ICE SiteX Report

OrderID: 98745829

SiteX Property Information Report



Subject Property Location

815 FIELDS ST, RICHMOND, TX 77469-2830

County:	**FORT BEND TX**	Census Tract:	6749.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	3010-01-001-0070-901	Thomas Bros Pg-Grid:	

Valuation

Value:	**$173,000**	FSD:	14	Common Confidence Score:	62
Value Range:	$148,780 - $197,220	ICE Confidence Score:	86		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	S01 G01 D01 C15
Assd Land Value:	$49,136	Market Land Value:	$49,136	Tax Year:	2025
Assd Improvement:	$142,123	Market Improvment Value:	$142,123	Total Taxable Value:	$3,733
Total Assessed Value:	$191,259	Total Assessor Market Value:	$191,259	Delinquent Year:	
				Tax Account ID:	R64281
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 7 Block: 1 Section: 1 Subdivision: DAVE FIELDS S/D SEC 1 Map Ref: MAP: A-097-F

Abbreviated Description:	DAVE FIELDS S/D SEC 1, BLOCK 1, LOT 7
City/Muni/Twp:	CITY OF RICHMOND

Property Characteristics

Lot Size:	4,500 SF	Bedrooms:	4	Pool:	
Building Area:	1152 SF	Baths:	2	Fireplace:	Yes
Year Built:	2002	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Wood
Number of Units:		Garage Type:		Heating:	Central
Number of Stories:	1	Number of Cars:		A/C:	Central
Style:	Conventional	Basement:		Roof Cover:	Composition Shingle
		Foundation:	Concrete Block	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	12/02/2024	Sales Price:	$117,750
Document #:	2024117468 BK-PG -	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	12/02/2024	Sales Price:	$117,750
Document #:	2024117467 BK-PG -	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Mortgage Record

Recording Date:	11/28/2022	Loan Amount:	N/A
Document #:	2022144356 BK-PG -	Loan Type:	Commercial Loan
Contract Date:	11/22/2022		
TD Due Date:	12/01/2052	Type Finance:	
Legal Description:			

Block: 1 Subdivision: DAVE FIELDS SUBDIVISION Map Ref: VOL 230 PG 266

ICE SiteX Report

OrderID: 98745829

Prior Transfer

Recording Date:	11/28/2022	Sales Price:	N/A
Document #:	2022144355 BK-PG -	Type of Sale:	Undetermined Transfer
Contract Date:	11/22/2022		
Document Type:	Deed		

Legal Description:
Block: 1 Subdivision: DAVE FIELDS SUBDIVISION Map Ref: VOL 230 PG 266

Prior Transfer

Recording Date:	03/28/2022	Sales Price:	N/A
Document #:	2022042342 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	03/02/2022	Loan Amount:	N/A
Document #:	2022029171 BK-PG -	Loan Type:	Stand Alone Second
Contract Date:	02/28/2022		
TD Due Date:	08/30/2022	Type Finance:	

Legal Description:
Block: 1 Subdivision: DAVE FIELDS SUBDIVISION Map Ref: 0

Prior Transfer

Recording Date:	03/02/2022	Sales Price:	N/A
Document #:	2022029170 BK-PG -	Type of Sale:	Undetermined Transfer
Contract Date:	02/28/2022		
Document Type:	Deed		

Legal Description:
Block: 1 Subdivision: DAVE FIELDS SUBDIVISION Map Ref: VOL 230 PG 266

Mortgage Record

Recording Date:	12/27/2016	Loan Amount:	N/A
Document #:	2016144926 BK-PG -	Loan Type:	Commercial Loan
Contract Date:	12/20/2016		
TD Due Date:	12/27/2031	Type Finance:	

Legal Description:
Block: 5 Section: 1 Subdivision: MCCRARY MEADOWS Map Ref: PL20150182

Prior Transfer

Recording Date:	12/27/2016	Sales Price:	N/A
Document #:	2016144226 BK-PG -	Type of Sale:	Undetermined Transfer
Contract Date:	12/20/2016		
Document Type:	Deed		

Legal Description:
Block: 5 Section: 1 Subdivision: MCCRARY MEADOWS Map Ref: PL20150182

Prior Transfer

Recording Date:	06/19/2009	Sales Price:	$13,738
Document #:	2009061620 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Prior Transfer

Recording Date:	03/16/2009	Sales Price:	$6,784
Document #:	2009024958 BK-PG -	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	01/08/2007	Loan Amount:	N/A
Document #:	2007003164 BK-PG -	Loan Type:	Unknown Loan Type
Contract Date:	12/01/2006		
TD Due Date:	12/01/2013	Type Finance:	

