



Real Estate Reports

Property:
5406 Agnes Pl
Riverside, CA 92504
APN: 190-192-015

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Property Details

Hagmann, Leon K
5406 Agnes Pl, Riverside, CA 92504

APN: 190-192-015
Riverside County

Owner Information

Primary Owner: **HAGMANN, LEON K**

Secondary Owner:

Mail Address: **5406 AGNES PL
RIVERSIDE CA 92504**

Site Address: **5406 AGNES PL
RIVERSIDE CA 92504**

Assessor Parcel Number: **190-192-015**

Census Tract: **0310.02**

Housing Tract Number:

Lot Number: **33**

Legal description: **Lot: 33 Abbreviated Description: LOT:33 CITY:RIVERSIDE LOT 33 MB 027/066 NORMITA PARK
City/Muni/Twp: RIVERSIDE**

Sale Information

Sale Date: **03/15/2017**

Document #: **2017-0106364**

Sale Amount: **N/A**

Seller: **LAMB, WINETTA
MARIE; ESTATE OF
CATHERINE LOUISE
HAGMANN**

Sale Type:

Cost/SF: **N/A**

Assessment & Tax Information

Assessed Value: **\$37,365**

Land Value: **\$13,394**

Imp. Value: **\$23,971**

Homeowner
Exemption:

% Improvement: **64.15%**

Tax Amount: **\$502.24**

Tax Status: **Current**

Tax Year: **2017**

Tax Rate Area: **9-002**

Tax Account ID: **190192015**

Property Characteristics

Bedrooms: **3**

Year Built: **1954**

Pool:

Bathrooms: **1.5**

Square Feet: **988 SF**

Lot Size: **5,227 SF**

Partial Baths:

Number of Units: **0**

No of Stories: **1**

Total Rooms:

Garage: **Attached 1**

Fire Place:

Property Type: **Single Family Residential Properties**

Building Style:

Owner
Exclusions:

Use Code: **Single Family Residential**

Zoning: **R1**



Transaction History

Hagmann, Leon K
5406 Agnes Pl, Riverside, CA 92504

APN: 190-192-015
Riverside County

Mortgage Record

Recording Date: **12/28/2017** Document #: **2017-0545227 BK-PG -**
Loan Amount: **\$94,022** Loan Type: **Unknown Loan Type**
TD Due Date: Type of Financing:
Interest Rate:
Lender Name: **TERRY A BEECHER**
Lender Type: **Private Party**
Borrowers Name: **HAGMANN, LEON K**
Vesting:

Prior Transfer

Recording Date: **03/15/2017** Document #: **2017-0106364 BK-PG -**
Price: **N/A** Document Type: **Grant Deed**
First TD: **N/A** Type of Sale: **Price As "0", "None", "No Consideration"**
Mortgage Doc #: Interest Rate:
Lender Name:
Buyer Name: **HAGMANN, LEON K**
Buyer Vesting:
Seller Name: **LAMB, WINETTA MARIE; ESTATE OF CATHERINE LOUISE HAGMANN**
Legal description: **Lot: 33 Map Ref: MB 27 PG 66&67**
City/Muni/Twp: **RIVERSIDE**

Mortgage Record

Recording Date: **03/24/2008** Document #: **2008-0142241 BK-PG -**
Loan Amount: **\$10,000** Loan Type: **Credit Line**
TD Due Date: **02/27/2033** Type of Financing: **Variable**
Interest Rate:
Lender Name: **GUARANTY BANK**
Lender Type: **Bank**
Borrowers Name: **HAGMANN, CATHERINE L**
Vesting:

Prior Transfer

Recording Date: **03/00/1993** Document #: **1993-0085494 BK-PG -**
Price: **N/A** Document Type:
First TD: **N/A** Type of Sale:
Mortgage Doc #: Interest Rate:
Lender Name:
Buyer Name:

Buyer Vesting:

Seller Name:

