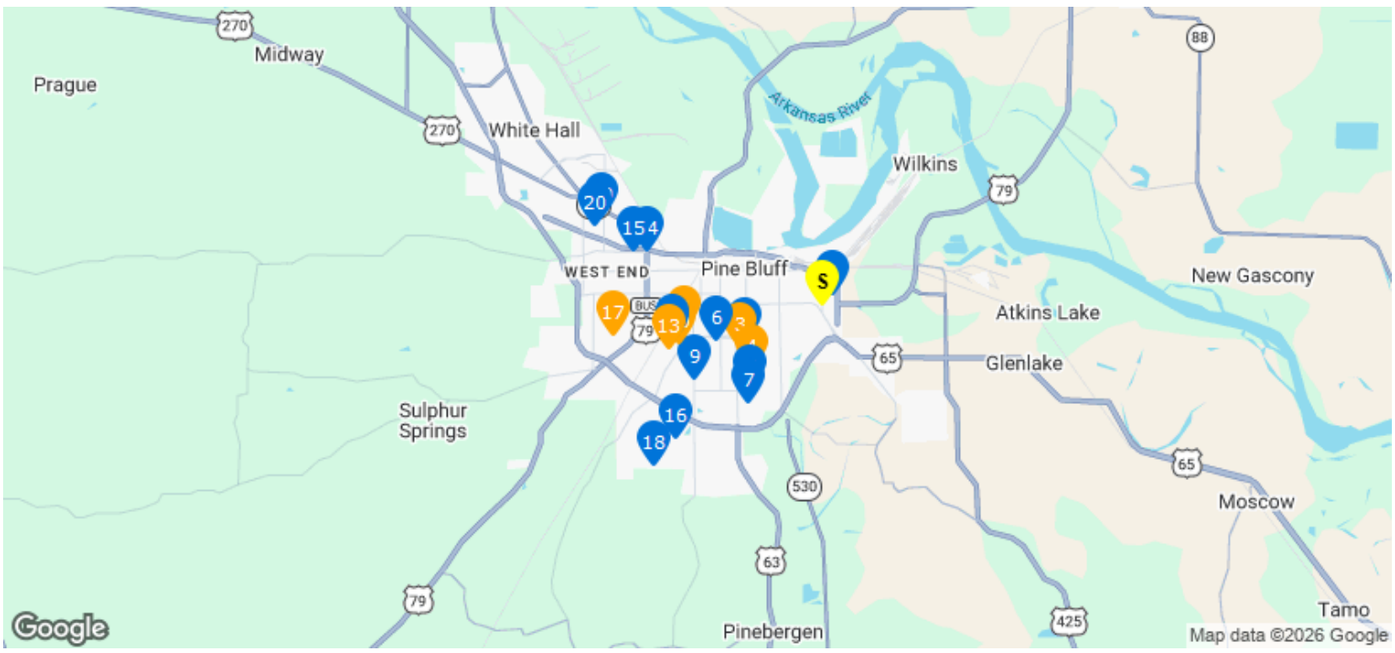
ICE SiteX Report

OrderID: 98761771

SiteX Property Information Report



Subject Property Location

1304 BAILEY DR, PINE BLUFF, AR 71601-5431

County:	**JEFFERSON AR**	Census Tract:	0009.00
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	930-06307-000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$93,000**	FSD:	33	Common Confidence Score:	21
Value Range:	$62,310 - $123,690	ICE Confidence Score:	67		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2023	Tax Rate Code Area:	031
Assd Land Value:	$700	Market Land Value:	$3,500	Tax Year:	2026
Assd Improvement:	$13,060	Market Improvment Value:	$65,300	Total Taxable Value:	$926
Total Assessed Value:	$13,760	Total Assessor Market Value:	$68,800	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 1 Block: 9 Subdivision: BELMONT ADD SEC 3 Sec/Twnship/Range: SEC 11 TWN 06 RNG 09
Abbreviated Description: BLK 9, LOT 1

Property Characteristics

Lot Size:	6,780 SF	Bedrooms:		Pool:	
Building Area:	1276 SF	Baths:	1	Fireplace:	1
Year Built:	1964	Partial Baths:		Type Const:	Masonry
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:		Garage Type:		Heating:	Central
Number of Stories:	1	Number of Cars:		A/C:	Central
Style:		Basement:		Roof Cover:	Composition Shingle
		Foundation:	Slab	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	12/28/2018	Sales Price:	$57,000
Document #:	1013-000586 BK-PG 1013-586	Type of Sale:	Per Assessor
Document Type:	Deed		

