028 BK-PG 26204-104	Loan Type:	VA
TD Due Date:	10/01/2049	Type Finance:	

Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUB NO 1
City/Muni/Twp: FRASER

Prior Transfer

Recording Date:	06/25/2018	Sales Price:	$179,900
Document #:	8072283 BK-PG 25435-707	Type of Sale:	Full Amount on Deed

ICE SiteX Report

OrderID: 94506169

Contract Date: 06/15/2018
Document Type: Warranty Deed
Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 1 Map Ref: LB 44 PG 25
City/Muni/Twp: FRASER

Prior Transfer

Recording Date: 06/15/2018 | Sales Price: $179,900
Document #: BK-PG 25435 -707 | Type of Sale: Per Assessor Transaction History
Document Type:
Legal Description:
Lot: 83 District: 03 Subdivision: MOULIN ROUGE EAST SUB
Abbreviated Description: MOULIN ROUGE EAST SUB NO. 1 LOT 83. L44 P25. CITY OF FRASER
City/Muni/Twp: FRASER CITY

Prior Transfer

Recording Date: 03/22/2017 | Sales Price: $106,000
Document #: 7038379 BK-PG 24621-217 | Type of Sale: Full Amount on Deed
Contract Date: 02/23/2017
Document Type: Warranty Deed
Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 1 Map Ref: LB 44 PG 25&26
City/Muni/Twp: FRASER

Prior Transfer

Recording Date: 02/23/2017 | Sales Price: $106,000
Document #: | Type of Sale: Per Assessor Transaction History
Document Type:
Legal Description:

Prior Transfer

Recording Date: 08/31/2016 | Sales Price: N/A
Document #: 6103020 BK-PG 24232-790 | Type of Sale: Transfer Tax on doc. indicated as EXEMPT
Contract Date: 08/28/2016
Document Type: Warranty Deed
Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUB NO 1 Map Ref: LB44 PG25&26
City/Muni/Twp: FRASER

Prior Transfer

Recording Date: 06/03/2013 | Sales Price: $165,818
Document #: 3079769 BK-PG 22147-549 | Type of Sale: Full Amount on Deed
Contract Date: 05/17/2013
Document Type: Sheriff's Deed
Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUB NO 1 Map Ref: LB44 PG25&26
City/Muni/Twp: FRASER

Prior Transfer

Recording Date: 12/02/2011 | Sales Price: N/A
Document #: 1231753 BK-PG 19637-861 | Type of Sale: Full-Computed from Transfer Tax
Document Type:
Legal Description:

Prior Transfer

Recording Date: 03/02/2009 | Sales Price: N/A
Document #: 9019751 BK-PG 18062-159 | Type of Sale: Full-Computed from Transfer Tax
Document Type:
Legal Description:

Mortgage Record

Recording Date: 02/03/2009 | Loan Amount: N/A
Document #: 9009409 BK-PG 19637-861 | Loan Type: FHA
TD Due Date: 02/01/2039 | Type Finance:
Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUBDIVISION #1
City/Muni/Twp: FRASER

Prior Transfer

Recording Date: 08/14/2006 | Sales Price: $159,300
Document #: 6127890 BK-PG 14325-384 | Type of Sale: Full-Computed from Transfer Tax
Document Type:
Legal Description:

Prior Transfer

Recording Date: 08/08/2006 | Sales Price: $172,000
Document #: 6124868 BK-PG 18062-158 | Type of Sale: Full Amount on Deed
Contract Date: 07/26/2006
Document Type: Warranty Deed
Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUBDIVISION #1 Map Ref: LB44 PG25
City/Muni/Twp: FRASER

Mortgage Record

Recording Date: 09/25/2003 | Loan Amount: N/A
Document #: 3287179 BK-PG 14325-384 | Loan Type: Unknown
TD Due Date: 05/01/2033 | Type Finance:

ICE SiteX Report

OrderID: 94506169

Legal Description:
Lot: 83 Subdivision: MOULIN ROUGE EAST SUBDIVISION #1

Prior Transfer

Recording Date:	05/01/2001	Sales Price:	$159,900
Document #:	BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	04/17/2001		
Document Type:	Deed		

Legal Description:
Abbreviated Description: "MOULIN ROUGE EAST SUB. NO. 1"FRASER PUBLIC SCHOOLS

Prior Transfer

Recording Date:	08/12/1999	Sales Price:	$145,000
Document #:	BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	05/27/1999		
Document Type:	Deed		

Legal Description:
Abbreviated Description: MOULIN ROUGE EAST SUB NO. 1 LOFRASER PUBLIC SCHOOLS

