



Real Estate Reports

Property:
829 W Sharon Rd
Redlands, CA 92374
APN: 0167-343-16

Data deemed reliable, but not guaranteed.
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Property Details

Rodriguez, Jemahil Santillanez
829 W Sharon Rd, Redlands, CA 92374

APN: 0167-343-16
San Bernardino County

Owner Information

Primary Owner: **RODRIGUEZ, JEMAHIL
SANTILLANEZ**

Secondary Owner:

Mail Address: **829 W SHARON RD
REDLANDS CA 92374**

Site Address: **829 W SHARON RD
REDLANDS CA 92374**

Assessor Parcel Number: **0167-343-16**

Census Tract: **0080.01**

Housing Tract Number: **4537**

Lot Number: **16**

Legal description: **Lot: 16 District: 12 Tract No: 4537 Abbreviated Description: LOT:16 DIST:12 CITY:REDLANDS
TR#:4537 TRACT 4537 LOT 16 LUGONIA TERRACE City/Muni/Twp: REDLANDS**

Sale Information

Sale Date: **01/29/2018**

Document #: **2018-0032211**

Sale Amount: **\$290,000**

Seller: **TRINITY
REDEVELOPMENT
INC**

Sale Type:

Cost/SF: **\$229**

Assessment & Tax Information

Assessed Value: **\$129,836**

Land Value: **\$38,953**

Imp. Value: **\$90,883**

Homeowner
Exemption:

% Improvement: **70%**

Tax Amount: **\$707.06**

Tax Status: **Delinquent: 2017**

Tax Year: **2017**

Tax Rate Area: **5-068**

Tax Account ID:

Property Characteristics

Bedrooms: **4**

Year Built: **1955**

Pool:

Bathrooms: **2**

Square Feet: **1,263 SF**

Lot Size: **6,500 SF**

Partial Baths:

Number of Units: **0**

No of Stories: **1**

Total Rooms: **6**

Garage: **Carpport 1**

Fire Place:

Property Type: **Single Family Residential Properties**

Building Style: **I**

Owner
Exclusions:

Use Code: **Single Family Residential**

Zoning:



Transaction History

Rodriguez, Jemahil Santillanez
829 W Sharon Rd, Redlands, CA 92374

APN: 0167-343-16
San Bernardino County

Mortgage Record

Recording Date: **01/29/2018** Document #: **2018-0032212 BK-PG -**
Loan Amount: **\$284,747** Loan Type: **FHA**
TD Due Date: **02/01/2048** Type of Financing:
Interest Rate:
Lender Name: **HOMEBRIDGE FINANCIAL SERVICES INC**
Lender Type: **Finance Company**
Borrowers Name: **SANTILLANEZ RODRIGUEZ, JEMAHIL**
Vesting:

Prior Transfer

Recording Date: **01/29/2018** Document #: **2018-0032211 BK-PG -**
Price: **\$290,000** Document Type: **Grant Deed**
First TD: **N/A** Type of Sale: **Sales Price Rounded From Tax**
Mortgage Doc #: Interest Rate:
Lender Name:
Buyer Name: **RODRIGUEZ, JEMAHIL SANTILLANEZ**
Buyer Vesting:
Seller Name: **TRINITY REDEVELOPMENT INC**
Legal description: **Lot: 16 Tract No: 4537 Map Ref: MB 58 PG 80**
City/Muni/Twp: **REDLANDS**

Mortgage Release

Recording Date: **01/29/2018** Document #: **2018-0032210 BK-PG -**
Loan Amount: **\$228,000** Document Type: **Substitution Of Trustee And Full Reconveyance**
Original Lender: **DURANT ENTERPRISES INC** Origination Doc #: **2017-0318742 BK-PG -**
Borrowers Name: **TRINITY REDEVELOPMENT INC** Effective Date: **09/19/2017**
Origination Recording Date: **08/04/2017**
Current Lender: **DURANT ENTERPRISES INC.**

Mortgage Record

Recording Date: **08/04/2017** Document #: **2017-0318742 BK-PG -**
Loan Amount: **\$228,000** Loan Type: **Unknown Loan Type**
TD Due Date: Type of Financing:
Interest Rate:
Lender Name: **DURANT ENTERPRISES INC**
Lender Type: **Other**
Borrowers Name: **TRINITY REDEVELOPMENT INC**
Vesting:

Prior Transfer

Recording Date: **07/25/2017**

Price: **\$220,000**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name: **TRINITY REDEVELOPMENT INC**

Buyer Vesting:

