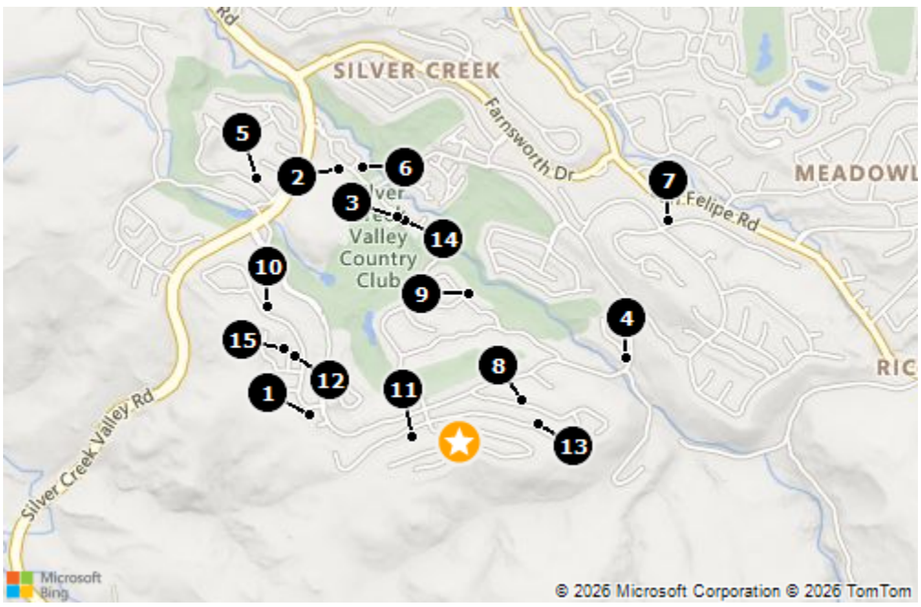
ICE SiteX Report

OrderID: 97702034

SiteX Property Information Report



Subject Property Location

5705 LA SEYNE PL, SAN JOSE, CA 95138-2241

County:	**SANTA CLARA CA**	Census Tract:	060855033.382027
Property Use:	Single Family Residential	Zoning:	A-PD
Parcel Number:	680-34-028	Thomas Bros Pg-Grid:	875-1G

Valuation

Value:	**$5,505,000**	FSD:	23	Common Confidence Score:	40
Value Range:	$4,238,850 - $6,771,150	ICE Confidence Score:	77		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:		Tax Rate Code Area:	17-028
Assd Land Value:	$1,366,579	Market Land Value:		Tax Year:	2025
Assd Improvement:	$2,097,706	Market Improvment Value:		Total Taxable Value:	$46,199
Total Assessed Value:	$3,464,285	Total Assessor Market Value:		Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 28 Tract No: 8610
Abbreviated Description: TR 8610 LOT 28
City/Muni/Twp: SAN JOSE

Property Characteristics

Lot Size:	14,470 SF	Bedrooms:	5	Pool:	
Building Area:	6290 SF	Baths:	6	Fireplace:	
Year Built:	2000	Partial Baths:		Type Const:	Wood
Number of Buildings:		Number of Rooms:	13	Ext Walls:	
Number of Units:		Garage Type:	Garage	Heating:	Yes
Number of Stories:	2	Number of Cars:	4	A/C:	Yes
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	10/10/2024	Sales Price:	N/A
Document #:	25710431 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	01/13/2023	Sales Price:	N/A
Document #:	25426056 BK-PG -	Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Contract Date:	01/12/2023		
Document Type:			
Legal Description:			

Lot: 28 Tract No: 8852 Map Ref: MB 680 PG 1
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	12/14/2022	Sales Price:	N/A
Document #:	25416047 BK-PG -	Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Contract Date:	12/14/2022		
Document Type:			
Legal Description:			

City/Muni/Twp: SAN JOSE CITY

ICE SiteX Report

OrderID: 97702034

Mortgage Record

Recording Date:	08/09/2021	Loan Amount:	N/A
Document #:	25058289 BK-PG -	Loan Type:	Commercial
TD Due Date:		Type Finance:	

Legal Description:
Lot: 28 Subdivision: TRACT NO 8610 NEIGHBORHOOD 20 UNIT 2
City/Muni/Twp: SAN JOSE

Mortgage Record

Recording Date:	08/09/2021	Loan Amount:	N/A
Document #:	25058288 BK-PG -	Loan Type:	Commercial
TD Due Date:		Type Finance:	

