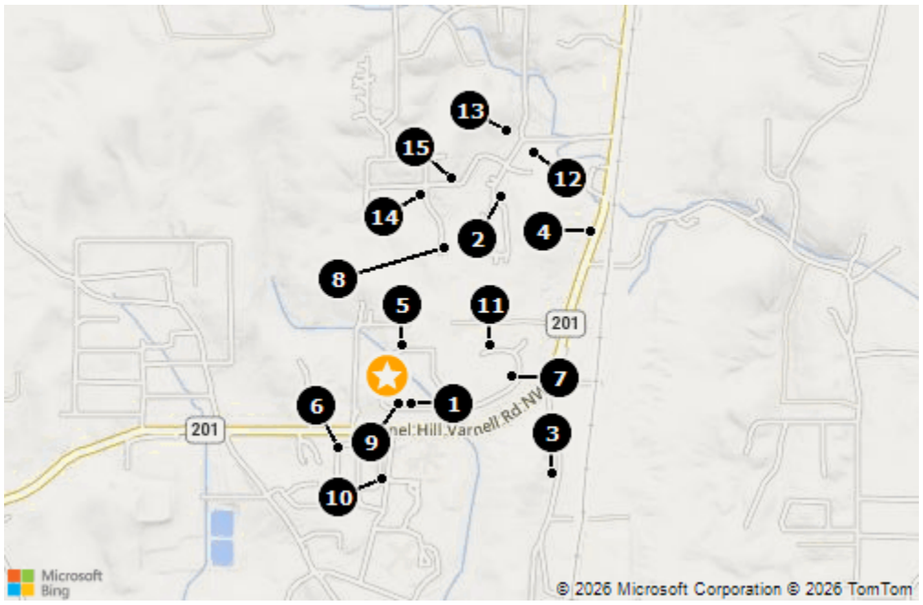
ICE SiteX Report

OrderID: 98722884

SiteX Property Information Report



Subject Property Location

1355 DUSTIN DR, DALTON, GA 30720-6358

County:	**WHITFIELD GA**	Census Tract:	133130001.042038
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	11-260-03-039	Thomas Bros Pg-Grid:	

Valuation

Value:	**$239,000**	FSD:	9	Common Confidence Score:	66
Value Range:	$217,490 - $260,510	ICE Confidence Score:	91		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	9
Assd Land Value:	$11,988	Market Land Value:	$29,970	Tax Year:	2025
Assd Improvement:	$70,076	Market Improvment Value:	$175,191	Total Taxable Value:	$1,834
Total Assessed Value:	$82,064	Total Assessor Market Value:	$205,161	Delinquent Year:	
				Tax Account ID:	36275
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Lot: 38 Section: 1 District: 11 Subdivision: NEWHOPE L.17500 AC Land Lot: 260
Abbreviated Description: LT 38 NEW HOPE LANDING 3

Property Characteristics

Lot Size:	1.110 AC	Bedrooms:		Pool:	
Building Area:	1200 SF	Baths:	2	Fireplace:	
Year Built:	2001	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	4
Number of Units:		Garage Type:		Heating:	Central
Number of Stories:	1+B	Number of Cars:		A/C:	Central
Style:		Basement:	Yes	Roof Cover:	Comp Shingle
		Foundation:	Masonry	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	03/11/2025	Sales Price:	$135,000
Document #:	BK-PG 6866-452	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	08/25/2021	Sales Price:	$110,000
Document #:	BK-PG 6193-115	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	07/19/2021	Loan Amount:	N/A
Document #:	BK-PG 0000006866-0000000452	Loan Type:	VA
TD Due Date:	01/01/2051	Type Finance:	
Legal Description:			

Prior Transfer

Recording Date:	07/30/2015	Sales Price:	N/A
Document #:	BK-PG 4668-324	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

ICE SiteX Report

OrderID: 98722884

Mortgage Record

Recording Date:	06/23/2015	Loan Amount:	N/A
Document #:	004865 BK-PG 6193-115	Loan Type:	VA
TD Due Date:	07/01/2045	Type Finance:	

Legal Description:

Prior Transfer

Recording Date:	06/22/2015	Sales Price:	$110,000
Document #:	2015-001495 BK-PG 6193 -113	Type of Sale:	Full Amount on Deed
Contract Date:	06/22/2015		
Document Type:			

Legal Description:
Lot: 38 Subdivision: NEWHOPE L
Abbreviated Description: LT 38 NEW HOPE LANDING 3 |LANDLOT: 260 |LANDDIST: 11

Prior Transfer

Recording Date:	06/22/2015	Sales Price:	$110,000
Document #:	BK-PG 6193 -113	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 38 Section: 1 District: 11 Subdivision: NEWHOPE L.17500 AC Land Lot: 260
Abbreviated Description: LT 38 NEW HOPE LANDING 3