Legal Description:
Block: 9 Subdivision: BELMONT ADD SEC 3 Sec/Twnship/Range: SEC 11 TWN 06 RNG 09
Abbreviated Description: BLK 9, LOT 1

Prior Transfer

Recording Date:	05/26/2017	Sales Price:	N/A
Document #:	BK-PG -	Type of Sale:	Per Assessor
Document Type:	Deed		

Legal Description:
Block: 9 Subdivision: BELMONT ADD SEC 3 Sec/Twnship/Range: SEC 11 TWN 06 RNG 09
Abbreviated Description: BLK 9, LOT 1

Mortgage Record

Recording Date:	02/06/2015	Loan Amount:	N/A
Document #:	BK-PG 1379-85	Loan Type:	Unknown Loan Type
Contract Date:	02/03/2015		
TD Due Date:		Type Finance:	

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Legal Description:
Block: 9 Subdivision: BELMONT #3 Map Ref: 0
City/Muni/Twp: PINE BLUFF

Mortgage Record

Recording Date:	02/06/2015	Loan Amount:	N/A
Document #:	BK-PG 1379-116	Loan Type:	Unknown Loan Type
Contract Date:	02/03/2015		
TD Due Date:		Type Finance:	

Legal Description:
Map Ref: 0

Mortgage Record

Recording Date:	11/13/2013	Loan Amount:	N/A
Document #:	BK-PG 1348-304	Loan Type:	
TD Due Date:		Type Finance:	

Legal Description:
Map Ref: 0

Mortgage Record

Recording Date:	11/13/2013	Loan Amount:	N/A
Document #:	BK-PG 1348-296	Loan Type:	
TD Due Date:		Type Finance:	

Legal Description:
Map Ref: 0

Prior Transfer

Recording Date:	07/26/2013	Sales Price:	$3,582
Document #:	BK-PG 929-78	Type of Sale:	Non Arms-Length Transfer
Contract Date:	07/19/2013		
Document Type:	Deed		

Legal Description:
Block: 9 Subdivision: BELMONT

Prior Transfer

Recording Date:	06/08/2007	Sales Price:	N/A
Document #:	BK-PG 838-337	Type of Sale:	Non Residential Transfer
Contract Date:	06/08/2007		
Document Type:	Deed		

Legal Description:
Block: 9 Subdivision: BELMONT

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	
Median Lot Size	SF	Median # of Baths	
Median Living Area	SF	Median Year Built	
Price Range - 2 Yrs		Age Range	
Median Value		Median Age	

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.35Mi.	**2705 E 10TH AVE** **PINE BLUFF, AR 71601-5503**	10/16/2017	$25,000	$14	1778	//1	1966	7,800 SF	
		APN: 930-06829-000 Document #: Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 10 Block: 22 Subdivision: BELMONT ADDITION Abbreviated Description: Lot:10 Block:22 Subdivision:BELMONT ADDITION								
2	1.99Mi.	**721 W 25TH AVE** **PINE BLUFF, AR 71601-6409**	10/12/2017	$12,000	$7	1710	//2	1923	SF	
		APN: 930-02655-000 Document #: Document Type: Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 6 Block: 3 Subdivision: AUSTIN AND TAYLORS ADDITION Sec/Twnship/Range: SE4NE4 S16T06SR09W 5TH Abbreviated Description: Lot:6 Block:3 Subdivision:AUSTIN AND TAYLORS ADDITION Sec/Twnship/Range:SE4NE4 S16T06SR09W 5TH								
3	2.14Mi.	**905 W 27TH AVE** **PINE BLUFF, AR 71601-6429**	10/11/2017	$1,001	$1	1346	//1	1939	9,240 SF	
		APN: 930-03094-000 Document #: Document Type: Special Warranty Deed Price Code: A Land Use: Single Family Residential Legal: Lot: 7 Block: 31 Subdivision: AUSTIN AND TAYLORS ADDITION Sec/Twnship/Range: SW4NE4 S16T06SR09W 5TH Abbreviated Description: Lot:7 Block:31 Subdivision:AUSTIN AND TAYLORS ADDITION Sec/Twnship/Range:SW4NE4 S16T06SR09W 5TH								
4	2.2Mi.	**500 W 33RD AVE** **PINE BLUFF, AR 71603-6017**	10/12/2017	$33,000	$18	1881	//2	1965	11,610 SF	
		APN: 930-52106-000 Document #: Document Type: Special Warranty Deed Price Code: A Land Use: Single Family Residential (Assumed) Legal: Lot: 1 Block: 2 Subdivision: REEDS ADDITION Sec/Twnship/Range: E2SE4SE4E2 S16T06SR09W 5TH Abbreviated Description: Lot:1 Block:2 Subdivision:REEDS ADDITION Sec/Twnship/Range:E2SE4SE4E2 S16T06SR09W 5TH								
5	2.6Mi.	**604 GREENBRIAR DR** **PINE BLUFF, AR 71603-7144**	10/10/2017	$65,000	$41	1584	//2	1975	SF	
		APN: 930-24601-001 Document #: Document Type: Warranty Deed Price Code: A Land Use: Condominium Unit (Residential) Legal: Lot: 5 Subdivision: GREENBRIAR ADDITION Legal Unit: AA Sec/Twnship/Range: SE4NE4 S21T06SR09W 5TH Abbreviated Description: Lot:5 Subdivision:GREENBRIAR ADDITION Legal Unit:AA Sec/Twnship/Range:SE4NE4 S21T06SR09W 5TH								
6	2.61Mi.	**1904 W 24TH AVE** **PINE BLUFF, AR 71603-5104**	10/18/2017	$17,000	$19	907	//1	1947	9,240 SF	
		APN: 930-03222-000 Document #: Document Type: Warranty Deed Price Code: A								

