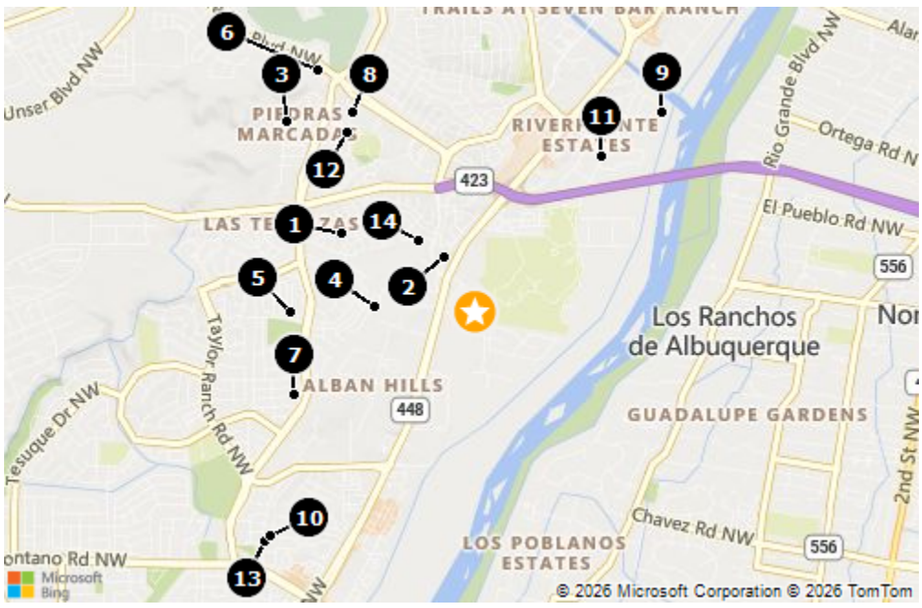
ICE SiteX Report

OrderID: 98722849

SiteX Property Information Report



Subject Property Location

6615 SANTO LINA TRL NW, ALBUQUERQUE, NM 87120-2290

County:	**BERNALILLO NM**	Census Tract:	350010047.223012
Property Use:	Single Family Residential (Assumed)	Zoning:	
Parcel Number:	1-013-063-101-431-2-09-05	Thomas Bros Pg-Grid:	

Valuation

Value:	**$552,000**	FSD:	16	Common Confidence Score:	47
Value Range:	$463,680 - $640,320	ICE Confidence Score:	84		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	A1A C
Assd Land Value:	$33,124	Market Land Value:	$99,383	Tax Year:	2025
Assd Improvement:	$108,926	Market Improvment Value:	$326,812	Total Taxable Value:	$5,495
Total Assessed Value:	$142,050	Total Assessor Market Value:	$426,195	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	DV

Assessment Legal Description

Lot: 56 Subdivision: PLAT FOR COTTONWOOD TRAILS SUBDIVISION Legal Unit: 56
Abbreviated Description: LOT 56 PLAT FOR COTTONWOOD TRAILS SUBDIVISION (BEING A REPLAT OF TRACT E-1 MARIAN ROCCO SUBDIVISION) CONT .2301 AC

Property Characteristics

Lot Size:	10,019 SF	Bedrooms:	4	Pool:	
Building Area:	3395 SF	Baths:	3	Fireplace:	
Year Built:	2004	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	7	Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:	2	Number of Cars:		A/C:	
Style:		Basement:	No	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	01/11/2021	Sales Price:	$336,000
Document #:	2021003690 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	12/11/2020	Loan Amount:	N/A
Document #:	2020125720 BK-PG -	Loan Type:	VA
TD Due Date:	01/01/2051	Type Finance:	

Legal Description:
Lot: 56 Subdivision: COTTONWOOD TRAILS SUBDIVISION
City/Muni/Twp: ALBUQUERQUE

