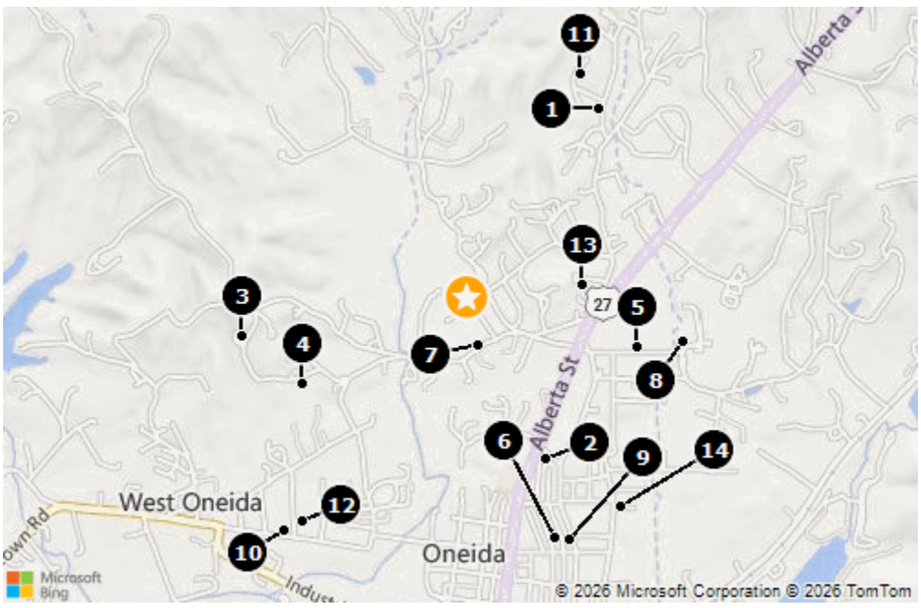
ICE SiteX Report

OrderID: 98359260

SiteX Property Information Report



Subject Property Location

110 VAUGHN DR, ONEIDA, TN 37841-3284

County:	**SCOTT TN**	Census Tract:	471519751.011022
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	052A A 01000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$252,000**	FSD:	28	Common Confidence Score:	24
Value Range:	$181,440 - $322,560	ICE Confidence Score:	72		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2023	Tax Rate Code Area:	76B03
Assd Land Value:	$3,500	Market Land Value:	$14,000	Tax Year:	2025
Assd Improvement:	$43,225	Market Improvment Value:	$172,900	Total Taxable Value:	$1,459
Total Assessed Value:	$46,725	Total Assessor Market Value:	$186,900	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

District: 04 Map Ref: 052A
Abbreviated Description: DISTRICT: 04, COUNTY AREA: B01

Property Characteristics

Lot Size:	39,200 SF	Bedrooms:		Pool:	
Building Area:	1976 SF	Baths:	2	Fireplace:	1
Year Built:	1957	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Rock, Stone
Number of Units:		Garage Type:	Carport	Heating:	Yes
Number of Stories:	1+B	Number of Cars:	2	A/C:	Yes
Style:		Basement:	Finished	Roof Cover:	Comp Shingle
		Foundation:	Footing	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/04/2026	Sales Price:	$247,000
Document #:	4430 BK-PG 85-606	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	01/13/2025	Sales Price:	N/A
Document #:	25000067 BK-PG 85-600	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	01/01/2025		
Document Type:			
Legal Description:			

Abbreviated Description: HOUSEHOLD UNITS

Prior Transfer

Recording Date:	10/10/2024	Sales Price:	$200,000
Document #:	24002299 BK-PG 67-781	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	09/25/2024	Sales Price:	N/A
Document #:	BK-PG RB85 -600	Type of Sale:	Per Assessor Transaction History
Document Type:			

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Legal Description:
District: 04 Map Ref: 052A
Abbreviated Description: DISTRICT: 04, COUNTY AREA: B01

Prior Transfer

Recording Date:	09/11/2023	Sales Price:	$149,737
Document #:	23002339 BK-PG 44-941	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	08/30/2023	Sales Price:	$255,000
Document #:	23002246 BK-PG 67-778	Type of Sale:	Full Amount on Deed
Contract Date:	08/25/2023		
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	08/28/2023	Sales Price:	$255,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	06/08/2023	Sales Price:	N/A
Document #:	23001466 BK-PG 64-195	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	06/05/2023		
Document Type:			
Legal Description:			

Abbreviated Description: HOUSEHOLD UNITS

Prior Transfer

Recording Date:	02/07/2022	Sales Price:	$152,500
Document #:	22000288 BK-PG 44-939	Type of Sale:	Full Amount on Deed
Contract Date:	12/28/2021		
Document Type:			
Legal Description:			

