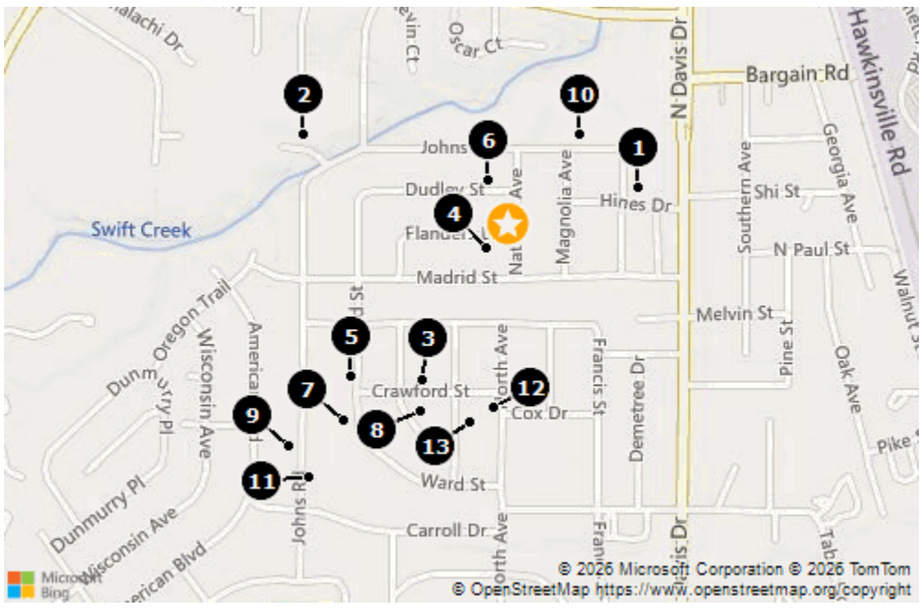
ICE SiteX Report

OrderID: 98001614

SiteX Property Information Report



Subject Property Location

100 FLANDERS DR, WARNER ROBINS, GA 31093-1808

County:	**HOUSTON GA**	Census Tract:	131530203.022023
Property Use:	Single Family Residential	Zoning:	R4
Parcel Number:	0W019J 001000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$149,000**	FSD:	44	Common Confidence Score:	16
Value Range:	$83,440 - $214,560	ICE Confidence Score:	56		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	4
Assd Land Value:	$6,000	Market Land Value:	$15,000	Tax Year:	2025
Assd Improvement:	$53,000	Market Improvment Value:	$132,500	Total Taxable Value:	$1,718
Total Assessed Value:	$59,000	Total Assessor Market Value:	$147,500	Delinquent Year:	
				Tax Account ID:	7772
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 21 Block: F Section: 2 District: 5 Land Lot: 203
Abbreviated Description: LOT 21 BLK F NORTHVIEW 3 SEC 2

Property Characteristics

Lot Size:	13,068 SF	Bedrooms:	4	Pool:	
Building Area:	1248 SF	Baths:	2	Fireplace:	
Year Built:	1959	Partial Baths:		Type Const:	Masonry
Number of Buildings:		Number of Rooms:		Ext Walls:	Masonry
Number of Units:		Garage Type:	Carport	Heating:	Central
Number of Stories:	1	Number of Cars:		A/C:	Central
Style:		Basement:	No	Roof Cover:	Comp Shingle
		Foundation:	Masonry	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	10/15/2025	Sales Price:	N/A
Document #:	BK-PG 10458-131	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	04/28/2025	Sales Price:	N/A
Document #:	BK-PG 10458-115	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	07/07/2024	Sales Price:	$163,000
Document #:	BK-PG 10458 -113	Type of Sale:	Per Assessor Transaction History
Document Type:			
Legal Description:			

Lot: 21 Block: F Section: 2 District: 5 Land Lot: 203
Abbreviated Description: LOT 21 BLK F NORTHVIEW 3 SEC 2

Prior Transfer

Recording Date:	06/11/2024	Sales Price:	$163,000
Document #:	BK-PG 10458 -114	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	06/07/2024		

ICE SiteX Report

OrderID: 98001614

Document Type:
Legal Description:
Lot: 21 Block: F Section: II District: 5 Subdivision: NORTHVIEW III Land Lot: 203 Map Ref: MB 5 PG 225

Mortgage Record

Recording Date:	06/11/2024	Loan Amount:	N/A
Document #:	BK-PG 10458-131	Loan Type:	Stand Alone Second
TD Due Date:	07/01/2034	Type Finance:	