Legal description: **Lot: 33**

Abbreviated Description: **LOT 33 MB 027/066 NORMITA PARK**

City/Muni/Twp: **RIVERSIDE**



Comparables

Hagmann, Leon K
5406 Agnes Pl, Riverside, CA 92504

APN: 190-192-015
Riverside County

Quick View

| No. | Address | Date | Price | S/SF | Bld/Area | RM/BR/Bth | YB | Lot Area | Pool | Proxim. |
|-------------------------|----------------------|-------------------|------------|------------|------------|---------------|-------------|-----------------|------|---------|
| Subject Property | | 03/15/2017 | N/A | N/A | 988 | /3/1.5 | 1954 | 5,227 SF | | |
| 1 | 6203 COUNTRY VIEW LN | 05/24/2018 | \$370,000 | \$253 | 1,457 | /3/2 | 1984 | 9,147 SF | | .31 Mi. |
| 2 | 5525 NORMAN WAY | 05/18/2018 | \$320,000 | \$430 | 744 | /2/1 | 1953 | 6,534 SF | | .19 Mi. |
| 3 | 5458 SUNNYSIDE DR | 05/07/2018 | \$370,000 | \$200 | 1,849 | /4/3 | 1973 | 7,840 SF | | .17 Mi. |
| 4 | 6417 JUANRO WAY | 05/03/2018 | \$279,000 | \$245 | 1,136 | /3/1.75 | 1955 | 6,534 SF | Yes | .08 Mi. |
| 5 | 6551 REXFORD DR | 04/25/2018 | \$335,000 | \$230 | 1,454 | /3/1.5 | 1954 | 7,405 SF | | .16 Mi. |
| 6 | 5565 WILLARD WAY | 04/24/2018 | \$335,000 | \$335 | 1,000 | /3/1 | 1953 | 6,534 SF | | .20 Mi. |
| 7 | 5380 JURUPA AVE | 04/20/2018 | \$379,000 | \$299 | 1,266 | /3/1.5 | 1956 | 16,552 SF | | .39 Mi. |
| 8 | 6485 CLOVIS PL | 04/19/2018 | \$225,000 | \$147 | 1,524 | /4/1.75 | 1963 | 6,534 SF | | .28 Mi. |
| 9 | 6678 CLIFFORD ST | 04/18/2018 | \$235,500 | \$201 | 1,170 | /4/1.75 | 1954 | 6,970 SF | | .31 Mi. |
| 10 | 5407 CENTRAL AVE | 04/17/2018 | \$325,000 | \$286 | 1,136 | /3/1 | 1907 | 14,810 SF | | .16 Mi. |
| 11 | 6447 RHONDA RD | 04/17/2018 | \$274,500 | \$240 | 1,141 | /3/1.75 | 1955 | 6,970 SF | | .02 Mi. |
| 12 | 6467 JUANRO WAY | 04/17/2018 | \$360,000 | \$280 | 1,285 | /4/1.75 | 1955 | 6,534 SF | | .07 Mi. |
| 13 | 6191 STREETER AVE | 04/13/2018 | \$327,000 | \$252 | 1,297 | /3/1.75 | 1960 | 7,405 SF | | .26 Mi. |
| 14 | 6178 JUANRO WAY | 04/02/2018 | \$347,000 | \$176 | 1,970 | /3/1.75 | 1962 | 6,970 SF | Yes | .26 Mi. |
| 15 | 5565 WILLARD WAY | 03/30/2018 | \$240,000 | \$240 | 1,000 | /3/1 | 1953 | 6,534 SF | | .20 Mi. |

