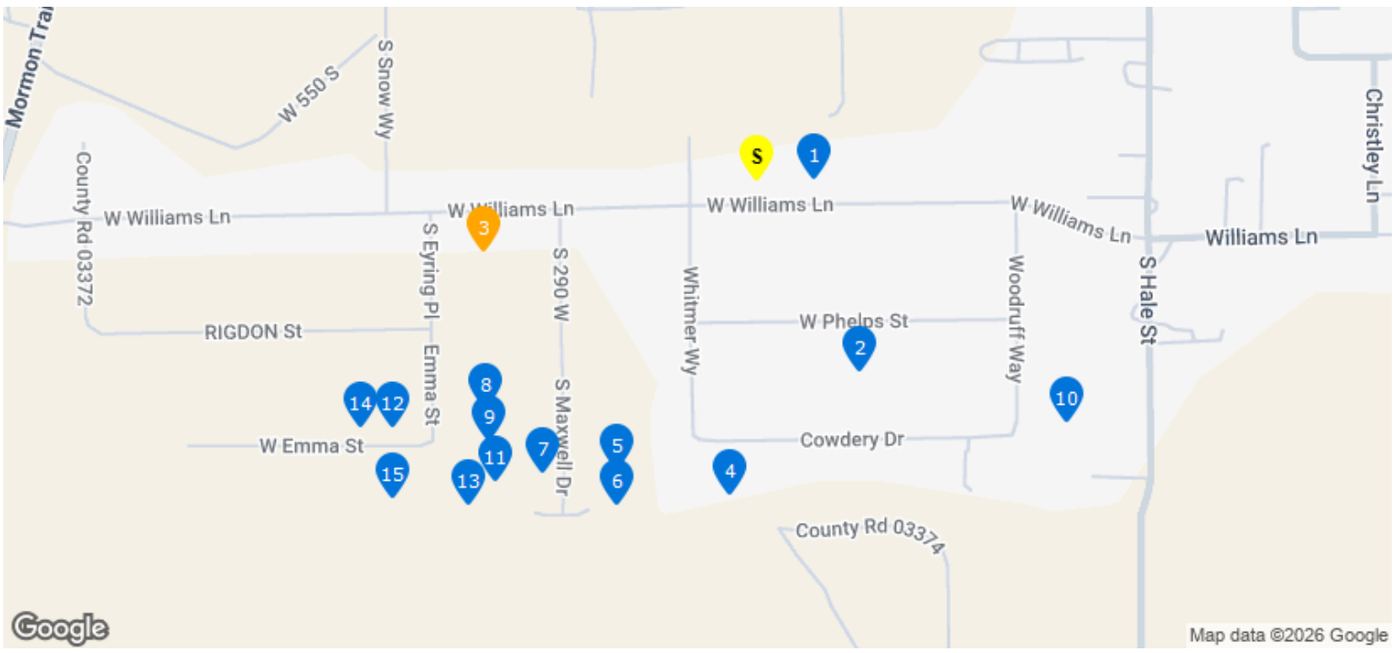
ICE SiteX Report

OrderID: 98815327

SiteX Property Information Report



Subject Property Location

238 W WILLIAMS LN, GRANTSVILLE, UT 84029-3708

County:	**TOOELE UT**	Census Tract:	1308.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	20-072-0-0112	Thomas Bros Pg-Grid:	

Valuation

Value:	**$558,000**	FSD:	10	Common Confidence Score:	72
Value Range:	$502,200 - $613,800	ICE Confidence Score:	90		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	2
Assd Land Value:	$88,880	Market Land Value:	$161,600	Tax Year:	2026
Assd Improvement:	$185,729	Market Improvment Value:	$337,689	Total Taxable Value:	$3,107
Total Assessed Value:	$274,609	Total Assessor Market Value:	$499,289	Delinquent Year:	
				Tax Account ID:	R096062
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 112 Subdivision: WELLS CROSSING SUBDIVISION Phase No: 1
Abbreviated Description: LOT 112, WELLS CROSSING SUBDIVISION PHASE 1, A SUBDIVISION OF GRANTSVILLE CITY. OUT OF 1-77-52 FOR 2020 YEAR. 0.51 AC

