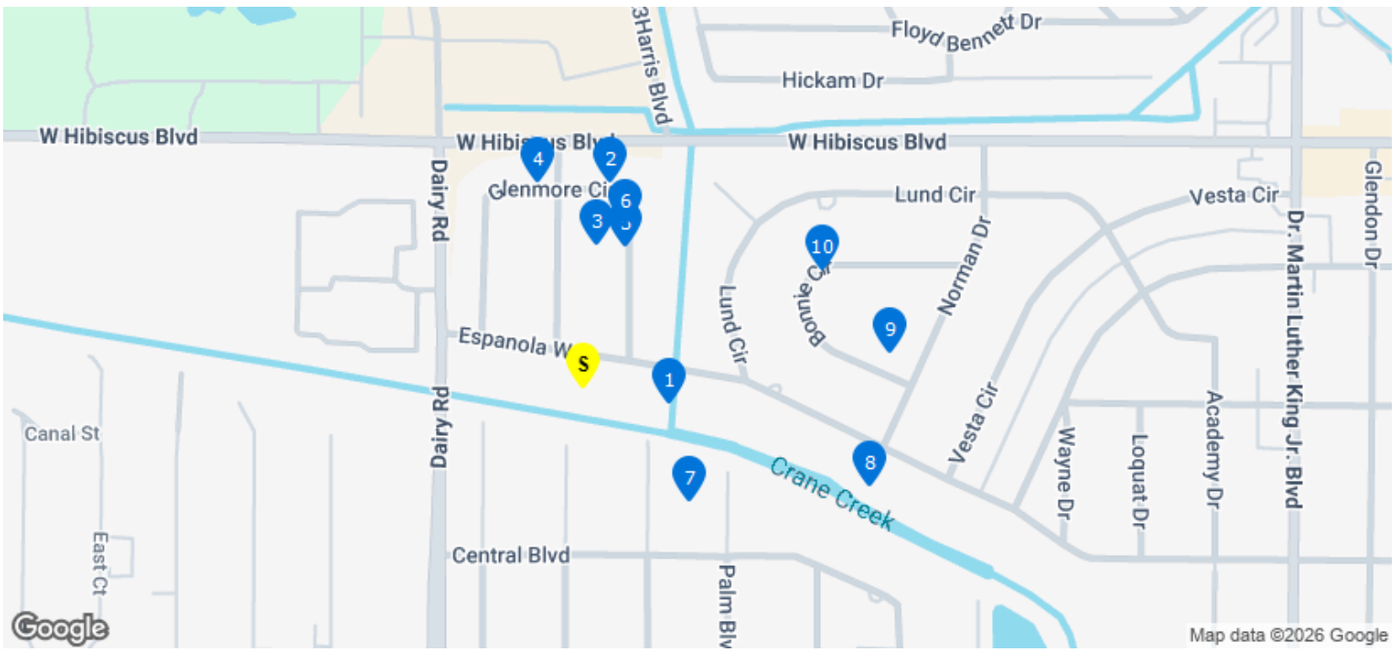
ICE SiteX Report

OrderID: 98768755

SiteX Property Information Report



Subject Property Location

811 ESPANOLA WAY, MELBOURNE, FL 32901-4103

County:	**BREVARD FL**	Census Tract:	0647.01
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	28-37-04-25-0000H.0-0006.00	Thomas Bros Pg-Grid:	

Valuation

Value:	**$229,000**	FSD:	25	Common Confidence Score:	28
Value Range:	$171,750 - $286,250	ICE Confidence Score:	75		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	53K0
Assd Land Value:		Market Land Value:	$60,000	Tax Year:	2026
Assd Improvement:		Market Improvment Value:	$158,280	Total Taxable Value:	$3,895
Total Assessed Value:	$112,430	Total Assessor Market Value:	$218,280	Delinquent Year:	
				Tax Account ID:	2818768
				Homeowner's Exemption:	
				Tax Exemptions:	BV

Assessment Legal Description

Lot: 6 Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB 11 PG 78 Sec/Twnship/Range: SEC 04 TWN 28S RNG 37E

