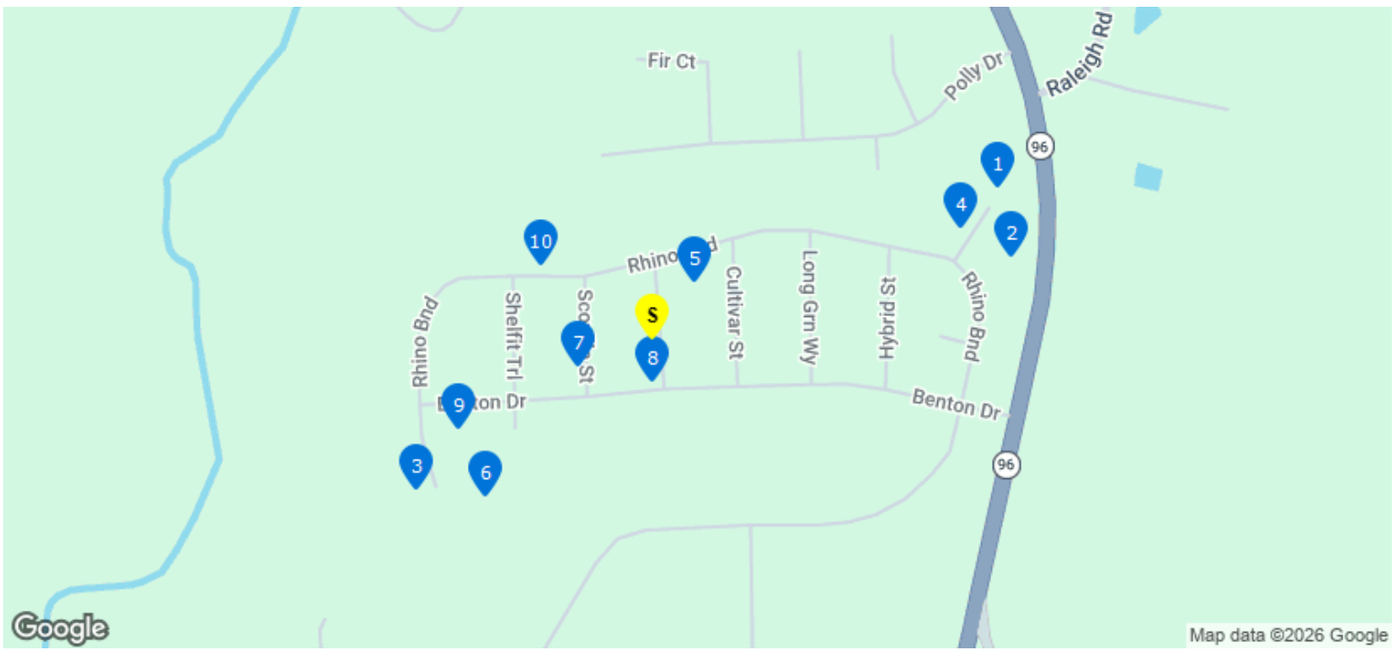
ICE SiteX Report

OrderID: 98761819

SiteX Property Information Report



Subject Property Location

105 ANAHEIM ST, OXFORD, NC 27565-6199

County:	**GRANVILLE NC**	Census Tract:	9705.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	192203423531	Thomas Bros Pg-Grid:	

Valuation

Value:	**$345,000**	FSD:	7	Common Confidence Score:	79
Value Range:	$320,850 - $369,150	ICE Confidence Score:	93		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$37,000	Market Land Value:	$37,000	Tax Year:	2025
Assd Improvement:	$238,928	Market Improvment Value:	$238,928	Total Taxable Value:	$3,320
Total Assessed Value:	$275,928	Total Assessor Market Value:	$275,928	Delinquent Year:	
				Tax Account ID:	1119613
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 91 District: 58
Abbreviated Description: LOT 91 MEADOWS AT OXFORD

Property Characteristics

Lot Size:	1.000 AC	Bedrooms:	3	Pool:	
Building Area:	1352 SF	Baths:	2	Fireplace:	
Year Built:	2023	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Siding (Alum/Vinyl)
Number of Units:		Garage Type:	Attached Garage	Heating:	Central
Number of Stories:	1	Number of Cars:	2	A/C:	Central
Style:		Basement:		Roof Cover:	Asphalt
		Foundation:	Slab	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/25/2026	Sales Price:	$9,308
Document #:	BK-PG 1988-309	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	09/25/2026	Sales Price:	$9,308
Document #:	BK-PG 1988-309	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	08/27/2026	Sales Price:	$9,305
Document #:	BK-PG 1988-309	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	07/01/2025	Sales Price:	$9,305
Document #:	BK-PG 1988-309	Type of Sale:	
Document Type:	Assignment		