Legal Description:
Block: 1 Subdivision: DAVE FIELDS ADDITION TO THE CITY OF RICHMOND Map Ref: 0

Area Sales Analysis

Total Area Sales	$180,000	Median # of Bedrooms	2
Median Lot Size	4,047 SF	Median # of Baths	1
Median Living Area	708 SF	Median Year Built	1940
Price Range - 2 Yrs	$90,000 to $90,000	Age Range	86 years to 86 years
Median Value	$90,000	Median Age	86 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.07Mi.	**401 N 10TH ST** **RICHMOND, TX 77469-2945**	07/10/2026			1062	/2/2	1940	3,381 SF	
		APN: 4685-00-001-0010-901 Document #: 2026071511 Document Type: Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 1,6 Block: A Subdivision: LADWIGS ADDITION MapRef: VOL 1 PG 586 Abbreviated Description: Lot:1,6 Block:A Subdivision:LADWIGS ADDITION Map Ref:VOL 1 PG 586Abbreviated Description:LOT: PORTION OF LOT 1								
2	.11Mi.	**216 CLARK ST** **RICHMOND, TX 77469-2912**	12/09/2025			1542	/3/2	1925	6,000 SF	
		APN: 3520-00-000-0530-901 Document #: 2025126566 Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential								

ICE SiteX Report

OrderID: 98745829

Legal: Lot: 53,54 Section: 1 Subdivision: AP GEORGE SUBDIVISION MapRef: VOL 110 PG 1 Abbreviated Description: Lot:53,54 Section:1 Subdivision:AP GEORGE SUBDIVISION Map Ref:VOL 110 PG 1City/Muni/Twp:TOWN OF RICHMOND City/Muni/Twp: TOWN OF RICHMOND

3	.14Mi.	**107 N 10TH ST** **RICHMOND, TX 77469-3044**	07/24/2026		823	/1/1	1935	3,150 SF

APN: 7395-00-137-0082-901 Document #: 2026077002
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 8,9 Block: 137 MapRef: VOL 8 PG 3 Abbreviated Description: Lot:8,9 Block:137 Map Ref:VOL 8 PG 3City/Muni/Twp:CITY OF RICHMOND City/Muni/Twp: CITY OF RICHMOND

4	.15Mi.	**1106 RUFUS ST** **RICHMOND, TX 77469-2937**	11/10/2025		748	//1	1940	2,100 SF

APN: 4685-00-002-0110-901 Document #: 2025116175
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 11 Block: B Subdivision: LADWIGS ADDITION MapRef: VOL I PG 586 Abbreviated Description: Lot:11 Block:B Subdivision:LADWIGS ADDITION Map Ref:VOL I PG 586

5	.18Mi.	**815 LEONARD AVE** **RICHMOND, TX 77469-2813**	06/25/2026		864	/2/2	2020	5,000 SF

APN: 6330-00-003-0030-901 Document #: 2026065179
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 3 Block: 3 Subdivision: OSHMANS SUBDIVISION MapRef: VOL 275 PG 401 Abbreviated Description: Lot:3 Block:3 Subdivision:OSHMANS SUBDIVISION Map Ref:VOL 275 PG 401

6	.28Mi.	**811 N 10TH ST** **RICHMOND, TX 77469-2723**	08/18/2026		1398	/3/2	1984	3,939 SF

APN: 1740-01-007-0005-901 Document #: 2026086564
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal:

7	.29Mi.	**POWELL ST** **RICHMOND, TX 77469-**	07/10/2026			//		409 SF

APN: 6820-00-000-0008-901 Document #: 2026071508
Document Type: Warranty Deed Price Code:
Land Use: Governmental/Public Use (General)
Legal: Lot: 7 Block: A Subdivision: LADWIGS ADDITION MapRef: VOL I PG 586 Abbreviated Description: Lot:7 Block:A Subdivision:LADWIGS ADDITION Map Ref:VOL I PG 586City/Muni/Twp:RICHMOND City/Muni/Twp: RICHMOND

8	.33Mi.	**1504 MAIDEN LN** **RICHMOND, TX 77469-1532**	03/02/2026		2707	/3/2	1961	9,768 SF

APN: 1855-00-008-0190-901 Document #: 2026019759
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 19,20 Block: 8 Subdivision: BRAZOS TERRACE MapRef: VOL 381 PG 542 Abbreviated Description: Lot:19,20 Block:8 Subdivision:BRAZOS TERRACE Map Ref:VOL 381 PG 542City/Muni/Twp:CITY OF RICHMOND City/Muni/Twp: CITY OF RICHMOND

