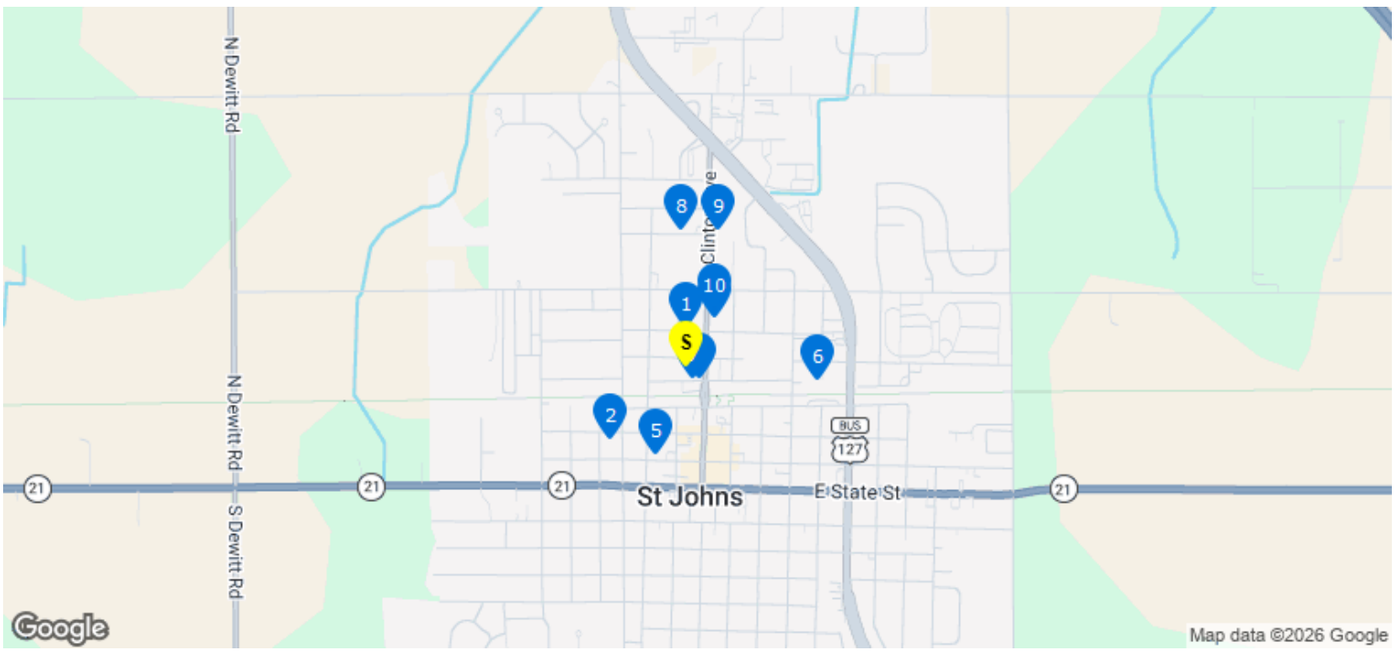
# ICE SiteX Report

**OrderID: 98768549**

## SiteX Property Information Report




## Subject Property Location

### 200 W STEEL ST, SAINT JOHNS, MI 48879-1236

| | | | |
|---|---|---|---|
| County: | **CLINTON MI** | Census Tract: | 0108.01 |
| Property Use: | Single Family Residential | Zoning: | R2 |
| Parcel Number: | 300-490-119-006-00 | Thomas Bros Pg-Grid: | |

## Valuation

| | | | | | |
|---|---|---|---|---|---|
| Value: | **$234,000** | FSD: | 30 | Common Confidence Score: | 24 |
| Value Range: | $163,800 - $304,200 | ICE Confidence Score: | 70 | | |

## County Tax & Assessment

| | | | | | |
|---|---|---|---|---|---|
| Assessment Year: | 2026 | Market Value Year: | 2026 | Tax Rate Code Area: | 300 |
| Assd Land Value: | $16,500 | Market Land Value: | $33,000 | Tax Year: | 2024 |
| Assd Improvement: | $77,900 | Market Improvment Value: | $155,800 | Total Taxable Value: | $3,609 |
| Total Assessed Value: | $94,400 | Total Assessor Market Value: | $188,800 | Delinquent Year: | |
| | | | | Tax Account ID: | |
| | | | | Homeowner's Exemption: | |
| | | | | Tax Exemptions: | D |

