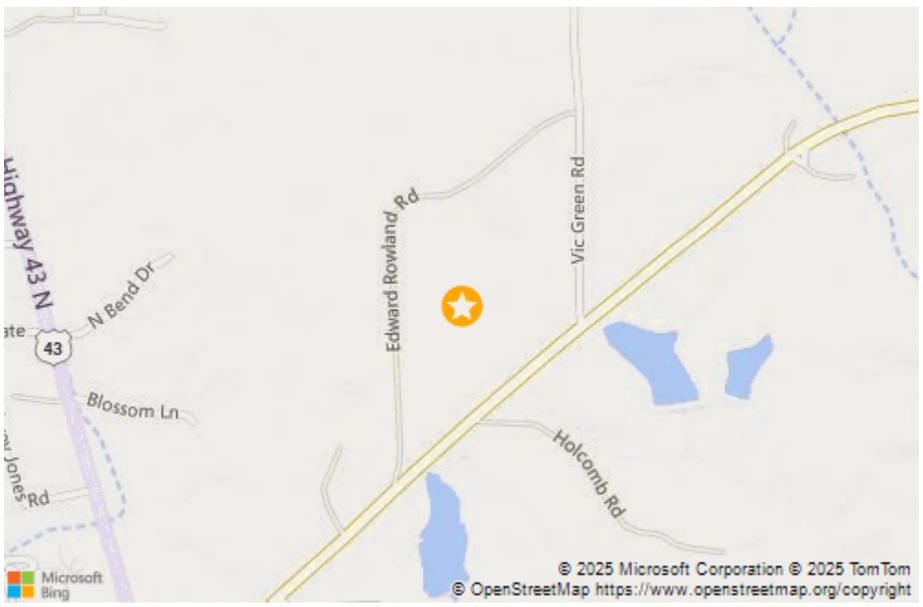
ICE SiteX Report

OrderID: 95327894

SiteX Property Information Report



Subject Property Location

12649 NORTHSIDE RD, NORTHPORT, AL 35475-1959

County:	**TUSCALOOSA AL**	Census Tract:	011250101.041077
Property Use:	Rural/Agricultural Residence	Zoning:	
Parcel Number:	07-04-19-0-001-009.004	Thomas Bros Pg-Grid:	

Valuation

Value:	**$440,000**	FSD:	35
Value Range:	$286,000 - $594,000	Confidence Score:	65

County Tax & Assessment

Assessment Year:	2024	Market Value Year:	2024	Tax Rate Code Area:	1
Assd Land Value:	$6,780	Market Land Value:	$33,900	Tax Year:	2024
Assd Improvement:	$63,780	Market Improvment Value:	$318,900	Total Taxable Value:	$2,224
Total Assessed Value:	$70,560	Total Assessor Market Value:	$352,800	Delinquent Year:	
				Tax Account ID:	98648
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 3 District: 1 Subdivision: ROWLAND PL 2 Map Ref: BK 2020 PG 111 Sec/Twnship/Range: SEC 19 TWN 18S RNG 10W

Abbreviated Description:	LOT 3 ROWLAND PLACE S/D NO 2
City/Muni/Twp:	COUNTY NORTH

Property Characteristics

Lot Size:	4.090 AC	Bedrooms:		Pool:	
Building Area:	2280 SF	Baths:	1	Fireplace:	
Year Built:	2021	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	3
Number of Units:		Garage Type:	Carport	Heating:	Forced Air
Number of Stories:		Number of Cars:		A/C:	Yes
Style:		Basement:		Roof Cover:	Metal
		Foundation:	Slab	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	07/16/2025	Sales Price:	$391,773
Document #:	1940721 BK-PG 2022-32792	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	01/30/2025	Sales Price:	$391,773
Document #:	1916272 BK-PG 2022-32792	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	11/27/2024	Sales Price:	$391,773
Document #:	1909584 BK-PG 2022-32792	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	07/17/2024	Loan Amount:	N/A
Document #:	1890934 BK-PG 0000002024-0000043275	Loan Type:	FHA
TD Due Date:	01/01/2064	Type Finance:	
Legal Description:			

ICE SiteX Report

OrderID: 95327894

Prior Transfer

Recording Date:	04/12/2022	Sales Price:	$399,000
Document #:	BK-PG 2022 -8653	Type of Sale:	Full Amount on Deed
Contract Date:	04/11/2022		
Document Type:	Warranty Deed		