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Legal Description:

Mortgage Record

Recording Date:	06/25/2024	Loan Amount:	N/A
Document #:	1988/309 BK-PG -	Loan Type:	Unknown Loan Type
Contract Date:	06/24/2024		
TD Due Date:		Type Finance:	

Legal Description:
Subdivision: MEADOWS AT OXFORD
City/Muni/Twp: CITY OF OXFORD

Prior Transfer

Recording Date:	06/25/2024	Sales Price:	$316,000
Document #:	BK-PG 1988-293	Type of Sale:	Arms-Length Transfer
Contract Date:	06/24/2024		
Document Type:	Deed		

Legal Description:
Subdivision: MEADOWS AT OXFORD
City/Muni/Twp: CITY OF OXFORD

Area Sales Analysis

Total Area Sales	$3,152,500	Median # of Bedrooms	3
Median Lot Size	1 SF	Median # of Baths	2
Median Living Area	1,516 SF	Median Year Built	2024
Price Range - 2 Yrs	$293,000 to $338,500	Age Range	2 years to 3 years
Median Value	$312,000	Median Age	2 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.07Mi.	**1117 RHINO BND** **OXFORD, NC 27565-5667**	10/05/2026	$345,000			//		43,560 SF	
	APN: 192203412556 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Planned Unit Development (PUD) (Residential) Legal: Lot: 260 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:260 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
2	.07Mi.	**1107 RHINO BND** **OXFORD, NC 27565-5667**	07/21/2026	$341,000			//		43,560 SF	
	APN: 192203414686 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Vacant Land (General) Legal: Lot: 263 Subdivision: MEADOWS AT OXFORD Phase No: 2 Abbreviated Description: Lot:263 Subdivision:MEADOWS AT OXFORD Phase No:2 City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
3	.07Mi.	**1113 RHINO BND** **OXFORD, NC 27565-5667**	06/17/2026	$354,000			//		43,560 SF	
	APN: 192203413614 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Vacant Land (General) Legal: Lot: 261 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:261 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
4	.12Mi.	**1108 RHINO BND** **OXFORD, NC 27565-5667**	08/13/2026	$360,000	$180	2003	/4/2	2025	43,560 SF	
	APN: 192203414838 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 169 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:169 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
5	.13Mi.	**1112 RHINO BND** **OXFORD, NC 27565-5667**	06/25/2026	$355,000	$209	1700	/3/2	2025	43,560 SF	
	APN: 192203412864 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 171 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:171 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
6	.13Mi.	**1104 RHINO BND** **OXFORD, NC 27565-5667**	03/31/2026	$352,000	$202	1743	/3/2	2025	43,560 SF	
	APN: 192203415879 Document #: Document Type: Special Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 167 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:167 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
7	.14Mi.	**1024 RHINO BND** **OXFORD, NC 27565-5666**	08/12/2026	$315,000	$233	1352	/3/2	2025	43,560 SF	
	APN: 192203417981 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 164 Subdivision: MEADOWS AT OXFORD Phase No: 2 Abbreviated Description: Lot:164 Subdivision:MEADOWS AT OXFORD Phase No:2 City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
8	.15Mi.	**1116 RHINO BND** **OXFORD, NC 27565-5667**	07/21/2026	$313,000			//		43,560 SF	
	APN: 192203411725 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Vacant Land (General) Legal: Lot: 173 Subdivision: MEADOWS AT OXFORD Phase No: 2 Abbreviated Description: Lot:173 Subdivision:MEADOWS AT OXFORD Phase No:2 City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
9	.15Mi.	**1022 RHINO BND** **OXFORD, NC 27565-5666**	04/22/2026	$338,000	$194	1743	/3/2	2025	43,560 SF	
	APN: 192203418951 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 163 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:163 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								