## Assessment Legal Description

Lot: 5-6 Block: 119 District: 300 Subdivision: WALKER & STEEL SUB

| | |
|---|---|
| Abbreviated Description: | WALKER & STEEL SUB. BLK 119, LOT 6 & S 1/3 OF LOT 5. CITY OF ST JOHNS T7N R2W |
| City/Muni/Twp: | ST JOHNS CITY |

## Property Characteristics

| | | | | | |
|---|---|---|---|---|---|
| Lot Size: | 10,890 SF | Bedrooms: | 4 | Pool: | |
| Building Area: | 2052 SF | Baths: | 2 | Fireplace: | 1 |
| Year Built: | 1900 | Partial Baths: | | Type Const: | |
| Number of Buildings: | | Number of Rooms: | | Ext Walls: | Siding (Alum/Vinyl) |
| Number of Units: | | Garage Type: | Detached Garage | Heating: | Forced air unit |
| Number of Stories: | 1+B | Number of Cars: | 2 | A/C: | Yes |
| Style: | | Basement: | Basement (not specified) | Roof Cover: | |
| | | Foundation: | | Elevator: | |

## Subject Property Deed/Transfer History

### Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 02/24/2025 | Sales Price: | $123,717 |
| Document #: | 5351788 BK-PG - | Type of Sale: | |
| Document Type: | Assignment | | |
| **Legal Description:** | | | |

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 09/06/2024 | Loan Amount: | N/A |
| Document #: | 5347443 BK-PG - | Loan Type: | FHA (Federal Housing Admin.) |
| Contract Date: | 08/30/2024 | | |
| TD Due Date: | 07/01/2050 | Type Finance: | |

**Legal Description:**
Block: 119 Subdivision: WALKER & STEEL SUBDIVISION Map Ref: 0
Abbreviated Description: SOUTH 3 OF LOT 5
City/Muni/Twp: ST JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 01/11/2021 | Sales Price: | N/A |
| Document #: | 5303586 BK-PG - | Type of Sale: | |
| Document Type: | Release | | |
| **Legal Description:** | | | |

# ICE SiteX Report

**OrderID: 98768549**

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 06/19/2020 | Loan Amount: | N/A |
| Document #: | 5294061 BK-PG - | Loan Type: | FHA (Federal Housing Admin.) |
| Contract Date: | 06/15/2020 | | |
| TD Due Date: | 07/01/2050 | Type Finance: | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER AND STEEL SUBDIVISION
Abbreviated Description: SOUTH 1/3 OF LOT 5
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 06/19/2020 | Sales Price: | $126,000 |
| Document #: | 5294060 BK-PG - | Type of Sale: | Arms-Length Transfer |
| Contract Date: | 06/15/2020 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER AND STEEL SUBDIVISION
Abbreviated Description: SOUTH 1/3 OF LOT 5
City/Muni/Twp: SAINT JOHNS

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 10/26/2015 | Loan Amount: | N/A |
| Document #: | 5234229 BK-PG - | Loan Type: | Conventional |
| Contract Date: | 10/21/2015 | | |
| TD Due Date: | 11/01/2030 | Type Finance: | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 10/26/2015 | Sales Price: | $640,000 |
| Document #: | 5234228 BK-PG - | Type of Sale: | Arms-Length Transfer |
| Contract Date: | 10/21/2015 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 10/21/2015 | Sales Price: | $64,000 |
| Document #: | BK-PG - | Type of Sale: | Per Assessor |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 District: 300 Subdivision: WALKER & STEEL SUB
Abbreviated Description: WALKER & STEEL SUB. BLK 119, LOT 6 & S 1/3 OF LOT 5. CITY OF ST JOHNS T7N R2W
City/Muni/Twp: ST JOHNS CITY

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 12/14/2012 | Sales Price: | $64,000 |
| Document #: | 5193859 BK-PG - | Type of Sale: | Arms-Length Transfer |
| Contract Date: | 11/27/2012 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: SAINT JOHNS

