

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

Jan 1 Owner  
 SFR JV-2 BORROWER LLC  
 C/O TRICON AMERICAN HOMES LLC  
 15771 RED HILL AVE  
 TUSTIN CA 92780

Current Owner

**JAMIE DR 1605**

Ctrl Map: 101K    Group: B    Parcel: 037.00    Pl:    Sl: 000

**Value Information**

**Land Market Value:** \$75,000  
**Improvement Value:** \$250,900  
**Total Market Appraisal:** \$325,900  
**Assessment Percentage:** 25%  
**Assessment:** \$81,475

**Subdivision Data**

**Subdivision:**  
 BRADFORD PLACE SEC 4  
**Plat Book:** 9    **Plat Page:** 237    **Block:**    **Lot:** 87

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:** 156  
**Special Service District 1:** 000  
**District:** 09  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 00 - PUBLIC / NONE  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:** COLUMBIA  
**Special Service District 2:** 000  
**Neighborhood:** C41  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:**

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	DRW - DRIVEWAY		1
1	WDK - WOOD DECK	10X10	100

**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:**  
 1409  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Stories:**  
 1.00  
**Actual Year Built:**  
 1995  
**Plumbing Fixtures:**  
 7  
**Condition:**  
 AV - AVERAGE  
**Floor System:**  
 04 - WOOD W/ SUB FLOOR  
**Roof Cover/Deck:**  
 03 - COMPOSITION SHINGLE  
**Floor Finish:**  
 11 - CARPET COMBINATION  
**Paint/Decor:**  
 03 - AVERAGE  
**Electrical:**  
 03 - AVERAGE  
**Structural Frame:**  
 00 - NONE

**Building Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	1,409
OPF - OPEN PORCH FINISHED	85
GRF - GARAGE FINISHED	460

**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>
9/13/2022	\$0	R2873	457		QC - QUITCLAIM DEED	-
5/25/2022	\$327,500	R2861	735	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/11/2015	\$0	R2308	346		QC - QUITCLAIM DEED	-
8/8/1996	\$0	1300	352		-	-
7/14/1995	\$82,640	1259	459	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
11/9/1993	\$0	1202	115		-	-