Area Sales Analysis

Total Area Sales	$3,184,900	Median # of Bedrooms	3
Median Lot Size	7,797 SF	Median # of Baths	1
Median Living Area	1,074 SF	Median Year Built	1965
Price Range - 2 Yrs	$115,000 to $240,000	Age Range	55 years to 71 years
Median Value	$220,000	Median Age	60 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.22Mi.	**17429 HANS DR** **FRASER, MI 48026-1767**	05/05/2025	$224,900	$240	936	5/3/1	1960	7,187 SF	
		APN: 03-11-32-376-031 Document #: 202500040676 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 146 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 2 MapRef: LB 44 PG 27&28 Abbreviated Description: Lot:146 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 2 Map Ref:LB 44 PG 27&28City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
2	.26Mi.	**17526 ADOLPH** **FRASER, MI 48026-1779**	04/08/2025	$229,000	$244	936	5/3/1	1965	7,187 SF	
		APN: 03-11-32-330-009 Document #: 202500027176 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 272 Subdivision: MOULIN ROUGE EAST SUB NO 3 MapRef: LB 44 PG 29&30 Abbreviated Description: Lot:272 Subdivision:MOULIN ROUGE EAST SUB NO 3 Map Ref:LB 44 PG 29&30City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
3	.14Mi.	**33131 VISTA WAY** **FRASER, MI 48026-1745**	02/21/2025	$115,000	$118	972	5/3/2	1959	8,538 SF	
		APN: 03-11-32-352-012 Document #: 202500013745 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 38 Subdivision: MOULIN ROUGE EAST SUB NO 1 MapRef: LB 44 PG 25&26 Abbreviated Description: Lot:38 Subdivision:MOULIN ROUGE EAST SUB NO 1 Map Ref:LB 44 PG 25&26City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
4	.22Mi.	**17423 MOORS** **FRASER, MI 48026-4316**	01/21/2025	$220,000	$169	1296	5/3/1	1966	7,318 SF	
		APN: 03-11-32-330-022 Document #: 202500005420 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 268 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 3 MapRef: LB 44 PG 29&30 Abbreviated Description: Lot:268 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 3 Map Ref:LB 44 PG 29&30City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
5	.22Mi.	**33732 VISTA WAY** **FRASER, MI 48026-1743**	01/14/2025	$215,000	$163	1316	7/3/1	1965	7,187 SF	
		APN: 03-11-32-326-003 Document #: 202500003986 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 638 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 5 MapRef: LB 44 PG 33 Abbreviated Description: Lot:638 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 5 Map Ref:LB 44 PG 33City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
6	.16Mi.	**17130 HANS DR** **FRASER, MI 48026-1725**	01/09/2025	$170,000	$163	1040	5/3/1	1959	8,146 SF	
		APN: 03-11-32-378-002 Document #: 202500002421 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 40 Subdivision: MOULIN ROUGE EAST SUBDIVISION MapRef: LB 44 PG 25&26 Abbreviated Description: Lot:40 Subdivision:MOULIN ROUGE EAST SUBDIVISION Map Ref:LB 44 PG 25&26City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
7	.18Mi.	**17300 HANS DR** **FRASER, MI 48026-4301**	12/30/2024	$220,000	$201	1093	5/3/1	1959	8,233 SF	
		APN: 03-11-32-378-005 Document #: 202400106184 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 158 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 2 MapRef: LB 44 PG 27 Abbreviated Description: Lot:158 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 2 Map Ref:LB 44 PG 27City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
8	.11Mi.	**33364 VISTA WAY** **FRASER, MI 48026-4323**	12/23/2024	$236,500	$227	1040	5/3/1	1960	7,187 SF	
		APN: 03-11-32-303-007 Document #: 202400104981 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 55 Subdivision: MOUFIN ROUGE EAST SUBDIVISION NO 1 MapRef: LB 44 PG 25&26 Abbreviated Description: Lot:55 Subdivision:MOUFIN ROUGE EAST SUBDIVISION NO 1 Map Ref:LB 44 PG 25&26City/Muni/Twp:FRASER City/Muni/Twp: FRASER								
9	.22Mi.	**17437 ARLENE** **FRASER, MI 48026-1782**	12/11/2024	$225,000	$183	1226	5/3/1	1966	7,449 SF	
		APN: 03-11-32-331-023 Document #: 202400101779 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 243&244 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 3 MapRef: LB 44 PG 29 Abbreviated Description: Lot:243&244 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 3 Map Ref:LB 44 PG 29Abbreviated Description:EAST48FT LOT243&W14FT LOT244 City/Muni/Twp:FRASER City/Muni/Twp: FRASER								