Property Characteristics

Lot Size:	22,216 SF	Bedrooms:		Pool:	
Building Area:	3145 SF	Baths:		Fireplace:	
Year Built:	2020	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:	1+B	Number of Cars:		A/C:	
Style:		Basement:	Basement (not specified)	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Mortgage Record

Recording Date:	07/28/2026	Loan Amount:	N/A
Document #:	639259 BK-PG -	Loan Type:	Unknown Loan Type
Contract Date:	07/28/2026		
TD Due Date:		Type Finance:	

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION PHASE 1 Map Ref: 0

Prior Transfer

Recording Date:	07/22/2026	Sales Price:	N/A
Document #:	639051 BK-PG -	Type of Sale:	
Document Type:	Assignment		

Legal Description:

Mortgage Record

Recording Date:	11/20/2025	Loan Amount:	N/A
Document #:	626794 BK-PG -	Loan Type:	
Contract Date:	03/24/2025		
TD Due Date:	06/01/2050	Type Finance:	

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION PHASE 1 Phase No: 1 Map Ref: 0

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Prior Transfer

Recording Date:	07/31/2020	Sales Price:	N/A
Document #:	516721 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	05/19/2020	Loan Amount:	N/A
Document #:	510592 BK-PG -	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	05/19/2020		
TD Due Date:	06/01/2050	Type Finance:	

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION PHASE 1

Prior Transfer

Recording Date:	05/19/2020	Sales Price:	N/A
Document #:	510591 BK-PG -	Type of Sale:	Undetermined Transfer
Contract Date:	05/19/2020		
Document Type:	Deed		

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION PHASE 1

Mortgage Record

Recording Date:	01/21/2020	Loan Amount:	N/A
Document #:	501857 BK-PG -	Loan Type:	Building or Construction Loan
Contract Date:	01/21/2020		
TD Due Date:	01/16/2021	Type Finance:	

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION PHASE 1

Prior Transfer

Recording Date:	01/21/2020	Sales Price:	N/A
Document #:	501856 BK-PG -	Type of Sale:	Non Residential Transfer
Contract Date:	01/21/2020		
Document Type:	Deed		

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION PHASE 1

Prior Transfer

Recording Date:		Sales Price:	N/A
Document #:	488458 BK-PG -	Type of Sale:	Per Assessor
Document Type:	Deed		

Legal Description:
Subdivision: WELLS CROSSING SUBDIVISION Phase No: 1
Abbreviated Description: LOT 112, WELLS CROSSING SUBDIVISION PHASE 1, A SUBDIVISION OF GRANTSVILLE CITY. OUT OF 1-77-52 FOR 2020 YEAR. 0.51 AC

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	
Median Lot Size	SF	Median # of Baths	
Median Living Area	SF	Median Year Built	
Price Range - 2 Yrs		Age Range	
Median Value		Median Age	

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.04Mi.	**214 W WILLIAMS LN** **GRANTSVILLE, UT 84029-3708**	05/01/2026			3145	//	2020	21,780 SF	
		APN: 20-072-0-0110 Document #: 634289 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 110 Subdivision: WELLS CROSSING SUBDIVISION PHASE 1 Phase No: 1 Abbreviated Description: Lot:110 Subdivision:WELLS CROSSING SUBDIVISION PHASE 1 Phase No:1								
2	.19Mi.	**573 S EYRING PL** **GRANTSVILLE, UT 84029-1245**	12/02/2025	$490,000	$138	3559	//	2021	21,780 SF	
		APN: 21-070-0-0431 Document #: 627204 Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 431 Subdivision: WELLS CROSSING SUBDIVISION PHASE 4 Abbreviated Description: Lot:431 Subdivision:WELLS CROSSING SUBDIVISION PHASE 4								
3	.21Mi.	**243 W COWDERY DR** **GRANTSVILLE, UT 84029-9818**	01/14/2026			2798	//	2021	19,602 SF	
		APN: 21-028-0-0317 Document #: 629051 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 317 Subdivision: WELLS CROSSING SUBDIVISION PHASE 3 Abbreviated Description: Lot:317 Subdivision:WELLS CROSSING SUBDIVISION PHASE 3								
4	.22Mi.	**653 S MAXWELL DR** **GRANTSVILLE, UT 84029-3738**	09/29/2025				//		21,780 SF	
		APN: 24-002-0-0603 Document #: 624351 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 603 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:603 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6								
5	.24Mi.	**677 S MAXWELL DR** **GRANTSVILLE, UT 84029-3738**	05/21/2026				//		25,700 SF	
		APN: 24-002-0-0604 Document #: 635250 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential								