Abbreviated Description:	MAGNOLIA MANOR LOT 6 BLK H
City/Muni/Twp:	MELBOURNE

Property Characteristics

Lot Size:	8,276 SF	Bedrooms:	3	Pool:	
Building Area:	1092 SF	Baths:	2	Fireplace:	
Year Built:	1957	Partial Baths:		Type Const:	Masonry
Number of Buildings:		Number of Rooms:		Ext Walls:	Other
Number of Units:	1	Garage Type:	Garage	Heating:	Central
Number of Stories:	1	Number of Cars:		A/C:	Central
Style:		Basement:		Roof Cover:	Roll Composition
		Foundation:	Slab	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/20/2025	Sales Price:	$241,200
Document #:	2025101719 BK-PG 9697-2017	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	02/02/2023	Sales Price:	N/A
Document #:	2023020907 BK-PG 9253-1215	Type of Sale:	
Document Type:	Release		
Legal Description:			

Mortgage Record

Recording Date:	01/17/2023	Loan Amount:	N/A
Document #:	2023009333 BK-PG 9697-2017	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	01/10/2023		
TD Due Date:	02/01/2053	Type Finance:	
Legal Description:			

Block: H Subdivision: MAGNOLIA MANOR Map Ref: 0

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Prior Transfer

Recording Date:	09/14/2021	Sales Price:	$163,101
Document #:	240414 BK-PG 8941-1374	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	09/10/2021	Loan Amount:	N/A
Document #:	9253/1215 BK-PG -	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	08/18/2021		
TD Due Date:	09/01/2051	Type Finance:	

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB 11 PG 78

Prior Transfer

Recording Date:	09/10/2021	Sales Price:	N/A
Document #:	2021236783 BK-PG 9253-1213	Type of Sale:	Non Arms-Length Transfer
Contract Date:	08/18/2021		
Document Type:	Deed		

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB 11 PG 78

Mortgage Record

Recording Date:	12/04/2020	Loan Amount:	N/A
Document #:	2020272057 BK-PG 8941-1374	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	10/23/2020		
TD Due Date:	11/01/2050	Type Finance:	

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: 0

Prior Transfer

Recording Date:	11/16/2020	Sales Price:	$157,000
Document #:	254888 BK-PG 8455-2856	Type of Sale:	
Document Type:	Release		

Legal Description:

Prior Transfer

Recording Date:	06/24/2019	Sales Price:	$144,620
Document #:	2019136579 BK-PG 8471-0301	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	06/05/2019	Loan Amount:	N/A
Document #:	2019120860 BK-PG 8455-2856	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	05/29/2019		
TD Due Date:	06/01/2049	Type Finance:	

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: 0
City/Muni/Twp: MELBOURNE

Prior Transfer

Recording Date:	08/02/2017	Sales Price:	N/A
Document #:	2017161199 BK-PG 7031-1369	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	06/28/2017	Loan Amount:	N/A
Document #:	2017135338 BK-PG -	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	06/16/2017		
TD Due Date:	07/01/2047	Type Finance:	

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR SUBDIVISION Map Ref: 0

Mortgage Record

Recording Date:	12/16/2013	Loan Amount:	N/A
Document #:	7031/1369 BK-PG -	Loan Type:	VA Loan (Veteran's Administration)
Contract Date:	12/13/2013		
TD Due Date:	01/01/2044	Type Finance:	

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB11 PG78

Prior Transfer

Recording Date:	12/16/2013	Sales Price:	$112,000
Document #:	2013272171 BK-PG 7031-1368	Type of Sale:	Arms-Length Transfer
Contract Date:	12/13/2013		
Document Type:	Deed		

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB11 PG78

Prior Transfer

Recording Date:	08/15/2013	Sales Price:	$42,000
Document #:	2013183695 BK-PG 6949-2887	Type of Sale:	Arms-Length Transfer
Contract Date:	08/13/2013		
Document Type:	Deed		

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB11 PG78

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Prior Transfer

Recording Date:	04/01/2011	Sales Price:	N/A
Document #:	2011057228 BK-PG 6359-1960	Type of Sale:	Non Arms-Length Transfer
Contract Date:	03/29/2011		
Document Type:	Deed		