Prior Transfer

Recording Date:	05/21/2010	Sales Price:	$336,000
Document #:	2010044012 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	03/11/2008	Loan Amount:	N/A
Document #:	2008027853 BK-PG -	Loan Type:	VA

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

Legal Description:
Lot: 56 Subdivision: COTTONWOOD TRAILS SUBDIVISION
City/Muni/Twp: ALBUQUERQUE

Mortgage Record

Recording Date:	09/12/2007	Loan Amount:	N/A
Document #:	2007131027 BK-PG -	Loan Type:	Unknown
TD Due Date:	09/07/2022	Type Finance:	

Legal Description:
Lot: 56 Subdivision: COTTONWOOD TRAILS SUBDIVISION Sec/Twnship/Range: S19T11NR03E NMPM
Abbreviated Description: REPLAT TRACT E-1 MARIAN ROCCO SUB
City/Muni/Twp: ALBUQUERQUE

Prior Transfer

Recording Date:	03/01/2004	Sales Price:	N/A
Document #:	2004027020 BK-PG 0A73-6948	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	02/26/2004		
Document Type:			

Legal Description:
Lot: 56 Subdivision: COTTONWOOD TRAILS SUBDIVISION Map Ref: MB2001C FO331 Sec/Twnship/Range: S19T11NR03E NMPM
Abbreviated Description: REPLAT TRACT E-1 MARIAN ROCCO SUB
City/Muni/Twp: ALBUQUERQUE

Prior Transfer

Recording Date:	02/26/2004	Sales Price:	N/A
Document #:	2004027020 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 56 Subdivision: PLAT FOR COTTONWOOD TRAILS SUBDIVISION Legal Unit: 56
Abbreviated Description: LOT 56 PLAT FOR COTTONWOOD TRAILS SUBDIVISION (BEING A REPLAT OF TRACT E-1 MARIAN ROCCO SUBDIVISION) CONT .2301 AC