Seller Name: **MENDOZA, CHARLES; ESTATE OF ALBERT P MENDOZA; MENDOZA, CARLOS FELIPE**

Legal description: **Lot: 16 Tract No: 4537 Map Ref: MAP58 PG80**

City/Muni/Twp: **REDLANDS**

Document #: **2017-0301222 BK-PG -**

Document Type: **Grant Deed**

Type of Sale: **Sales Price Rounded From Tax**

Interest Rate:

Prior Transfer

Recording Date: **10/08/2010**

Price: **N/A**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name: **MENDOZA, CHARLES P; MENDOZA, CARMEN**

Buyer Vesting: **Trust**

Seller Name: **MENDOZA, CHARLES**

Legal description: **Lot: 16 Tract No: 4537 Map Ref: MB58 PG80**

Document #: **2010-0418584 BK-PG -**

Document Type: **Intra-family Transfer Or
Dissolution**

Type of Sale: **Non-Arms Length Transfer**

Interest Rate:

Prior Transfer

Recording Date: **09/13/2006**

Price: **N/A**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name:

Buyer Vesting:

Seller Name:

Legal description: **Lot: 16 District: 12 Tract No: 4537**

Abbreviated Description: **TRACT 4537 LOT 16 LUGONIA TERRACE**

City/Muni/Twp: **REDLANDS**

Document #: **20060627157 BK-PG -**

Document Type:

Type of Sale:

Interest Rate:



Comparables

Rodriguez, Jemahil Santillanez
829 W Sharon Rd, Redlands, CA 92374

APN: 0167-343-16
San Bernardino County

Quick View

No.	Address	Date	Price	S/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool	Proxim.
Subject Property		01/29/2018	\$290,000	\$230	1,263	6/4/2	1955	6,500 SF		
1	1245 COLUMBIA ST	02/06/2018	\$354,000	\$185	1,909	6/3/1	1948	23,940 SF		.28 Mi.
2	802 W BROCKTON AVE	01/30/2018	\$275,000	\$278	987	5/3/1	1956	6,996 SF		.29 Mi.
3	1534 TEXAS ST	12/05/2017	\$335,000	\$228	1,464	8/3/2	1987	7,680 SF	Yes	.32 Mi.
4	871 CARLOTTA CT	12/01/2017	\$225,000	\$180	1,247	6/4/1	1956	6,565 SF		.18 Mi.
5	803 CARLOTTA CT	11/14/2017	\$150,000	\$136	1,095	5/3/1	1956	6,930 SF		.27 Mi.
6	1135 CALHOUN ST	11/07/2017	\$125,000	\$118	1,056	6/3/1	1920	6,750 SF		.29 Mi.
7	1147 LAWTON ST	10/13/2017	\$279,000	\$290	960	6/3/1	1930	6,550 SF		.23 Mi.
8	1426 KARON ST	09/27/2017	\$323,000	\$223	1,443	7/4/2	1979	7,700 SF		.19 Mi.
9	1022 LAWTON ST	09/15/2017	\$350,000	\$274	1,274	6/4/2	1928	6,223 SF		.37 Mi.
10	418 RUBY AVE	09/11/2017	\$325,000	\$235	1,381	6/4/2	1984	7,171 SF		.31 Mi.
11	821 W LUGONIA AVE	08/29/2017	\$129,000	\$91	1,409	6/2/1	1938	11,484 SF		.06 Mi.
12	1312 TEXAS ST	07/25/2017	\$300,000	\$277	1,080	6/3/1	1925	18,104 SF		.15 Mi.
13	1128 TEXAS ST	06/26/2017	\$162,000	\$221	732	3/1/1	1955	6,700 SF		.26 Mi.
14	1245 COLUMBIA ST	05/24/2017	\$257,000	\$134	1,909	6/3/1	1948	23,940 SF		.28 Mi.
15	1320 ARLENE ST	05/10/2017	\$259,000	\$182	1,416	5/3/2	1955	6,500 SF		.04 Mi.