Detailed View

| No. | Address | Date | Price | S/SF | Bld/Area | RM/BR/Bth | YB | Lot Area | Pool | Proxim. |
|---|--|------------|-----------|-------|----------|-----------|------|----------|------|---------|
| Subject Property | | | | | | | | | | |
| | | 03/15/2017 | N/A | N/A | 988 | /3/1.5 | 1954 | 5,227 SF | | |
| 1 | 6203 COUNTRY VIEW LN RIVERSIDE, CA 92504-1279 | 05/24/2018 | \$370,000 | \$253 | 1,457 | /3/2 | 1984 | 9,147 SF | | .31 Mi. |
| APN: 190-361-011 Document #: 2018-0210535 Document Type: Grant Deed Price Code: R | | | | | | | | | | |
| Property Type: Single Family Residential Properties Land Use: Single Family Residential | | | | | | | | | | |
| Legal: Lot:11 Tract No:9793-1 MapRef:MB 137 PG 70-72 City/Muni/Twp:RIVERSIDE | | | | | | | | | | |
| Buyer Name: PEREZ, MANUEL PEREZ, KRISTEN G | | | | | | | | | | |
| Seller Name: BLANTON, STEVEN B BLANTON, ANGELA | | | | | | | | | | |
| 2 | 5525 NORMAN WAY RIVERSIDE, CA 92504-1634 | 05/18/2018 | \$320,000 | \$430 | 744 | /2/1 | 1953 | 6,534 SF | | .19 Mi. |
| APN: 190-184-020 Document #: 2018-0198064 Document Type: Grant Deed Price Code: R | | | | | | | | | | |
| Property Type: Single Family Residential Properties Land Use: Single Family Residential | | | | | | | | | | |
| Legal: Lot:151 Subdivision:HEERS SUBDIVISION Legal Unit:6 MapRef:MB 25 PG 69&70 Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE | | | | | | | | | | |
| Buyer Name: ANTUNEZ, REYNA SANABRIA, ALFONSO | | | | | | | | | | |
| Seller Name: MARTINEZ, ERNESTO H | | | | | | | | | | |
| 3 | 5458 SUNNYSIDE DR RIVERSIDE, CA 92504-1641 | 05/07/2018 | \$370,000 | \$200 | 1,849 | /4/3 | 1973 | 7,840 SF | | .17 Mi. |
| APN: 190-196-005 Document #: 2018-0177045 Document Type: Grant Deed Price Code: R | | | | | | | | | | |
| Property Type: Single Family Residential Properties Land Use: Single Family Residential | | | | | | | | | | |
| Legal: Lot:1 MapRef:MB 4 PG 89 Sec/Twnship/Range:SE4NE4 S32T02SR05W BBM | | | | | | | | | | |
| Buyer Name: CID, ANGEL CID, ELIZABETH | | | | | | | | | | |
| Seller Name: NOFFSINGER, JESSIE LEE NOFFSINGER, JESSIE | | | | | | | | | | |
| 4 | 6417 JUANRO WAY RIVERSIDE, CA 92504-1632 | 05/03/2018 | \$279,000 | \$245 | 1,136 | /3/1.75 | 1955 | 6,534 SF | Yes | .08 Mi. |
| APN: 190-202-006 Document #: 2018-0172752 Document Type: Grant Deed Price Code: R | | | | | | | | | | |
| Property Type: Single Family Residential Properties Land Use: Single Family Residential | | | | | | | | | | |
| Legal: Lot:153 Subdivision:HALECREST SUN GARDENS Legal Unit:2 MapRef:MB 29 PG 79&80 City/Muni/Twp:RIVERSIDE | | | | | | | | | | |
| Buyer Name: FIGWOOD GROUP LLC | | | | | | | | | | |
| Seller Name: HAEBERLEIN, DAWN L MARGARET MARY COTE TRUST | | | | | | | | | | |
| 5 | 6551 REXFORD DR RIVERSIDE, CA 92504-1636 | 04/25/2018 | \$335,000 | \$230 | 1,454 | /3/1.5 | 1954 | 7,405 SF | | .16 Mi. |
| APN: 190-195-005 Document #: 2018-0157756 Document Type: Grant Deed Price Code: R | | | | | | | | | | |
| Property Type: Single Family Residential Properties Land Use: Single Family Residential | | | | | | | | | | |
| Legal: Lot:5 Subdivision:NORMITA PARK MapRef:MB 27 PG 66&67 Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE | | | | | | | | | | |
| Buyer Name: MARTINEZ, MARIA T ALVAREZ, MARIA R NAVARRO | | | | | | | | | | |
| Seller Name: MORGAN PICKS TWO LLC | | | | | | | | | | |
| 6 | 5565 WILLARD WAY RIVERSIDE, CA 92504-1652 | 04/24/2018 | \$335,000 | \$335 | 1,000 | /3/1 | 1953 | 6,534 SF | | .20 Mi. |
| APN: 190-172-014 Document #: 2018-0155473 Document Type: Grant Deed Price Code: R | | | | | | | | | | |
| Property Type: Single Family Residential Properties Land Use: Single Family Residential | | | | | | | | | | |
| Legal: Lot:53 Subdivision:HEERS SUBDIVISION NO 6 MapRef:MB 25 PG 69&70 Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE | | | | | | | | | | |

Buyer Name: RESCHKE, RYAN E RESCHKE, JEANNETTE

Seller Name: CAL HOMES GROUP INC CAL HOMES GROUP LLC

7 5380 JURUPA AVE **04/20/2018** **\$379,000** **\$299** **1,266** **/3/1.5** **1956** **16,552 SF** **.39 Mi.**
RIVERSIDE, CA 92504-1226

APN: 190-050-009 Document #: 2018-0153341 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:1 Sec/Twnship/Range:SE4 S29T02SR05W SBBM Abbreviated Description:PORTION LOT1

Buyer Name: MARIANO, EMMANUEL GALLARDO

Seller Name: LLAMAS, JOSE LLAMAS, ZOILA

8 6485 CLOVIS PL **04/19/2018** **\$225,000** **\$147** **1,524** **/4/1.75** **1963** **6,534 SF** **.28 Mi.**
RIVERSIDE, CA 92504-1604

