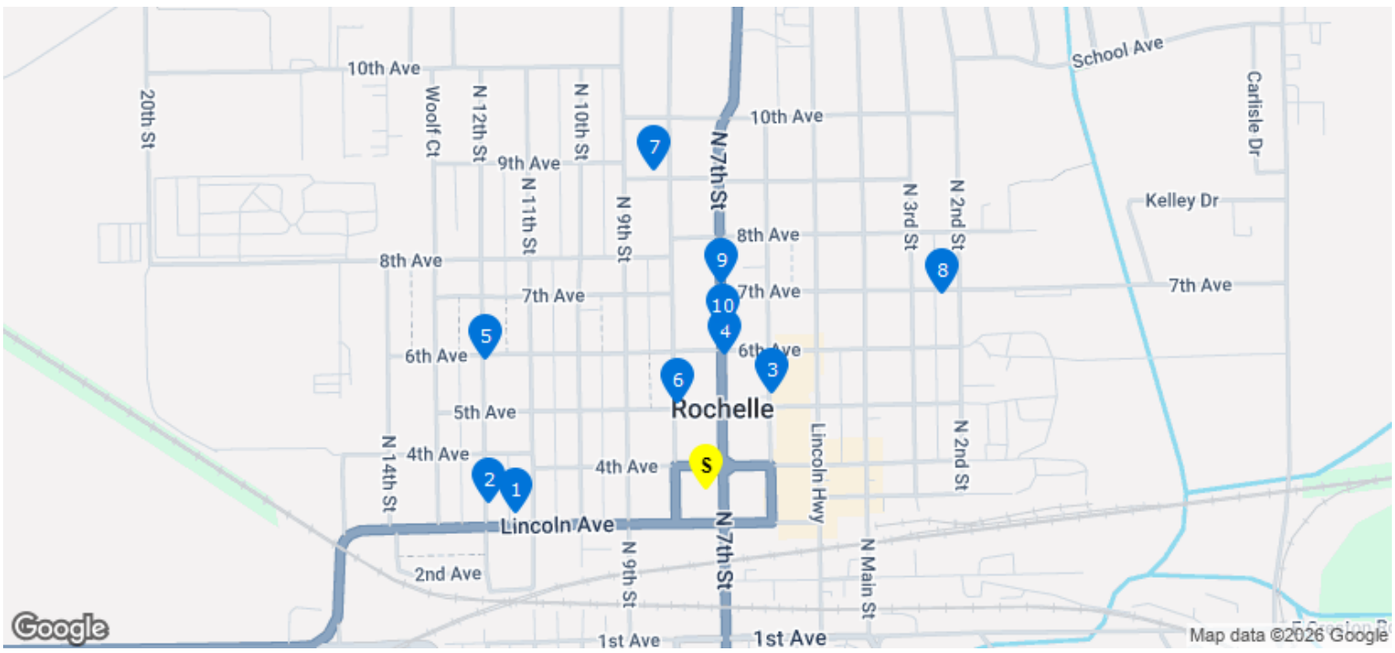
ICE SiteX Report

OrderID: 98745801

SiteX Property Information Report



Subject Property Location

722 4TH AVE, ROCHELLE, IL 61068-1448

County:	**OGLE IL**	Census Tract:	9612.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	24-24-354-001	Thomas Bros Pg-Grid:	

Valuation

Value:	**$242,000**	FSD:	7	Common Confidence Score:	78
Value Range:	$225,060 - $258,940	ICE Confidence Score:	93		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	640T
Assd Land Value:	$10,264	Market Land Value:	$30,792	Tax Year:	2025
Assd Improvement:	$56,553	Market Improvment Value:	$169,659	Total Taxable Value:	$5,097
Total Assessed Value:	$66,817	Total Assessor Market Value:	$200,451	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 10 Block: 4 District: FLAGG Subdivision: ROSS ADD

Abbreviated Description:	RNG/BLK: TWP:0 SECT/LOT: LOT 10 BLK 4 ROSS ADD CITY OF ROCHELLE BK 342 PG 185
City/Muni/Twp:	FLAGG

Property Characteristics

Lot Size:		Bedrooms:		Pool:	
Building Area:	2440 SF	Baths:		Fireplace:	
Year Built:	1910	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:	2+B	Number of Cars:		A/C:	
Style:		Basement:	Basement (not specified)	Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	02/22/2023	Sales Price:	N/A
Document #:	202300710 BK-PG -	Type of Sale:	
Document Type:	Release		
Legal Description:			

