

**5403 Johnson St Nw, Bremerton, WA 98311-7947, Kitsap County**



MLS Beds <b>3</b>	MLS Sq Ft <b>1,722</b>	Lot Sq Ft <b>11,326</b>	MLS Sale Price <b>\$390,900</b>
MLS Baths <b>2.2</b>	Yr Built <b>2018</b>	Type <b>SFR</b>	MLS Sale Date <b>01/22/2019</b>

**OWNER INFORMATION**

Owner Name (LN FN)	<b>Rosales Christian F</b>	Tax Billing Zip	<b>98311</b>
Owner Name 2 (LN FN)		Tax Billing Zip+4	<b>7947</b>
Tax Billing Address	<b>5403 Johnson St Nw</b>	Owner Vesting	
Tax Billing City & State	<b>Bremerton, WA</b>	Owner Occupied	<b>Yes</b>

**LOCATION INFORMATION**

Zip Code	<b>98311</b>	Location Influence	
Subdivision	<b>Rowes 1st Add</b>	Range/Township/Section/Quarter	
School District Name		Map#	
School District Code		Condo Floor	
Census Tract	<b>919.00</b>	Street Type	
Neighborhood Code	<b>Central Kitsap West-7401591</b>	Waterfront Footage	
Carrier Route	<b>C029</b>	Waterfront View Type	
Zoning	<b>UL</b>		

**TAX INFORMATION**

Tax-ID	<b>4452-006-019-01-00</b>	% Improved	<b>78%</b>
Alt. Tax-ID	<b>2627180</b>	Tax Area	<b>6500</b>
Parcel ID	<b>44520060190100</b>	Legal Book/Page	
Legal Description	<p><b>RESULTANT PARCEL 2 OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER AUDITOR'S FILE NO. 201810290096, RECORDS OF KITSAP COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: LOTS 19 AND 20, BLOCK 6, ROWE'S FIRST ADDITION TO TRACYTON, AS RECORDED IN VOLUME 1 OF PLATS, PAGE 101, RECORDS OF KITSAP COUNTY, WASHINGTON; TOGETHER WITH THAT PORTION OF FRANKLIN AVENUE VACATED UNDER AUDITOR'S FILE NO. 201503240420, RECORDS OF KITSAP COUNTY, WASHINGTON, AS ATTACHES PER OPERATION OF LAW; ALSO TOGETHER WITH THE NORTH 12.00 FEET OF THE EAST 12.00 FEET OF THAT PORTION OF VACATED JOHNSON STREET NW PER AUDITOR'S FILE NO. 201604040036, RECORDS OF KITSAP COUNTY, WASHINGTON, AS ATTACHES PER OPERATION OF LAW.</b></p>		

**ASSESSMENT & TAX**

Assessment Year	2019	2018	
Assessed Value - Total	<b>\$261,560</b>		
Assessed Value - Land	<b>\$56,300</b>		
Assessed Value - Improved	<b>\$205,260</b>		
Market Value - Total	<b>\$261,560</b>		
Market Value - Land	<b>\$56,300</b>		
Market Value - Improved	<b>\$205,260</b>		
YOY Assessed Change (\$)			
YOY Assessed Change (%)			
Exempt Building Value			
Exempt Land Value			
Exempt Total Value			
Total Tax	Tax Year	Change (\$)	Change (%)

Jurisdiction	Tax Type	Tax Amount	Tax Rate
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CHARACTERISTICS			
Lot Frontage		Condo Amenities	
Lot Depth		Condition	Average
Lot Acres	0.26	Quality	Average
Lot Area	11,326	Water Source	
Land Use	SFR	Sewer	
County Land Use	Single Family Res	Heat Type	Forced Air
State Land Use		Cooling Type	
Style	Multi-Level	Porch	
Lot Shape		Porch Type	
Year Built	2018	Patio Type	Concrete/Masonry Deck
Effective Year Built		Patio/Deck 1 Area	95
Total Living Sq Ft	Tax: 1,801 MLS: 1,722	Garage Type	Attached Garage
Above Gnd Sq Ft	1,801	Parking Type	Attached Garage
Gross Area	2,235	Garage Capacity	
Ground Floor Sq Ft	1,192	Attached Garage SF	434
Main Area		Carport Area	
2nd Floor Area	609	Bsmt Garage SF	
Basement Sq Feet		Roof Type	
Finished Basement Area		Roof Material	Composition Shingle
Unfinished Basement Area		Roof Frame	
Basement Type		Roof Shape	
Stories	2	Construction	
Total Rooms		Interior Wall	
Bedrooms	3	Exterior	Siding Sheathing
Total Baths	Tax: 3 MLS: 2.2	Floor Cover	
MLS Total Baths	2.2	Foundation	
Full Baths	Tax: 2 MLS: 1	Pool	
Half Baths	1	Pool Size	
3/4 Baths		Topography	
Bath Fixtures		Other Impvs	
Fireplaces	1	Other Rooms	
Total Units		Equipment	