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Legal: Lot: 604 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:604 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

6 .24Mi. **654 S MAXWELL DR** 04/08/2026 // 22,651 SF
GRANTSVILLE, UT 84029-3738
APN: 24-002-0-0606 Document #: 633095
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 606 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:606 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

7 .24Mi. **639 S EYRING PL** 09/23/2025 // 21,780 SF
GRANTSVILLE, UT 84029-1256
APN: 24-002-0-0609 Document #: 624125
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 609 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:609 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

8 .25Mi. **645 S EYRING PL** 12/23/2025 // 21,780 SF
GRANTSVILLE, UT 84029-1256
APN: 24-002-0-0610 Document #: 628187
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 610 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:610 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

9 .26Mi. **678 S MAXWELL DR** 03/25/2026 // 23,087 SF
GRANTSVILLE, UT 84029-3738
APN: 24-002-0-0605 Document #: 632262
Document Type: Warranty Deed Price Code:
Land Use: Parcels with improvements, Use Not Specified
Legal: Lot: 605 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:605 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

10 .26Mi. **643 S WOODRUFF WAY** 03/18/2026 3700 // 2020 24,394 SF
GRANTSVILLE, UT 84029-3710
APN: 21-008-0-0225 Document #: 631910
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 225 Subdivision: WELLS CROSSING SUBDIVISION PHASE 2 Abbreviated Description: Lot:225 Subdivision:WELLS CROSSING SUBDIVISION PHASE 2

11 .27Mi. **651 S EYRING PL** 09/04/2025 // 23,958 SF
GRANTSVILLE, UT 84029-1256
APN: 24-002-0-0611 Document #: 623298
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 611 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:611 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

12 .29Mi. **356 W EMMA ST** 12/19/2025 // 18,731 SF
GRANTSVILLE, UT 84029-3740
APN: 24-002-0-0625 Document #: 628036
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 625 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:625 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

13 .31Mi. **364 W EMMA ST** 03/19/2026 // 18,731 SF
GRANTSVILLE, UT 84029-3740
APN: 24-002-0-0624 Document #: 631950
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 624 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:624 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

14 .32Mi. **357 W EMMA ST** 09/05/2025 // 21,780 SF
GRANTSVILLE, UT 84029-3740
APN: 24-002-0-0614 Document #: 623340
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 614 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:614 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

15 .33Mi. **376 W EMMA ST** 12/30/2025 // 18,731 SF
GRANTSVILLE, UT 84029-3740
APN: 24-002-0-0623 Document #: 628429
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 623 Subdivision: WELLS CROSSING SUBDIVISION PHASE 6 Abbreviated Description: Lot:623 Subdivision:WELLS CROSSING SUBDIVISION PHASE 6

16 .35Mi. **525 S HALE ST** 04/17/2026 3220 // 2005 43,560 SF
GRANTSVILLE, UT 84029-9213
APN: 15-029-0-0004 Document #: 633565
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 4 Subdivision: BLAKE MOUNTAIN VIEW ESTATES P U D PHASE 1 Abbreviated Description: Lot:4 Subdivision:BLAKE MOUNTAIN VIEW ESTATES P U D PHASE 1

