

**Maury (060)**  
**Tax Year 2026 | Reappraisal 2026**

Jan 1 Owner  
 SFR JV-1 2021-1 BORROWER LLC  
 C/O TRICON AMERICAN HOMES LLC  
 15771 RED HILL AVE  
 TUSTIN CA 92780

Current Owner

**NORMANDY DR 1988**

Ctrl Map: 088J    Group: C    Parcel: 035.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$75,000  
**Improvement Value:** \$269,400  
**Total Market Appraisal:** \$344,400  
**Assessment Percentage:** 25%  
**Assessment:** \$86,100

**Subdivision Data**

**Subdivision:**  
 FIELDSTONE FARMS SEC 4  
**Plat Book:**                      **Plat Page:**                      **Block:**                      **Lot:**  
 18                                      147-148                                      119

**Additional Information**

**General Information**

**Class:** 00 - Residential                      **City:** COLUMBIA  
**City #:** 156                      **Special Service District 2:** 000  
**Special Service District 1:** 000                      **Neighborhood:** C33  
**District:** 09                      **Number of Mobile Homes:** 0  
**Number of Buildings:** 1                      **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Water/Sewer:** 00 - PUBLIC / NONE                      **Zoning:**  
**Utilities - Gas/Gas Type:** 00 - NONE

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	DRW - DRIVEWAY		1

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 0                      **Calculated Acres:** 0                      **Total Land Units:** 1

Land Code	Soil Class	Units
01 - RES		1.00

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 04 - SIDING AVERAGE  
**Heat and AC:**  
 8 - HEAT AND COOLING PKG  
**Quality:**  
 1+ - AVERAGE +  
**Square Feet of Living Area:**  
 1575  
**Foundation:**  
**Roof Framing:**  
**Cabinet/Millwork:**  
**Interior Finish:**  
**Bath Tiles:**  
**Shape:**

**Building Sketch**



**Stories:**

1.00  
**Actual Year Built:**  
 2015

**Plumbing Fixtures:**

8  
**Condition:**  
 AV - AVERAGE

**Floor System:**

**Roof Cover/Deck:**

**Floor Finish:**

**Paint/Decor:**

**Electrical:**

**Structural Frame:**

**Building Areas**

Areas	Square Feet
BAS - BASE	1,575
GRF - GARAGE FINISHED	418
OPF - OPEN PORCH FINISHED	54
OPF - OPEN PORCH FINISHED	108

**Sale Information**

<b>Sale Date</b>	<b>Price</b>	<b>Book</b>	<b>Page</b>	<b>Vacant/Improved</b>	<b>Type Instrument</b>	<b>Qualification</b>
11/9/2021	\$0	R2788	616		QC - QUITCLAIM DEED	-
11/16/2020	\$240,101	R2684	624	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
5/29/2019	\$220,000	R2559	212	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
6/30/2016	\$169,900	R2379	1063	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
10/28/2015	\$50,000	R2345	1072	V - VACANT	WD - WARRANTY DEED	P - MULTIPLE PARCELS
10/5/2015	\$149,400	R2341	656	V - VACANT	WD - WARRANTY DEED	P - MULTIPLE PARCELS
9/21/2009	\$0	R2093	230		-	-
10/6/2008	\$0	R2055	398		-	-