APN: 226-082-021 Document #: 2018-0151320 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:45 Subdivision:GORDON ACRES MapRef:MB 38 PG 16 City/Muni/Twp:RIVERSIDE

Buyer Name: WOODS, BARRET N EQUITY TRUST CO

Seller Name: PARKS, CIFFORD L JAMES D AND MARY ANN GIBSON TRUST

9 6678 CLIFFORD ST **04/18/2018** **\$235,500** **\$201** **1,170** **/4/1.75** **1954** **6,970 SF** **.31 Mi.**
RIVERSIDE, CA 92504-2105

APN: 190-241-064 Document #: 2018-0150211 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:61 Subdivision:PHOENIX PLAZA MapRef:MB 27 PG 11&12 Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE

Buyer Name: NEMA PROPERTIES INC

Seller Name: RIVIERA PROPERTY GROUP LLC

10 5407 CENTRAL AVE **04/17/2018** **\$325,000** **\$286** **1,136** **/3/1** **1907** **14,810 SF** **.16 Mi.**
RIVERSIDE, CA 92504-2147

APN: 190-196-020 Document #: 2018-0147606 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Sec/Twnship/Range:SE4NE4 S32T02SR05W SBBM Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE

Buyer Name: QUISPE, ENCARNACION DELGADO

Seller Name: JACOBO, SOPHIA JACOBO, AGUSTIN

11 6447 RHONDA RD **04/17/2018** **\$274,500** **\$240** **1,141** **/3/1.75** **1955** **6,970 SF** **.02 Mi.**
RIVERSIDE, CA 92504-1638

APN: 190-201-003 Document #: 2018-0147586 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:162 Subdivision:HALECREST SUN GARDENS Legal Unit:2 MapRef:MB 29 PG 79&80 Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE

Buyer Name: PATEL, KUSH H PATEL, KRUTAV B

Seller Name: NEMA PROPERTIES INC

12 6467 JUANRO WAY **04/17/2018** **\$360,000** **\$280** **1,285** **/4/1.75** **1955** **6,534 SF** **.07 Mi.**
RIVERSIDE, CA 92504-1632

APN: 190-202-001 Document #: 2018-0148150 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:148 Subdivision:HALECREST SUN GARDENS Legal Unit:2 MapRef:MB 29 PG 79&80 City/Muni/Twp:RIVERSIDE

Buyer Name: BARRAGAN, CLAYTON H BARRAGAN, ALEJANDRA

Seller Name: LOPEZ, RICHARD E LOPEZ, OLIVIA L

13 **6191 STREETER AVE** **04/13/2018** **\$327,000** **\$252** **1,297** **/3/1.75** **1960** **7,405 SF** **.26 Mi.**
RIVERSIDE, CA 92504-1229

APN: 190-122-005 Document #: 2018-0144217 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:4 Subdivision:MAXWELL GARDENS TRACT MapRef:MB 34 PG 98&99 City/Muni/Twp:RIVERSIDE

Buyer Name: PACHECO, FELIPE GARCIA PINEDO, MA IRMA VENEGAS

Seller Name: LOPEZ, JORGE I LOPEZ, LUBIA E

14 **6178 JUANRO WAY** **04/02/2018** **\$347,000** **\$176** **1,970** **/3/1.75** **1962** **6,970 SF** **Yes** **.26 Mi.**
RIVERSIDE, CA 92504-1243

APN: 190-122-007 Document #: 2018-0125523 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:1 Tract No:2052 MapRef:MB 42 PG 22&23 City/Muni/Twp:RIVERSIDE

Buyer Name: FALK, RYAN FALK, ELISA

Seller Name: LEE, HOWARD GREGOROY LEE, ALICIA S C

15 **5565 WILLARD WAY** **03/30/2018** **\$240,000** **\$240** **1,000** **/3/1** **1953** **6,534 SF** **.20 Mi.**
RIVERSIDE, CA 92504-1652

APN: 190-172-014 Document #: 2018-0122720 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:53 Subdivision:HEERS SUBDIVISION NO 6 MapRef:MB 25 PG 69&70 Abbreviated Description:TRA 009 City/Muni/Twp:RIVERSIDE

Buyer Name: CAL HOMES GROUP LLC

Seller Name: GOLDEN RULE LENDING LLC

Area Sales Analysis

Total Area Sales: **15**

Median # of Bedrooms: **3**

Median Lot Size: **6,970 SF**

Median # of Baths: **1.75**

Median Living Area: **1,266 SF**

Median Year Built: **1955**

Price Range - 2 Yrs: **\$225,000 To \$379,000**

Age Range: **34 Years To 111 Years**

Median Value: **\$327,000**

Median Age: **63 Years**



Hagmann, Leon K
5406 Agnes Pl, Riverside, CA 92504

APN: 190-192-015
Riverside County

HAGMANN, LEON K
5406 AGNES PL
RIVERSIDE CA 92504

APN: 190-192-015
Bedrooms: 3
Square Feet: 988 SF
Year Built: 1954
Bathrooms: 1.5
Lot Size: 5,227 SF
Garage: A