ICE SiteX Report

OrderID: 94506169

10	.11Mi.	**16840 GRETTEL** **FRASER, MI 48026-1719**	10/01/2024	$230,000	$214	1074	5/3/1	1959	7,797 SF

APN: 03-11-32-351-003 Document #: 202400080387
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 24 Subdivision: MOULLN ROUGE EAST SUBDIVISION NO 1 MapRef: LB 44 PG 25&26 Abbreviated Description: Lot:24 Subdivision:MOULLN ROUGE EAST SUBDIVISION NO 1 Map Ref:LB 44 PG 25&26City/Muni/Twp:FRASER City/Muni/Twp: FRASER

11	.3Mi.	**33800 REGAL** **FRASER, MI 48026-4333**	08/29/2024	$225,000	$170	1316	5/3/1	1969	7,187 SF

APN: 03-11-32-179-010 Document #: 202400071010
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 514 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 5 MapRef: LB 44 PG 33&34 Abbreviated Description: Lot:514 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 5 Map Ref:LB 44 PG 33&34City/Muni/Twp:FRASER City/Muni/Twp: FRASER

12	.26Mi.	**33314 DUNCAN** **FRASER, MI 48026-1958**	08/15/2024	$220,000	$155	1415	4/3/1	1954	8,059 SF

APN: 03-11-31-477-004 Document #: 202400067371
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 58 Subdivision: KLEIN SUBDIVISION MapRef: LB 8 PG 85 Abbreviated Description: Lot:58 Subdivision:KLEIN SUBDIVISION Map Ref:LB 8 PG 85City/Muni/Twp:FRASER City/Muni/Twp: FRASER

13	.2Mi.	**33708 VISTA WAY** **FRASER, MI 48026-1743**	07/31/2024	$209,500	$207	1008	5/3/1	1965	8,407 SF

APN: 03-11-32-326-005 Document #: 202400063013
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 538 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 5 MapRef: LB 44 PG 33 Abbreviated Description: Lot:538 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 5 Map Ref:LB 44 PG 33City/Muni/Twp:FRASER City/Muni/Twp: FRASER

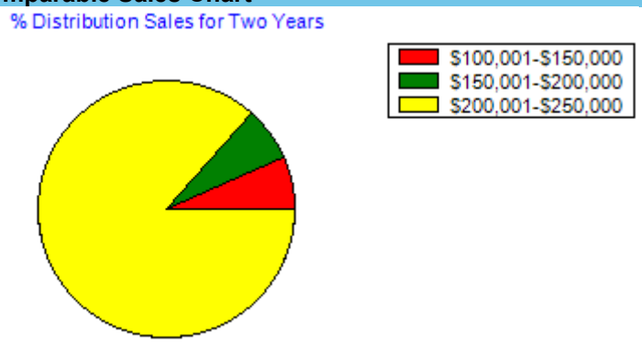
14	.23Mi.	**17311 ADOLPH** **FRASER, MI 48026-1706**	07/29/2024	$240,000	$195	1228	5/3/1	1966	8,276 SF

APN: 03-11-32-327-012 Document #: 202400062056
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 521 Subdivision: MOULIN ROUGE EAST SUBDIVISION NO 5 MapRef: LB 44 PG 33&34 Abbreviated Description: Lot:521 Subdivision:MOULIN ROUGE EAST SUBDIVISION NO 5 Map Ref:LB 44 PG 33&34City/Muni/Twp:FRASER City/Muni/Twp: FRASER

15	.2Mi.	**33576 OTTO AVE** **FRASER, MI 48026-1988**	06/20/2024	$205,000	$199	1030	5/3/1	1970	8,102 SF

APN: 03-11-31-430-013 Document #: 202400051284
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 178 Subdivision: KLEIN SUBDIVISION NO 1 MapRef: LB 10 PG 67 Abbreviated Description: Lot:178 Subdivision:KLEIN SUBDIVISION NO 1 Map Ref:LB 10 PG 67City/Muni/Twp:FRASER City/Muni/Twp: FRASER