Abbreviated Description: HOUSEHOLD UNITS

Area Sales Analysis

Total Area Sales	$2,444,900	Median # of Bedrooms	
Median Lot Size	21,216 SF	Median # of Baths	1
Median Living Area	1,259 SF	Median Year Built	1974
Price Range - 2 Yrs	$35,000 to $450,000	Age Range	25 years to 111 years
Median Value	$168,000	Median Age	52 years

Comparable Sales Data

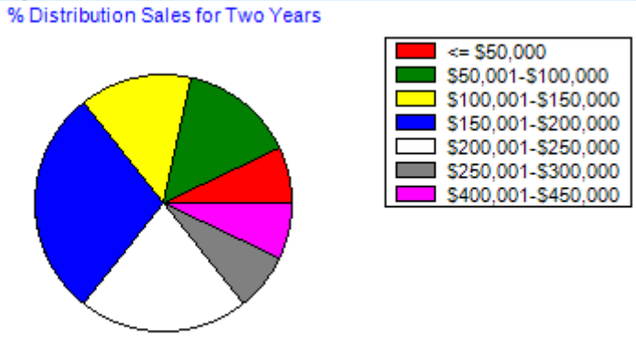
No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.6Mi.	**179 TROXEL DR** **ONEIDA, TN 37841-3535**	08/25/2026	$191,000	$191	1000	//1	1975	9,800 SF	
		APN: 041P A 00200 Document #: 4310 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 34 Subdivision: FAR VUE HILLS Abbreviated Description: Lot:34 Subdivision:FAR VUE HILLS Abbreviated Description:EACH OWNER 1/2 INT; HOUSEHOLD UNITS								
2	.47Mi.	**222 N CROSS ST** **ONEIDA, TN 37841-2405**	08/03/2026	$155,200	$119	1302	//1	1948	4,792 SF	
		APN: 052H D 00501 Document #: 4067 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:HOUSEHOLD UNITS								
3	.59Mi.	**395 ASHLEY LN** **ONEIDA, TN 37841-6060**	07/08/2026	$205,700	$91	2244	//2	1996	43,560 SF	
		APN: 051 18701 Document #: 3691 Document Type: Price Code: D Land Use: Single Family Residential Legal:								
4	.48Mi.	**163 ASHLEY LN** **ONEIDA, TN 37841-6060**	06/26/2026	$450,000	$282	1592	//2	1998	42,689 SF	
		APN: 051 19300 Document #: 3554 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 29 Abbreviated Description: Lot:29 Abbreviated Description:SINGLE FAMILY								
5	.46Mi.	**205 CHESTER ST** **ONEIDA, TN 37841-3315**	06/18/2026	$267,000	$191	1396	//2	1982	39,204 SF	
		APN: 052B A 02302 Document #: 3484 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:SINGLE FAMILY								
6	.67Mi.	**104 N CROSS ST** **ONEIDA, TN 37841-2403**	03/23/2026	$80,000	$74	1072	//1	1915	9,375 SF	
		APN: 052I C 01600 Document #: 2525 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 0031 Block: 9 Subdivision: C CROSS Abbreviated Description: Lot:0031 Block:9 Subdivision:C CROSS Abbreviated Description:HOUSEHOLD UNITS								
7	.12Mi.	**158 GRAVE HILL RD** **ONEIDA, TN 37841-3400**	03/10/2026	$60,000	$70	850	//1	1935	21,267 SF	
		APN: 052A A 00500 Document #: 2363								

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	Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:REM: WILLIAM HAROLD DUNCAN & JANE DUNCAN LLOYD; HOUSEHOLD UNITS								
8	.57Mi.	**332 SLAVEN LN** **ONEIDA, TN 37841-3316**	02/03/2026	$176,000	$203	864	//1	1980	21,165 SF
	APN: 052B A 02400 Document #: 1958 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:HOUSEHOLD UNITS								
9	.69Mi.	**117 N MAIN ST** **ONEIDA, TN 37841-2706**	01/09/2026	$125,000	$173	720	//1	1940	16,900 SF
	APN: 052I C 01900 Document #: 1754 Document Type: Price Code: D Land Use: Single Family Residential Legal: Block: 9 Subdivision: C CROSS Abbreviated Description: Block:9 Subdivision:C CROSS Abbreviated Description:HOUSEHOLD UNITS								
10	.77Mi.	**724 W 3RD AVE** **ONEIDA, TN 37841-2078**	12/23/2025	$125,000	$75	1656	//2	2001	19,166 SF
	APN: 051L B 00901 Document #: 1576 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:HOUSEHOLD UNITS								
11	.65Mi.	**630 S PROCTOR BLVD** **ONEIDA, TN 37841-3544**	12/16/2025	$202,000	$166	1216	//1	1979	26,746 SF
	APN: 041P C 00900 Document #: 1501 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 33 Block: 2 Subdivision: FAR VUE HILLS Abbreviated Description: Lot:33 Block:2 Subdivision:FAR VUE HILLS Abbreviated Description:HOUSEHOLD UNITS								
12	.72Mi.	**138 LLOYD ST** **ONEIDA, TN 37841-6036**	12/05/2025	$213,000	$144	1473	//2	1919	24,394 SF
	APN: 051L C 00100 Document #: 1377 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 1&2 Block: A Subdivision: ANDERSON-TOOMEY Abbreviated Description: Lot:1&2 Subdivision:ANDERSON-TOOMEY Abbreviated Description:HSE PRORATED 3-20-2025; HOUSEHOLD UNITS								
13	.3Mi.	**167 HOLLY HILL DR** **ONEIDA, TN 37841-3202**	11/24/2025	$160,000	$94	1690	//2	1948	20,020 SF
	APN: 052A F 01201 Document #: 1274 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:HOUSEHOLD UNITS								
14	.67Mi.	**220 N BANK ST** **ONEIDA, TN 37841-2518**	10/10/2025	$35,000	$33	1060	//1	1973	27,900 SF
	APN: 052G D 02200 Document #: 788 Document Type: Price Code: D Land Use: Single Family Residential Legal: Abbreviated Description: Abbreviated Description:HOUSEHOLD UNITS								