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	3
Median Lot Size	6,883 SF	Median # of Baths	2
Median Living Area	2,053 SF	Median Year Built	1994
Price Range - 2 Yrs		Age Range	11 years to 42 years
Median Value		Median Age	32 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.81Mi.	**4320 LA PALOMA RD NW** **ALBUQUERQUE, NM 87120-5353**	10/02/2026			2464	7/4/2	1994	7,057 SF	
		APN: 1-012-064-250-120-3-05-07 Document #: 2026077448 Document Type: Price Code: Land Use: Single Family Residential (Assumed) Legal: Lot: 7-P-1 Block: 1 Subdivision: LAS TERRAZAS SUBDIVISION UNIT I MapRef: MB 93C PG 294 Abbreviated Description: Lot:7-P-1 Block:1 Subdivision:LAS TERRAZAS SUBDIVISION UNIT I Map Ref:MB 93C PG 294City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE								
2	.33Mi.	**8035 BLUFFS EDGE PL NW** **ALBUQUERQUE, NM 87120-4489**	06/29/2026			1481	5/3/2	2004	7,797 SF	
		APN: 1-013-064-015-054-3-01-20 Document #: 2026051383 Document Type: Price Code: Land Use: Single Family Residential (Assumed) Legal: Lot: 38-P1 Block: 2 Subdivision: EAGLE RIDGE SUBDIVISION MapRef: MB 200C PG 153 Abbreviated Description: Lot:38-P1 Block:2 Subdivision:EAGLE RIDGE SUBDIVISION Map Ref:MB 200C PG 153City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE								
3	1.41Mi.	**4941 MARNA LYNN AVE NW** **ALBUQUERQUE, NM 87114-5710**	06/26/2026			1947	/3/2	1996	7,797 SF	
		APN: 1-012-064-105-440-2-03-25 Document #: 2026050946 Document Type: Price Code: Land Use: Single Family Residential (Assumed) Legal: Lot: 25P1 Block: 3 Subdivision: LAS MARCADAS SUBDIVISION Tract No: 2 MapRef: MB 94C PG 83 Abbreviated Description: Lot:25P1 Block:3 Subdivision:LAS MARCADAS SUBDIVISION Tract No:2 Map Ref:MB 94C PG 83								
4	.53Mi.	**7501 RANCHO VERDE CT NW** **ALBUQUERQUE, NM 87120-5340**	05/28/2026			1577	6/3/2	1994	6,665 SF	
		APN: 1-012-063-342-451-1-08-08 Document #: 2026042887 Document Type: Price Code: Land Use: Single Family Residential (Assumed) Legal: Lot: 45-P1 Subdivision: RANCHO SERENO UNIT 1 MapRef: MB 93C PG 112 Abbreviated Description: Lot:45-P1 Subdivision:RANCHO SERENO UNIT 1 Map Ref:MB 93C PG 112City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE								
5	.98Mi.	**7700 JUNEBERRY ST NW** **ALBUQUERQUE, NM 87120-5246**	05/15/2026			1175	/2/2	1989	5,314 SF	
		APN: 1-012-063-104-435-2-04-01 Document #: 2026039348 Document Type: Price Code: Land Use: Single Family Residential (Assumed) Legal: Lot: 93A Subdivision: CANTERBURY ADDITION Legal Unit: 8 MapRef: MB C36 FO 55 Sec/Twnship/Range: S13&S24 T11NR02E NMPM Abbreviated Description: Lot:93A Subdivision:CANTERBURY ADDITION Legal Unit:8 Map Ref:MB C36 FO 55Sec/Twnship/Range:S13&S24 T11NR02E NMPM City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE								
6	1.52Mi.	**4921 QUAIL RIDGE DR NW** **ALBUQUERQUE, NM 87114-4353**	05/01/2026			1268	4/2/1	1984	4,835 SF	
		APN: 1-012-065-187-055-3-11-15 Document #: 2026035523 Document Type: Price Code: Land Use: Single Family Residential (Assumed) Legal: Lot: 49A Subdivision: THE COVEY MapRef: MB C17 PG 143 Abbreviated Description: Lot:49A Subdivision:THE COVEY Map Ref:MB C17 PG 143								
7	1.05Mi.	**4615 SNAPDRAGON RD NW** **ALBUQUERQUE, NM 87120-2753**	04/13/2026			1454	5/3/2	1989	6,011 SF	
		APN: 1-012-063-112-215-3-06-10 Document #: 2026029242 Document Type: Price Code: Land Use: Single Family Residential (Assumed)								

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Legal: Lot: 17 Block: 7 Subdivision: RIVERVIEW PARCEL H 26 TO PRAIRIE RIDGE UNIT 3 MapRef: VOL C39 FO 96 Sec/Twnship/Range: S23&S24 T11NR02E NMPM Abbreviated Description: Lot:17 Block:7 Subdivision:RIVERVIEW PARCEL H 26 TO PRAIRIE RIDGE UNIT 3 Map Ref:VOL C39 FO 96Sec/Twnship/Range:S23&S24 T11NR02E NMPM City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE

8	1.24Mi.	**9300 CACTUS TRAIL RD NW** **ALBUQUERQUE, NM 87114-5731**	03/31/2026	2676	/5/3	1995	5,532 SF

APN: 1-012-064-284-468-1-21-13 Document #: 2026025685
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 32 Subdivision: CACTUS TRAIL SUBDIVISION MapRef: MB 95C FO 84 Abbreviated Description: Lot:32 Subdivision:CACTUS TRAIL SUBDIVISION Map Ref:MB 95C FO 84City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE

9	1.46Mi.	**9514 KANDACE DR NW** **ALBUQUERQUE, NM 87114-4131**	02/26/2026	2593	/4/3	1996	43,560 SF

APN: 1-014-064-104-471-2-03-07 Document #: 2026014680
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 7 Subdivision: RIVERFRONTE ESTATES Tract No: 7 MapRef: VOL 95C FO 74 Sec/Twnship/Range: S08&S17&S18 T11NR03E NMPM Abbreviated Description: Lot:7 Subdivision:RIVERFRONTE ESTATES Tract No:7 Map Ref:VOL 95C FO 74Sec/Twnship/Range:S08&S17&S18 T11NR03E NMPM City/Muni/Twp:ALAMEDA GRANT City/Muni/Twp: ALAMEDA GRANT

10	1.61Mi.	**6119 TALLSMAN DR NW** **ALBUQUERQUE, NM 87120-5401**	02/20/2026	2178	/3/2	1993	7,841 SF

APN: 1-012-062-055-332-2-01-22 Document #: 2026013231
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 22-P1 Block: 1 Subdivision: HUNTERS RIDGE SUBDIVISION MapRef: MB 92C FO 141 Sec/Twnship/Range: S25T11NR02E NMPM Abbreviated Description: Lot:22-P1 Block:1 Subdivision:HUNTERS RIDGE SUBDIVISION Map Ref:MB 92C FO 141Sec/Twnship/Range:S25T11NR02E NMPM City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE

11	1.07Mi.	**9421 RIVERFRONT RD NW** **ALBUQUERQUE, NM 87114-4141**	02/18/2026	4832	//	2015	47,176 SF

APN: 1-013-064-454-343-1-01-22 Document #: 2026012214
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 9 Subdivision: BLACK FARM ESTATES UNIT 2 Tract No: 12 MapRef: DOC 2005031437 Abbreviated Description: Lot:9 Subdivision:BLACK FARM ESTATES UNIT 2 Tract No:12 Map Ref:DOC 2005031437City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE

12	1.17Mi.	**9005 CACTUS TRAIL RD NW** **ALBUQUERQUE, NM 87114-5733**	02/06/2026	2184	/4/2	1995	5,489 SF

APN: 1-012-064-268-411-1-22-02 Document #: 2026009310
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 18 Subdivision: CACTUS TRAIL SUBDIVISION MapRef: MB 95C PG 84 Abbreviated Description: Lot:18 Subdivision:CACTUS TRAIL SUBDIVISION Map Ref:MB 95C PG 84City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE

13	1.64Mi.	**4605 PERIWINKLE CT NW** **ALBUQUERQUE, NM 87120-2539**	02/05/2026	1304	6/3/2	1987	9,060 SF

APN: 1-012-062-044-323-2-02-44 Document #: 2026009193
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 6-A Subdivision: PRAIRIE RIDGE 1 A MapRef: MB C33 PG 66 Abbreviated Description: Lot:6-A Subdivision:PRAIRIE RIDGE 1 A Map Ref:MB C33 PG 66City/Muni/Twp:ALBUQUERQUE City/Muni/Twp: ALBUQUERQUE

14	.48Mi.	**3920 RANCHO CENTRO NW** **ALBUQUERQUE, NM 87120-5839**	02/04/2026	2159	7/4/2	1999	6,708 SF

APN: 1-012-064-472-095-4-01-75 Document #: 2026008666
Document Type: Price Code:
Land Use: Single Family Residential (Assumed)
Legal: Lot: 331-P1 Subdivision: RANCHO SERENO UNIT 5 MapRef: MB 97C FO 160 Abbreviated Description: Lot:331-P1 Subdivision:RANCHO SERENO UNIT 5 Map Ref:MB 97C FO 160