Mortgage Record

Recording Date:	02/16/2023	Loan Amount:	N/A
Document #:	202300658 BK-PG -	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	02/03/2023		
TD Due Date:	02/01/2053	Type Finance:	Fixed Rate
Legal Description:			
Block: 4			

Prior Transfer

Recording Date:	02/16/2023	Sales Price:	$170,000
Document #:	202300657 BK-PG -	Type of Sale:	Arms-Length Transfer
Contract Date:	02/03/2023		
Document Type:	Deed		
Legal Description:			
Block: 4			

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Prior Transfer

Recording Date:	09/01/2021	Sales Price:	N/A
Document #:	202106389 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Prior Transfer

Recording Date:	01/13/2012	Sales Price:	N/A
Document #:	201201200298 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	12/28/2011	Loan Amount:	N/A
Document #:	201101108925 BK-PG -	Loan Type:	Unknown Loan Type
Contract Date:	12/12/2011		
TD Due Date:	12/12/2021	Type Finance:	Type Financing not disclosed on document

Legal Description:
Block: 4 Subdivision: ROSS ADDITION Map Ref: 0
City/Muni/Twp: LANE

Mortgage Record

Recording Date:	12/20/2011	Loan Amount:	N/A
Document #:	201101108703 BK-PG -	Loan Type:	Conventional
Contract Date:	12/12/2011		
TD Due Date:	01/01/2032	Type Finance:	

Legal Description:
Block: 4 Subdivision: ROSS ADDITION TO THE TOWN OF LANE Map Ref: 0
City/Muni/Twp: ROCHELLE

Prior Transfer

Recording Date:	09/11/2008	Sales Price:	N/A
Document #:	200800808511 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	05/28/2008	Loan Amount:	N/A
Document #:	200800805257 BK-PG -	Loan Type:	Future Advance Clause/Open End Mortgage
Contract Date:	05/19/2008		
TD Due Date:	05/22/2013	Type Finance:	

Legal Description:
Block: 4 Subdivision: ROSS ADDITION Map Ref: 0
City/Muni/Twp: LANE

Mortgage Record

Recording Date:	05/28/2008	Loan Amount:	N/A
Document #:	200800805244 BK-PG -	Loan Type:	Conventional
Contract Date:	05/19/2008		
TD Due Date:	06/01/2038	Type Finance:	

Legal Description:
Block: 4 Subdivision: ROSS ADDITION Map Ref: 0
City/Muni/Twp: LANE

Mortgage Record

Recording Date:	04/23/2008	Loan Amount:	N/A
Document #:	200800803985 BK-PG -	Loan Type:	Future Advance Clause/Open End Mortgage
Contract Date:	04/17/2008		
TD Due Date:	10/22/2008	Type Finance:	

Legal Description:
Block: 4 Subdivision: ROSS ADDITION Map Ref: 0
City/Muni/Twp: ROCHELLE

Prior Transfer

Recording Date:	03/26/2003	Sales Price:	$80,000
Document #:	BK-PG -	Type of Sale:	Per Assessor
Document Type:	Deed		

Legal Description:
Block: 4 District: FLAGG Subdivision: ROSS ADD
Abbreviated Description: RNG/BLK: TWP:0 SECT/LOT: LOT 10 BLK 4 ROSS ADD CITY OF ROCHELLE BK 342 PG 185
City/Muni/Twp: FLAGG

Area Sales Analysis

Total Area Sales	$1,956,502	Median # of Bedrooms	
Median Lot Size	8,171 SF	Median # of Baths	
Median Living Area	2,337 SF	Median Year Built	1920
Price Range - 2 Yrs	$133,002 to $250,000	Age Range	88 years to 126 years
Median Value	$197,500	Median Age	106 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.11Mi.	**221 N 9TH ST** **ROCHELLE, IL 61068-1832**	05/01/2026	$130,000	$101	1282	//	1915	8,171 SF	

APN: 24-24-357-002 Document #: 202602053
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 5 Block: 6 MapRef: BK A PG 84 Abbreviated Description: Lot:5 Block:6 Map Ref:BK A PG 84