ICE SiteX Report

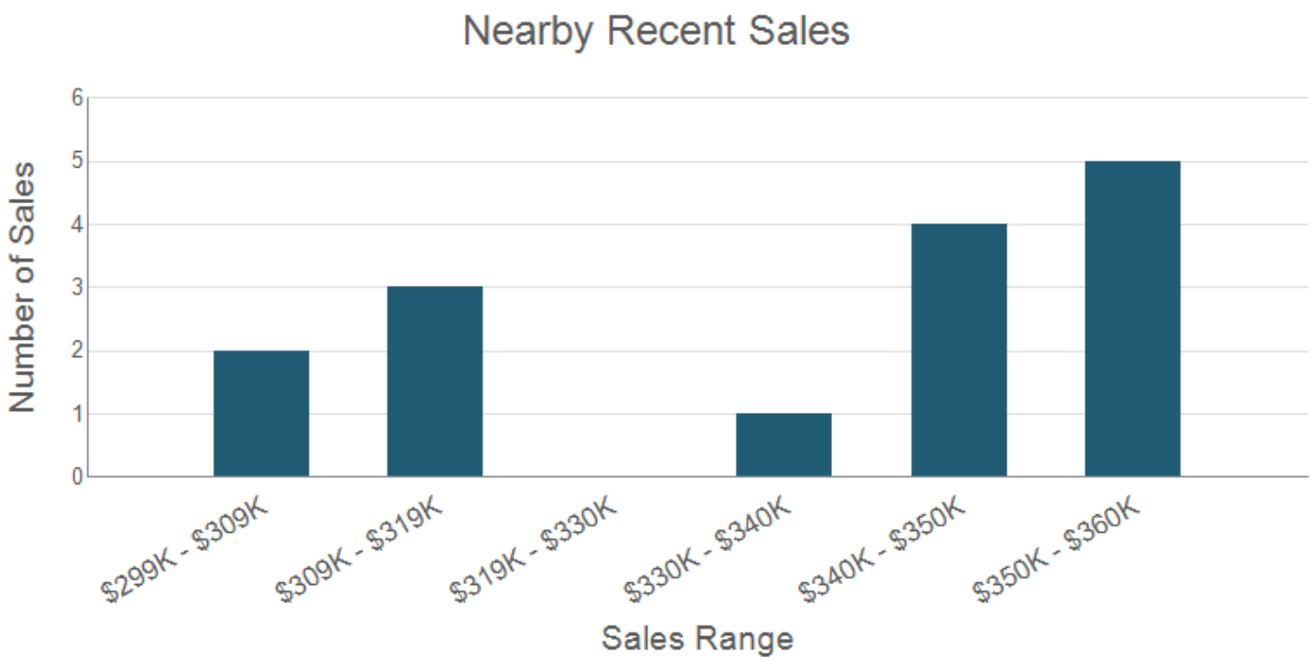
OrderID: 98761819

10	.17Mi.	**1118 RHINO BND** **OXFORD, NC 27565-5667**	07/08/2026	$348,000			//		43,560 SF
	APN: 192203411614 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Vacant Land (General) Legal: Lot: 174 Subdivision: MEADOWS AT OXFORD Phase No: 2 Abbreviated Description: Lot:174 Subdivision:MEADOWS AT OXFORD Phase No:2 City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
11	.17Mi.	**1105 RHINO BND** **OXFORD, NC 27565-5667**	06/10/2026	$300,000			//		43,560 SF
	APN: 192203415657 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Vacant Land (General) Legal: Lot: 264 Subdivision: MEADOWS AT OXFORD Phase No: 2 Abbreviated Description: Lot:264 Subdivision:MEADOWS AT OXFORD Phase No:2 City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
12	.17Mi.	**1101 RHINO BND** **OXFORD, NC 27565-5667**	04/16/2026	$350,000	$175	2003	/4/2	2025	43,560 SF
	APN: 192203417607 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 266 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:266 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
13	.18Mi.	**1120 RHINO BND** **OXFORD, NC 27565-5667**	06/23/2026	$300,000			//		43,560 SF
	APN: 192203410578 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Vacant Land (General) Legal: Lot: 175 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:175 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
14	.2Mi.	**205 POLLY DR** **OXFORD, NC 27565-6159**	09/28/2026	$240,000	$217	1108	//2	2000	SF
	APN: 192204531163 Document #: Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 14 Subdivision: ROLLINGWOOD SUBDIVISON MapRef: MB 23 PG 33 Abbreviated Description: Lot:14 Subdivision:ROLLINGWOOD SUBDIVISON Map Ref:MB 23 PG 33City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
15	.2Mi.	**1019 RHINO BND** **OXFORD, NC 27565-5666**	07/01/2026	$345,000	$203	1700	/3/2	2025	43,560 SF
	APN: 192203419699 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 293 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:293 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
16	.2Mi.	**110 HYBRID ST** **OXFORD, NC 27565-5650**	03/31/2026	$336,000	$249	1352	/3/2	2024	43,560 SF
	APN: 192204523773 Document #: Document Type: Special Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 135 Subdivision: MEADOWS AT OXFORD MapRef: MB 52 PG 101-110 Abbreviated Description: Lot:135 Subdivision:MEADOWS AT OXFORD Map Ref:MB 52 PG 101-110City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
17	.21Mi.	**1017 RHINO BND** **OXFORD, NC 27565-5666**	07/17/2026	$348,000	$200	1743	/3/2	2025	43,560 SF
	APN: 192204510750 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 294 Subdivision: MEADOWS AT OXFORD Phase No: 2 Abbreviated Description: Lot:294 Subdivision:MEADOWS AT OXFORD Phase No:2 City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
18	.21Mi.	**1010 RHINO BND** **OXFORD, NC 27565-5666**	06/17/2026	$345,000	$203	1700	/3/2	2025	43,560 SF
	APN: 192204512829 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 158 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:158 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162								
19	.22Mi.	**101 FLUE CT** **OXFORD, NC 27565-6195**	07/16/2026	$357,500	$176	2026	/3/2	2024	43,560 SF
	APN: 192204524855 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 14 Subdivision: MEADOWS AT OXFORD Abbreviated Description: Lot:14 Subdivision:MEADOWS AT OXFORD City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								
20	.22Mi.	**1015 RHINO BND** **OXFORD, NC 27565-5666**	06/19/2026	$336,000	$249	1352	/3/2	2025	43,560 SF
	APN: 192204511730 Document #: Document Type: Special Warranty Deed Price Code: Land Use: Single Family Residential Legal: Lot: 295 Subdivision: MEADOWS AT OXFORD Phase No: 2 MapRef: MB 54 PG 154-162 Abbreviated Description: Lot:295 Subdivision:MEADOWS AT OXFORD Phase No:2 Map Ref:MB 54 PG 154-162City/Muni/Twp:CITY OF OXFORD City/Muni/Twp: CITY OF OXFORD								