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 12/14/2012 | Loan Amount: | N/A |
| Document #: | BK-PG - | Loan Type: | Seller take-back |
| Contract Date: | 11/27/2012 | | |
| TD Due Date: | | Type Finance: | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 12/08/2010 | Sales Price: | N/A |
| Document #: | 5164684 BK-PG - | Type of Sale: | Non Arms-Length Transfer |
| Contract Date: | 12/03/2010 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 09/29/2010 | Sales Price: | $41,750 |
| Document #: | 5161683 BK-PG - | Type of Sale: | Lender Sold |
| Contract Date: | 09/22/2010 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 05/08/2009 | Sales Price: | $74,900 |
| Document #: | 5143654 BK-PG - | Type of Sale: | Lender Owned |
| Contract Date: | 04/29/2009 | | |
| Document Type: | Deed | | |

# ICE SiteX Report

**OrderID: 98768549**

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
City/Muni/Twp: ST JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 07/02/2007 | Sales Price: | N/A |
| Document #: | 5118828 BK-PG - | Type of Sale: | Lender-to-Lender Transfer |
| Contract Date: | 06/25/2007 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION
Abbreviated Description: S3 LOT5
City/Muni/Twp: SAINT JOHNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 06/21/2007 | Sales Price: | $97,860 |
| Document #: | 5118499 BK-PG - | Type of Sale: | Lender Owned |
| Contract Date: | 06/14/2007 | | |
| Document Type: | Deed | | |

**Legal Description:**
Lot: MP Block: 119 Subdivision: WALKER & STEEL SUBDIVISION IN THE CITY OF ST JOHNS
Abbreviated Description: S1/3 LOT5
City/Muni/Twp: SAINT JOHNS

## Area Sales Analysis

| | | | |
|---|---|---|---|
| Total Area Sales | $2,149,700 | Median # of Bedrooms | 4 |
| Median Lot Size | 11,108 SF | Median # of Baths | 1 |
| Median Living Area | 1,868 SF | Median Year Built | 1900 |
| Price Range - 2 Yrs | $164,900 to $255,000 | Age Range | 126 years to 138 years |
| Median Value | $227,450 | Median Age | 126 years |