Detailed View

No.	Address	Date	Price	S/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool	Proxim.
Subject Property										
		01/29/2018	\$290,000	\$230	1,263	6/4/2	1955	6,500 SF		
1	1245 COLUMBIA ST REDLANDS, CA 92374-3117	02/06/2018	\$354,000	\$185	1,909	6/3/1	1948	23,940 SF		.28 Mi.
APN: 0167-232-19 Document #: 2018-0044885 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Sec/Twnship/Range:N2W2NE4NW4SW4 S22T01SR03W SBBM City/Muni/Twp:REDLANDS										
Buyer Name: LARIOS III, RAFAEL A										
Seller Name: CLAASIC LLC										
2	802 W BROCKTON AVE REDLANDS, CA 92374-2902	01/30/2018	\$275,000	\$278	987	5/3/1	1956	6,996 SF		.29 Mi.
APN: 0169-331-24 Document #: 2018-0034031 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:10 Tract No:4582 MapRef:MB 59 PG 2 City/Muni/Twp:REDLANDS										
Buyer Name: OLIVAS, MICHAEL ANTHONY OLIVAS, HEATHER JOY										
Seller Name: ESPARZA, SATOMINO ESPARZA, FRANCES M										
3	1534 TEXAS ST REDLANDS, CA 92374-2164	12/05/2017	\$335,000	\$228	1,464	8/3/2	1987	7,680 SF	Yes	.32 Mi.
APN: 0167-822-08 Document #: 2017-0514518 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:8 Tract No:12893 MapRef:MB198 PG22 City/Muni/Twp:REDLANDS										
Buyer Name: FERGUSON, STEPHANIE ANN										
Seller Name: KRUGER, PATRICIA L KRUGER/MAWHINNEY LIVING TRUST										
4	871 CARLOTTA CT REDLANDS, CA 92374-2906	12/01/2017	\$225,000	\$180	1,247	6/4/1	1956	6,565 SF		.18 Mi.
APN: 0169-331-06 Document #: 2017-0512137 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:28 Subdivision:BROCKTON HOMES Tract No:4582 MapRef:MAP59 PG2 City/Muni/Twp:REDLANDS										
Buyer Name: ROBINSON, SHIRLEY EMMANUEL, AMANDA										
Seller Name: BUTLER, JOHN W THE JOHN W & LINDA L BUTLER FAMILY TRUST										
5	803 CARLOTTA CT REDLANDS, CA 92374-2906	11/14/2017	\$150,000	\$136	1,095	5/3/1	1956	6,930 SF		.27 Mi.
APN: 0169-331-23 Document #: 2017-0485314 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:11 Tract No:4582 MapRef:MB59 PG2 City/Muni/Twp:REDLANDS										
Buyer Name: LOPEZ ARANDA, MANUEL SAMANO, LETICIA LOPEZ										
Seller Name: LOPEZ BOTELLO, JESUS BROGAN, LAURA LOPEZ										
6	1135 CALHOUN ST REDLANDS, CA 92374-3010	11/07/2017	\$125,000	\$118	1,056	6/3/1	1920	6,750 SF		.29 Mi.
APN: 0167-282-13 Document #: 2017-0470406 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:20 Subdivision:IOWA TRACT MapRef:MAP15 PG72 Sec/Twnship/Range:E2SW4SW4 S21T01SR03W SBM City/Muni/Twp:REDLANDS										

Buyer Name: BAEZA, VINCENT ZARAGOZA, JENNIFER

Seller Name: RUIZ, MARGARITA LANDIN LANDIN, BLAS

7 1147 LAWTON ST **10/13/2017** **\$279,000** **\$290** **960** **6/3/1** **1930** **6,550 SF** **.23 Mi.**
REDLANDS, CA 92374-3020

APN: 0167-281-24 Document #: 2017-0423743 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Sec/Twnship/Range:W2SW4NW4SW4 S22T01SR03W SBB&M City/Muni/Twp:REDLANDS

Buyer Name: AMIEL, MARIA A

Seller Name: MENDOZA, JESSE MENDOZA, TIFFANY

8 1426 KARON ST **09/27/2017** **\$323,000** **\$223** **1,443** **7/4/2** **1979** **7,700 SF** **.19 Mi.**
REDLANDS, CA 92374-2042

APN: 0167-791-07 Document #: 2017-0399818 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:7 Tract No:9877 MapRef:MB145 PG7&8 City/Muni/Twp:REDLANDS

Buyer Name: NAVA, DAVID F

Seller Name: SANCHEZ, DANIEL

9 1022 LAWTON ST **09/15/2017** **\$350,000** **\$274** **1,274** **6/4/2** **1928** **6,223 SF** **.37 Mi.**
REDLANDS, CA 92374-3019

APN: 0169-034-05 Document #: 2017-0382949 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:10 Block:11 Subdivision:COLUMBIA TRACT MapRef:MAP15 PG82 City/Muni/Twp:REDLANDS

Buyer Name: SERRATO, ADOLFO A TORRES, MICHELLE MARIE

Seller Name: TRAN, JIMMY

10 418 RUBY AVE **09/11/2017** **\$325,000** **\$235** **1,381** **6/4/2** **1984** **7,171 SF** **.31 Mi.**
REDLANDS, CA 92374-2176