Legal Description:
Lot: 21 Block: F Section: II Subdivision: NORTHVIEW III Land Lot: 203

Prior Transfer

Recording Date:	01/24/2023	Sales Price:	$70,000
Document #:	BK-PG 9974 -334	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	01/17/2023		
Document Type:			

Legal Description:
Lot: 21 Block: F Section: II District: 5 Subdivision: NORTHVIEW III SUBDIVISION Land Lot: 203 Map Ref: MB 5 PG 225

Prior Transfer

Recording Date:	01/17/2023	Sales Price:	$70,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	05/25/2005	Sales Price:	N/A
Document #:	BK-PG 3425 -078	Type of Sale:	Non-Arms Length Transfer
Contract Date:	04/29/2005		
Document Type:			

Legal Description:
Lot: 21 Block: F Section: II District: 5 Subdivision: NORTHVIEW III Land Lot: 203 Map Ref: MB5 PG225
City/Muni/Twp: WARNER ROBINS

Area Sales Analysis

Total Area Sales	$1,235,500	Median # of Bedrooms	
Median Lot Size	10,019 SF	Median # of Baths	1
Median Living Area	999 SF	Median Year Built	1955
Price Range - 2 Yrs	$31,000 to $165,000	Age Range	64 years to 72 years
Median Value	$84,000	Median Age	71 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.18Mi.	**202 ELMWOOD ST** **WARNER ROBINS, GA 31093-1806**	06/17/2026	$165,000	$147	1115	//1	1956	10,019 SF	
		APN: 0W019D 051000 Document #: Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 2 Block: E District: 5 Subdivision: TROPICAL TERRACE SUBDIVISION Land Lot: 203 MapRef: MB 4 PG 100 Abbreviated Description: Lot:2 Block:E District:5 Subdivision:TROPICAL TERRACE SUBDIVISION Land Lot:203 Map Ref:MB 4 PG 100								
2	.3Mi.	**406 WARD ST** **WARNER ROBINS, GA 31093-1822**	05/28/2026	$84,000	$85	984	//1	1962	9,148 SF	
		APN: 0W019D 015000 Document #: Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 3 Block: J Section: II District: 5 Subdivision: NORTHVIEW III SUBDIVISION Land Lot: 203 MapRef: MB 7 PG 250 Abbreviated Description: Lot:3 Block:J Section:II District:5 Subdivision:NORTHVIEW III SUBDIVISION Land Lot:203 Map Ref:MB 7 PG 250								
3	.24Mi.	**112 CRAWFORD ST** **WARNER ROBINS, GA 31093-1985**	05/21/2026	$31,000	$31	999	//1	1955	10,019 SF	
		APN: 0W020I 013000 Document #: Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 3 Block: M District: 5 Subdivision: NORTHVIEW EXTENSION NO 1 SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 174 Abbreviated Description: Lot:3 Block:M District:5 Subdivision:NORTHVIEW EXTENSION NO 1 SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 174								
4	.05Mi.	**105 FLANDERS DR** **WARNER ROBINS, GA 31093-1807**	05/19/2026	$122,500	$124	984	//1	1960	9,583 SF	
		APN: 0W019I 004000 Document #: Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 13 Block: G Section: II District: 5 Subdivision: NORTHVIEW III Land Lot: 203 MapRef: MB 5 PG 225 Abbreviated Description: Lot:13 Block:G Section:II District:5 Subdivision:NORTHVIEW III Land Lot:203 Map Ref:MB 5 PG 225								
5	.3Mi.	**249 WARD ST** **WARNER ROBINS, GA 31093-1924**	05/19/2026	$115,000	$129	888	//1	1954	9,583 SF	
		APN: 0W020L 025000 Document #: Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 130 Block: C District: 5 Subdivision: NORTHVIEW SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 135 Abbreviated Description: Lot:130 Block:C District:5 Subdivision:NORTHVIEW SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 135								
6	.07Mi.	**104 DUDLEY ST** **WARNER ROBINS, GA 31093-1802**	05/01/2026	$155,000	$141	1096	/3/1	1960	9,148 SF	
		APN: 0W019C 021000 Document #: Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 23 Block: I Section: II District: 5 Subdivision: NORTHVIEW SUBDIVISION III Land Lot: 203 MapRef: MB 6 PG 84 Abbreviated Description: Lot:23 Block:I Section:II District:5 Subdivision:NORTHVIEW SUBDIVISION III Land Lot:203 Map Ref:MB 6 PG 84								
7	.35Mi.	**239 WARD ST** **WARNER ROBINS, GA 31093-1924**	04/01/2026	$95,000	$80	1176	//1	1954	9,583 SF	
		APN: 0W020L 020000 Document #: Document Type: Price Code: F Land Use: Single Family Residential								

