

**Maricopa Assessor Parcel
159-37-086-A**

Map of the area around E Vogel Ave and E Carol Ave, showing flood zones and lot dimensions. The map includes labels for E Vogel Ave, E Carol Ave, E Hatcher Rd, N 9th St, and N 8th St. A legend at the top indicates 'Flood Zone' and 'Lot Dimensions'. The map shows various colored areas representing different flood zones and lot boundaries. A Google Map data copyright notice is visible at the bottom right.

Property Information		Area Information	
Property Owner	CAROL AZ LLC	Subdivision	
Property Address	811 E Carol Ave Phoenix, AZ 85020-2192 Maricopa County	Section/Town/Range 28/3N/3E	
Tax Mailing Address	Carol Az Llc 5350 W Bell Rd Ste 122332 Glendale, AZ 85308-3907	Census Tract	104701
		Census Block	1011
Property Type	(0345) FOURPLEX, 1 STY	Latitude	33.5720348962421
		Longitude	-112.06252549713
Legal Class	RENTAL RESIDENTIAL		
Lot/Block/Tract	-/-	Tax Area	061300
		Tax Municipality	Phoenix
MCR Number	000000	School Districts	Washington Elementary District#06 Glendale Union High School District#205
Description			
E2 FOL DESC PROP BEG 350F S & 70F E OF NW COR W2 SE4 NW4 SW4 TH S 135F TH E 132F TH N 135F TH W 132F POB EX N 5F			

 Land Areas

Lot	County Zone	City Zone
Size: 0.2 acres / 8,581 sqft	[M-H] MULTI-FAMILY, HIGH DENSITY (UP TO 2,499 100% SF);	[R-4] Multiple Family Residence (Detached SF 5 To 6.5 Or 12 W/Bonus) (Attached 29 To 30.45 Or 34.8 W/Bonus);

Structure:

CONDO/TH, END UNIT		Class::	MASONRY OR REINFORCED CONCRETE TILT-UP FRAME
Structure Information		Construction	Additional Features
Rooms:	0	Quality: GOOD	A/C: ---
Bathroom Fixtures:	0	Roof Material: ---	Patio: ---
Living Area:	2,640 sqft	Heat: ---	Covered Parking: --- - 0
Year Built:	1981	Construction:	Land Premium: \$0
Stories:	1	MASONRY OR REINFORCED CONCRETE TILT-UP	Added Area: None
Builder Name:		FRAME	
		Pool: No	
		Added Value: \$0	
COMML MISC YARD IMPS		Class::	WOOD OR STEEL STUD FRAME
Structure Information		Construction	Additional Features
Rooms:	0	Quality: GOOD	A/C: ---
Bathroom Fixtures:	0	Roof Material: ---	Patio: ---
Living Area:	1 sqft	Heat: ---	Covered Parking: --- - 0
Year Built:	1981	Construction:	Land Premium: \$0
Stories:	1	WOOD OR STEEL STUD FRAME	Added Area: None
Builder Name:		Pool: No	
		Added Value: \$0	

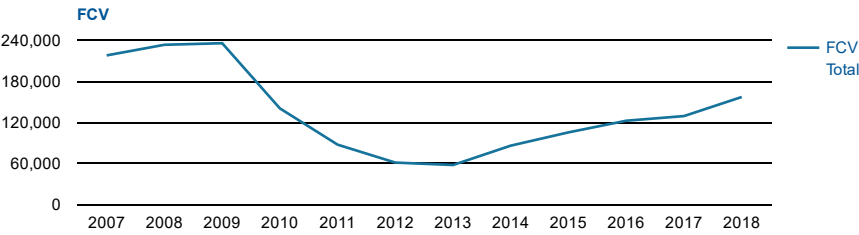
Deed History

Sale Date	Buyer	Seller	Sale Price	Down	Mortgage	Deed	Financing	Transaction	Doc #
01/07/2013	Carol Az Llc	Mark Levine	\$0	\$0	\$0	Warranty			20130015242
11/19/2012	Mark Levine	Stan E & Diana Wirick	\$100,100	\$100,100	\$0	Warranty	All Cash		20121051593
03/16/2012	Stan E & Diana Wirick	Ivan Dikov	\$89,000	\$27,307	\$66,750	Warranty	Fannie/Freddie		20120219416
05/14/2010	Vesselina & Ivan Dikov	Ivan Dikov	\$0	\$0	\$0	Quit Claim			20100411185
06/12/2003	Ivan Dikov	Stefan & Vesselina Dikov	\$0	\$0	\$0	Quit Claim			20030760504
02/04/2003	Sunrise Citrus Lp	Mark & Anna Hanson	\$0	\$0	\$0	Warranty			20030133393
01/30/2003	Mark & Anna Hanson	Patsy Gaynor	\$185,000	\$100,000	\$85,000	Warranty	Fannie/Freddie		20030115972
02/28/1994	Stefan P & Vesselina I Dikov		\$0	\$0	\$0	Miscellaneous			19940163711

\$ No Loan History

Tax Assessment History

Full Cash Value (FCV)	Limited Property Value based on Proposition 117 (2012) (LPV)	Year over Year (YoY)			
	2014 Final	2015 Final	2016 Final	2017 Prelim	2018 Prelim
FCV Improvement	\$68,900	\$84,400	\$98,000	\$103,500	\$125,800
FCV Land	\$17,200	\$21,100	\$24,500	\$25,800	\$31,400
FCV Total	\$86,100	\$105,500	\$122,500	\$129,300	\$157,200
FCV YoY Change	49%	23%	16%	6%	22%
Assessed FCV	\$8,610	\$10,550	\$12,250	\$12,930	\$15,720
LPV Total	\$64,875	\$68,119	\$71,525	\$75,101	\$78,856
State Aid	\$0	\$0	\$0	\$0	\$0
Tax Amount	\$1,157	\$1,101	\$1,189	\$0	\$0



🔥 Flood Information

Map Number:	04013C1735L	(Zone SubType: 0.2 PCT ANNUAL CHANCE FLOOD HAZARD); Zone Description: Areas outside the one-percent annual chance floodplain, areas of 1% annual chance sheet flow flooding where average depths are less than 1 foot, areas of 1% annual chance stream flooding where the contributing drainage area is less than 1 square mile, or areas protected from the 1% annual chance flood by levees. No Base Flood Elevations or depths are shown within this zone. Insurance purchase is not required in these zones.
Map Date:	2013-10-16	
Panel:	1735L	
FEMA Zone:	X	
Flood Risk Profile:	FloodSmart.gov	