APN: 0167-191-22 Document #: 2017-0374178 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:36 Tract No:10027 MapRef:MB144 PG76-78 City/Muni/Twp:REDLANDS

Buyer Name: LE, BINH LE, LINDSEY NGUYEN

Seller Name: DUNCAN, CYNTHIA M

11 821 W LUGONIA AVE **08/29/2017** **\$129,000** **\$91** **1,409** **6/2/1** **1938** **11,484 SF** **.06 Mi.**
REDLANDS, CA 92374-2006

APN: 0169-021-12 Document #: 2017-0353124 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:2 Subdivision:THE SMITH TRACT MapRef:MAP8 PG86 City/Muni/Twp:REDLANDS

Buyer Name: E17

Seller Name: GUYER, LARRY N LARRY N GUYER REVOCABLE TRUST

12 1312 TEXAS ST **07/25/2017** **\$300,000** **\$277** **1,080** **6/3/1** **1925** **18,104 SF** **.15 Mi.**
REDLANDS, CA 92374-2137

APN: 0167-181-05 Document #: 2017-0301544 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:2 Subdivision:HUNT ADDITION MapRef:MB15 PG83 City/Muni/Twp:REDLANDS

Buyer Name: MCCONNELL, PATRICIA

Seller Name: SCHUMACHER, KEVIN J SCHUMACHER, CONNIE L

13 **1128 TEXAS ST** **06/26/2017** **\$162,000** **\$221** **732** **3/1/1** **1955** **6,700 SF** **.26 Mi.**
REDLANDS, CA 92374-3041

APN: 0167-281-04 Document #: 2017-0259576 Document Type: Administrator's Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Sec/Twnship/Range: N2W2W2SW4 S22T01SR03W SBB&M

Buyer Name: CAPITALIST MASTERS GROUP LLC

Seller Name: HARTER JR, EDWARD E ESTATE OF REBIA CALLAHAN

14 **1245 COLUMBIA ST** **05/24/2017** **\$257,000** **\$134** **1,909** **6/3/1** **1948** **23,940 SF** **.28 Mi.**
REDLANDS, CA 92374-3117

APN: 0167-232-19 Document #: 2017-0214554 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Abbreviated Description: STR: N2W2NE4NW4SW4 S22T01SR03W SBB&M City/Muni/Twp: REDLANDS

Buyer Name: CLAASIC LLC

Seller Name: WALKER, IRENE VEGA ESTATE OF NELLIE V ORTIZ

15 **1320 ARLENE ST** **05/10/2017** **\$259,000** **\$182** **1,416** **5/3/2** **1955** **6,500 SF** **.04 Mi.**
REDLANDS, CA 92374-2002

APN: 0167-343-19 Document #: 2017-0192930 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot: 19 Subdivision: LUGONIA TRACT Tract No: 4537 MapRef: MAP58 PG80 City/Muni/Twp: REDLANDS

Buyer Name: SHILA, LEILANIE SHILA, DAN

Seller Name: CARRILLO, RANDOLPH THE CARRILLO HOUSE TRUST

Area Sales Analysis

Total Area Sales: **15**

Median # of Bedrooms: **3**

Median Lot Size: **6,996 SF**

Median # of Baths: **1**

Median Living Area: **1,274 SF**

Median Year Built: **1955**

Price Range - 2 Yrs: **\$125,000 To \$354,000**

Age Range: **31 Years To 98 Years**

Median Value: **\$275,000**

Median Age: **63 Years**



Assessor Map

[Click here to get the map in PDF](#)

[Click here to get the map in TIF](#)

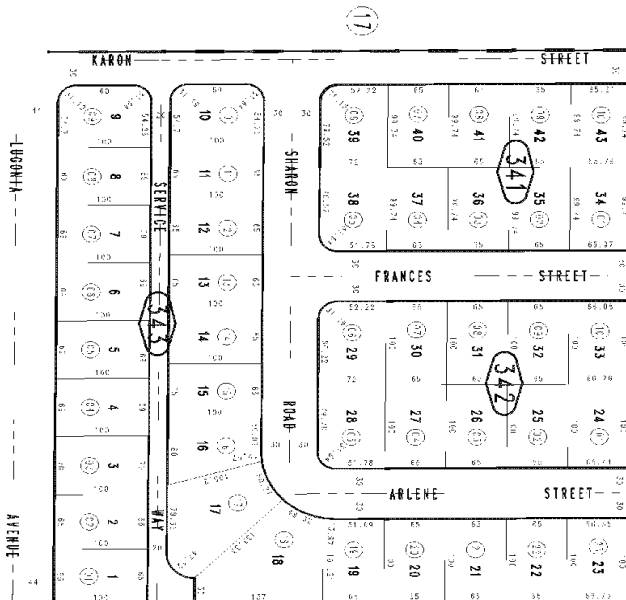


THE SEAL OF THE CITY OF REDLANDS
OF CALIFORNIA

Lugonia Terrace
Tract No. 4537, M.B. 58/80

City of Redlands
Tax Rate Area
3068

0167 - 34



February 2005

Pln. N.E.1/4, Sec. 21
T.1S., R.3W.