9	.36Mi.	**1513 PALOMA AVE** **RICHMOND, TX 77469-1538**	06/11/2026		816	/1/1	1960	4,752 SF

APN: 1855-00-008-0070-901 Document #: 2026059576
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 7 Block: 8 Subdivision: BRAZOS TERRACE Abbreviated Description: Lot:7 Block:8 Subdivision:BRAZOS TERRACE City/Muni/Twp:CITY OF RICHMOND City/Muni/Twp: CITY OF RICHMOND

10	.39Mi.	**705 N 4TH ST** **RICHMOND, TX 77469-1762**	06/09/2026	$41,791	$40	1050	/3/1	2001	6,125 SF

APN: 3695-01-000-0040-901 Document #: 2026058504
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 4A Section: 1 Subdivision: HABITAT DIVISION Abbreviated Description: Lot:4A Section:1 Subdivision:HABITAT DIVISION

11	.39Mi.	**415 CLAY ST** **RICHMOND, TX 77469-1707**	04/20/2026		959	/2/1	1942	12,197 SF

APN: 6005-01-000-0030-901 Document #: 2026038379
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Subdivision: WILLIAM MORTON LABOR ABS 63 MapRef: CF NO 2022153427 Abbreviated Description: Subdivision:WILLIAM MORTON LABOR ABS 63 Map Ref:CF NO 2022153427

12	.39Mi.	**219 CLAY ST** **RICHMOND, TX 77469-1730**	03/16/2026		980	//	1942	9,148 SF

APN: 6005-01-000-0031-901 Document #: 2026024820
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Subdivision: WILLIAM MORTON LABOR ABS 63 Abbreviated Description: Subdivision:WILLIAM MORTON LABOR ABS 63

13	.39Mi.	**803 HOUSTON ST** **RICHMOND, TX 77469-3414**	09/29/2025		1828	/2/2	1929	5,775 SF

APN: 7395-00-080-0010-901 Document #: 2025100569
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 1 Block: 80 Subdivision: MARGARET K HOWARD SUBDIVISION MapRef: VOL 134 PG 130 Abbreviated Description: Lot:1 Block:80 Subdivision:MARGARET K HOWARD SUBDIVISION Map Ref:VOL 134 PG 130

14	.42Mi.	**1703 ROCKY FALLS RD** **RICHMOND, TX 77469-1554**	02/27/2026		1176	/2/1	1949	15,407 SF

APN: 0023-00-038-0001-901 Document #: 2026019500
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Subdivision: TJ EDWARDS LEAGUE ABSTRACT 23 Abbreviated Description: Subdivision:TJ EDWARDS LEAGUE ABSTRACT 23

15	.43Mi.	**108 MORTON ST** **RICHMOND, TX 77469-3115**	09/21/2026		360	//	1984	9,221 SF

APN: 7395-00-118-0050-901 Document #: 2026098673
Document Type: Warranty Deed Price Code:
Land Use: Commercial (General)
Legal: Lot: 5-7,12 Block: 118 Subdivision: RICHMOND MapRef: VOL A PG 62 Abbreviated Description: Lot:5-7,12 Block:118 Subdivision:RICHMOND Map Ref:VOL A PG 62Abbreviated Description:LOT: SOUTH 66.7 FEET OF LOT 7 City/Muni/Twp:CITY OF RICHMOND City/Muni/Twp: CITY OF RICHMOND

16	.44Mi.	**1703 CARVER AVE** **RICHMOND, TX 77469-1519**	10/16/2025		1482	/3/1	1970	7,128 SF

APN: 1855-00-003-0100-901 Document #: 2025107557
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 10,9 Block: 3 Subdivision: BRAZOS TERRACE Abbreviated Description: Lot:10,9 Block:3 Subdivision:BRAZOS TERRACE Abbreviated Description:LOT: EAST TWENTY FOUR FEET (24') OF LOT NINE (9) City/Muni/Twp:CITY OF RICHMOND City/Muni/Twp: CITY OF RICHMOND

17	.45Mi.	**1610 GEORGE AVE**	02/27/2026		1812	/3/1	1930	4,598 SF

ICE SiteX Report

OrderID: 98745829

RICHMOND, TX 77469-1526
APN: 1855-00-012-0040-901 Document #: 2026019246
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 4 Block: 12 Subdivision: BRAZOS TERRACE MapRef: VOL 381 PG 542 Abbreviated Description: Lot:4 Block:12 Subdivision:BRAZOS TERRACE Map Ref:VOL 381 PG 542

18 .45Mi. **1717 MAIDEN LN** 09/23/2025 1198 /3/1 1967 9,504 SF
RICHMOND, TX 77469-1535
APN: 1855-00-001-0060-901 Document #: 2025097897
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Single Family Residential
Legal: Lot: 6,7 Block: 1 Subdivision: BRAZOS TERRACE MapRef: VOL 381 PG 542 Abbreviated Description: Lot:6,7 Block:1 Subdivision:BRAZOS TERRACE Map Ref:VOL 381 PG 542