Legal Description:

Prior Transfer

Recording Date:	04/11/2022	Sales Price:	$399,000
Document #:	BK-PG 2022 -8653	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Lot: 3 District: 1 Subdivision: ROWLAND PL 2 Map Ref: BK 2020 PG 111 Sec/Twnship/Range: SEC 19 TWN 18S RNG 10W
Abbreviated Description: LOT 3 ROWLAND PLACE S/D NO 2
City/Muni/Twp: COUNTY NORTH

Prior Transfer

Recording Date:	06/05/2020	Sales Price:	$210,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

No Comparable Sales Found

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.	**12649 NORTHSIDE RD**	**04/11/2022**	$352,800	$70,560	2,280	//1	2021	4 SF	
.04Mi.	**12661 NORTHSIDE RD**	**04/22/2022**	$399,200	$79,840	2,280	5/3/1	2021	4 SF	
.04Mi.	**12637 NORTHSIDE RD**	**05/30/2024**	$285,700	$57,140	2,040	5/3/1	2022	5 SF	
.06Mi.	**12625 NORTHSIDE RD**	**08/26/2021**	$310,400	$62,080	2,280	5/3/2	2021	3 SF	
.07Mi.	**12673 NORTHSIDE RD**	**04/04/2023**	$311,200	$62,240	2,218	6/4/	2022	3 SF	
.09Mi.	**12613 NORTHSIDE RD**	**01/20/2023**	$253,800	$50,760	1,802	5/3/	2022	3 SF	
.12Mi.	**12701 NORTHSIDE RD**	**08/16/2019**	$129,300	$25,860	1,445	5/3/1	1970	6 SF	
.13Mi.	**12601 NORTHSIDE RD**	**03/31/2023**	$202,600	$40,520	1,239	6/4/	2022	3 SF	
.14Mi.	**12607 EDWARD ROWLAND RD**	**09/11/2019**	$411,000	$82,200	2,922	5/3/1	2020	8 SF	
.28Mi.	**12585 EDWARD ROWLAND RD**	**08/13/2018**	$570,300	$114,060	3,089	6/4/2	2019	16 SF	
.28Mi.	**12783 NORTHSIDE RD**	**12/14/1992**	$205,400	$41,080	1,791	5/3/1	1993	6 SF	
.28Mi.	**12641 EDWARD ROWLAND RD**	**04/04/2008**	$108,700	$21,740	600	3/2/1	2001	19 SF	
.3Mi.	**19480 VIC GREEN RD**	**09/02/2020**	$129,500	$25,900	1,363	6//1	1970	5 SF	
.3Mi.	**12738 NORTHSIDE RD**	**06/25/1999**	$447,700	$89,540	3,286	7/4/1	1999	37 SF	
.36Mi.	**19512 VIC GREEN RD**	**12/31/2020**	$329,000	$65,800	2,024	7/3/	2000	5 SF	
.38Mi.	**19525 VIC GREEN RD**	**06/28/2016**	$46,200	$9,240	1,093	5//1	1938	2 SF	

Rent vs. Own

Households Occupied by Renters:	8%	Households Occupied by Owners:	83%

Demographics & Income

Median Age:	40.3 years old	Households:	5,947
Median Household Income:	$95,600	Households w/Family:	85%
Household Income Per Capita:	$42,738	Households w/Family Married:	75%
Most Common Education Level:	High School Graduate	Households w/Family Children:	42%

School District

School District Zone:	Tuscaloosa County School District	Students:	18,766
Number of Schools:	35	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
32.00Mi.	**Lake View Elementary School** Number of Students: 700 Student-Teacher Ratio: 16.67	C	Public	PK - 5
16.62Mi.	**Crestmont Elementary School** Number of Students: 341 Student-Teacher Ratio: 15.02	C	Public	PK - 5
1.05Mi.	**Walker Elementary School** Number of Students: 704 Student-Teacher Ratio: 16.6	B-	Public	KG - 5
0.83Mi.	**Northside High School**	C	Public	9 - 12

