



123 Main Street  
SAN JOSE, CA 95123 - SANTA CLARA COUNTY

Estimated Value	\$1,177,527 - \$1,382,314		
Type	Single Family Residential	Sqft	1,321
Owner Occupied	Yes	Beds   Full Baths	4   2

Report Generated: May 02, 2023

## PROPERTY DETAILS

### Property Basics

Property Type	Single Family Residential	Year Built ACT   EFF	1971   N/A
Beds	4	Parcel (APN)	123-45-678
Full Baths   Partial Baths	2   0	Zoning	R1-8
Building SQFT (Main Bldg Ind)	1,321 (Living Area)	Number of Units	0
Lot Size SQFT	6300	View	N/A
Number of Stories	1	Fireplace	Y
Garage	Yes	Pool	N/A
Owners	SMITH, JOHN		

### Assessment & Tax

Market Value Year	N/A	Tax Amount   Tax Year	\$11,297   2022
Market Value Land	N/A	Tax Delinq Year	N/A
Market Value Improvement	N/A		
Market Value Total	N/A		

### Sale & Loan

Last Sale Amount	\$652,500	Loan Type	VA
Last Sale Date	09/06/2005	Loan Term	360 Months
Last Sale Document Number	12345678		
Last Sale Document Type	Grant Deed		

## PROPERTY VALUATION

Estimated: 04/26/2023

**\$1,177,527**

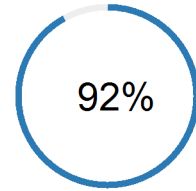
**\$1,382,314**



Low Range

High Range

Confidence Score



92%

FSD: 8%

The **Quantarium Value Range** is an investor-grade valuation that helps you better estimate the true value of a property. The **Low Range** and **High Range** indicate the confidence interval for the Quantarium value of the subject property. The **Confidence Score** indicates the predictive power of our valuation methods. The **FSD** (Forecast Standard Deviation) score is defined by Freddie Mac, and can be thought of as the probability that the valuation falls within a statistical range of the true value.

To see the complete property valuation, please access the **QVM Comprehensive** report.

Quantarium Value Range is not a guarantee of a property's value (see Disclaimers for further details).

## DISCLAIMERS

Information in this Quantarium Report is deemed to be valid and reliable but is not guaranteed. It is the user's sole responsibility to independently confirm and verify all information upon which the user may use or rely upon from this Quantarium Report.

THIS QUANTARIUM REPORT IS PROVIDED "AS IS" WITHOUT WARRANTY OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATIONS ANY WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. THERE IS NO REPRESENTATION OF WARRANTY THAT THIS INFORMATION IS COMPLETE OR FREE FROM ERROR, AND QUANTARIUM DOES NOT ASSUME, AND EXPRESSLY DISCLAIMS, ANY LIABILITY TO ANY PERSON OR ENTITY FOR LOSS OR DAMAGE CAUSED BY ERRORS OR OMISSIONS IN THIS REPORT. IN NO EVENT WILL QUANTARIUM OR ANY OF ITS SUPPLIERS AND VENDORS BE LIABLE TO THE USER OR ANY THIRD PARTY FOR INDIRECT, INCIDENTAL, SPECIAL OR CONSEQUENTIAL DAMAGES OF ANY TYPE WHATSOEVER ARISING OUT OF OR RELATING IN ANY MANNER TO THESE TERMS, OR THE USER'S AGREEMENT WITH QUANTARIUM OR THE VALUES, WHETHER UNDER A CONTRACT, TORT OR OTHER THEORY OF LIABILITY, EVEN IF QUANTARIUM OR ITS VENDORS ARE AWARE OF THE POSSIBILITY OF SUCH DAMAGES.

### Quantarium Value

The Quantarium Value displayed herein is computer-generated by the application of artificial intelligence and various proprietary mathematical formulas and techniques using currently available local market, licensed and proprietary data. The displayed Quantarium Value is not prepared or provided by a licensed appraiser, does not constitute an appraisal of the subject property, and should not be relied upon as such. Data used to generate the Quantarium Value does not include information that could be derived from a visible inspection of the subject property and its surroundings. The condition of a property can materially affect the accuracy of a property's Quantarium Value. The data, and information derived from such data, in the Quantarium Value is provided on an "AS AVAILABLE" and "AS IS" basis and is provided for informational purposes only. Although, Quantarium attempts to provide reliable data and use reliable methodologies in providing a property's Quantarium Value, Quantarium and its affiliates and their respective members, shareholders, directors, officers and employees make no representations or warranties regarding the accuracy of a property's Quantarium Value on any specific date and expressly disclaim the obligation to update such value. All uses of the Quantarium Value are at the user's sole risk, and shall be for personal, non-commercial use and for no other purpose. Quantarium, its affiliates and their respective members, shareholders, directors, officers and employees are not liable for the accuracy of a property's Quantarium Value or any information related thereto. The user's use of Quantarium Value must in all cases comply with all applicable laws and regulations.

MLS data provisioned under license on behalf of Xome Inc. Brokers at <https://www.xome.com/auctions/licensing>

Report created on 5/2/2023