Prior Transfer

Recording Date:	12/30/2005	Sales Price:	$112,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	12/30/2005	Loan Amount:	N/A
Document #:	BK-PG 4668-324	Loan Type:	New Conventional
TD Due Date:	01/01/2036	Type Finance:	

Legal Description:
Abbreviated Description: Original BkPg/Doc 420-204

Prior Transfer

Recording Date:	12/22/2005	Sales Price:	$112,000
Document #:	BK-PG 4668 -323	Type of Sale:	Full Amount on Deed
Contract Date:	12/22/2005		
Document Type:			

Legal Description:
Lot: 38 Subdivision: NEWHOPE L
Abbreviated Description: LT 38 NEW HOPE LANDING 3 |LAND

Area Sales Analysis

Total Area Sales	$4,434,900	Median # of Bedrooms	
Median Lot Size	29,185 SF	Median # of Baths	2
Median Living Area	1,376 SF	Median Year Built	1998
Price Range - 2 Yrs	$70,000 to $495,000	Age Range	3 years to 65 years
Median Value	$285,000	Median Age	28 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.09Mi.	**1385 DUSTIN DR** **DALTON, GA 30720-6358**	09/02/2026	$224,900	$197	1136	//2	2000	32,234 SF	

APN: 11-260-03-034 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 33 Subdivision: NEW HOPE LANDING Abbreviated Description: Lot:33 Abbreviated Description:LT 33 NEW HOPE LANDING 3 LANDLOT: 260 LANDDIST: 11; RESIDENTIAL LOT

2	.57Mi.	**1231 PERCHERON DR NW** **DALTON, GA 30720-6327**	08/26/2026	$430,000	$172	2497	/5/3	2000	31,363 SF	

APN: 11-245-03-042 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 45 Subdivision: MOUNTAIN OAK ESTATES Abbreviated Description: Lot:45 Subdivision:MOUNTAIN OAK ESTATES Abbreviated Description:LT45 MTN OAKS EST II LANDLOT: 245 LANDDIST: 11; RESIDENTIAL LOT

3	.51Mi.	**3177 SONYA DR NW** **DALTON, GA 30720-6247**	06/19/2026	$70,000	$51	1360	//1	1997	17,424 SF	

APN: 11-280-32-000 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Abbreviated Description: Abbreviated Description:.40A LL280 11 LANDLOT: 280 LANDDIST: 11; RESIDENTIAL SMALL TRACT

4	.66Mi.	**1272 TUNNEL HILL VARNELL RD NW** **DALTON, GA 30720-6214**	06/08/2026	$130,000	$156	832	//1	1961	27,007 SF	

APN: 11-261-26-000 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Abbreviated Description: Abbreviated Description:0.64A LL261-11 (C-2941) LANDLOT: 261 LANDDIST: 11; RESIDENTIAL SMALL TRACT

5	.11Mi.	**142 KIDS DR** **DALTON, GA 30720-6356**	05/15/2026	$260,000	$197	1316	/3/2	2001	42,689 SF	

APN: 11-260-03-059 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Subdivision: NEWHOPE L Abbreviated Description: Subdivision:NEWHOPE L Abbreviated Description:L58 NEW HOPE LANDING 4 LANDLOT: 260 LANDDIST: 11; RESIDENTIAL LOT

6	.24Mi.	**374 TREADSTONE DR** **DALTON, GA 30720-6233**	05/15/2026	$309,000			//		11,761 SF	

ICE SiteX Report

OrderID: 98722884

APN: 11-281-15-032 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 32 Abbreviated Description: Lot:32 Abbreviated Description:LT32 HOPEWELL MANOR (F-743) LANDLOT: 282 LANDDIST: 11; RESIDENTIAL LOT

7	.33Mi.	**1433 DUSTIN DR** **DALTON, GA 30720-6353**	05/06/2026	$235,000	$192	1220	/4/3	1999	28,314 SF	

APN: 11-260-03-024 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 23 Subdivision: NEW HOPE LANDING Abbreviated Description: Lot:23 Abbreviated Description:LT 23 NEW HOPE LANDING I LANDLOT: 260 LANDDIST: 11; RESIDENTIAL LOT

8	.37Mi.	**1178 SUFFOLK WAY** **DALTON, GA 30720-6329**	04/29/2026	$495,000	$229	2154	//2	1993	217,801 SF	

APN: 11-245-03-044 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 47 Subdivision: MTN OAKS Abbreviated Description: Lot:47 Abbreviated Description:LT47 MTN OAKS EST II LANDLOT: 245 LANDDIST: 11; RESIDENTIAL LOT

9	.07Mi.	**1377 DUSTIN DR** **DALTON, GA 30720-6358**	03/24/2026	$249,000	$180	1376	//2	2000	29,185 SF	

APN: 11-260-03-036 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 35 Subdivision: NEWHOPE L Abbreviated Description: Lot:35 Subdivision:NEWHOPE L Abbreviated Description:LT 35 NEW HOPE LANDING 3 LANDLOT: 260 LANDDIST: 11; RESIDENTIAL LOT