19 .46Mi. **114 CLAY ST** 03/24/2026 1600 /2/2 1979 8,316 SF
RICHMOND, TX 77469-
APN: 5685-00-001-0010-901 Document #: 2026027950
Document Type: Vendorâ€™s Lien Price Code:
Land Use: Duplex (2 units, any combination)
Legal: Lot: 1 Block: 1 Subdivision: ONE POINT HERITAGE MapRef: FILE 20170056 Abbreviated Description: Lot:1 Block:1 Subdivision:ONE POINT HERITAGE Map Ref:FILE 20170056

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.	**815 FIELDS ST**	**11/22/2022**	$191,259	$191,259	1,152	/4/2	2002	4,500 SF	
.01Mi.	**809 FIELDS ST**		$305,088	$212,792	1,692	/3/2	2014	4,500 SF	
.01Mi.	**817 FIELDS ST**	**02/18/2003**	$92,423	$92,318	724	/2/1	1948	4,836 SF	
.02Mi.	**808 FERRY ST**		$26,927	$1,582	740		1940	2,613 SF	
.02Mi.	**804 FERRY ST**	**06/08/2011**	$23,935	$1,582	800		1940	2,613 SF	
.02Mi.	**807 FIELDS ST**	**06/19/2019**	$124,083	$124,083	1,296	/3/1	1950	4,500 SF	
.02Mi.	**819 FIELDS ST**	**02/17/2003**	$167,700	$167,700	908	/2/2	2003	4,500 SF	
.02Mi.	**812 FERRY ST**	**11/19/2007**	$85,750	$85,750	992	/2/1	1935	4,680 SF	
.02Mi.	**806 FERRY ST**	**07/03/2001**	$84,452	$77,086	916	/2/1	1940	3,920 SF	
.02Mi.	**818 FIELDS ST**	**12/30/2022**	$408,018	$260,902	1,888	/3/2	2014	9,000 SF	
.03Mi.	**808 FIELDS ST**	**09/03/2021**	$132,687	$132,687	720	/2/1	1950	4,500 SF	
.03Mi.	**903 FIELDS ST**	**06/29/2016**	$200,447	$140,319	1,090	/3/1	2017	4,500 SF	
.03Mi.	**904 FIELDS ST**	**07/07/2022**	$90,000	$90,000	624	/2/1	1950	4,500 SF	
.03Mi.	**802 FIELDS ST**	**09/17/2020**	$232,197	$212,295	1,325	/4/2	2019	4,500 SF	
.04Mi.	**906 FIELDS ST**	**07/07/2022**	$101,500	$101,500	920	/2/1	1950	4,500 SF	
.04Mi.	**712 FIELDS ST**	**07/05/2022**	$25,763	$2,658				2,250 SF	

Rent vs. Own

Households Occupied by Renters:	22%	Households Occupied by Owners:	72%

Demographics & Income

Median Age:	35.7 years old	Households:	22,451
Median Household Income:	$93,311	Households w/Family:	75%
Household Income Per Capita:	$42,576	Households w/Family Married:	55%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	39%

School District

School District Zone:	Lamar Consolidated Independent School District	Students:	46,786
Number of Schools:	50	Rating:	A

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.79Mi.	**Lamar Consolidated High School** Number of Students: 1,714 Student-Teacher Ratio: 17.97 Advanced Placement: Yes	C	Public	9 - 12
0.49Mi.	**Pink Elementary School** Number of Students: 490 Student-Teacher Ratio: 14.57	C-	Public	KG - 5
1.73Mi.	**Lamar Junior High School** Number of Students: 1,194 Student-Teacher Ratio: 17.32	C	Public	7 - 8

ICE SiteX Report

OrderID: 98745829

Flood Report

The Subject Property of **815 FIELDS ST, RICHMOND, TX 77469-2830** is in **Zone X500** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA INUNDATED BY 0.2% ANNUAL CHANCE FLOODING; AN AREA INUNDATED BY 1% ANNUAL CHANCE FLOODING WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; OR AN AREA PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOODING.

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	120%	HIGHER
BURGLARY	121%	HIGHER
MOTOR VEHICLE THEFT	104%	SIMILAR
FORCIBLE ROBBERY	85%	LOWER
AGGRAVATED ASSAULT	120%	HIGHER
FORCIBLE RAPE	101%	SIMILAR
MURDER	108%	SIMILAR
OVERALL	113%	HIGHER

Disaster Alerts

No alerts noted

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