Legal Description:
Block: H Subdivision: MAGNOLIA MANOR Map Ref: MB11 PG78

Area Sales Analysis

Total Area Sales	$2,644,000	Median # of Bedrooms	3
Median Lot Size	10,673 SF	Median # of Baths	2
Median Living Area	1,091 SF	Median Year Built	1957
Price Range - 2 Yrs	$192,000 to $330,000	Age Range	60 years to 74 years
Median Value	$267,500	Median Age	69 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.06Mi.	**1809 WESTWOOD BLVD** **MELBOURNE, FL 32901-4228**	05/01/2026	$110,000	$156	704	4/2/1	1958	12,197 SF	
		APN: 28-37-04-30-00001.0-0009.00 Document #: 2026088696 Document Type: Warranty Deed Price Code: Land Use: Misc Residential Improvement Legal: Lot: 9&10 Block: 1 Subdivision: SUN CREST MapRef: MB 5 PG 42 Abbreviated Description: Lot:9&10 Block:1 Subdivision:SUN CREST Map Ref:MB 5 PG 42								
2	.07Mi.	**801 ESPANOLA WAY** **MELBOURNE, FL 32901-4103**	08/03/2026	$192,000	$171	1122	/2/2	1957	12,197 SF	
		APN: 28-37-04-25-0000H.0-0001.00 Document #: 2026157592 Document Type: Special Warranty Deed Price Code: Q Land Use: Single Family Residential Legal: Lot: 1 Block: H Subdivision: MAGNOLIA MANOR MapRef: MB 11 PG 78 Abbreviated Description: Lot:1 Block:H Subdivision:MAGNOLIA MANOR Map Ref:MB 11 PG 78								
3	.11Mi.	**1508 HEDRICK DR** **MELBOURNE, FL 32901-4142**	02/23/2026	$270,000	$129	2088	7/3/2	1957	8,712 SF	
		APN: 28-37-04-25-0000F.0-0002.00 Document #: 2026035492 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 2 Block: F Subdivision: MAGNOLIA MANOR MapRef: MB 11 PG 78 Abbreviated Description: Lot:2 Block:F Subdivision:MAGNOLIA MANOR Map Ref:MB 11 PG 78								
4	.12Mi.	**1819 POINSETTA BLVD** **MELBOURNE, FL 32901-4220**	05/06/2026	$220,000	$208	1060	/3/1.5	1964	13,504 SF	P
		APN: 28-37-04-29-00005.0-0010.00 Document #: 2026091819 Document Type: Warranty Deed Price Code: Q Land Use: Single Family Residential Legal: Lot: 10&11 Block: 5 Subdivision: SHADOWLAWN 2 MapRef: MB 5 PG 23 Abbreviated Description: Lot:10&11 Block:5 Subdivision:SHADOWLAWN 2 Map Ref:MB 5 PG 23								
5	.16Mi.	**932 GLENMORE CIR** **MELBOURNE, FL 32901-4108**	08/10/2026	$260,000	$197	1321	/3/2	1958	8,276 SF	
		APN: 28-37-04-25-0000G.0-0002.00 Document #: 2026162783 Document Type: Warranty Deed Price Code: Q Land Use: Single Family Residential Legal: Lot: 2 Block: G Subdivision: MAGNOLIA MANOR MapRef: MB 11 PG 78 Abbreviated Description: Lot:2 Block:G Subdivision:MAGNOLIA MANOR Map Ref:MB 11 PG 78								
6	.18Mi.	**128 SAN PAULO CIR** **WEST MELBOURNE, FL 32904-4014**	01/06/2026	$139,900	$130	1080	//	1976	2,178 SF	
		APN: 28-37-05-00-00020.3-0000.00 Document #: 2026001629 Document Type: Warranty Deed Price Code: Land Use: Condominium Unit (Residential) Legal: Subdivision: SAN PAULO VILLAGE Legal Unit: 128 MapRef: MB 2099 PG 2210 Abbreviated Description: Subdivision:SAN PAULO VILLAGE Legal Unit:128 Map Ref:MB 2099 PG 2210Abbreviated Description:BUILDING 1								
7	.18Mi.	**108 SAN PAULO CIR** **WEST MELBOURNE, FL 32904-4004**	10/22/2025	$112,500	$142	792	//	1976	2,178 SF	
		APN: 28-37-05-00-00031.4-0000.00 Document #: 2025212167 Document Type: Warranty Deed Price Code: Q Land Use: Condominium Unit (Residential) Legal: Subdivision: SAN PAULO VILLAGE Legal Unit: 108 MapRef: MB 2099 PG 2210 Abbreviated Description: Subdivision:SAN PAULO VILLAGE Legal Unit:108 Map Ref:MB 2099 PG 2210Abbreviated Description:BUILDING 15								
8	.18Mi.	**265 SAN PAULO CT** **WEST MELBOURNE, FL 32904-3947**	10/14/2025	$146,900	$136	1080	//	1976	2,178 SF	
		APN: 28-37-05-00-00023.8-0000.00 Document #: 2025206653 Document Type: Warranty Deed Price Code: Q Land Use: Condominium Unit (Residential) Legal: Subdivision: SAN PAULO VILLAGE CONDOMINIUM Legal Unit: 265 MapRef: MB 2099 PG 2210 Abbreviated Description: Subdivision:SAN PAULO VILLAGE CONDOMINIUM Legal Unit:265 Map Ref:MB 2099 PG 2210								
9	.2Mi.	**1915 WESTWOOD BLVD** **MELBOURNE, FL 32901-4230**	01/26/2026	$380,000			//		6,534 SF	
		APN: 28-37-04-30-00006.0-0007.00 Document #: 2026015652 Document Type: Warranty Deed Price Code: A Land Use: Residential - Vacant Land Legal: Lot: 7 Block: 6 Subdivision: SUN CREST MapRef: MB 5 PG 42 Abbreviated Description: Lot:7 Block:6 Subdivision:SUN CREST Map Ref:MB 5 PG 42								
10	.21Mi.	**720 BONNIE CIR** **MELBOURNE, FL 32901-4124**	04/23/2026	$230,000	$240	960	/2/1	1966	9,148 SF	
		APN: 28-37-04-26-00005.0-0041.00 Document #: 2026082860 Document Type: Warranty Deed Price Code: Q Land Use: Single Family Residential Legal: Lot: 41 Block: 5 Subdivision: MAGNOLIA PARK REPLAT MapRef: MB 10 PG 44 Abbreviated Description: Lot:41 Block:5 Subdivision:MAGNOLIA PARK REPLAT Map Ref:MB 10 PG 44								
11	.22Mi.	**1927 WESTWOOD BLVD** **MELBOURNE, FL 32901-4230**	08/07/2026	$163,000	$261	625	/1/1	1946	6,534 SF	
		APN: 28-37-04-30-00006.0-0004.00 Document #: 2026161553 Document Type: Warranty Deed Price Code: Q Land Use: Single Family Residential								