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Land Use: Single Family Residential
Legal: Lot: 3 Block: 54 Subdivision: AUSTIN AND TAYLORS ADDITION Sec/Twnship/Range: S16T06SR09W 5TH Abbreviated
Description: Lot:3 Block:54 Subdivision:AUSTIN AND TAYLORS ADDITION Sec/Twnship/Range:S16T06SR09W 5TH

7	2.83Mi.	**11 ELMWOOD CIR** **PINE BLUFF, AR 71603-7139**	10/17/2017	$197,500	$39	5007	//3	1981	SF

APN: 930-17753-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 11 Subdivision: ELM WOODS SUBDIVISION Sec/Twnship/Range: NE4SE4 S21T06SR09W 5TH Abbreviated
Description: Lot:11 Subdivision:ELM WOODS SUBDIVISION Sec/Twnship/Range:NE4SE4 S21T06SR09W 5TH

8	3.28Mi.	**3005 S IRIS ST** **PINE BLUFF, AR 71603-3843**	10/10/2017	$1,790	$1	1336	//1	1952	6,895 SF

APN: 930-44049-000 Document #:
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 20 Subdivision: MIRAMAR ADDITION Sec/Twnship/Range: NE4NW4 S17T06SR09W 5TH Abbreviated
Description: Lot:20 Subdivision:MIRAMAR ADDITION Sec/Twnship/Range:NE4NW4 S17T06SR09W 5TH

9	3.42Mi.	**2703 W 37TH AVE** **PINE BLUFF, AR 71603-5681**	10/06/2017	$74,500	$59	1272	//1	1965	SF

APN: 930-58727-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 6 Block: 1 Subdivision: SOUTH MEADOW ADDITION Sec/Twnship/Range: S2NW4NE4 S20T06SR09W 5TH Abbreviated
Description: Lot:6 Block:1 Subdivision:SOUTH MEADOW ADDITION Sec/Twnship/Range:S2NW4NE4 S20T06SR09W 5TH

10	3.44Mi.	**2509 HOWARD DR** **PINE BLUFF, AR 71603-4820**	10/18/2017	$13,060	$14	904	//1	1965	9,425 SF

APN: 930-56217-000 Document #:
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 9 Block: 7 Subdivision: SHADY GROVE SUBDIVISION Sec/Twnship/Range: NW4 S17T06SR09W 5TH Abbreviated
Description: Lot:9 Block:7 Subdivision:SHADY GROVE SUBDIVISION Sec/Twnship/Range:NW4 S17T06SR09W 5TH

11	3.57Mi.	**3307 TULIP ST** **PINE BLUFF, AR 71603-4842**	10/12/2017	$28,000	$25	1108	//1	1958	8,448 SF

APN: 930-56193-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 9 Block: 6 Subdivision: SHADY GROVE SUBDIVISION Sec/Twnship/Range: E2NW4NW4 S17T06SR09W 5TH Abbreviated
Description: Lot:9 Block:6 Subdivision:SHADY GROVE SUBDIVISION Sec/Twnship/Range:E2NW4NW4 S17T06SR09W 5TH