Legal Description:
Lot: 28 Subdivision: TRACT NO 8610 NEIGHBORHOOD 20 UNIT 2
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	11/01/2019	Sales Price:	N/A
Document #:	24319320 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	04/26/2019	Sales Price:	$1,000,000
Document #:	24165286 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	10/01/2010	Sales Price:	$1,626,100
Document #:	20896918 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	09/29/2010	Sales Price:	$1,626,100
Document #:	20893215 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	06/16/2010	Sales Price:	N/A
Document #:	20742755 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 28 Tract No: 8610
Abbreviated Description: TR 8610 LOT 28
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	06/16/2010	Sales Price:	N/A
Document #:	20742755 BK-PG -	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	06/16/2010		
Document Type:			

Legal Description:
Lot: 28 Subdivision: TRACT #8610 NEIGHBORHOOD 20 UNIT 2 Map Ref: MAP680 PG1
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	12/01/2009	Sales Price:	$4,887
Document #:	20523970 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	11/25/2009		
Document Type:			

Legal Description:
Lot: 28 Subdivision: TRACT #8610 NEIGHBORHOOD 20 UNIT 2 Map Ref: MAP680 PG1
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	11/13/2006	Sales Price:	N/A
Document #:	19183808 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	10/31/2006	Loan Amount:	N/A
Document #:	19163388 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type Finance:	VAR

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	04/07/2006	Sales Price:	N/A
Document #:	18877245 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

ICE SiteX Report

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Mortgage Record

Recording Date:	03/27/2006	Loan Amount:	N/A
Document #:	18859343 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type Finance:	VAR

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	10/07/2005	Sales Price:	N/A
Document #:	18616378 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	09/28/2005	Loan Amount:	N/A
Document #:	18597854 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type Finance:	VAR

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
City/Muni/Twp: SAN JOSE

Mortgage Record

Recording Date:	09/28/2005	Loan Amount:	N/A
Document #:	18597853 BK-PG -	Loan Type:	Negative Amortization
TD Due Date:	10/01/2035	Type Finance:	ADJ

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	09/14/2005	Sales Price:	$430,000
Document #:	18575990 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	08/04/2005	Loan Amount:	N/A
Document #:	18510176 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type Finance:	VAR

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	08/04/2005	Sales Price:	$2,525,000
Document #:	18510174 BK-PG -	Type of Sale:	Price Unconfirmed
Contract Date:	07/21/2005		
Document Type:			

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610 Map Ref: MAP680 PG1
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	01/20/2005	Sales Price:	N/A
Document #:	18196789 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	12/14/2004	Loan Amount:	N/A
Document #:	18143515 BK-PG -	Loan Type:	Unknown
TD Due Date:	01/01/2035	Type Finance:	ADJ

Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 Tract No: 8610 Legal Unit: 2

Mortgage Record

Recording Date:	03/11/2003	Loan Amount:	N/A
Document #:	16875273 BK-PG -	Loan Type:	Unknown
TD Due Date:	03/01/2033	Type Finance:	FIX

Legal Description:
Lot: 28 Subdivision: TRACT #8610 NEIGHBORHOOD 20 UNIT 2
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	01/13/2000	Sales Price:	N/A
Document #:	15121776 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	01/10/2000		
Document Type:			

Legal Description:
Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
Abbreviated Description: LOT 28
City/Muni/Twp: SAN JOSE

Mortgage Record

Recording Date:	07/15/1998	Loan Amount:	N/A
Document #:	14281526 BK-PG -	Loan Type:	Building or Construction Loan
TD Due Date:		Type Finance:	VAR

ICE SiteX Report

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Legal Description:
Lot: 28 Subdivision: NEIGHBORHOOD 20 UNIT 2 Tract No: 8610
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	06/04/1997	Sales Price:	$338,000
Document #:	13727133 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	05/29/1997		
Document Type:			

Legal Description:
Subdivision: NEIGHBORHOOD 20 UNIT 2
Abbreviated Description: TR 8610 LOT 28
City/Muni/Twp: SAN JOSE

Prior Transfer

Recording Date:	12/18/1996	Sales Price:	$237,000
Document #:	13554741 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/17/1996		
Document Type:			

Legal Description:
Subdivision: NEIGHBORHOOD 20 UNIT 2
Abbreviated Description: TR 8610 LOT 28
City/Muni/Twp: SAN JOSE