## Comparable Sales Data

| No. | Proxim. | Address | Date | Price | $/SF | Bld/Area | RM/BR/Bth | YB | Lot Area | Pool |
|---|---|---|---|---|---|---|---|---|---|---|
| 1 | .04Mi. | **111 W STEEL ST**<br>**SAINT JOHNS, MI 48879-1233** | 06/18/2026 | $169,900 | $125 | 1354 | /4/1 | | 6,098 SF | |
| | | APN: 300-490-120-025-00 Document #: 5365788<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: 25 Block: 120 Subdivision: WALKER AND STEEL SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Lot:25 Block:120 Subdivision:WALKER AND STEEL SUBDIVISION Map Ref:LB 46 PG 331City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS | | | | | | | | |
| 2 | .05Mi. | **107 W STEEL ST**<br>**SAINT JOHNS, MI 48879-1233** | 04/20/2026 | $250,000 | $168 | 1485 | /4/1 | | 6,098 SF | |
| | | APN: 300-490-120-027-00 Document #: 5363848<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: 27 Block: 120 Subdivision: WALKER & STEELS SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Lot:27 Block:120 Subdivision:WALKER & STEELS SUBDIVISION Map Ref:LB 46 PG 331City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS | | | | | | | | |
| 3 | .07Mi. | **210-A ROSS ST**<br>**SAINT JOHNS, MI 48879-1204** | 05/04/2026 | $10,000 | | | // | | 6,970 SF | |
| | | APN: 300-490-120-017-00 Document #: 5364370<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: 16&17 Block: 120 Subdivision: WALKER AND STEEL SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Block:120 Subdivision:WALKER AND STEEL SUBDIVISION Map Ref:LB 46 PG 331Abbreviated Description:LOT: SOUTH 76 FT OF CITY LOTS 16&17 City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS | | | | | | | | |
| 4 | .12Mi. | **602 N CLINTON AVE**<br>**SAINT JOHNS, MI 48879-1308** | 10/09/2026 | $165,000 | $96 | 1720 | /4/1 | | 7,405 SF | |
| | | APN: 300-490-115-008-00 Document #: 5369435<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: 8 Block: 115 Subdivision: WALKER & STEELS SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Lot:8 Block:115 Subdivision:WALKER & STEELS SUBDIVISION Map Ref:LB 46 PG 331City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS | | | | | | | | |
| 5 | .15Mi. | **715 N CLINTON AVE**<br>**SAINT JOHNS, MI 48879-1309** | 03/04/2026 | $175,000 | $96 | 1816 | /4/1 | | 14,810 SF | |
| | | APN: 300-490-117-017-00 Document #: 5362339<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: 17&18 Block: 117 Subdivision: WALKER AND STEELS SUBDIVISION MapRef: LB 46 PG 131 Abbreviated Description: Lot:17&18 Block:117 Subdivision:WALKER AND STEELS SUBDIVISION Map Ref:LB 46 PG 131City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS | | | | | | | | |
| 6 | .16Mi. | **719 N CLINTON AVE**<br>**SAINT JOHNS, MI 48879-1334** | 06/02/2026 | $255,000 | $152 | 1680 | /4/4 | | 14,375 SF | |
| | | APN: 300-490-117-019-00 Document #: 5365152<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: 19&20 Block: 117 Subdivision: WALKER STEEL SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Lot:19&20 Block:117 Subdivision:WALKER STEEL SUBDIVISION Map Ref:LB 46 PG 331City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS | | | | | | | | |
| 7 | .23Mi. | **712 SPRING ST**<br>**SAINT JOHNS, MI 48879-1361** | 05/12/2026 | $130,000 | $92 | 1420 | //1 | 1955 | 16,553 SF | |
| | | APN: 300-490-113-003-00 Document #: 5364595<br>Document Type: Warranty Deed Price Code:<br>Land Use: Single Family Residential<br>Legal: Lot: 3&4 Block: 113 Subdivision: WALKER AND STEELS SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Lot:3&4 Block:113 Subdivision:WALKER AND STEELS SUBDIVISION Map Ref:LB 46 PG 331City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS | | | | | | | | |
| 8 | .24Mi. | **209 N OTTAWA ST**<br>**SAINT JOHNS, MI 48879-1433** | 03/09/2026 | $180,000 | $110 | 1637 | /4/1 | 1900 | 6,534 SF | |
| | | APN: 300-470-009-006-00 Document #: 5362426<br>Document Type: Warranty Deed Price Code: A<br>Land Use: Single Family Residential<br>Legal: Lot: B Block: 9 Subdivision: WALKER SUBDIVISION MapRef: LB 31 PG 345 Abbreviated Description: Block:9 Subdivision:WALKER SUBDIVISION Map Ref:LB 31 PG 345Abbreviated Description:LOT: NORTH 50 FT OF S 100 FT OF E 2 OF OUTLOT B City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS | | | | | | | | |
| 9 | .27Mi. | **507 EUCLID ST** | 08/26/2026 | $199,000 | $265 | 752 | /3/1 | | 16,553 SF | |

# ICE SiteX Report

**OrderID: 98768549**

**SAINT JOHNS, MI 48879-1243**
APN: 300-420-003-003-50 Document #: 5368121
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 2&3 Block: 3 Subdivision: PERRINS ADDITION MapRef: LB 48 PG 177 Abbreviated Description: Lot:2&3 Block:3 Subdivision:PERRINS ADDITION Map Ref:LB 48 PG 177Abbreviated Description:WEST2 LOT2 City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 10 | .27Mi. | **500 W HIGHAM ST** | 05/27/2026 | $164,900 | $76 | 2182 | /3/1 | | 10,890 SF | |

**SAINT JOHNS, MI 48879-1416**
APN: 300-170-006-005-00 Document #: 5364987
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 5-6 Block: 6 Subdivision: FRANCIS LYNDS ADDITION Abbreviated Description: Subdivision:FRANCIS LYNDS ADDITION Abbreviated Description:LOT : EAST 2 OF LOT 5-6 City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 11 | .29Mi. | **109 LEWIS ST** | 06/09/2026 | $197,000 | $210 | 940 | /2/1 | 1955 | 16,553 SF | |

**SAINT JOHNS, MI 48879-1055**
APN: 300-110-002-007-00 Document #: 5365463
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 7&8 Block: 2 Subdivision: AVENUE ADDITION MapRef: LB 1 PG 8 Abbreviated Description: Lot:7&8 Block:2 Subdivision:AVENUE ADDITION Map Ref:LB 1 PG 8City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 12 | .3Mi. | **509 W GIBBS ST** | 04/24/2026 | $237,500 | $273 | 870 | /2/1 | 1977 | 7,405 SF | |