Assessor's Map
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San Bernardino County

0167-34-06



Rodriguez, Jemahil Santillanez
829 W Sharon Rd, Redlands, CA 92374

APN: 0167-343-16
San Bernardino County

RODRIGUEZ, JEMAHIL SANTILLANEZ
829 W SHARON RD
REDLANDS CA 92374

APN: 0167-343-16
Bedrooms: 4
Square Feet: 1,263 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,500 SF
Garage: C

SECOND BAPTIST CHURCH OF REDLANDSTH
833 W SHARON RD
REDLANDS CA 92374

APN: 0167-343-15
Bedrooms: 3
Square Feet: 1,038 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,500 SF
Garage: A

SWH 2017-1 BORROWER LP,
825 W SHARON RD
REDLANDS CA 92374

APN: 0167-343-17
Bedrooms: 3
Square Feet: 1,302 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 9,760 SF
Garage: C

RIVAS MANUEL; BURKE CYNTHIA RIVAS
830 W LUGONIA AVE
REDLANDS CA 92374

APN: 0167-343-03
Bedrooms: 3
Square Feet: 1,287 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 7,000 SF
Garage: C

WEIR TERRY E
834 W LUGONIA AVE
REDLANDS CA 92374

APN: 0167-343-04
Bedrooms: 3
Square Feet: 1,038 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,900 SF
Garage: A

LUJAN LINDA; DELGADO RAFAEL
837 W SHARON RD
REDLANDS CA 92374

APN: 0167-343-14
Bedrooms: 3
Square Feet: 1,428 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,500 SF
Garage: A

VILLA, MIGUEL; VILLA, TIFFANY VIVIAN
822 W LUGONIA AVE
REDLANDS CA 92374

APN: 0167-343-02
Bedrooms: 3
Square Feet: 1,038 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,500 SF
Garage: A

WILSON VERTY L TRUST (10-14-04)
828 W SHARON RD
REDLANDS CA 92374

APN: 0167-342-05
Bedrooms: 3
Square Feet: 1,299 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 7,200 SF
Garage: C

PEREZ LUPE R TRUST (1/5/00)
1316 ARLENE ST
REDLANDS CA 92374

APN: 0167-343-18
Bedrooms: 3
Square Feet: 2,231 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 10,620 SF
Garage: A

CANDELARIO, DANIEL MEDINA; DE CANDELARIO, ESTELA
OLMEDO
838 W LUGONIA AVE
REDLANDS CA 92374

APN: 0167-343-05
Bedrooms: 3
Square Feet: 1,059 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,900 SF
Garage: A

PENALOZA ALBERT CASTILLO JR & ANDREA
1322 FRANCES ST
REDLANDS CA 92374

APN: 0167-342-06
Bedrooms: 3
Square Feet: 1,499 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 7,200 SF
Garage: A

KAUNANG FRISKY FRIDOLIN & LEXY NELWAN
818 W LUGONIA AVE
REDLANDS CA 92374

APN: 0167-343-01
Bedrooms: 4
Square Feet: 1,365 SF
Year Built: 1955
Bathrooms: 2
Lot Size: 6,500 SF
Garage: C

SMITH MARY ANNE PROPERTY TR (6-2-08)
841 W SHARON RD
REDLANDS CA 92374

APN: 0167-343-13
Bedrooms: 3
Bathrooms: 2

SHILA, LEILANIE; SHILA, DAN
1320 ARLENE ST
REDLANDS CA 92374

APN: 0167-343-19
Bedrooms: 3
Bathrooms: 2

Square Feet: 1,059 SF
Year Built: 1955

Lot Size: 6,500 SF
Garage: A

Square Feet: 1,416 SF
Year Built: 1955

Lot Size: 6,500 SF
Garage: A

RAMIREZ ROBERT & CRISTINE L

842 W LUGONIA AVE
REDLANDS CA 92374

APN: 0167-343-06

Bedrooms: 3

Square Feet: 1,957 SF
Year Built: 1955

Bathrooms: 2

Lot Size: 6,900 SF
Garage:

