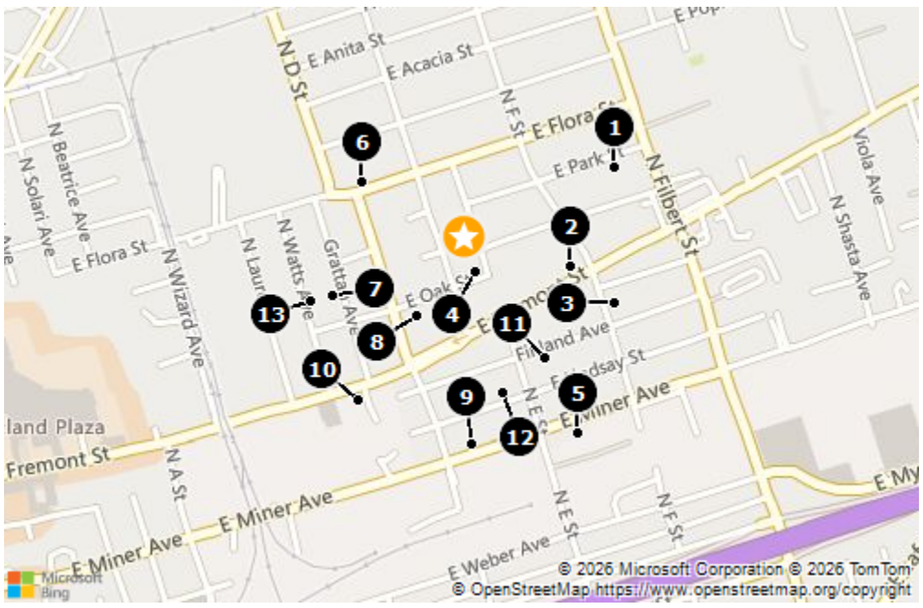
ICE SiteX Report

OrderID: 98692577

SiteX Property Information Report



Subject Property Location

707 BELVEDERE AVE, STOCKTON, CA 95205-4638

County:	**SAN JOAQUIN CA**	Census Tract:	060770018.002015
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	141-212-100-000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$363,000**	FSD:	7	Common Confidence Score:	78
Value Range:	$337,590 - $388,410	ICE Confidence Score:	93		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:		Tax Rate Code Area:	3-345
Assd Land Value:	$68,978	Market Land Value:		Tax Year:	2026
Assd Improvement:	$286,526	Market Improvment Value:		Total Taxable Value:	$7,791
Total Assessed Value:	$355,504	Total Assessor Market Value:		Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Subdivision: FREMONT VILLAS Map Ref: MB 141 PG 21
City/Muni/Twp: STOCKTON

Property Characteristics

Lot Size:	4,975 SF	Bedrooms:	3	Pool:	
Building Area:	1000 SF	Baths:	1	Fireplace:	
Year Built:	1958	Partial Baths:		Type Const:	Wood
Number of Buildings:		Number of Rooms:	5	Ext Walls:	
Number of Units:		Garage Type:	Garage	Heating:	Floor/Wall
Number of Stories:	1	Number of Cars:	1	A/C:	Central
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	04/17/2026	Sales Price:	N/A
Document #:	2026-034880 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/23/2023	Sales Price:	$35,433
Document #:	2023-040355 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/19/2023	Sales Price:	N/A
Document #:	2023-039076 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/12/2023	Sales Price:	$335,000
Document #:	2023-037166 BK-PG -	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	05/03/2023		
Document Type:			

ICE SiteX Report

OrderID: 98692577

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Map Ref: VOL 14 PG 51
City/Muni/Twp: STOCKTON

Mortgage Record

Recording Date:	04/22/2022	Loan Amount:	N/A
Document #:	2022-051886 BK-PG -	Loan Type:	FHA
TD Due Date:	05/01/2052	Type Finance:	