17 .37Mi. **445 S HINCKLEY RD** 02/18/2026 2968 // 2018 21,780 SF
GRANTSVILLE, UT 84029-2304
APN: 19-087-0-0309 Document #: 630460
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 309 Subdivision: HINCKLEY PARK SUBDIVISION PHASE 3 Abbreviated Description: Lot:309 Subdivision:HINCKLEY PARK SUBDIVISION PHASE 3

18 .38Mi. **41 E WILLIAMS LN** 03/27/2026 5072 // 2005 43,996 SF
GRANTSVILLE, UT 84029-9219
APN: 15-016-0-0002 Document #: 632452
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 2 Subdivision: FERRIS R WILLIAMS ESTATES Abbreviated Description: Lot:2 Subdivision:FERRIS R WILLIAMS ESTATES

19 .38Mi. **405 W DOMAIN LN** 10/29/2025 3047 // 2022 4,792 SF
GRANTSVILLE, UT 84029-3310
APN: 21-092-0-0118 Document #: 625784
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential

ICE SiteX Report

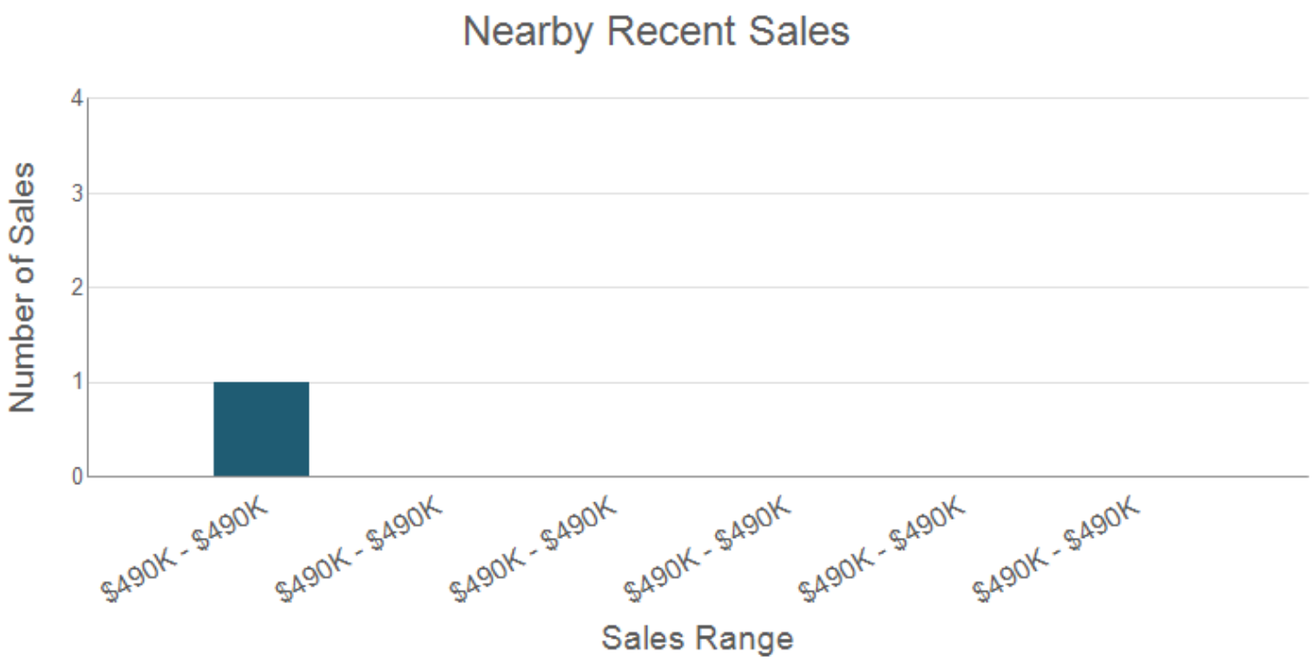
OrderID: 98815327

Legal: Lot: 118 Subdivision: SCENIC SLOPES PUD PHASE 1 Abbreviated Description: Lot:118 Subdivision:SCENIC SLOPES PUD PHASE 1