ICE SiteX Report

OrderID: 98761819

Comparable Sales Chart



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.

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.	**105 ANAHEIM ST**	**06/25/2024**	$275,928	$275,928	1,352	/3/2	2023	1 SF	
.01Mi.	**103 ANAHEIM ST**	**10/14/2024**	$306,196	$306,196	1,680	/3/2	2023	1 SF	
.01Mi.	**107 ANAHEIM ST**	**07/08/2024**	$247,582	$247,582	1,192	/3/2	2023	1 SF	
.02Mi.	**104 SCOVILLE ST**	**06/02/2025**	$306,196	$306,196	1,680	/3/2	2023	1 SF	
.02Mi.	**106 SCOVILLE ST**	**07/08/2024**	$319,626	$319,626	1,801	/4/2	2023	1 SF	
.03Mi.	**102 SCOVILLE ST**	**07/05/2024**	$247,582	$247,582	1,192	/3/2	2023	1 SF	
.03Mi.	**101 ANAHEIM ST**	**11/26/2024**	$321,743	$321,743	1,801	/4/2	2023	1 SF	
.03Mi.	**109 ANAHEIM ST**	**08/01/2024**	$347,983	$347,983	2,026	/3/2	2023	1 SF	
.03Mi.	**106 ANAHEIM ST**	**05/07/2024**	$347,983	$347,983	2,026	/3/2	2023	1 SF	
.03Mi.	**104 ANAHEIM ST**	**10/24/2025**	$323,626	$323,626	1,801	/4/2	2023	1 SF	
.03Mi.	**108 SCOVILLE ST**	**03/17/2025**	$306,196	$306,196	1,680	/3/2	2024	1 SF	
.04Mi.	**100 SCOVILLE ST**	**08/01/2024**	$347,983	$347,983	2,026	/3/2	2023	1 SF	
.04Mi.	**108 ANAHEIM ST**	**05/07/2024**	$279,928	$279,928	1,352	/3/2	2023	1 SF	
.04Mi.	**100 ANAHEIM ST**	**10/16/2024**	$247,582	$247,582	1,192	/3/2	2023	1 SF	
.05Mi.	**110 ANAHEIM ST**	**01/14/2025**	$306,196	$306,196	1,680	/3/2	2023	1 SF	
.05Mi.	**105 CULTIVAR ST**	**05/17/2024**	$306,196	$306,196	1,680	/3/2	2023	1 SF	

Rent vs. Own

Households Occupied by Renters:	NA	Households Occupied by Owners:	NA

Demographics & Income

Median Age:	NA years old	Households:	NA
Median Household Income:	NA	Households w/Family:	NA
Household Income Per Capita:	NA	Households w/Family Married:	NA
Most Common Education Level:	NA	Households w/Family Children:	NA

School District

School District Zone:	NA	Students:	NA
Number of Schools:	NA	Rating:	NA

Assigned Schools

Proxim.	Name	Rating	Type	Grade

No School Information Available For This Property

ICE SiteX Report

OrderID: 98761819

Flood Report

The Subject Property of **105 ANAHEIM ST, OXFORD, NC 27565-6199** 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	NA	NA
BURGLARY	NA	NA
MOTOR VEHICLE THEFT	NA	NA
FORCIBLE ROBBERY	NA	NA
AGGRAVATED ASSAULT	NA	NA
FORCIBLE RAPE	NA	NA
MURDER	NA	NA
OVERALL	NA	NA

Disaster Alerts

1/21/2026 - Severe Winter Storm

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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Data deemed reliable, but not guaranteed.
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