SELL SCORE			
Rating	Low	Value As Of	2020-06-17 23:08:29
Sell Score	450		

ESTIMATED VALUE			
RealAVM™	\$387,100	Confidence Score	64
RealAVM™ Range	\$317,422 - \$456,778	Forecast Standard Deviation	18
Value As Of	06/21/2020		

(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 60 - 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.

LISTING INFORMATION			
MLS Listing Number	1384973	Closing Price	\$390,900
MLS Status	Sold	Closing Date	01/22/2019
MLS DOM	35	MLS Listing Agent	11397-Carolee Vergeer
MLS Status Change Date	01/22/2019	MLS Listing Broker	STERLING PROPERTY GROUP
MLS Listing Date	11/09/2018	MLS Selling Agent	42122-Daniel Horovitz
MLS List Price	\$389,900	MLS Selling Broker	PROFESSIONAL REALTY SERVICES
MLS Orig. List Price	\$389,900		

MLS Listing #  
MLS Status  
MLS Listing Date  
MLS Listing Price  
MLS Orig Price  
MLS Sold Date  
MLS Sold Price

**LAST MARKET SALE & SALES HISTORY**

Recording Date	<b>01/22/2019</b>	Auditor No	<b>201901220099</b>
Settle Date	<b>Tax: 01/15/2019 MLS: 01/22/2019</b>	Deed Type	<b>Warranty Deed</b>
Sale Price	<b>\$390,900</b>	Owner Name (LN FN)	<b>Rosales Christian F</b>
Price Per Square Feet	<b>\$217.05</b>	Owner Name 2 (LN FN)	
Cash Down		Seller Name (LN FN)	<b>Southwind Custom Homes Inc</b>

Recording Date 01/22/2019  
Sale/Settlement Date 01/15/2019  
Sale Price \$390,900  
Nominal  
Buyer Name Rosales Christian F  
Buyer Name 2  
Seller Name Southwind Custom Homes Inc  
Auditor No 201901220099  
Hist. Document No. 401  
Document Type Warranty Deed

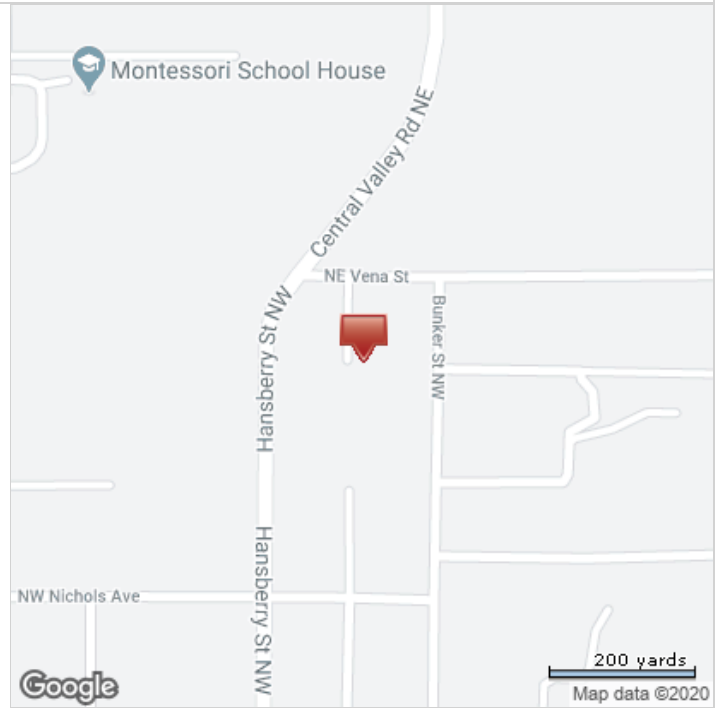
**MORTGAGE HISTORY**

Mortgage Date 01/22/2019  
Mortgage Amount \$399,304  
Mortgage Lender Navy Fcu  
Mortgage Type Va

**FORECLOSURE HISTORY**

Document Type  
Default Date  
Foreclosure Filing Date  
Recording Date  
Document Number  
Book Number  
Page Number  
Default Amount  
Final Judgment Amount  
Original Doc Date  
Original Document Number  
Original Book Page  
Lien Type

PROPERTY MAP



\*Lot Dimensions are Estimated