

685 White Mountain Cir, Corona, CA 92881-8499, Riverside County

APN: 114-591-003 CLIP: 2651697886

	MLS Beds	MLS Full Baths	Half Baths	Sale Price	Sale Date
	5	3	N/A	\$1,050,000	06/02/2022
	MLS Sq Ft	Lot Sq Ft	MLS Yr Built	Type	
	3,058	9,148	2000	SFR	

OWNER INFORMATION			
Owner Name	Darling Daniel Jeremy	Tax Billing City & State	Corona, CA
Owner Name 2	Hayee Charlene So	Tax Billing Zip	92881
Mail Owner Name	Daniel Jeremy Darling	Tax Billing Zip+4	8499
Tax Billing Address	685 White Mountain Cir	Owner Occupied	Yes

COMMUNITY INSIGHTS			
Median Home Value	\$1,290,345	School District	CORONA-NORCO UNIFIED
Median Home Value Rating	10 / 10	Family Friendly Score	96 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	64 / 100	Walkable Score	55 / 100
Total Incidents (1 yr)	66	Q1 Home Price Forecast	\$1,283,584
Standardized Test Rank	69 / 100	Last 2 Yr Home Appreciation	11%

LOCATION INFORMATION			
Zip Code	92881	Comm College District Code	Riverside City
Carrier Route	R052	Census Tract	479.02
Tract Number	24601-9	Within 250 Feet of Multiple Flood Zone	No
School District	Corona Norco		

TAX INFORMATION			
APN	114-591-003	Tax Area	004074
Alternate APN	114-591-003	Lot	3
% Improved	86%	Water Tax Dist	Western
Legal Description	.21 ACRES IN LOT 3 MB 290/045 TR 24601-9		

ASSESSMENT & TAX			
Assessment Year	2025	2024	2023
Assessed Value - Total	\$1,114,268	\$1,092,420	\$1,071,000
Assessed Value - Land	\$159,181	\$156,060	\$153,000
Assessed Value - Improved	\$955,087	\$936,360	\$918,000
YOY Assessed Change (\$)	\$21,848	\$21,420	
YOY Assessed Change (%)	2%	2%	

Tax Year	Total Tax	Change (\$)	Change (%)
2023	\$12,469		
2024	\$12,637	\$167	1.34%
2025	\$13,050	\$414	3.27%

Special Assessment	Tax Amount
Fld Cntl Stormwater/Cleanwater	\$3.76
Csa 152-Corona Stormwater	\$10.00
Corona Lmd 84-2 Zn 20	\$415.22
Corona Lmd 84-1	\$67.36
Nw Mosquito & Vector Cont Dist	\$12.86
Mwd Standby West	\$9.22
Total Of Special Assessments	\$518.42

CHARACTERISTICS			
County Land Use	Single Family Dwelling	Sewer	Type Unknown
Universal Land Use	SFR	Heat Type	Central
Lot Acres	0.21	Cooling Type	Central
Lot Area	9,148	Garage Type	Attached Garage
Building Sq Ft	3,058	Garage Sq Ft	657

Gross Area	3,715
Stories	2
Bedrooms	Tax: 4 MLS: 5
Total Baths	3
MLS Total Baths	3
Full Baths	3
Fireplaces	1
Quality	Average
Water	Type Unknown

Parking Type	Attached Garage
Parking Spaces	MLS: 3
Roof Material	Gravel & Rock
Construction Type	Frame
Pool	Pool
Year Built	2000
Effective Year Built	2001
Other Impvs	Yes
# of Buildings	1

ESTIMATED VALUE			
RealAVM™	\$1,121,100	Confidence Score	88
RealAVM™ Range	\$1,034,100 - \$1,208,100	Forecast Standard Deviation	8
Value As Of	04/20/2026		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

RENTAL TRENDS			
Estimated Value	4403	Cap Rate	2.3%
Estimated Value High	4967	Forecast Standard Deviation (FSD)	0.13
Estimated Value Low	3839		

(1) Rental Trends is a CoreLogic® derived value and should be used for informational purposes only. Rental Trends is not intended to provide recommendations regarding rental prices, lease renewal terms, or occupancy levels to landlords.