ICE SiteX Report

OrderID: 95327894

Number of Students: 446 Student-Teacher Ratio: 16.77 Advanced Placement: Yes				
11.25Mi. **Northport Elementary School** Number of Students: 567 Student-Teacher Ratio: 15.75		A-	Public	PK - 2
15.84Mi. **Flatwoods Elementary School** Number of Students: 449 Student-Teacher Ratio: 17.27		B	Public	PK - 5
0.79Mi. **Northside Middle School** Number of Students: 394 Student-Teacher Ratio: 19.22		C	Public	6 - 8

Flood Report

The Subject Property of **12649 NORTHSIDE RD, NORTHPORT, AL 35475-1959** 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	16%	SIGNIFICANTLY LOWER
BURGLARY	125%	HIGHER
MOTOR VEHICLE THEFT	22%	SIGNIFICANTLY LOWER
FORCIBLE ROBBERY	69%	NOTABLY LOWER
AGGRAVATED ASSAULT	42%	SIGNIFICANTLY LOWER
FORCIBLE RAPE	59%	NOTABLY LOWER
MURDER	35%	SIGNIFICANTLY LOWER
OVERALL	40%	SIGNIFICANTLY LOWER

Disaster Alerts

9/22/2024 - Hurricane Helene

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
Copyright © 2025 Onboard Informatics. Information is deemed reliable but not guaranteed.

Disclaimer: THIS REPORT IS INTENDED FOR USE BY YOU AS AN END USER SOLELY FOR YOUR INTERNAL BUSINESS PURPOSES. YOU SHALL NOT RESELL, RELICENSE, REDISTRIBUTE OR DISPLAY THIS REPORT, IN WHOLE OR IN PART, EXCEPT AS REQUIRED TO COMPLY WITH APPLICABLE LAW OR REGULATION. THIS REPORT IS PROVIDED AS-IS WITHOUT WARRANTY OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATION, ANY WARRANTIES OF MERCHANTABILITY, NON-INFRINGEMENT, OR FITNESS FOR A PARTICULAR PURPOSE. INTERCONTINENTAL EXCHANGE, INC. (ICE) SHALL HAVE NO LIABILITY IN CONTRACT, TORT, OR OTHERWISE ARISING OUT OF OR IN CONNECTION WITH THIS REPORT. ICE DOES NOT REPRESENT OR WARRANT THAT THE REPORT IS COMPLETE, CURRENT OR FREE FROM ERROR. THIS REPORT WAS GENERATED BY THE APPLICATION OF VARIOUS MATHEMATICAL FORMULAS TO PUBLICLY AVAILABLE AND PROPRIETARY INFORMATION AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY ICE THROUGH ANY FORM OF INSPECTION OR REVIEW. THIS REPORT DOES NOT CONSTITUTE AN APPRAISAL OF ANY KIND AND SHOULD NOT BE USED IN LIEU OF AN INSPECTION OF A SUBJECT PROPERTY BY A LICENSED OR CERTIFIED APPRAISER WHERE ONE IS REQUIRED BY APPLICABLE LAW OR REGULATION. THIS REPORT CONTAINS NO REPRESENTATIONS, OPINIONS OR WARRANTIES REGARDING THE SUBJECT PROPERTY'S ACTUAL MARKETABILITY, CONDITION (STRUCTURAL OR OTHERWISE), ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS, AND ANY REFERENCE TO ENVIRONMENTAL, HAZARD OR FLOOD ZONE STATUS IS FOR INFORMATIONAL PURPOSES ONLY AND SHALL BE INDEPENDENTLY VERIFIED BY THE END USER. THE INFORMATION CONTAINED HEREIN SHALL NOT BE UTILIZED: (A) TO REVIEW OR ESTABLISH A CONSUMER'S CREDIT AND/OR INSURANCE ELIGIBILITY OR FOR ANY OTHER PURPOSE THAT WOULD CAUSE THE REPORT TO CONSTITUTE A "CONSUMER REPORT" UNDER THE FAIR CREDIT REPORTING ACT, 15 U.S.C. § 1681 ET SEQ.; OR (B) IN CONNECTION WITH CERTIFICATION OR AUTHENTICATION OF REAL ESTATE OWNERSHIP AND/OR REAL ESTATE TRANSACTIONS. ADDITIONAL TERMS AND CONDITIONS SHALL APPLY PURSUANT TO THE APPLICABLE AGREEMENT.

Data deemed reliable, but not guaranteed.
Copyright © 2025 Intercontinental Exchange, Inc. All Rights Reserved.