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Legal: Lot: 125 Block: C District: 5 Subdivision: NORTHVIEW SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 135 Abbreviated
Description: Lot:125 Block:C District:5 Subdivision:NORTHVIEW SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 135

8	.28Mi.	**210 CRESCENT DR** **WARNER ROBINS, GA 31093-1914**	02/03/2026	$60,000	$58	1032	//1	1955	14,375 SF

APN: 0W020H 004000 Document #:
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 4 Block: N District: 5 Subdivision: NORTHVIEW EXTENSION NO 1 SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 174 Abbreviated
Description: Lot:4 Block:N District:5 Subdivision:NORTHVIEW EXTENSION NO 1 SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 174

9	.43Mi.	**213 JOHNS RD** **WARNER ROBINS, GA 31093-1919**	01/30/2026	$35,000	$39	888	//1	1954	9,583 SF

APN: 0W020M 007000 Document #:
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 51 Block: A District: 5 Subdivision: NORTHVIEW SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 135 Abbreviated
Description: Lot:51 Block:A District:5 Subdivision:NORTHVIEW SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 135

10	.15Mi.	**402 JOHNS RD** **WARNER ROBINS, GA 31093-1852**	12/22/2025	$80,000	$102	782	//1	1956	11,326 SF

APN: 0W019D 040000 Document #:
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 8 Block: C District: 5 Subdivision: TROPICAL TERRACE SUBDIVISION Land Lot: 203 MapRef: MB 4 PG 100 Abbreviated
Description: Lot:8 Block:C District:5 Subdivision:TROPICAL TERRACE SUBDIVISION Land Lot:203 Map Ref:MB 4 PG 100

11	.43Mi.	**206 JOHNS RD** **WARNER ROBINS, GA 31093-1995**	11/07/2025	$80,000	$90	888	/3/1	1954	13,068 SF

APN: 0W020L 045000 Document #:
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 84 Block: C District: 5 Subdivision: NORTHVIEW SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 135 Abbreviated
Description: Lot:84 Block:C District:5 Subdivision:NORTHVIEW SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 135

12	.25Mi.	**413 NORTH AVE** **WARNER ROBINS, GA 31093-1920**	11/03/2025	$136,000	$87	1563	//2	1955	14,810 SF

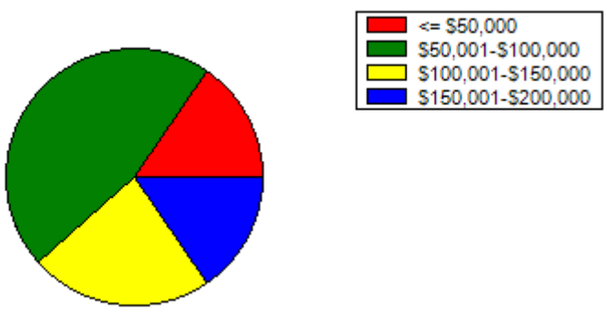
APN: 0W020F 001000 Document #:
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 8 Block: E District: 5 Subdivision: NORTHVIEW EXTENSION NO 1 SUBDIVISION Land Lot: 202 MapRef: MB 3 PG 174 Abbreviated
Description: Lot:8 Block:E District:5 Subdivision:NORTHVIEW EXTENSION NO 1 SUBDIVISION Land Lot:202 Map Ref:MB 3 PG 174

13	.28Mi.	**108 SMITH PL** **WARNER ROBINS, GA 31093-1953**	10/28/2025	$77,000	$77	999	//1	1955	10,019 SF

APN: 0W020F 004000 Document #:
Document Type: Price Code: F
Land Use: Single Family Residential
Legal: Lot: 5 Block: E District: 5 Subdivision: NORTHVIEW EXTENSION NO 1 Land Lot: 202 MapRef: MB 3 PG 174 Abbreviated
Description: Lot:5 Block:E District:5 Subdivision:NORTHVIEW EXTENSION NO 1 Land Lot:202 Map Ref:MB 3 PG 174