ICE SiteX Report

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2	.12Mi.	**508 N 8TH ST** **ROCHELLE, IL 61068-1402**	07/02/2026	$200,000	$87	2306	//	1927	SF
		APN: 24-24-310-011 Document #: 202603246 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 4 Block: 5 MapRef: BK A PG 474 DOC19003 Abbreviated Description: Lot:4 Block:5 Map Ref:BK A PG 474 DOC19003							
3	.15Mi.	**922 LINCOLN AVE** **ROCHELLE, IL 61068-1826**	04/17/2026	$155,000	$82	1900	//	1900	8,250 SF
		APN: 24-24-356-001 Document #: 202601839 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 7-8 Block: 4 MapRef: PB A PG 272 Abbreviated Description: Lot:7-8 Block:4 Map Ref:PB A PG 272							
4	.18Mi.	**515 N 6TH ST** **ROCHELLE, IL 61068-1583**	07/02/2026	$225,000	$140	1606	//	1900	SF
		APN: 24-24-335-002 Document #: 202603250 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 8 Block: 4 MapRef: PB D PG 2 Abbreviated Description: Lot:8 Block:4 Map Ref:PB D PG 2							
5	.21Mi.	**622 N 7TH ST** **ROCHELLE, IL 61068-1526**	09/30/2026	$250,000	$71	3545	//	1904	SF
		APN: 24-24-304-014 Document #: 202605050 Document Type: Deed Price Code: Land Use: Single Family Residential Legal: Lot: 1-3 Block: 3 Abbreviated Description: Lot:1-3 Block:3							
6	.25Mi.	**315 N 12TH ST** **ROCHELLE, IL 61068-1342**	09/30/2026	$234,000	$96	2430	//	1920	8,171 SF
		APN: 24-23-479-005 Document #: 202605031 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 8 Block: 1 MapRef: PB A PG 311 Abbreviated Description: Lot:8 Block:1 Map Ref:PB A PG 311							
7	.26Mi.	**109 S 9TH ST** **ROCHELLE, IL 61068-1909**	06/10/2026	$135,000	$178	760	//	1929	8,171 SF
		APN: 24-25-103-003 Document #: 202602822 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 8 Block: 1 MapRef: PB A PG 146 Abbreviated Description: Lot:8 Block:1 Map Ref:PB A PG 146							
8	.26Mi.	**522 N 11TH ST** **ROCHELLE, IL 61068-1310**	05/06/2026	$345,000	$93	3721	//	1906	18,800 SF
		APN: 24-23-435-006 Document #: 202602146 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Block: 11 & 99 Abbreviated Description: Block:11 & 99							
9	.28Mi.	**128 S 8TH ST** **ROCHELLE, IL 61068-1907**	06/22/2026	$162,000	$112	1440	//	1900	8,171 SF
		APN: 24-25-103-011 Document #: 202603038 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 5 Block: 1 MapRef: PB A PG 146 Abbreviated Description: Lot:5 Block:1 Map Ref:PB A PG 146							
10	.29Mi.	**400 N 12TH ST** **ROCHELLE, IL 61068-1345**	06/05/2026	$200,000	$139	1443	//	1930	7,180 SF
		APN: 24-23-432-007 Document #: 202602731 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 4 Block: 13 Section: 23-24 Subdivision: WESTERN PARK ADD TO CITY OF ROCHELLE SUB MapRef: PB A PG 161 Sec/Twnship/Range: T40N R01E Abbreviated Description: Lot:4 Block:13 Section:23-24 Subdivision:WESTERN PARK ADD TO CITY OF ROCHELLE SUB Map Ref:PB A PG 161Sec/Twnship/Range:T40N R01E							
11	.29Mi.	**1022 1ST AVE** **ROCHELLE, IL 61068-1844**	05/06/2026	$152,000	$88	1730	//	1920	8,171 SF
		APN: 24-25-101-001 Document #: 202602144 Document Type: Executor's Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 10 Block: 3 MapRef: PB A PG 146 Abbreviated Description: Lot:10 Block:3 Map Ref:PB A PG 146							
12	.31Mi.	**309 WOOLF CT** **ROCHELLE, IL 61068-1239**	10/05/2026	$315,000	$133	2368	//	1920	6,128 SF
		APN: 24-23-478-007 Document #: 202605100 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 8-9 Block: 2 Abbreviated Description: Lot:8-9 Block:2							
13	.31Mi.	**401 WOOLF CT** **ROCHELLE, IL 61068-1241**	06/17/2026	$125,000	$124	1008	//	1948	7,180 SF
		APN: 24-23-432-004 Document #: 202602972 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 5 Block: 13 MapRef: PB A PG 161 Abbreviated Description: Lot:5 Block:13 Map Ref:PB A PG 161							
14	.31Mi.	**421 7TH AVE** **ROCHELLE, IL 61068-1654**	05/19/2026	$76,000	$37	2058	//	1900	SF
		APN: 24-24-328-004 Document #: 202602415 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 6 Block: 3 MapRef: BK A PG 30 Abbreviated Description: Lot:6 Block:3 Map Ref:BK A PG 30							
15	.33Mi.	**1205 6TH AVE** **ROCHELLE, IL 61068-1231**	09/29/2026	$179,000	$80	2246	//	1938	8,580 SF
		APN: 24-23-430-012 Document #: 202605015 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 4-5 Block: 5 MapRef: PB A PG 161 Sec/Twnship/Range: S2 Abbreviated Description: Lot:4-5 Block:5 Map Ref:PB A PG 161Sec/Twnship/Range:S2							
16	.35Mi.	**819 N 9TH ST** **ROCHELLE, IL 61068-1432**	07/09/2026	$238,000	$153	1560	//	1990	8,712 SF
		APN: 24-24-157-014 Document #: 202603381 Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 7 Block: 10 Abbreviated Description: Lot:7 Block:10							
17	.38Mi.	**1100 AVENUE A** **ROCHELLE, IL 61068-1916**	06/05/2026	$10,000			//		8,171 SF
		APN: 24-26-231-012 Document #: 202602766 Document Type: Warranty Deed Price Code:							