PARKER ERIK C
5416 AGNES PL
RIVERSIDE CA 92504

APN: 190-192-016
Bedrooms: 4
Square Feet: 1,118 SF
Year Built: 1954
Bathrooms: 1.75
Lot Size: 5,227 SF
Garage:

HEREDIA, ALEXIS; HERNANDEZ, DIANA
5405 AGNES PL
RIVERSIDE CA 92504

APN: 190-192-014
Bedrooms: 3
Square Feet: 988 SF
Year Built: 1954
Bathrooms: 1.5
Lot Size: 5,227 SF
Garage: C

PATEL, KUSH H; PATEL, KRUTAV B
6447 RHONDA RD
RIVERSIDE CA 92504

APN: 190-201-003
Bedrooms: 3
Square Feet: 1,141 SF
Year Built: 1955
Bathrooms: 1.75
Lot Size: 6,970 SF
Garage: A

LOPEZ JOSE R
6457 RHONDA RD
RIVERSIDE CA 92504

APN: 190-201-002
Bedrooms: 3
Square Feet: 1,136 SF
Year Built: 1955
Bathrooms: 1.75
Lot Size: 6,970 SF
Garage: A

ZAMORA JOSE C; ZAMORA CONSUELO C
5405 BEATTY DR
RIVERSIDE CA 92504

APN: 190-192-028
Bedrooms: 4
Square Feet: 1,118 SF
Year Built: 1954
Bathrooms: 1.75
Lot Size: 6,970 SF
Garage: C

CABALLERO ANGELINA; HERRERA REBECCA
6437 RHONDA RD
RIVERSIDE CA 92504

APN: 190-201-004
Bedrooms: 3
Square Feet: 1,136 SF
Year Built: 1955
Bathrooms: 1.75
Lot Size: 6,970 SF
Garage:

TORRES RAFAEL; TORRES MARIA R
5415 BEATTY DR
RIVERSIDE CA 92504

APN: 190-192-027
Bedrooms: 4
Square Feet: 1,118 SF
Year Built: 1954
Bathrooms: 1.75
Lot Size: 6,970 SF
Garage: C

MARTINEZ AGUSTIN J
5426 AGNES PL
RIVERSIDE CA 92504

APN: 190-192-017
Bedrooms: 4
Square Feet: 1,118 SF
Year Built: 1954
Bathrooms: 1.75
Lot Size: 6,534 SF
Garage: A

LOPEZ NANCY
6467 RHONDA RD
RIVERSIDE CA 92504

APN: 190-201-001
Bedrooms: 4
Square Feet: 1,333 SF
Year Built: 1955
Bathrooms: 1.75
Lot Size: 6,534 SF
Garage: D

CORONADO ARMANDO; CORONADO ANA
5415 AGNES PL
RIVERSIDE CA 92504

APN: 190-192-013
Bedrooms: 4
Square Feet: 1,118 SF
Year Built: 1954
Bathrooms: 1.5
Lot Size: 10,019 SF
Garage: A

ROMAN JOSEFINA LARA
5425 BEATTY DR
RIVERSIDE CA 92504

APN: 190-192-026
Bedrooms: 3
Square Feet: 988 SF
Year Built: 1954
Bathrooms: 1.5
Lot Size: 6,970 SF
Garage: C

SWINFARD DOROTHY H
6427 RHONDA RD
RIVERSIDE CA 92504

APN: 190-201-005
Bedrooms: 3
Bathrooms: 1.75

ELIAS, WILFREDO E
5425 AGNES PL
RIVERSIDE CA 92504

APN: 190-192-012
Bedrooms: 4
Bathrooms: 2

Square Feet: 1,141 SF
Year Built: 1955

Lot Size: 6,970 SF
Garage: A

Square Feet: 1,118 SF
Year Built: 1954

Lot Size: 7,405 SF
Garage: C

2013 1 IH BORROWER
5438 AGNES PL
RIVERSIDE CA 92504
APN: 190-192-018
Bedrooms: 5
Square Feet: 1,248 SF
Year Built: 1954

Bathrooms: 1.75
Lot Size: 6,534 SF
Garage: A