12	3.58Mi.	**3300 DAFFODIL ST** **PINE BLUFF, AR 71603-4819**	10/17/2017	$17,750	$15	1216	//1	1958	8,125 SF

APN: 930-56139-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 27 Block: 4 Subdivision: SHADY GROVE SUBDIVISION Sec/Twnship/Range: NW4 S17T06SR09W 5TH Abbreviated
Description: Lot:27 Block:4 Subdivision:SHADY GROVE SUBDIVISION Sec/Twnship/Range:NW4 S17T06SR09W 5TH

13	3.72Mi.	**3404 VIOLET DR** **PINE BLUFF, AR 71603-4850**	10/18/2017	$15,250	$15	1026	//1	1958	8,125 SF

APN: 930-56022-000 Document #:
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 5 Block: 1 Subdivision: SHADY GROVE SUBDIVISION Sec/Twnship/Range: SW4NW4 S17T06SR09W 5TH Abbreviated
Description: Lot:5 Block:1 Subdivision:SHADY GROVE SUBDIVISION Sec/Twnship/Range:SW4NW4 S17T06SR09W 5TH

14	4.26Mi.	**10 BEVERLY AVE** **WHITE HALL, AR 71602-4702**	10/17/2017	$20,000	$24	840	//1	1954	SF

APN: 930-18993-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 6,7 Block: 4 Subdivision: FAIRGROUND ADDITION Sec/Twnship/Range: NW4NW4SW4NW4 S36T05SR10W 5TH Abbreviated
Description: Lot:6,7 Block:4 Subdivision:FAIRGROUND ADDITION Sec/Twnship/Range:NW4NW4SW4NW4 S36T05SR10W 5TH

15	4.57Mi.	**43 S RICHARD DR** **WHITE HALL, AR 71602-4743**	10/11/2017	$1,394	$1	1568	//1	1954	10,404 SF

APN: 930-19174-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 17 Block: 14 Subdivision: FAIRGROUND ADDITION NO 2 Sec/Twnship/Range: SE4NE4 S35T05SR10W 5TH Abbreviated
Description: Lot:17 Block:14 Subdivision:FAIRGROUND ADDITION NO 2 Sec/Twnship/Range:SE4NE4 S35T05SR10W 5TH

16	4.6Mi.	**3501 GREENLEE ST** **PINE BLUFF, AR 71603-7401**	10/17/2017	$98,000	$71	1375	//2	1992	41,469 SF

APN: 930-24705-016 Document #:
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 6 Block: 1 Subdivision: GREENSWARD ADDITION Sec/Twnship/Range: NW4SW4 S29T06SR09W 5TH Abbreviated
Description: Lot:6 Block:1 Subdivision:GREENSWARD ADDITION Sec/Twnship/Range:NW4SW4 S29T06SR09W 5TH

17	4.91Mi.	**5505 FAUCETT RD** **PINE BLUFF, AR 71603-4429**	10/10/2017	$10,000	$8	1272	//1	1971	21,780 SF

APN: 931-90932-000 Document #:
Document Type: Special Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Sec/Twnship/Range: NE4NE4 S13T06SR10W Abbreviated Description: Sec/Twnship/Range:NE4NE4 S13T06SR10W

18	5.39Mi.	**4205 SKYLINE DR** **PINE BLUFF, AR 71603-7743**	10/12/2017	$25,000	$24	1050	//1	1966	20,000 SF

APN: 930-41272-000 Document #:
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: 3 Subdivision: MAYBERRY SUBDIVISION Sec/Twnship/Range: NW4NE4 S31T06SR09W 5TH Abbreviated
Description: Lot:3 Subdivision:MAYBERRY SUBDIVISION Sec/Twnship/Range:NW4NE4 S31T06SR09W 5TH

19	5.52Mi.	**1806 LANE ST** **WHITE HALL, AR 71602-3876**	10/06/2017	$20,000	$16	1240	//2	1978	12,000 SF

APN: 930-12600-000 Document #:
Document Type: Warranty Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 1,2 Block: 39 Subdivision: COLLEGE HEIGHTS ADDITION Sec/Twnship/Range: NW4SW4 S26T05SR10W 5TH Abbreviated
Description: Lot:1,2 Block:39 Subdivision:COLLEGE HEIGHTS ADDITION Sec/Twnship/Range:NW4SW4 S26T05SR10W 5TH