20	.41Mi.	**414 W DOMAIN LN** **GRANTSVILLE, UT 84029-3310**	07/01/2026	2680	//	2022	5,227 SF

APN: 21-092-0-0124 Document #: 638168
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 124 Subdivision: SCENIC SLOPES PUD PHASE 1 Abbreviated Description: Lot:124 Subdivision:SCENIC SLOPES PUD PHASE 1

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.	**238 W WILLIAMS LN**		$499,289	$274,609	3,145		2020	22,216 SF	
.02Mi.	**246 W WILLIAMS LN**		$473,095	$260,202	2,865		2019	22,216 SF	
.02Mi.	**222 W WILLIAMS LN**		$577,598	$317,679	3,145		2020	21,780 SF	
.04Mi.	**214 W WILLIAMS LN**		$546,905	$300,798	3,145		2020	21,780 SF	
.05Mi.	**229 W WILLIAMS LN**		$545,546	$300,050	3,117		2019	23,522 SF	
.05Mi.	**254 W WILLIAMS LN**		$493,170	$271,244	2,816		2019	23,522 SF	
.05Mi.	**241 W WILLIAMS LN**		$515,979	$283,788	3,145		2020	23,087 SF	
.06Mi.	**206 W WILLIAMS LN**		$578,354	$318,095	3,685		2020	21,780 SF	
.06Mi.	**217 W WILLIAMS LN**		$583,150	$320,733	3,145		2020	21,780 SF	
.07Mi.	**270 W WILLIAMS LN**		$543,912	$299,152	3,115		2019	23,522 SF	
.07Mi.	**574 S WHITMER WAY**		$501,482	$275,815	3,145		2020	22,216 SF	
.08Mi.	**205 W WILLIAMS LN**		$606,760	$333,718	3,145		2020	21,780 SF	
.08Mi.	**232 W PHELPS ST**		$532,417	$292,829	3,559		2021	19,602 SF	
.08Mi.	**240 W PHELPS ST**		$521,531	$286,842	3,124		2021	19,602 SF	
.09Mi.	**220 W PHELPS ST**		$608,153	$334,484	3,534		2021	19,602 SF	
.09Mi.	**582 S WHITMER WAY**		$512,862	$282,074	3,124		2021	21,780 SF	

Rent vs. Own

Households Occupied by Renters:	18%	Households Occupied by Owners:	79%

Demographics & Income

Median Age:	31.6 years old	Households:	5,194
Median Household Income:	$88,764	Households w/Family:	86%
Household Income Per Capita:	$34,157	Households w/Family Married:	66%
Most Common Education Level:	High School Graduate	Households w/Family Children:	52%

School District

School District Zone:	Tooele School District	Students:	16,088
Number of Schools:	27	Rating:	C-

Assigned Schools

Proxim.	Name	Rating	Type	Grade

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1.21Mi. **Grantsville High School** Number of Students: 1,094 Student-Teacher Ratio: 21.22 Advanced Placement: Yes		C	Public	9 - 12
0.75Mi. **Grantsville Junior High School** Number of Students: 550 Student-Teacher Ratio: 19.46		C+	Public	7 - 8
1.19Mi. **Grantsville Elementary School** Number of Students: 695 Student-Teacher Ratio: 22.06		D	Public	PK - 6

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	91%	LOWER
BURGLARY	95%	SIMILAR
MOTOR VEHICLE THEFT	95%	SIMILAR
FORCIBLE ROBBERY	117%	HIGHER
AGGRAVATED ASSAULT	88%	LOWER
FORCIBLE RAPE	126%	HIGHER
MURDER	97%	SIMILAR
OVERALL	94%	SIMILAR

Disaster Alerts

6/19/2026 - Iron Fire 6/27/2026 - Cherry Fire

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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