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	08/28/2017	Sales Price:	$114,000
Document #:	2017-098222 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	08/23/2017	Sales Price:	$175,000
Document #:	2017-096343 BK-PG -	Type of Sale:	Price Unconfirmed
Contract Date:	08/18/2017		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MAP14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	08/12/2016	Sales Price:	$114,000
Document #:	2016-094424 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	08/08/2016	Sales Price:	$96,224
Document #:	2016-091775 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/19/2016	Sales Price:	$115,000
Document #:	2016-083851 BK-PG -	Type of Sale:	Price Unconfirmed
Contract Date:	07/15/2016		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MAP14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	12/19/2012	Sales Price:	$96,224
Document #:	2012-169300 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	04/02/2009	Sales Price:	$228,000
Document #:	2009-050612 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	03/09/2009	Sales Price:	$98,000
Document #:	2009-037337 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	02/19/2009		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MB14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	03/23/2007	Sales Price:	$29,700
Document #:	2007-059109 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	03/14/2007	Sales Price:	$225,600
Document #:	2007-052392 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	03/06/2007	Loan Amount:	N/A
Document #:	2007-046484 BK-PG -	Loan Type:	Stand Alone Second
TD Due Date:	03/01/2022	Type Finance:	

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Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	03/06/2007	Sales Price:	N/A
Document #:	2007-046482 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	02/26/2007		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MB14 PG51
City/Muni/Twp: STOCKTON

Mortgage Record

Recording Date:	09/19/2006	Loan Amount:	N/A
Document #:	2006-199159 BK-PG -	Loan Type:	Credit Line (Revolving)
TD Due Date:		Type Finance:	

Legal Description:

Prior Transfer

Recording Date:	08/01/2006	Sales Price:	N/A
Document #:	2006-164647 BK-PG -	Type of Sale:	Non-Arms Length Transfer
Contract Date:	07/25/2006		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MB14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	12/30/2005	Sales Price:	$192,000
Document #:	2005-324592 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	11/16/2005	Loan Amount:	N/A
Document #:	2005-286640 BK-PG -	Loan Type:	Unknown
TD Due Date:	12/01/2035	Type Finance:	ADJ

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	03/14/2005	Sales Price:	$140,000
Document #:	2005-058870 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	02/28/2005	Sales Price:	N/A
Document #:	2005-046143 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	02/10/2005		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MB14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	12/19/2003	Sales Price:	N/A
Document #:	2003-288967 BK-PG -	Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Contract Date:	12/16/2003		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MAP14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

Recording Date:	12/19/2003	Sales Price:	$175,500
Document #:	2003-288966 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/17/2003		
Document Type:			

Legal Description:
Lot: 58 Subdivision: FREMONT VILLAS Tract No: 396 Map Ref: MAP14 PG51
City/Muni/Twp: STOCKTON

Prior Transfer

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

Legal Description:
Subdivision: FREMONT VILLAS Map Ref: MB 141 PG 21
City/Muni/Twp: STOCKTON