ICE SiteX Report

OrderID: 98745801

Land Use: Vacant Land (General)
Legal: Lot: 1 Block: 4 MapRef: PB 330 PG 149 Abbreviated Description: Lot:1 Block:4 Map Ref:PB 330 PG 149

18	.39Mi.	**816 N 11TH ST** **ROCHELLE, IL 61068-1316**	07/09/2026	$130,000	$126	1028	//	1947	SF

APN: 24-23-281-018 Document #: 202603395
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 3 Block: 2 MapRef: PB E PG 76 Abbreviated Description: Lot:3 Block:2 Map Ref:PB E PG 76

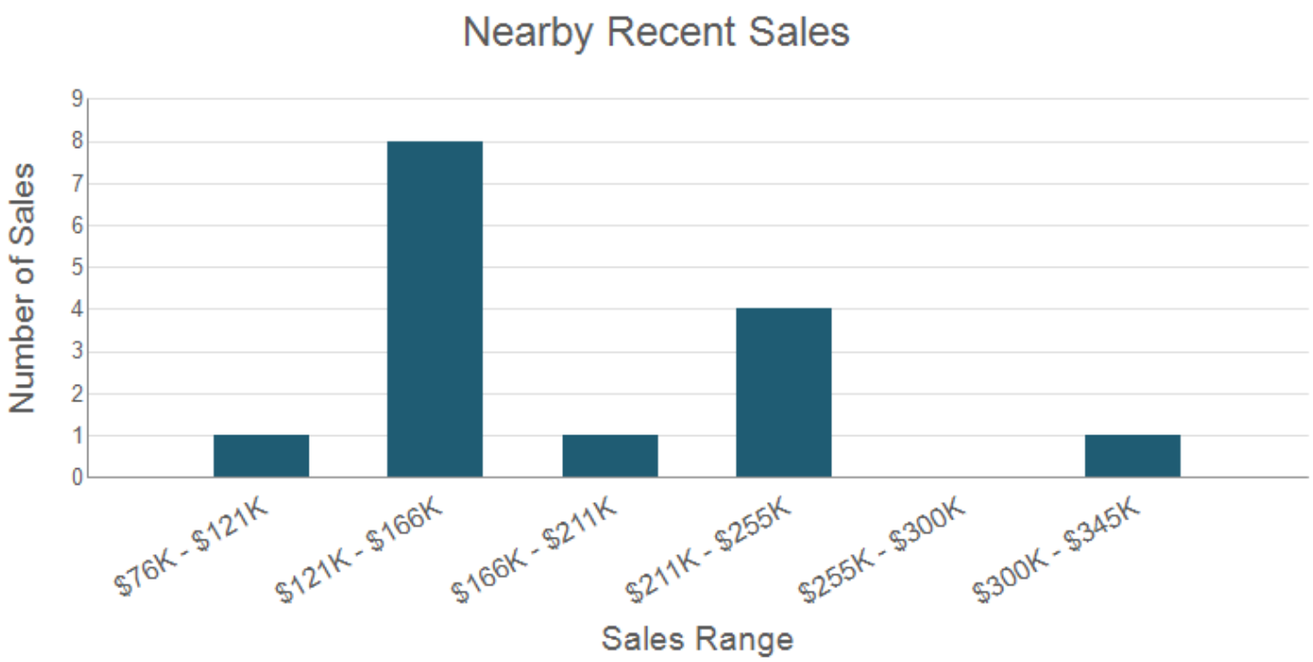
19	.39Mi.	**820 LINCOLN HWY** **ROCHELLE, IL 61068-1651**	07/08/2026	$225,000	$110	2048	//	1920	SF