(2) The FSD denotes confidence in a Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Trends estimate will fall within, based on the consistency of the information available at the time of estimation. The FSD can be used to create confidence that the displayed value has a statistical degree of certainty.

LISTING INFORMATION			
MLS Listing Number	IG22077912	MLS Original List Price	\$998,000
MLS Status	Closed	Closing Date	05/31/2022
MLS Source	CRM	MLS Sale Price	\$1,050,000
MLS Area	248 - CORONA	MLS Listing Agent	Krossjil-Jill Ross
MLS Status Change Date	05/31/2022	MLS Listing Broker	BHHS CA PROPERTIES
MLS Current List Price	\$998,000		

MLS Listing #	lv20094751	H08118397	H682139	P517561	K605498
MLS Status	Closed	Closed	Expired	Canceled	Expired
MLS Listing Date	05/18/2020	08/11/2008	01/17/2007	06/07/2006	06/05/2006
MLS Listing Price	\$750,000	\$529,900	\$769,000	\$800,000	\$800,000
MLS Orig Listing Price	\$750,000	\$529,900	\$789,000	\$800,000	
MLS Close Date	06/30/2020	11/26/2008			
MLS Listing Close Price	\$750,000	\$520,000			
MLS Listing Cancellation Date				11/10/2006	
MLS Source History	CRM	CRM	CRM	CRM	CRM

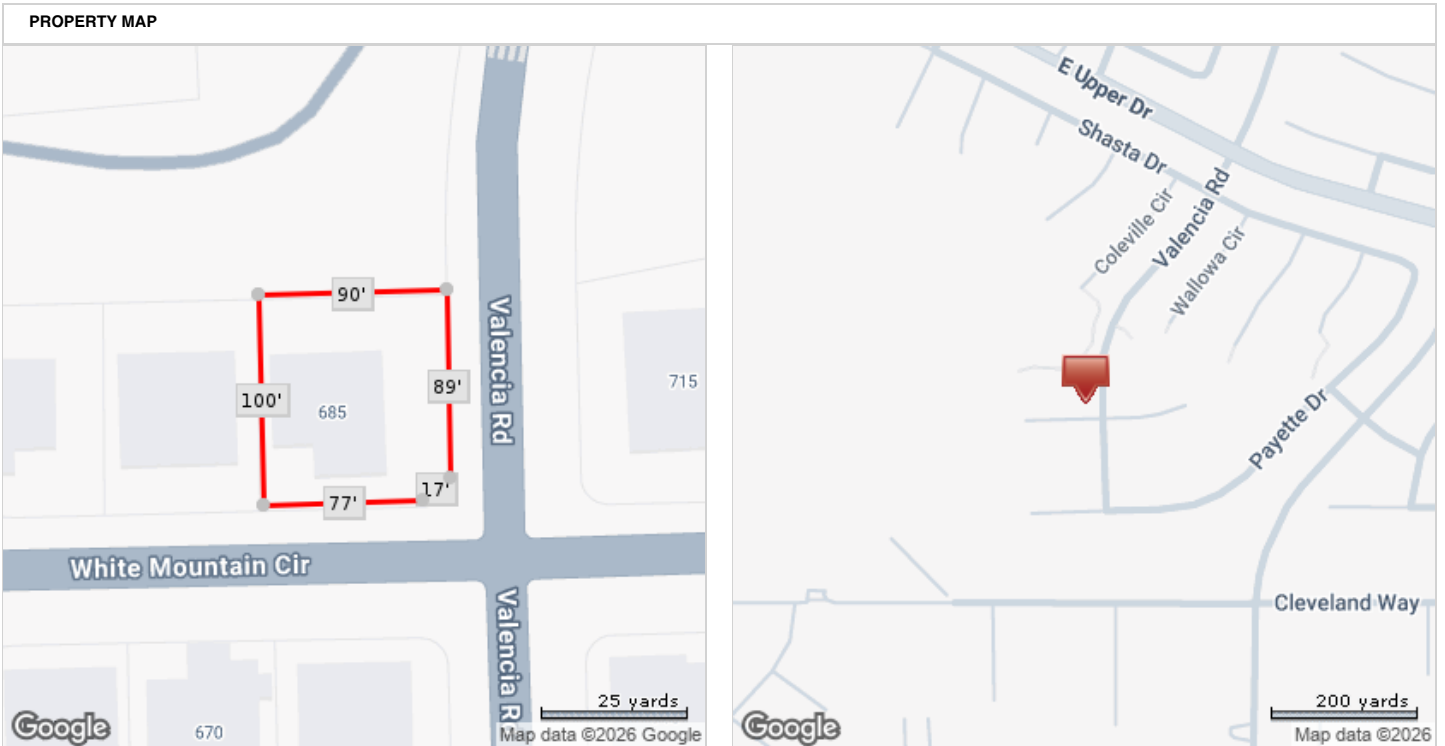
LAST MARKET SALE & SALES HISTORY				
Recording Date	06/15/2022		Sale Type	Full
Sale Date	Tax: 06/02/2022 MLS: 05/31/2022		Deed Type	Grant Deed
Sale Price	\$1,050,000		Owner Name	Darling Daniel Jeremy
Price Per Square Feet	\$343.36		Owner Name 2	Hayee Charlene So
Document Number	270798		Seller	Better Real Est Ca Inc