ICE SiteX Report

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Area Sales Analysis

Total Area Sales	$3,438,000	Median # of Bedrooms	2
Median Lot Size	5,938 SF	Median # of Baths	1
Median Living Area	885 SF	Median Year Built	1946
Price Range - 2 Yrs	$150,000 to $360,000	Age Range	67 years to 100 years
Median Value	$275,000	Median Age	80 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.21Mi.	**2482 E PARK ST** **STOCKTON, CA 95205-4636**	10/05/2026	$240,000	$135	1774	/2/2	1948	6,875 SF	
		APN: 141-240-090-000 Document #: 2026-089686 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 9 Subdivision: FREMONT TERRACE NO 2 MapRef: VOL 11 PG 128 Abbreviated Description: Lot:9 Subdivision:FREMONT TERRACE NO 2 Map Ref:VOL 11 PG 128City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
2	.14Mi.	**2387 E FREMONT ST** **STOCKTON, CA 95205-4614**	09/15/2026	$350,000	$271	1287	/3/2	1956	8,100 SF	
		APN: 141-233-100-000 Document #: 2026-084057 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 2 Subdivision: FREMONT TERRACE MapRef: VOL 11 PG 127 Abbreviated Description: Subdivision:FREMONT TERRACE Map Ref:VOL 11 PG 127Abbreviated Description:PORTION LOT2 City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
3	.2Mi.	**522 N F ST** **STOCKTON, CA 95205-4607**	09/14/2026	$150,000	$286	524	/1/1	1940	7,500 SF	
		APN: 153-280-190-000 Document #: 2026-083467 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 1-3 Block: 44 Subdivision: FAIR OAKS NORTH MapRef: VOL 1 PG 47 Abbreviated Description: Lot:1-3 Block:44 Subdivision:FAIR OAKS NORTH Map Ref:VOL 1 PG 47City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
4	.05Mi.	**2311 E OAK ST** **STOCKTON, CA 95205-4650**	08/17/2026	$270,000	$270	1000	/3/1	1957	5,227 SF	
		APN: 141-212-150-000 Document #: 2026-074872 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 63 Subdivision: FREMONT VILLAS MapRef: MB 14 PG 51 Abbreviated Description: Lot:63 Subdivision:FREMONT VILLAS Map Ref:MB 14 PG 51City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
5	.29Mi.	**2338 E MINER AVE** **STOCKTON, CA 95205-5034**	08/04/2026	$310,000	$350	885	/2/1	1938	5,000 SF	
		APN: 153-240-060-000 Document #: 2026-070640 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 9&10 Block: 49 Subdivision: FAIR OAKS NORTH MapRef: VOL 1 PG 47 Abbreviated Description: Lot:9&10 Block:49 Subdivision:FAIR OAKS NORTH Map Ref:VOL 1 PG 47City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
6	.15Mi.	**2215 E FLORA ST** **STOCKTON, CA 95205-4332**	07/20/2026	$261,500	$337	774	/2/1	1943	12,050 SF	
		APN: 141-203-150-000 Document #: 2026-065631 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 10 Block: 19 Subdivision: EL RICADO TERRACE MapRef: MB 10 PG 57 Abbreviated Description: Lot:10 Block:19 Subdivision:EL RICADO TERRACE Map Ref:MB 10 PG 57City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
7	.19Mi.	**627 N GRATTON AVE** **STOCKTON, CA 95205-4312**	07/17/2026	$275,000	$337	816	/2/1	1930	5,426 SF	
		APN: 141-120-300-000 Document #: 2026-065280 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 4 Block: 3 Subdivision: MOUNTAIN VIEW TERRACE MapRef: VOL 10 PG 20 Abbreviated Description: Lot:4 Block:3 Subdivision:MOUNTAIN VIEW TERRACE Map Ref:VOL 10 PG 20City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
8	.13Mi.	**540 N D ST** **STOCKTON, CA 95205-4302**	07/10/2026	$360,000	$261	1378	4/4/2	1928	5,938 SF	
		APN: 141-130-170-000 Document #: 2026-062691 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 6 Block: 8 Subdivision: MOUNTAIN VIEW TERRACE NO 2 MapRef: MB 10 PG 80 Abbreviated Description: Lot:6 Block:8 Subdivision:MOUNTAIN VIEW TERRACE NO 2 Map Ref:MB 10 PG 80City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
9	.26Mi.	**2225 E MINER AVE** **STOCKTON, CA 95205-5032**	07/06/2026	$190,000	$214	887	/2/1	1951	5,000 SF	
		APN: 153-160-330-000 Document #: 2026-060949 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 41&42 Subdivision: FAIR OAKS NORTH MapRef: VOL 1 PG 47 Abbreviated Description: Lot:41&42 Subdivision:FAIR OAKS NORTH Map Ref:VOL 1 PG 47City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
10	.26Mi.	**2126 E FREMONT ST** **STOCKTON, CA 95205-5059**	06/22/2026	$300,000	$408	735	/2/1	1926	6,381 SF	
		APN: 153-130-060-000 Document #: 2026-056433 Document Type: Price Code: R Land Use: Single Family Residential Legal: Abbreviated Description: City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
11	.19Mi.	**2330 FINLAND AVE** **STOCKTON, CA 95205-4611**	05/21/2026	$299,000	$355	842	/2/1	1946	5,000 SF	
		APN: 153-260-070-000 Document #: 2026-046606 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 7&8 Block: 47 Subdivision: FAIR OAKS NORTH MapRef: VOL 1 PG 47 Abbreviated Description: Lot:7&8 Block:47 Subdivision:FAIR OAKS NORTH Map Ref:VOL 1 PG 47City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
12	.2Mi.	**2275 E LINDSAY ST** **STOCKTON, CA 95205-5026**	05/08/2026	$156,000	$180	864	/2/1	1959	5,000 SF	
		APN: 153-160-160-000 Document #: 2026-042123 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 29&30 Block: 54 Subdivision: FAIR OAKS NORTH MapRef: VOL 1 PG 47 Abbreviated Description: Lot:29&30 Block:54 Subdivision:FAIR OAKS NORTH Map Ref:VOL 1 PG 47City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON								
13	.21Mi.	**630 N WATTS AVE** **STOCKTON, CA 95205-4321**	04/20/2026	$276,500	$296	932	/1/1	1947	7,744 SF	