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Legal: Lot: 4 Block: 6 Subdivision: SUN CREST MapRef: MB 5 PG 42 Abbreviated Description: Lot:4 Block:6 Subdivision:SUN CREST Map Ref:MB 5 PG 42

12	.23Mi.	**1923 POINSETTA BLVD** **MELBOURNE, FL 32901-4222**	03/17/2026	$67,000	$74	900	/2/1	1925	6,534 SF	

APN: 28-37-04-28-00002.0-0033.00 Document #: 2026052592
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 33&34 Block: 2 Subdivision: SHADOWLAWN MapRef: MB 3 PG 50 Abbreviated Description: Lot:33&34 Block:2 Subdivision:SHADOWLAWN Map Ref:MB 3 PG 50

13	.24Mi.	**739 BONNIE CIR** **MELBOURNE, FL 32901-4123**	09/22/2026	$270,000	$285	948	/2/1.5	1952	13,068 SF	P

APN: 28-37-04-26-00006.0-0003.00 Document #: 2026193778
Document Type: Warranty Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 3 Block: 6 Subdivision: MAGNOLIA PARK REPLAT MapRef: MB 10 PG 44 Abbreviated Description: Lot:3 Block:6 Subdivision:MAGNOLIA PARK REPLAT Map Ref:MB 10 PG 44