Recording Date	06/15/2022	05/31/2022	06/30/2020	06/30/2020	11/26/2008
Sale Date	06/02/2022	05/20/2022	06/03/2020	06/03/2020	09/08/2008
Sale Price	\$1,050,000	\$1,050,000		\$750,000	\$520,000
Nominal			Y		
Buyer Name	Darling Daniel J	Better Real Estate Ca Inc	Kruger Roger J	Kruger Roger J	Thomsen Stuart & Tanya
Seller Name	Better Real Est Ca Inc	Kruger Roger J	Kruger Gina L	Thomsen Tanya & Stuart	Rudesill Brian K & Anita L
Document Number	270798	248587	282985	282984	627448
Document Type	Grant Deed	Grant Deed	Interspousal Deed Transfer	Grant Deed	Grant Deed

Recording Date	12/30/2004	08/21/2003	12/20/2000
Sale Date	11/23/2004	08/13/2003	09/19/2000
Sale Price			\$333,500
Nominal	Y	Y	
Buyer Name	Rudesill Brian K & Anita L	Rudesill Anita L	White Anita L
Seller Name	Rudesill Anita L	White Anita L	Mountain Gate Dev Co LLC
Document Number	1033147	644745	505179
Document Type	Grant Deed	Grant Deed	Grant Deed

MORTGAGE HISTORY					
Mortgage Date	06/15/2022	06/30/2020	10/28/2015	03/04/2013	12/01/2010
Mortgage Amount	\$944,895	\$510,400	\$100,000	\$141,000	\$141,000
Mortgage Lender	Better Mtg Corp Isaoa	Quicken Loans Inc	Wells Fargo Bk Na	Wells Fargo Bk Na	Bank Of America
Mortgage Code	Conventional	Conventional	Conventional	Conventional	Conventional

Mortgage Date	11/26/2008	12/30/2004	04/07/2004
Mortgage Amount	\$136,780	\$319,600	\$307,900
Mortgage Lender	Countrywide Bk Fsb	Bm R/E Svcs	Hms Mtg
Mortgage Code	Conventional	Conventional	Conventional



*Lot Dimensions are Estimated