**SAINT JOHNS, MI 48879-1249**
APN: 300-420-004-007-00 Document #: 5364002
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 6&7 Block: 4 Subdivision: PERRINS ADDITION MapRef: LB 48 PG 177 Abbreviated Description: Lot:6&7 Block:4 Subdivision:PERRINS ADDITION Map Ref:LB 48 PG 177Abbreviated Description:LOT: NORTH 2 OF LOT 7 & W 2 OF LOT 6 City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 13 | .34Mi. | **510 N MEAD ST** | 08/06/2026 | $220,000 | $115 | 1920 | /4/1 | | 11,326 SF | |

**SAINT JOHNS, MI 48879-1328**
APN: 300-490-103-010-00 Document #: 5367444
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 10&11 Block: 103 Subdivision: WALKER & STEELS SUBDIVISION MapRef: LB 46 PG 331 Abbreviated Description: Lot:10&11 Block:103 Subdivision:WALKER & STEELS SUBDIVISION Map Ref:LB 46 PG 331City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 14 | .35Mi. | **123 FLORAL AVE** | 09/22/2026 | $250,000 | $118 | 2120 | /3/2 | | 10,454 SF | |

**SAINT JOHNS, MI 48879-1045**
APN: 300-110-003-024-00 Document #: 5368869
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 22&24 Block: 3 Subdivision: AVENUE ADDITION TO THE VILLAGE OF ST JOHNS CITY OF MapRef: LB 1 PG 8 Abbreviated Description: Lot:22&24 Block:3 Subdivision:AVENUE ADDITION TO THE VILLAGE OF ST JOHNS CITY OF Map Ref:LB 1 PG 8Abbreviated Description:WEST2 LOT22 City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 15 | .36Mi. | **411 N MORTON ST** | 06/08/2026 | $178,000 | $185 | 963 | /3/1 | 1971 | 12,197 SF | |

**SAINT JOHNS, MI 48879-1270**
APN: 300-420-006-013-00 Document #: 5365415
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 13&14 Block: 6 Subdivision: PERRINS ADDITION MapRef: LB 48 PG 177 Abbreviated Description: Lot:13&14 Subdivision:PERRINS ADDITION Map Ref:LB 48 PG 177Abbreviated Description:LOT: NORTH 16.5 FT OF LOT 14 City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 16 | .36Mi. | **909 N CLINTON AVE** | 06/02/2026 | $250,000 | $113 | 2208 | /4/1 | 1888 | 11,326 SF | |

**SAINT JOHNS, MI 48879-1039**
APN: 300-110-003-002-00 Document #: 5365192
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 2&4 Block: 3 Subdivision: AVENUE ADDITION MapRef: LB 1 PG 8 Abbreviated Description: Lot:2&4 Block:3 Subdivision:AVENUE ADDITION Map Ref:LB 1 PG 8City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 17 | .38Mi. | **502 W STATE ST** | 06/25/2026 | $255,000 | $102 | 2491 | /5/1 | | 18,731 SF | P |

**SAINT JOHNS, MI 48879-1450**
APN: 300-170-004-004-00 Document #: 5366000
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 3&4 Block: 4 Subdivision: FRANCIS LYNDS ADDITION MapRef: LB 21 PG 391 Abbreviated Description: Lot:3&4 Block:4 Subdivision:FRANCIS LYNDS ADDITION Map Ref:LB 21 PG 391City/Muni/Twp:SAINT JOHNS City/Muni/Twp: SAINT JOHNS

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 18 | .4Mi. | **202 FLORAL AVE** | 06/26/2026 | $211,000 | $181 | 1165 | /4/1 | | 14,375 SF | |

**SAINT JOHNS, MI 48879-1048**
APN: 300-110-004-017-00 Document #: 5366030
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 17&18 Block: 4 Subdivision: AVENUE ADDITION MapRef: LB 1 PG 8 Abbreviated Description: Lot:17&18 Block:4 Subdivision:AVENUE ADDITION Map Ref:LB 1 PG 8City/Muni/Twp:ST JOHN City/Muni/Twp: ST JOHN

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 19 | .41Mi. | **105 S PROSPECT ST** | 07/29/2026 | $165,000 | $120 | 1376 | /2/1 | 1967 | 7,405 SF | |