14	.28Mi.	**1606 NORMAN DR** **MELBOURNE, FL 32901-4137**	01/02/2026	$252,000	$339	744	/2/1	1952	9,148 SF	

APN: 28-37-04-26-00006.0-0014.00 Document #: 2026000258
Document Type: Warranty Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 14 Block: 6 Subdivision: MAGNOLIA PARK REPLAT MapRef: MB 10 PG 44 Abbreviated Description: Lot:14 Block:6 Subdivision:MAGNOLIA PARK REPLAT Map Ref:MB 10 PG 44

15	.3Mi.	**701 CENTRAL BLVD** **MELBOURNE, FL 32901-4233**	10/31/2025	$169,000	$122	1390	/3/2	1956	13,068 SF	P

APN: 28-37-04-02-00090.0-0001.00 Document #: 2025219252
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 1 Block: 90 Subdivision: MAGNOLIA PARK PLAT NO 2 MapRef: MB 6 PG 74 Abbreviated Description: Lot:1 Block:90 Subdivision:MAGNOLIA PARK PLAT NO 2 Map Ref:MB 6 PG 74

16	.31Mi.	**352 VESTA CIR** **MELBOURNE, FL 32901-4147**	07/15/2026	$283,000	$368	768	/2/1	1952	6,534 SF	

APN: 28-37-04-26-00007.0-0032.00 Document #: 2026143780
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 32 Block: 7 Subdivision: MAGNOLIA PARK REPL AT MapRef: MB 10 PG 44 Abbreviated Description: Lot:32 Block:7 Subdivision:MAGNOLIA PARK REPL AT Map Ref:MB 10 PG 44

17	.33Mi.	**701 LUND CIR** **MELBOURNE, FL 32901-4113**	12/01/2025	$208,000	$214	974	/2/1	1952	12,197 SF	

APN: 28-37-04-26-00005.0-0031.00 Document #: 2025238607
Document Type: Warranty Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 31 Block: 5 Subdivision: MAGNOLIA PARK REPLAT MapRef: MB 10 PG 44 Abbreviated Description: Lot:31 Block:5 Subdivision:MAGNOLIA PARK REPLAT Map Ref:MB 10 PG 44

18	.35Mi.	**89 NW IRWIN AVE** **WEST MELBOURNE, FL 32904-4069**	03/16/2026	$1,455,000	$281	5184	//	1973	25,265 SF	

APN: 28-37-05-02-0000C.0-0006.00 01 Document #: 2026051745
Document Type: Warranty Deed Price Code: A
Land Use: Apartment house (5+ units)
Legal: Lot: 6&7 Block: C Subdivision: MONA PARK SUBDIVISION MapRef: MB 10 PG 82 Abbreviated Description: Lot:6&7 Block:C Subdivision:MONA PARK SUBDIVISION Map Ref:MB 10 PG 82

19	.37Mi.	**2007 PALM BLVD** **MELBOURNE, FL 32901-5225**	05/01/2026	$319,900	$251	1272	/3/2	1959	13,068 SF	P

APN: 28-37-04-50-00000.0-0022.00 Document #: 2026088469
Document Type: Warranty Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 22 Subdivision: COUNTRY CLUB ESTATES SUBDIVISION MapRef: MB 11 PG 79 Abbreviated Description: Lot:22 Subdivision:COUNTRY CLUB ESTATES SUBDIVISION Map Ref:MB 11 PG 79