Area Sales Analysis

Total Area Sales	$47,930,000	Median # of Bedrooms	3
Median Lot Size	6,700 SF	Median # of Baths	3.5
Median Living Area	3,114 SF	Median Year Built	1996
Price Range - 2 Yrs	$1,700,000 to $4,239,000	Age Range	28 years to 33 years
Median Value	$3,300,000	Median Age	30 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.39Mi.	**5581 AREZZO DR** **SAN JOSE, CA 95138-2210**	05/26/2026	$3,625,000	$1,241	2920	10/3/3.5	1996	13,199 SF	
		APN: 680-13-001 Document #: 25994111 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 1 Subdivision: NEIGHBORHOOD NO 10 Tract No: 8373 Legal Unit: 1 MapRef: MB 628 PG 21 Abbreviated Description: Lot:1 Subdivision:NEIGHBORHOOD NO 10 Tract No:8373 Legal Unit:1 Map Ref:MB 628 PG 21City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
2	.76Mi.	**5340 MANDERSTON DR** **SAN JOSE, CA 95138-2251**	05/15/2026	$1,700,000	$1,067	1592	7/3/2.5	1998	4,350 SF	
		APN: 680-52-014 Document #: 25989439 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 31,32 Subdivision: NEIGHBORHOOD NO 22-AREAS C&D Tract No: 8909 MapRef: MB 690 PG 8 Abbreviated Description: Lot:31,32 Subdivision:NEIGHBORHOOD NO 22-AREAS C&D Tract No:8909 Map Ref:MB 690 PG 8Abbreviated Description:LOT: PORTION OF LOT 32 City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
3	.6Mi.	**2222 MONTEVOIT CT** **SAN JOSE, CA 95138-2256**	05/15/2026	$2,200,000	$994	2213	9/3/2.5	1998	4,120 SF	
		APN: 680-53-038 Document #: 25989675 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 110 Subdivision: SILVER CREEK VALLEY COUNTRY CLUB NEIGHBORHOOD NO Tract No: 8909 MapRef: MB 690 PG 8 Abbreviated Description: Lot:110 Subdivision:SILVER CREEK VALLEY COUNTRY CLUB NEIGHBORHOOD NO Tract No:8909 Map Ref:MB 690 PG 8City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
4	.48Mi.	**6035 ASSISI CT** **SAN JOSE, CA 95138-2316**	04/30/2026	$3,188,000	$1,023	3114	10/4/3.5	1993	6,552 SF	
		APN: 680-20-022 Document #: 25981340 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 125 Subdivision: NEIGHBORHOOD NO 14 Tract No: 8468 Legal Unit: 14 MapRef: MB 648 PG 13 Abbreviated Description: Lot:125 Subdivision:NEIGHBORHOOD NO 14 Tract No:8468 Legal Unit:14 Map Ref:MB 648 PG 13City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
5	.86Mi.	**5200 BIRKDALE WAY** **SAN JOSE, CA 95138-2112**	04/21/2026	$3,600,000	$1,000	3599	10/3/3.5	1993	6,000 SF	
		APN: 679-24-006 Document #: 25975669 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 6 Tract No: 8369 MapRef: MB 628 PG 2 Abbreviated Description: Lot:6 Tract No:8369 Map Ref:MB 628 PG 2City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
6	.75Mi.	**5335 ROXBURGHE CT** **SAN JOSE, CA 95138-2257**	03/23/2026	$1,725,000	$1,083	1592	7/3/2.5	1998	3,885 SF	
		APN: 680-52-053 Document #: 25960231 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 70 Subdivision: NEIGHBORHOOD NO 22 Tract No: 8909 MapRef: MB 680 PG 8 Abbreviated Description: Lot:70 Subdivision:NEIGHBORHOOD NO 22 Tract No:8909 Map Ref:MB 680 PG 8City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
7	.79Mi.	**5707 CAPILANO DR** **SAN JOSE, CA 95138-2364**	03/20/2026	$3,175,000	$964	3293	13/6/4.5	1997	6,700 SF	
		APN: 680-42-006 Document #: 25959613 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 24 Subdivision: NEIGHBORHOOD NO 15 Tract No: 8712 MapRef: MB 669 PG 10-16 Abbreviated Description: Lot:24 Subdivision:NEIGHBORHOOD NO 15 Tract No:8712 Map Ref:MB 669 PG 10-16City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE								
8	.2Mi.	**5765 FOLIGNO WAY** **SAN JOSE, CA 95138-2224**	03/13/2026	$4,000,000	$1,369	2920	10/3/3.5	1996	9,535 SF	Pool/ Spa
		APN: 680-18-017 Document #: 25956579 Document Type: Price Code: R Land Use: Single Family Residential								