Comparable Sales Chart

% Distribution Sales for Two Years



The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

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Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**100 FLANDERS DR**	**07/07/2024**	$147,500	$59,000	1,248	/4/2	1959	13,068 SF	
.02Mi.	**102 FLANDERS DR**	**08/31/2023**	$128,900	$51,560	1,096	//2	1959	9,148 SF	
.02Mi.	**101 DUDLEY ST**	**04/20/2012**	$82,500	$33,000	1,603	//1	1961	13,068 SF	
.03Mi.	**104 FLANDERS DR**	**04/19/2024**	$60,160	$24,064	984	//1	1960	9,148 SF	
.03Mi.	**103 DUDLEY ST**	**06/11/2018**	$61,400	$24,560	984	/3/1	1961	9,148 SF	
.03Mi.	**101 FLANDERS DR**	**08/01/2018**	$73,600	$29,440	1,260	//1	1959	13,068 SF	
.04Mi.	**103 FLANDERS DR**	**03/25/2004**	$67,200	$26,880	984	//1	1960	9,583 SF	
.04Mi.	**110 NATIONAL AVE**	**10/19/1981**	$52,300	$20,920	984	//1	1960	12,197 SF	
.04Mi.	**106 NATIONAL AVE**	**03/06/2020**	$60,100	$24,040	984	//1	1963	12,197 SF	
.04Mi.	**105 DUDLEY ST**	**10/04/2024**	$70,800	$28,320	1,502	//1	1961	9,583 SF	
.04Mi.	**106 FLANDERS DR**	**03/02/2005**	$63,000	$25,200	984	//1	1960	9,148 SF	
.04Mi.	**112 NATIONAL AVE**	**05/28/1999**	$58,000	$23,200	984	//1	1960	12,197 SF	
.05Mi.	**104 NATIONAL AVE**	**09/22/2020**	$57,200	$22,880	984	//1	1961	12,197 SF	
.05Mi.	**105 FLANDERS DR**	**08/21/2024**	$113,700	$45,480	984	//1	1960	9,583 SF	
.05Mi.	**107 DUDLEY ST**	**09/01/2022**	$84,700	$33,880	984	//1	1961	9,583 SF	
.05Mi.	**114 NATIONAL AVE**	**01/07/2008**	$58,200	$23,280	984	//1	1960	12,197 SF	

Rent vs. Own

Households Occupied by Renters:	38%	Households Occupied by Owners:	52%

Demographics & Income

Median Age:	38.6 years old	Households:	13,042
Median Household Income:	$56,364	Households w/Family:	59%
Household Income Per Capita:	$28,133	Households w/Family Married:	37%
Most Common Education Level:	High School Graduate	Households w/Family Children:	30%

School District

School District Zone:	Houston County School District	Students:	30,939
Number of Schools:	38	Rating:	B+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.72Mi.	**Northside Middle School** Number of Students: 859 Student-Teacher Ratio: 13.51	B-	Public	6 - 8
2.44Mi.	**Northside Elementary School** Number of Students: 564 Student-Teacher Ratio: 12.79	B-	Public	PK - 5
1.40Mi.	**Northside High School** Number of Students: 1,949 Student-Teacher Ratio: 16.34 Advanced Placement: Yes	C-	Public	9 - 12

Flood Report

The Subject Property of **100 FLANDERS DR, WARNER ROBINS, GA 31093-1808** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
The flood information contained in this report was obtained from maps provided by the Federal Emergency Management Agency (FEMA). Whenever possible we will report if the subject property is inside or outside of a 100 year Flood Hazard Area. These areas are defined as areas that have a one percent (1%) chance in any given year of being affected by a significant flood.

The flood information contained in this report is merely a preliminary review intended to provide the buyer, seller or agent guidance and general proximity of the subject property in relation to the 100 years flood hazard area. The buyer should obtain exact specific information from the seller or agent prior to finalizing his decision regarding the purchase of a given property.

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	135%	NOTABLY HIGHER
BURGLARY	133%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	132%	NOTABLY HIGHER
FORCIBLE ROBBERY	124%	HIGHER
AGGRAVATED ASSAULT	136%	NOTABLY HIGHER
FORCIBLE RAPE	107%	SIMILAR
MURDER	121%	HIGHER
OVERALL	135%	NOTABLY HIGHER

Disaster Alerts

9/24/2024 - Hurricane Helene 1/22/2026 - Severe Winter Storm

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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ICE SiteX Report

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