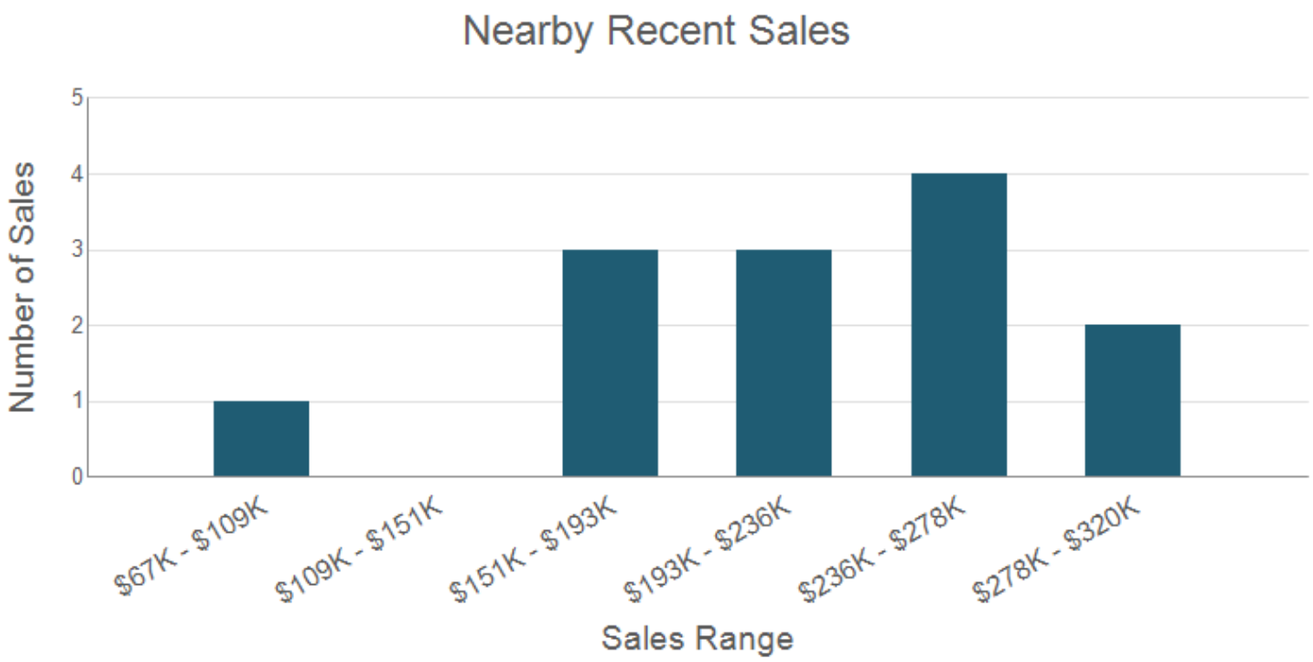
20	.41Mi.	**328 VESTA CIR** **MELBOURNE, FL 32901-4147**	07/24/2026	$180,400	$204	884	/2/1	1952	8,712 SF	

APN: 28-37-04-26-00007.0-0020.00 Document #: 2026151546
Document Type: Warranty Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 20 Block: 7 Subdivision: MAGNOLIA PARK REPLAT MapRef: MB 10 PG 44 Abbreviated Description: Lot:20 Block:7 Subdivision:MAGNOLIA PARK REPLAT Map Ref:MB 10 PG 44