20	5.6Mi.	**6010 CARBON AVE** **WHITE HALL, AR 71602-4324**	10/12/2017	$8,500	$8	1008	//1	1959	12,000 SF

APN: 930-12169-000 Document #:
Document Type: Warranty Deed Price Code:

ICE SiteX Report

OrderID: 98761771

Land Use: Single Family Residential
Legal: Lot: 7,8 Block: 60 Subdivision: COLLEGE HEIGHTS ADDITION Abbreviated Description: Lot:7,8 Block:60 Subdivision:COLLEGE HEIGHTS ADDITION

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.	**1304 BAILEY DR**	**12/28/2018**	$68,800	$13,760	1,276	//1	1964	6,780 SF	
.01Mi.	**1302 BAILEY DR**	**10/02/2020**	$68,200	$13,640	1,245	//1	1964	6,780 SF	
.01Mi.	**1300 COLLINS DR**	**04/03/2025**	$63,950	$12,790	1,224	//1	1964	7,910 SF	
.02Mi.	**1302 COLLINS DR**	**07/07/2025**	$65,000	$13,000	1,220	//1	1964	10,270 SF	
.03Mi.	**1201 BOSTON DR**	**06/02/2008**	$67,850	$13,570	1,031	//1	1963	1,017 SF	
.03Mi.	**1203 BOSTON DR**	**04/07/2003**	$51,600	$10,320	884	//1	1965	15,120 SF	
.03Mi.	**1305 BAILEY DR**	**03/25/2024**	$68,350	$13,670	1,200	//1	1964	7,200 SF	
.03Mi.	**1301 BOSTON DR**	**07/12/2017**	$48,550	$9,710	880	//1	1963	12,600 SF	
.03Mi.	**1303 BAILEY DR**	**08/02/1991**	$118,350	$23,670	2,414	//3	1964	7,200 SF	
.03Mi.	**1307 BAILEY DR**	**02/06/2023**	$57,850	$11,570	956	//1	1964	7,200 SF	
.04Mi.	**1304 COLLINS DR**	**11/12/2015**	$96,250	$19,250	1,921	//1	1964	8,840 SF	
.04Mi.	**1301 COLLINS DR**	**10/02/2020**	$58,700	$11,740	1,272	//1	1964	7,910 SF	
.04Mi.	**1303 BOSTON DR**	**08/15/1997**	$56,600	$11,320	972	//1	1964	7,200 SF	
.04Mi.	**1309 BAILEY DR**	**06/18/2025**	$70,500	$14,100	1,250	//1	1964	7,200 SF	
.04Mi.	**1301 BAILEY DR**	**06/30/2026**	$66,000	$13,200	1,224	//1	1964	9,600 SF	
.05Mi.	**1307 BOSTON DR**	**02/03/1993**	$64,200	$12,840	1,192	//1	1963	7,200 SF	

Rent vs. Own

Households Occupied by Renters:	34%	Households Occupied by Owners:	44%

Demographics & Income

Median Age:	37.9 years old	Households:	4,715
Median Household Income:	$43,680	Households w/Family:	64%
Household Income Per Capita:	$23,461	Households w/Family Married:	27%
Most Common Education Level:	High School Graduate	Households w/Family Children:	23%

School District

School District Zone:	Pine Bluff School District	Students:	2,896
Number of Schools:	7	Rating:	F

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.85Mi.	**Pine Bluff High School**	F	Public	10 - 12
Number of Students: 688 Student-Teacher Ratio: 14.14 Advanced Placement: Yes				
0.29Mi.	**Broadmoor Elementary School**	F	Public	KG - 6
Number of Students: 283 Student-Teacher Ratio: 13.98				

Flood Report

The Subject Property of **1304 BAILEY DR, PINE BLUFF, AR 71601-5431** 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	140%	NOTABLY HIGHER
BURGLARY	140%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	146%	NOTABLY HIGHER
FORCIBLE ROBBERY	116%	HIGHER
AGGRAVATED ASSAULT	141%	NOTABLY HIGHER
FORCIBLE RAPE	119%	HIGHER
MURDER	126%	HIGHER
OVERALL	139%	NOTABLY HIGHER

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Disaster Alerts

4/2/2025 - Severe Tornados, Flooding 1/23/2026 - Severe Winter Storm

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