ICE SiteX Report

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Legal: Lot: 25 Subdivision: NEIGHBORHOOD NO 19 Tract No: 8472 MapRef: MB 648 PG 18 Abbreviated Description: Lot:25 Subdivision:NEIGHBORHOOD NO 19 Tract No:8472 Map Ref:MB 648 PG 18City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

9	.39Mi.	**5705 MORNINGSIDE DR** **SAN JOSE, CA 95138-2232**	03/02/2026	$3,300,000	$962	3429	12/4/3.5	1996	6,600 SF

APN: 680-17-051 Document #: 25950594
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 6 Subdivision: NEIGHBORHOOD NO 12 Tract No: 8475 MapRef: MB 648 PG 7-12 Abbreviated Description: Lot:6 Subdivision:NEIGHBORHOOD NO 12 Tract No:8475 Map Ref:MB 648 PG 7-12City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

10	.6Mi.	**5380 AREZZO DR** **SAN JOSE, CA 95138-2201**	10/02/2025	$3,788,000	$949	3991	12/5/4.5	1996	10,794 SF

APN: 680-11-006 Document #: 25878417
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 50,97 Subdivision: NEIGHBORHOOD NO 10 Tract No: 8374 Legal Unit: 2 MapRef: MB 628 PG 24 Abbreviated Description: Lot:50,97 Subdivision:NEIGHBORHOOD NO 10 Tract No:8374 Legal Unit:2 Map Ref:MB 628 PG 24Abbreviated Description:LOT: PORTION OF LOT 97 City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

11	.12Mi.	**5678 ALGONQUIN WAY** **SAN JOSE, CA 95138-2246**	09/30/2025	$4,200,000	$933	4500	11/4/5.5	1997	11,550 SF

APN: 680-33-024 Document #: 25876534
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 57 Subdivision: NEIGHBORHOOD NO 20 Tract No: 8473 Legal Unit: 1 MapRef: MB 659 PG 47 48 & 49 Abbreviated Description: Lot:57 Subdivision:NEIGHBORHOOD NO 20 Tract No:8473 Legal Unit:1 Map Ref:MB 659 PG 47 48 & 49City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

12	.48Mi.	**5492 LIVORNO CT** **SAN JOSE, CA 95138-2211**	09/19/2025	$3,300,000	$1,130	2920	10/3/3.5	1996	8,000 SF

APN: 680-13-029 Document #: 25872252
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 29 Subdivision: NEIGHBORHOOD NO 10 Tract No: 8373 Legal Unit: 1 MapRef: MB 628 PG 21 Abbreviated Description: Lot:29 Subdivision:NEIGHBORHOOD NO 10 Tract No:8373 Legal Unit:1 Map Ref:MB 628 PG 21City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

13	.21Mi.	**5803 ALGONQUIN WAY** **SAN JOSE, CA 95138-2206**	08/29/2025	$4,239,000	$1,015	4173	13/5/4.5	1996	8,958 SF

APN: 680-18-026 Document #: 25862792
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 37 Subdivision: NEIGHBORHOOD NO 19 Tract No: 8472 MapRef: MB 648 PG 18 Abbreviated Description: Lot:37 Subdivision:NEIGHBORHOOD NO 19 Tract No:8472 Map Ref:MB 648 PG 18City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

14	.58Mi.	**5490 MANDERSTON DR** **SAN JOSE, CA 95138-2255**	08/25/2025	$2,002,000	$1,101	1817	8/3/2.5	1998	4,354 SF

APN: 680-53-035 Document #: 25859711
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 107 Subdivision: NEIGHBORHOOD NO 22 AREAS C&D Tract No: 8909 MapRef: MB 690 PG 8 Abbreviated Description: Lot:107 Subdivision:NEIGHBORHOOD NO 22 AREAS C&D Tract No:8909 Map Ref:MB 690 PG 8City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

15	.51Mi.	**5481 LIVORNO CT** **SAN JOSE, CA 95138-2211**	07/11/2025	$3,888,000	$974	3991	12/5/4.5	1996	13,917 SF

APN: 680-13-025 Document #: 25833713
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 25 Subdivision: NEIGHBORHOOD NO 10 Tract No: 8373 Legal Unit: 1 MapRef: MB 628 PG 21 Abbreviated Description: Lot:25 Subdivision:NEIGHBORHOOD NO 10 Tract No:8373 Legal Unit:1 Map Ref:MB 628 PG 21City/Muni/Twp:CITY OF SAN JOSE City/Muni/Twp: CITY OF SAN JOSE