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.

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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.	**110 VAUGHN DR**	**09/25/2024**	$186,900	$46,725	1,976	//2	1957	39,200 SF	
.03Mi.	**301 LITTON RD**	**03/01/2022**	$107,000	$26,750	1,479	//1	1945	21,600 SF	
.03Mi.	**120 VAUGHN DR**	**10/28/2010**	$165,000	$41,250	1,620	//1.5	1958	34,600 SF	
.04Mi.	**451 LITTON RD**	**10/22/2001**	$129,900	$32,475	1,323	//1	1960	33,106 SF	
.04Mi.	**435 LITTON RD**	**06/11/2012**	$106,900	$26,725	1,198	//1	1924	10,176 SF	
.06Mi.	**150 GRAVE HILL RD**	**10/28/2010**	$130,500	$32,625	1,346	//1	1900	4 SF	
.07Mi.	**406 LITTON RD**	**04/18/1986**	$110,100	$27,525	1,830	//2	1938	16,815 SF	
.08Mi.	**436 LITTON RD**	**07/10/2019**	$256,500	$64,125	2,563	//1.5	1955		
.08Mi.	**130 VAUGHN DR**	**01/23/1990**	$180,700	$45,175	1,488	//2	1991	20,909 SF	
.1Mi.	**282 SHOEMAKER AVE**	**10/07/2019**	$135,900	$33,975	1,584	//1	1960	22,500 SF	
.1Mi.	**476 LITTON RD**	**06/01/2024**	$74,800	$18,700	1,003	//1	1930	22,624 SF	
.11Mi.	**321 LITTON RD**	**11/09/1983**	$286,500	$71,625	2,694	//1.5	1962		Yes
.11Mi.	**105 NATALIE DR**	**08/15/2023**	$114,300	$28,575	1,068	//1	1932	17,424 SF	
.12Mi.	**158 GRAVE HILL RD**	**10/28/2010**	$63,400	$15,850	850	//1	1935	21,267 SF	
.13Mi.	**202 GRAVE HILL RD**	**10/28/2010**	$94,800	$23,700	910	//1	1926	26,572 SF	
.13Mi.	**291 LITTON RD**	**01/16/2014**	$114,100	$28,525	962	//1	1982	10,019 SF	

Rent vs. Own

Households Occupied by Renters:	32%	Households Occupied by Owners:	57%

Demographics & Income

Median Age:	40.0 years old	Households:	3,379
Median Household Income:	$40,308	Households w/Family:	65%
Household Income Per Capita:	$22,330	Households w/Family Married:	44%
Most Common Education Level:	High School Graduate	Households w/Family Children:	34%

School District

School District Zone:	Oneida Special School District	Students:	1,401
Number of Schools:	3	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.49Mi.	**Oneida Middle School** Number of Students: 282 Student-Teacher Ratio: NA	C+	Public	6 - 8
0.74Mi.	**Oneida Elementary School** Number of Students: 756 Student-Teacher Ratio: NA	B-	Public	PK - 5
0.51Mi.	**Oneida High School** Number of Students: 363 Student-Teacher Ratio: NA	B+	Public	9 - 12

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	147%	NOTABLY HIGHER
BURGLARY	131%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	152%	NOTABLY HIGHER
FORCIBLE ROBBERY	130%	NOTABLY HIGHER
AGGRAVATED ASSAULT	142%	NOTABLY HIGHER
FORCIBLE RAPE	137%	NOTABLY HIGHER
MURDER	132%	NOTABLY HIGHER
OVERALL	130%	NOTABLY HIGHER

Disaster Alerts

4/2/2025 - Severe Tornados, Flooding 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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