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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.	**811 ESPANOLA WAY**	**08/18/2021**	$218,280	$112,430	1,092	/3/2	1957	8,276 SF	
.01Mi.	**809 ESPANOLA WAY**	**02/21/2023**	$193,890	$193,890	1,296	6/3/2	1957	8,276 SF	
.01Mi.	**901 ESPANOLA WAY**	**06/26/2017**	$191,840	$191,840	1,296	6/3/2	1957	8,276 SF	
.03Mi.	**807 ESPANOLA WAY**	**12/12/2022**	$201,490	$201,490	1,896	/3/2	1957	8,276 SF	
.03Mi.	**903 ESPANOLA WAY**	**11/23/2004**	$161,720	$54,030	1,092	/3/2	1957	8,276 SF	
.03Mi.	**1615 HEDRICK DR**	**04/28/2000**	$171,460	$53,960	1,114	5/3/1.5	1957	10,890 SF	
.04Mi.	**805 ESPANOLA WAY**	**08/12/2021**	$229,220	$229,220	1,296	/3/2	1957	8,276 SF	
.04Mi.	**905 ESPANOLA WAY**	**05/27/2009**	$229,090	$229,090	1,551	/3/2	1957	8,276 SF	
.04Mi.	**1612 HEDRICK DR**	**05/01/2012**	$179,690	$114,560	1,296	6/3/2	1957	13,068 SF	
.04Mi.	**806 GLENMORE CIR**	**04/19/2013**	$255,220	$107,960	1,634	6/3/2	1957	12,197 SF	
.05Mi.	**1611 HEDRICK DR**	**09/02/2021**	$178,340	$178,340	1,321	/3/2	1957	8,276 SF	
.05Mi.	**1804 WESTWOOD BLVD**	**09/16/2016**	$267,400	$106,210	1,647	6/2/1	1980	10,454 SF	
.05Mi.	**803 ESPANOLA WAY**	**07/04/2024**	$225,660	$152,940	1,092	5/3/1.5	1957	8,276 SF	
.05Mi.	**907 ESPANOLA WAY**	**09/16/2020**	$224,510	$224,510	1,570	/3/2	1957	8,276 SF	
.06Mi.	**810 GLENMORE CIR**	**09/23/2021**	$158,050	$130,010	1,066	5/3/1.5	1957	8,276 SF	
.06Mi.	**1801 RADNOR DR**	**08/02/2007**	$141,840	$49,030	1,025	4/2/1	1982	6,534 SF	

Rent vs. Own

Households Occupied by Renters:	42%	Households Occupied by Owners:	47%

Demographics & Income

Median Age:	42.8 years old	Households:	12,836
Median Household Income:	$52,109	Households w/Family:	56%
Household Income Per Capita:	$32,502	Households w/Family Married:	36%
Most Common Education Level:	High School Graduate	Households w/Family Children:	18%

School District

School District Zone:	Brevard County School District	Students:	71,198
Number of Schools:	109	Rating:	B+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.13Mi.	**Melbourne High School** Number of Students: 2,210 Student-Teacher Ratio: 21.99 Advanced Placement: Yes	B+	Public	9 - 12
1.37Mi.	**University Park Elementary School** Number of Students: 529	D-	Public	EE - 6

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Student-Teacher Ratio: 14.69			
2.41Mi. **Stone Magnet Middle School** Number of Students: 557 Student-Teacher Ratio: 17.97	D+	Public	7 - 8
2.61Mi. **Palm Bay Magner High School** Number of Students: 1,359 Student-Teacher Ratio: 19.01 Advanced Placement: Yes	D	Public	9 - 12
7.02Mi. **Longleaf Elementary School** Number of Students: 578 Student-Teacher Ratio: 13.76	A	Public	PK - 6
3.37Mi. **Eau Gallie High School** Number of Students: 1,398 Student-Teacher Ratio: 20.26 Advanced Placement: Yes	C-	Public	9 - 12
13.19Mi. **Viera High School** Number of Students: 2,334 Student-Teacher Ratio: 22.02 Advanced Placement: Yes	A-	Public	9 - 12
8.52Mi. **Sea Park Elementary School** Number of Students: 308 Student-Teacher Ratio: 11.85	A	Public	PK - 6
20.71Mi. **Merritt Island High School** Number of Students: 1,446 Student-Teacher Ratio: 20.96 Advanced Placement: Yes	B-	Public	9 - 12
7.54Mi. **Satellite High School** Number of Students: 1,438 Student-Teacher Ratio: 22.12 Advanced Placement: Yes	A-	Public	9 - 12

Flood Report

The Subject Property of **811 ESPANOLA WAY, MELBOURNE, FL 32901-4103** 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	153%	NOTABLY HIGHER
BURGLARY	129%	HIGHER
MOTOR VEHICLE THEFT	154%	NOTABLY HIGHER
FORCIBLE ROBBERY	123%	HIGHER
AGGRAVATED ASSAULT	135%	NOTABLY HIGHER
FORCIBLE RAPE	125%	HIGHER
MURDER	141%	NOTABLY HIGHER
OVERALL	128%	HIGHER

Disaster Alerts

No alerts noted

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