**SAINT JOHNS, MI 48879-1763**
APN: 300-160-001-008-00 Document #: 5367128
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 8 Block: 1 Subdivision: EMMONSVILLE MapRef: LB R PG 567 Abbreviated Description: Lot:8 Block:1 Subdivision:EMMONSVILLE Map Ref:LB R PG 567City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

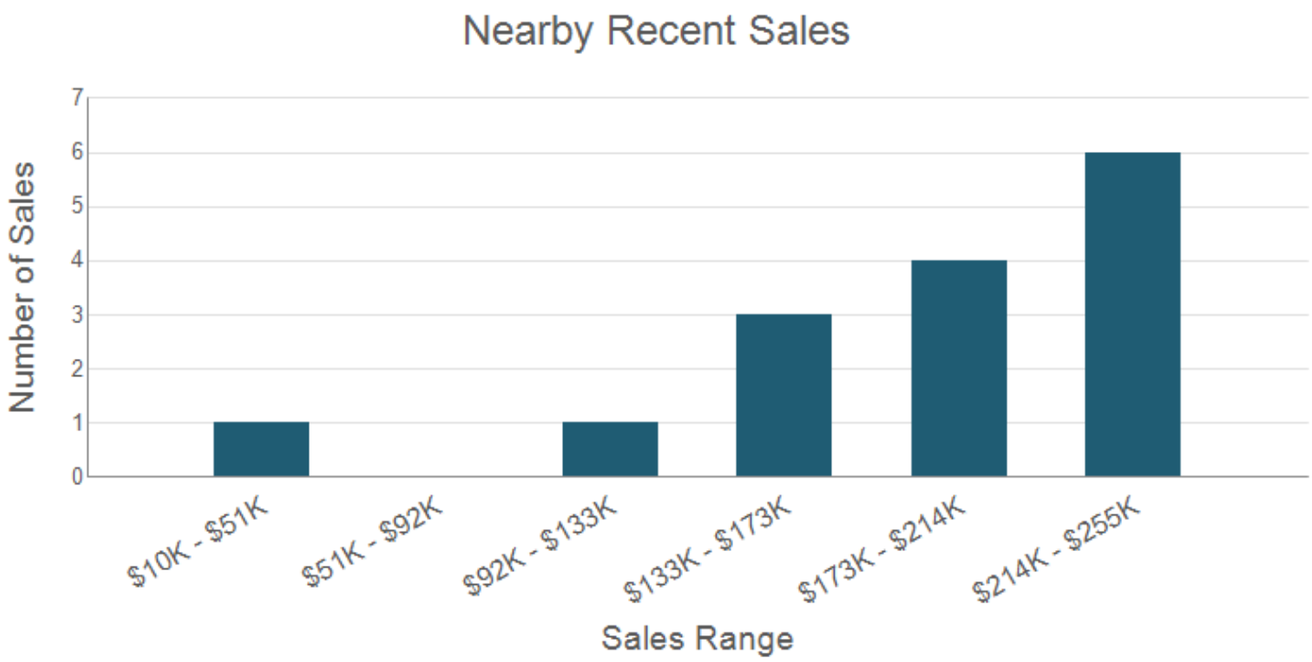
| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 20 | .42Mi. | **609 W WALKER ST** | 08/12/2026 | $185,000 | $191 | 971 | /2/1 | 1947 | 10,019 SF | |

**SAINT JOHNS, MI 48879-1460**
APN: 300-170-009-005-00 Document #: 5367658
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 5&6 Block: 9 Subdivision: RICHMOND RE SUBDIVISION MapRef: LB 1 PG 37 Abbreviated Description: Lot:5&6 Block:9 Subdivision:RICHMOND RE SUBDIVISION Map Ref:LB 1 PG 37City/Muni/Twp:ST JOHNS City/Muni/Twp: ST JOHNS