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

OrderID: 94506169

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.	**16959 GRETTEL CT**	**06/15/2018**	$231,800	$115,900	1,416	5/4/2	1961	11,979 SF	
.02Mi.	**16947 GRETTEL CT**	**04/28/1998**	$196,600	$98,300	1,040	5/3/1	1961	11,021 SF	
.02Mi.	**16971 GRETTEL CT**	**07/13/2021**	$182,400	$91,200	936	5/3/2	1961	8,625 SF	
.03Mi.	**33253 VISTA WAY**	**08/11/2005**	$181,000	$90,500	962	5/3/1	1959	8,756 SF	
.03Mi.	**33265 VISTA WAY**	**12/12/2003**	$174,000	$87,000	962	5/3/1	1959	9,627 SF	
.03Mi.	**33241 VISTA WAY**	**11/01/2020**	$171,400	$85,700	962	5/3/1	1961	7,884 SF	
.04Mi.	**16935 GRETTEL CT**	**06/14/2018**	$183,400	$91,700	1,040	5/3/1	1959	7,449 SF	
.04Mi.	**33540 KLEIN CIR**	**05/28/1999**	$201,200	$100,600	1,116	5/3/1	1965	8,843 SF	
.04Mi.	**33303 VISTA WAY**		$183,400	$91,700	962	5/3/1	1959	9,235 SF	
.04Mi.	**16995 GRETTEL**	**07/31/2008**	$228,400	$114,200	1,584	5/3/1	1961	8,407 SF	
.04Mi.	**17107 GRETTEL**	**10/25/2005**	$164,000	$82,000	988	5/3/1	1961	7,187 SF	
.04Mi.	**33229 VISTA WAY**	**11/27/2002**	$191,200	$95,600	962	5/3/2	1956	7,797 SF	
.05Mi.	**33486 KLEIN RD**	**01/11/2022**	$286,800	$143,400	1,456	/3/2	2019	30,579 SF	
.05Mi.	**33217 VISTA WAY**	**11/06/2020**	$194,200	$97,100	1,148	5/3/1	1959	7,187 SF	
.05Mi.	**16923 GRETTEL CT**		$271,600	$135,800	1,710	5/3/1	1961	11,413 SF	
.05Mi.	**33528 KLEIN CIR**	**10/06/2015**	$177,000	$88,500	936	5/3/1	1965	8,276 SF	

Rent vs. Own

Households Occupied by Renters:	25%	Households Occupied by Owners:	72%

Demographics & Income

Median Age:	41.3 years old	Households:	6,308
Median Household Income:	$67,251	Households w/Family:	61%
Household Income Per Capita:	$34,404	Households w/Family Married:	41%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Fraser Public Schools	Students:	4,708
Number of Schools:	9	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.25Mi.	**Thomas Edison Elementary School** Number of Students: 359 Student-Teacher Ratio: 16.29	C+	Public	KG - 6
0.29Mi.	**Richards Middle School** Number of Students: 748 Student-Teacher Ratio: 18.87	C+	Public	7 - 8
1.47Mi.	**Dooley Center** Number of Students: 29 Student-Teacher Ratio: 3.04	NA	Public	EE - PK
0.52Mi.	**Fraser High School** Number of Students: 1,549 Student-Teacher Ratio: 19.98 Advanced Placement: Yes	B	Public	9 - 12

Flood Report

The Subject Property of **16959 GRETTEL CT, FRASER, MI 48026-1722** is in **Zone X500** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA INUNDATED BY 0.2% ANNUAL CHANCE FLOODING; AN AREA INUNDATED BY 1% ANNUAL CHANCE FLOODING WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; OR AN AREA PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOODING.

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	98%	SIMILAR
FORCIBLE ROBBERY	90%	LOWER
AGGRAVATED ASSAULT	88%	LOWER
FORCIBLE RAPE	95%	SIMILAR
MURDER	95%	SIMILAR
OVERALL	91%	LOWER

Disaster Alerts

8/24/2023 - Severe Tornados, Flooding

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
Copyright © 2025 Onboard Informatics. Information is deemed reliable but not guaranteed.

ICE SiteX Report

OrderID: 94506169

Disclaimer: THIS REPORT IS INTENDED FOR USE BY YOU AS AN END USER SOLELY FOR YOUR INTERNAL BUSINESS PURPOSES. YOU SHALL NOT RESELL, RELICENSE, REDISTRIBUTE OR DISPLAY THIS REPORT, IN WHOLE OR IN PART, EXCEPT AS REQUIRED TO COMPLY WITH APPLICABLE LAW OR REGULATION. 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, CURRENT OR FREE FROM ERROR. THIS REPORT WAS GENERATED BY THE APPLICATION OF VARIOUS MATHEMATICAL FORMULAS TO PUBLICLY AVAILABLE AND PROPRIETARY INFORMATION 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 WHERE ONE IS REQUIRED BY APPLICABLE LAW OR REGULATION. 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.

Data deemed reliable, but not guaranteed.

Copyright © 2025 Intercontinental Exchange, Inc. All Rights Reserved.