

## Subject Property Location

Property Address 33643 SELLERS RD  
 City, State & Zip WILDOMAR, CA 92595-8319  
 County RIVERSIDE COUNTY  
 Mailing Address 33643 SELLERS RD, WILDOMAR, CA 92595-8319

Report Date: 08/31/2024  
 Order ID: R158977678

Property Use Single Family Residential  
 Parcel Number 366454004

## Estimated New Tax Information

	Effective Date	12/10/2025
	Purchase Price	\$598,900.00
	New Tax Amount	\$6,275.04
	Total Estimated Monthly Amount	\$523.00
	New Effective Rate*	1.048%
	Est. Supplemental	Sep: \$1,784.17, Oct: \$1,612.20, Nov: \$1,440.23

\* New Effective Rate is calculated as the New Tax Amount divided by the Purchase Price

## Escrow Months to Collect at Closing

First Payment Due	Sep	Oct	Nov
Months to Collect	5	6	1
Escrow Deposit	\$1,718.93	\$2,062.72	\$343.79

## Current Tax Information

Tax Year	2023
Total Taxable Value	\$391,350.00
Total Current Tax Amount	\$4,125.44
Current Effective Tax Rate*	1.054%

\* Current Effective Tax Rate: Calculated as the Total Current Tax Amount divided by the Total Taxable Value

## Tax Agency Information

	Agency CA0330000		
	Agency Type	COUNTY	Due Dates 12/10, 04/10
	Agency	RIVERSIDE COUNTY 4080 LEMON ST. 4TH FLOOR RIVERSIDE, CA 92501	Bill Release 10/11
	Phone	(951) 955-3900	
	Fax	(951) 955-3932	

## Agency Parcel Information

	Parcel Number	366454004				
	Total Taxable Value	\$391,350.00	Land Value	\$75,052.00	Improvement Value	\$316,298.00
	Tax Year - Type	Annual Tax Amount	Installment Dates and Amounts		Current Year Status	
	2023 - Regular	\$4,125.44	12/10/2023	\$2,062.72	Paid	
		04/10/2024	\$2,062.72	Paid		

## Assessments and Bonds

	No CFD or 1915 Act Bond Exists - 366454004					
	Fund #	Type	Class*	District Name	Current Levy Amt	Projected Levy Amt
	010000		Variable	Basic 1% Levy	\$3,913.50	\$5,989.00
	032301		Variable	General Obligation Bonds, Election of 2016	\$74.36	\$113.80
	039201		Variable	General Obligation Bonds, Election of 2014	\$51.66	\$79.06
	045351		Variable	General Obligation Bonds, Election of 1966	\$13.70	\$20.97
	681377		Fixed	Flood Control NPDES (Santa Ana River)	\$3.52	\$3.52
	685360		Fixed	Water Standby Charge (West)	\$9.22	\$9.22
	684642		Fixed	Community Service Area No. 22	\$31.48	\$31.48
	689834		Fixed	Special Park Parcel Tax	\$28.00	\$28.00
	<b>Total</b>				<b>\$4,125.44</b>	<b>\$6,275.05</b>

\*Class Definitions  
 Fixed - A set tax amount that is charged to each home in the area, and does not vary with assessed value of the home  
 Variable - Amount varies according to assessed value of home (amount changes with new owner)  
 One Time - A one-time tax charge, usually a punitive charge, that is not recurring

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