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: 97702034

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.	**5705 LA SEYNE PL**	**06/16/2010**		$3,464,285	6,290	13/5/6	2000	14,470 SF	
.03Mi.	**5711 LA SEYNE PL**			$4,723,059	7,007	13/6/6.5	1999	11,761 SF	Pool/ Spa
.03Mi.	**5704 LA SEYNE PL**			$3,868,101	4,937	10/4/5	2000	12,632 SF	Pool/ Spa
.03Mi.	**5699 LA SEYNE PL**			$2,321,846	5,669	13/4/4.5	1999	13,606 SF	
.04Mi.	**5710 LA SEYNE PL**	**12/28/1995**		$1,050,009	4,012	11/5/4.5	1997	13,503 SF	Pool/ Spa
.04Mi.	**5709 POPPY HILLS PL**			$4,194,421	5,207	12/4/4.5	1997	12,196 SF	Spa Only
.04Mi.	**5705 POPPY HILLS PL**			$4,142,466	5,756	12/4/5	2000	13,555 SF	Pool/ Spa
.04Mi.	**5698 LA SEYNE PL**			$3,249,634	6,527	15/6/6.5	2007	13,052 SF	Pool/ Spa
.05Mi.	**5715 POPPY HILLS PL**	**10/30/2009**		$2,427,600	5,133	10/4/5	1998	12,196 SF	Pool/ Spa
.05Mi.	**5500 MORNINGSIDE DR**			$3,351,187	5,731	12/4/4.5	2000	17,751 SF	
.05Mi.	**5717 LA SEYNE PL**			$4,868,291	5,809	12/5/6	2000	13,068 SF	Pool/ Spa
.05Mi.	**5716 LA SEYNE PL**	**02/26/2010**		$2,469,424	4,179	9/3/3.5	1998	13,939 SF	Pool/ Spa
.06Mi.	**5693 LA SEYNE PL**			$3,937,123	5,950	12/5/5.5	2001	13,847 SF	
.06Mi.	**5721 POPPY HILLS PL**			$3,950,876	5,268	12/5/4.5	1997	12,196 SF	Pool/ Spa
.06Mi.	**5692 LA SEYNE PL**	**03/04/2010**		$1,930,628	3,328	10/4/3.5	2000	12,667 SF	
.06Mi.	**5494 MORNINGSIDE DR**			$3,037,953	6,647	12/4/5.5	2001	15,363 SF	Pool/ Spa

Rent vs. Own

Households Occupied by Renters:	16%	Households Occupied by Owners:	82%

Demographics & Income

Median Age:	40.0 years old	Households:	6,284
Median Household Income:	$167,562	Households w/Family:	86%
Household Income Per Capita:	$64,513	Households w/Family Married:	62%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	41%

School District

School District Zone:	Evergreen Elementary School District	Students:	8,474
Number of Schools:	16	Rating:	B+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.86Mi.	**Chaboya Middle School** Number of Students: 815 Student-Teacher Ratio: 22.58	A-	Public	7 - 8
2.86Mi.	**Chaboya Middle School** Number of Students: 815 Student-Teacher Ratio: 22.58	A-	Public	7 - 8
3.20Mi.	**Silver Creek High School** Number of Students: 2,139 Student-Teacher Ratio: 23.68 Advanced Placement: Yes	A+	Public	9 - 12
3.20Mi.	**Silver Creek High School** Number of Students: 2,139 Student-Teacher Ratio: 23.68 Advanced Placement: Yes	A+	Public	9 - 12
0.73Mi.	**Silver Oak Elementary School** Number of Students: 469 Student-Teacher Ratio: 24.68	A-	Public	KG - 6
0.73Mi.	**Silver Oak Elementary School** Number of Students: 469 Student-Teacher Ratio: 24.68	A-	Public	KG - 6

Flood Report

The Subject Property of **5705 LA SEYNE PL, SAN JOSE, CA 95138-2241** is in **Zone D** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA OF UNDETERMINED BUT POSSIBLE FLOOD HAZARDS.
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.

ICE SiteX Report

OrderID: 97702034

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	64%	NOTABLY LOWER
BURGLARY	49%	SIGNIFICANTLY LOWER
MOTOR VEHICLE THEFT	45%	SIGNIFICANTLY LOWER
FORCIBLE ROBBERY	85%	LOWER
AGGRAVATED ASSAULT	21%	SIGNIFICANTLY LOWER
FORCIBLE RAPE	86%	LOWER
MURDER	34%	SIGNIFICANTLY LOWER
OVERALL	28%	SIGNIFICANTLY LOWER

Disaster Alerts

No alerts noted

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