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.	**6615 SANTO LINA TRL NW**	**02/26/2004**	$426,195	$142,050	3,395	7/4/3	2004	10,019 SF	
.01Mi.	**6609 SANTO LINA TRL NW**	**10/29/2018**	$478,079	$159,344	3,338	7/4/3	2004	9,670 SF	
.03Mi.	**6620 SALT CEDAR TRL NW**	**06/06/2022**	$419,824	$139,928	3,316	7/4/3	2003	10,149 SF	
.03Mi.	**6612 SALT CEDAR TRL NW**	**08/11/2025**	$381,899	$127,287	2,374	7/4/2	2003	9,627 SF	
.03Mi.	**6628 SALT CEDAR TRL NW**	**11/16/2018**	$440,520	$146,826	3,385	7/4/2	2003	9,627 SF	
.03Mi.	**6601 SANTO LINA TRL NW**	**07/28/2014**	$493,964	$164,638	3,385	7/4/2	2003	10,803 SF	
.03Mi.	**6627 SANTO LINA TRL NW**	**03/19/2019**	$459,880	$153,278	2,485	7/4/3	2003	7,362 SF	
.04Mi.	**6612 SANTO LINA TRL NW**	**03/26/2003**	$427,579	$142,512	3,385	8/5/3	2003	8,276 SF	
.04Mi.	**6604 SALT CEDAR TRL NW**	**08/13/2012**	$405,154	$135,038	2,744	8/4/2	2003	9,583 SF	
.04Mi.	**6608 SANTO LINA TRL NW**	**05/30/2003**	$439,206	$146,387	3,372	8/5/2	2003	8,799 SF	
.04Mi.	**6632 SALT CEDAR TRL NW**	**07/20/2022**	$513,455	$171,135	3,356	8/4/2	2003	9,845 SF	
.04Mi.	**6616 SANTO LINA TRL NW**	**10/06/2017**	$365,147	$121,703	2,405	7/4/2	2003	7,492 SF	
.05Mi.	**6600 SALT CEDAR TRL NW**	**08/07/2008**	$439,897	$146,618	3,573	9/5/4	2003	9,583 SF	
.05Mi.	**6640 SALT CEDAR TRL NW**	**11/14/2003**	$423,979	$141,312	3,416	7/4/3	2003	10,454 SF	
.05Mi.	**2905 RIVER WILLOW TRL NW**	**11/24/2020**	$444,573	$148,176	3,385	7/4/2	2003	7,013 SF	
.05Mi.	**6600 SANTO LINA TRL NW**	**12/29/2020**	$481,628	$160,527	3,436	7/4/2	2003	7,667 SF	

Rent vs. Own

Households Occupied by Renters:	19%	Households Occupied by Owners:	77%

Demographics & Income

Median Age:	41.6 years old	Households:	24,917
Median Household Income:	$82,339	Households w/Family:	64%
Household Income Per Capita:	$39,645	Households w/Family Married:	44%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Albuquerque Public Schools	Students:	74,792
Number of Schools:	174	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.31Mi.	**Cibola High School** Number of Students: 1,517 Student-Teacher Ratio: 15.41 Advanced Placement: Yes	B	Public	9 - 12
6.73Mi.	**Ecademy** Number of Students: 973 Student-Teacher Ratio: 8.89 Advanced Placement: Yes	D-	Public	9 - 12
5.69Mi.	**Nex Gen Academy** Number of Students: 198 Student-Teacher Ratio: 10.31 Advanced Placement: Yes	A	Public	9 - 12
6.48Mi.	**Coronado Elementary School** Number of Students: 306 Student-Teacher Ratio: 13.57	A-	Public	KG - 5
1.58Mi.	**Lyndon B Johnson Middle School** Number of Students: 491 Student-Teacher Ratio: 10.23	B	Public	6 - 8
1.06Mi.	**Petroglyph Elementary School** Number of Students: 498 Student-Teacher Ratio: 12.75	A-	Public	PK - 5

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	90%	LOWER
BURGLARY	64%	NOTABLY LOWER
MOTOR VEHICLE THEFT	87%	LOWER
FORCIBLE ROBBERY	72%	NOTABLY LOWER
AGGRAVATED ASSAULT	56%	NOTABLY LOWER
FORCIBLE RAPE	82%	LOWER
MURDER	68%	NOTABLY LOWER
OVERALL	55%	NOTABLY LOWER

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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ICE SiteX Report

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