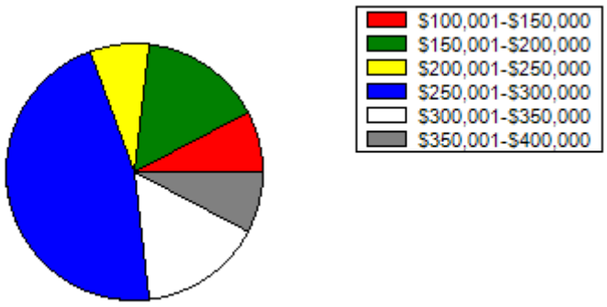
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APN: 141-111-110-000 Document #: 2026-035574
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 17&18 Section: 32 Subdivision: C M WEBERS GRANT Abbreviated Description: Lot:17&18 Subdivision:C M WEBERS GRANT Abbreviated Description:PORTION LOT18; POR SEC32 City/Muni/Twp:STOCKTON City/Muni/Twp: STOCKTON

Comparable Sales Chart

% Distribution Sales for Two Years



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.	**707 BELVEDERE AVE**			$355,504	1,000	5/3/1	1958	4,975 SF	
.01Mi.	**711 BELVEDERE AVE**			$362,612	1,000	/3/1	1957	4,975 SF	
.01Mi.	**703 BELVEDERE AVE**			$152,028	1,000	/3/1	1957	4,975 SF	
.02Mi.	**702 N E ST**			$180,827	1,237	/3/1	1956	4,975 SF	
.02Mi.	**715 BELVEDERE AVE**			$125,029	1,000	5/3/1	1958	4,975 SF	
.02Mi.	**621 BELVEDERE AVE**	**11/26/2008**		$111,635	1,000	/3/1	1957	4,975 SF	
.02Mi.	**706 N E ST**	**05/20/2009**		$111,635	1,237	/3/1	1956	4,975 SF	
.02Mi.	**620 N E ST**			$69,072	1,237	5/3/1	1957	4,975 SF	
.03Mi.	**710 N E ST**	**01/19/1999**		$50,124	1,252	/3/1	1957	4,975 SF	
.03Mi.	**616 N E ST**			$63,733	1,531	/3/1	1956	4,975 SF	
.03Mi.	**617 BELVEDERE AVE**			$112,525	1,000	/3/1	1958	4,975 SF	
.03Mi.	**706 BELVEDERE AVE**	**01/12/2011**		$105,269	1,000	/3/1	1957	4,950 SF	
.03Mi.	**719 BELVEDERE AVE**			$173,272	1,000	/3/1	1957	7,463 SF	
.03Mi.	**710 BELVEDERE AVE**			$112,785	1,284	6/3/2	1958	4,950 SF	
.03Mi.	**2321 E OAK ST**			$237,914	1,100	5/3/1	1958	4,950 SF	
.03Mi.	**714 BELVEDERE AVE**			$325,000	1,000	/3/1	1958	4,950 SF	

Rent vs. Own

Households Occupied by Renters:	44%	Households Occupied by Owners:	50%

Demographics & Income

Median Age:	30.9 years old	Households:	12,306
Median Household Income:	$54,444	Households w/Family:	76%
Household Income Per Capita:	$19,980	Households w/Family Married:	43%
Most Common Education Level:	Some High School	Households w/Family Children:	46%

School District

School District Zone:	Stockton Unified School District	Students:	33,648
Number of Schools:	54	Rating:	D-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.31Mi.	**Roosevelt Elementary School** Number of Students: 297 Student-Teacher Ratio: 25	F	Public	KG - 8
0.41Mi.	**Fillmore Elementary School** Number of Students: 577 Student-Teacher Ratio: 26.24	D-	Public	KG - 8
1.33Mi.	**Franklin High School** Number of Students: 2,065 Student-Teacher Ratio: 19.87	D	Public	9 - 12
0.26Mi.	**Fremont Elementary School** Number of Students: 813 Student-Teacher Ratio: 25.74	F	Public	KG - 8

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0.75Mi.	**King Elementary School**	D+	Public	KG - 8

Number of Students: 942
Student-Teacher Ratio: 25.12

Flood Report

The Subject Property of **707 BELVEDERE AVE, STOCKTON, CA 95205-4638** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
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	126%	HIGHER
BURGLARY	121%	HIGHER
MOTOR VEHICLE THEFT	134%	NOTABLY HIGHER
FORCIBLE ROBBERY	112%	HIGHER
AGGRAVATED ASSAULT	107%	SIMILAR
FORCIBLE RAPE	115%	HIGHER
MURDER	122%	HIGHER
OVERALL	124%	HIGHER

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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