# ICE SiteX Report

**OrderID: 98768549**

## 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. | **200 W STEEL ST** | **06/15/2020** | $188,800 | $94,400 | 2,052 | /4/2 | 1900 | 10,890 SF | |
| .01Mi. | **603 GARFIELD ST** | **05/08/1995** | $164,400 | $82,200 | 1,512 | /4/1 | | 10,890 SF | |
| .02Mi. | **206 W STEEL ST** | **01/13/2020** | $149,000 | $74,500 | 1,744 | /5/1 | | 5,227 SF | |
| .03Mi. | **605 GARFIELD ST** | | $177,400 | $88,700 | 1,294 | /3/1 | | 10,890 SF | |
| .03Mi. | **203 W STEEL ST** | **08/08/2024** | $125,400 | $62,700 | 1,042 | /2/1 | | 11,761 SF | |
| .03Mi. | **201 W STEEL ST** | **05/31/2017** | $141,600 | $70,800 | 1,248 | /2/1 | | 6,098 SF | |
| .03Mi. | **205 W STEEL ST** | **08/01/2024** | $130,600 | $65,300 | 1,095 | /4/1 | | 6,098 SF | |
| .03Mi. | **604 N OTTAWA ST** | **04/26/2018** | $142,000 | $71,000 | 1,172 | /3/1 | | 8,276 SF | |
| .04Mi. | **111 W STEEL ST** | **04/30/2001** | $131,600 | $65,800 | 1,354 | /4/1 | | 6,098 SF | |
| .04Mi. | **110 W STEEL ST** | **06/09/2022** | $183,800 | $91,900 | 1,475 | /4/1 | | 7,405 SF | |
| .04Mi. | **600 N OTTAWA ST** | **05/23/2025** | $161,400 | $80,700 | 1,840 | /1/1 | | 8,712 SF | |
| .04Mi. | **207 W STEEL ST** | **09/17/2021** | $120,200 | $60,100 | 900 | /3/1 | | 6,098 SF | |
| .04Mi. | **608 N OTTAWA ST** | **10/19/2021** | $147,800 | $73,900 | 1,480 | /5/2 | | 11,326 SF | |
| .04Mi. | **109 W STEEL ST** | **04/03/2014** | $119,400 | $59,700 | 1,238 | /4/1 | | 6,098 SF | |
| .04Mi. | **201 W LINCOLN ST** | **05/10/2021** | $174,400 | $87,200 | 2,092 | /5/3 | | 10,019 SF | |
| .04Mi. | **203 W LINCOLN ST** | **06/30/2021** | $125,000 | $62,500 | 780 | /2/1 | | 6,534 SF | |

## Rent vs. Own

| | | | |
|---|---|---|---|
| Households Occupied by Renters: | 16% | Households Occupied by Owners: | 78% |

## Demographics & Income

| | | | |
|---|---|---|---|
| Median Age: | 42.2 years old | Households: | 7,661 |
| Median Household Income: | $75,744 | Households w/Family: | 71% |
| Household Income Per Capita: | $35,974 | Households w/Family Married: | 55% |
| Most Common Education Level: | High School Graduate | Households w/Family Children: | 31% |

## School District

| | | | |
|---|---|---|---|
| School District Zone: | St. Johns Public Schools | Students: | 2,458 |
| Number of Schools: | 7 | Rating: | A |

## Assigned Schools

| Proxim. | Name | Rating | Type | Grade |
|---|---|---|---|---|
| 1.11Mi. | **St. Johns High School** | B+ | Public | 9 - 12 |
| Number of Students: 790 | | | | |
| Student-Teacher Ratio: 18.22 | | | | |
| 1.38Mi. | **St. Johns Middle School** | A- | Public | 6 - 8 |
| Number of Students: 584 | | | | |
| Student-Teacher Ratio: 17.61 | | | | |

# ICE SiteX Report

**OrderID: 98768549**

| | | | | |
|---|---|---|---|---|
| 0.40Mi. | **Gateway North Elementary School** | C- | Public | PK - 2 |

Number of Students: 320
Student-Teacher Ratio: 15.31

## Flood Report

The Subject Property of **200 W STEEL ST, SAINT JOHNS, MI 48879-1236** is in **Zone ANI** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

**AN AREA THAT IS LOCATED WITHIN A COMMUNITY OR COUNTY THAT IS NOT MAPPED ON ANY PUBLISHED FIRM.**
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** | 80% | LOWER |
| **BURGLARY** | 109% | SIMILAR |
| **MOTOR VEHICLE THEFT** | 84% | LOWER |
| **FORCIBLE ROBBERY** | 87% | LOWER |
| **AGGRAVATED ASSAULT** | 117% | HIGHER |
| **FORCIBLE RAPE** | 101% | SIMILAR |
| **MURDER** | 100% | SIMILAR |
| **OVERALL** | 109% | SIMILAR |

## 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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