APN: 24-24-181-007 Document #: 202603362
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 2 Block: 4 Abbreviated Description: Lot:2 Block:4

20	.41Mi.	**334 14TH ST** **ROCHELLE, IL 61068-1271**	05/04/2026	$155,000	$130	1193	//	1940	5,580 SF

APN: 24-23-476-002 Document #: 202602082
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 1 Block: 2 MapRef: PB A PG 109 Abbreviated Description: Lot:1 Block:2 Map Ref:PB A PG 109

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.	**722 4TH AVE**	**02/03/2023**	$200,451	$66,817	2,440		1910	8,171 SF	
.01Mi.	**321 N 8TH ST**	**06/19/2020**	$125,922	$41,974	1,440		1925	8,171 SF	
.02Mi.	**708 4TH AVE**	**02/25/2021**	$111,666	$37,222	1,980		1960	4,290 SF	
.02Mi.	**315 N 8TH ST**	**05/21/2021**	$134,175	$44,725	1,422		1920	8,171 SF	
.03Mi.	**320 N 7TH ST**	**05/19/2022**	$118,665	$39,555	2,176		1950	8,666 SF	
.03Mi.	**328 N 7TH ST**		$107,217	$35,739	4,266		1930	3,881 SF	
.04Mi.	**309 N 8TH ST**	**05/24/2022**	$120,621	$40,207	2,096		1918		
.05Mi.	**308 N 8TH ST**	**10/11/2005**	$168,324	$56,108	3,107		1910	9,037 SF	
.06Mi.	**622 4TH AVE**		$112,926	$37,642	1,596		1900		
.06Mi.	**416 N 7TH ST**		$188,607	$62,869	2,502		1910		
.06Mi.	**323 N 7TH ST**		$95,424	$31,808	1,400		1900		
.06Mi.	**321 N 7TH ST**	**06/01/2002**	$104,607	$34,869	1,656		1900		
.07Mi.	**616 4TH AVE**	**12/17/2002**	$105,606	$35,202	1,808		1918		
.07Mi.	**309 N 9TH ST**	**07/30/2024**	$138,915	$46,305	2,214		1930		
.08Mi.	**815 LINCOLN AVE**	**09/12/2014**	$110,031	$36,677	1,344		1948	4,224 SF	
.08Mi.	**426 N 7TH ST**	**07/24/2020**	$194,997	$64,999	2,972		1905	8,171 SF	

Rent vs. Own

Households Occupied by Renters:	31%	Households Occupied by Owners:	62%

ICE SiteX Report

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Demographics & Income

Median Age:	39.1 years old	Households:	5,984
Median Household Income:	$67,319	Households w/Family:	62%
Household Income Per Capita:	$33,174	Households w/Family Married:	42%
Most Common Education Level:	High School Graduate	Households w/Family Children:	29%

School District

School District Zone:	Rochelle Township High School District 212	Students:	859
Number of Schools:	2	Rating:	D+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.45Mi.	**Rochelle Township High School** Number of Students: 859 Student-Teacher Ratio: 15.27 Advanced Placement: Yes	C	Public	9 - 12
1.45Mi.	**Rochelle Township High School** Number of Students: 859 Student-Teacher Ratio: 15.27 Advanced Placement: Yes	C	Public	9 - 12

Flood Report

The Subject Property of **722 4TH AVE, ROCHELLE, IL 61068-1448** 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	147%	NOTABLY HIGHER
BURGLARY	131%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	137%	NOTABLY HIGHER
FORCIBLE ROBBERY	117%	HIGHER
AGGRAVATED ASSAULT	105%	SIMILAR
FORCIBLE RAPE	141%	NOTABLY HIGHER
MURDER	133%	NOTABLY HIGHER
OVERALL	121%	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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Data deemed reliable, but not guaranteed.
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