10	.21Mi.	**220 HENLEY CIR** **DALTON, GA 30720-6221**	03/18/2026	$345,000	$136	2526	/4/2	2023	10,890 SF	

APN: 11-281-15-008 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 8 Abbreviated Description: Lot:8 Abbreviated Description:LT8 HOPEWELL MANOR (F-742) LANDLOT: 281 LANDDIST: 11; RESIDENTIAL LOT

11	.29Mi.	**1458 DUSTIN DR** **DALTON, GA 30720-6354**	03/06/2026	$285,000	$172	1656	/3/2	2000	33,977 SF	

APN: 11-260-03-018 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 17 Subdivision: NEWHOPE L Abbreviated Description: Lot:17 Subdivision:NEWHOPE L Abbreviated Description:LT 17 NEW HOPE LANDING I LANDLOT: 260 LANDDIST: 11; RESIDENTIAL LOT

12	.73Mi.	**503 APPALOOSA DR** **DALTON, GA 30720-6440**	03/03/2026	$427,000	$169	2520	//3	1991	63,598 SF	Yes

APN: 11-245-03-002 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Subdivision: MTN OAKS Abbreviated Description: Subdivision:MTN OAKS Abbreviated Description:L1 & 2 MTN OAK EST II; RESIDENTIAL LOT

13	.73Mi.	**1200 PERCHERON DR NW** **DALTON, GA 30720-6350**	02/17/2026	$310,000	$242	1276	//2	1980	156,817 SF	Yes

APN: 11-245-01-003 Document #:
Document Type: Price Code: V
Land Use: Single Family Residential
Legal: Subdivision: MTN OAK Abbreviated Description: Abbreviated Description:L6 MTN OAK EST LANDLOT: 245 LANDDIST: 11; RESIDENTIAL LOT

14	.49Mi.	**460 PALOMINO DR** **DALTON, GA 30720-6328**	12/03/2025	$445,000	$194	2283	/3/2	1994	27,007 SF	Yes

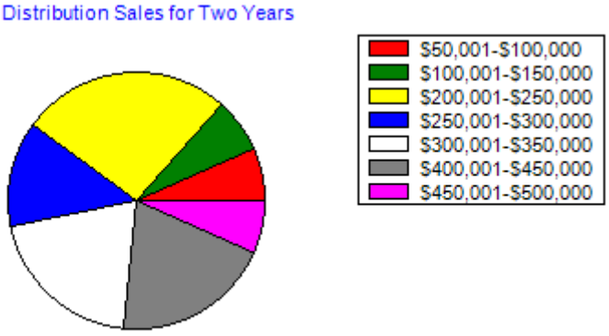
APN: 11-245-03-032 Document #:
Document Type: Price Code: V
Land Use: Single Family Residential
Legal: Subdivision: MTN OAKS Abbreviated Description: Subdivision:MTN OAKS Abbreviated Description:L35 MTN OAK EST II LANDLOT: 245 LANDDIST: 11; RESIDENTIAL LOT

15	.56Mi.	**475 PALOMINO DR** **DALTON, GA 30720-6311**	10/02/2025	$220,000	$111	1976	//3	1998	27,007 SF	

APN: 11-245-03-018 Document #:
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Subdivision: MTN OAKS Abbreviated Description: Subdivision:MTN OAKS Abbreviated Description:L21 MTN OAK EST II LANDLOT: 245 LANDDIST: 11; RESIDENTIAL LOT

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.

ICE SiteX Report

OrderID: 98722884

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.	**1355 DUSTIN DR**	**06/22/2015**	$205,161	$82,064	1,200	//2	2001	1 SF	
.03Mi.	**1359 DUSTIN DR**	**07/18/2023**	$272,466	$108,986	1,568	//2	2000	38,333 SF	
.03Mi.	**1350 DUSTIN DR**	**11/29/2018**	$200,224	$80,090	1,052	//2	2000	39,204 SF	
.04Mi.	**143 KIDS DR**	**10/18/2018**	$191,183	$76,473	1,136	//2	2001	36,590 SF	
.04Mi.	**145 KIDS DR**	**10/09/2020**	$212,076	$84,830	1,136	/3/2	2001	2 SF	
.05Mi.	**1354 DUSTIN DR**	**06/27/2008**	$208,069	$83,228	1,244	//2	2000	27,007 SF	
.06Mi.	**139 KIDS DR**	**05/29/2001**	$212,440	$84,976	1,456	//2	2001	39,640 SF	
.06Mi.	**1365 DUSTIN DR**	**10/31/2006**	$216,758	$86,703	1,246	//2	2000	32,234 SF	
.07Mi.	**1377 DUSTIN DR**	**12/10/2004**	$200,599	$80,240	1,376	//2	2000	29,185 SF	
.07Mi.	**1381 DUSTIN DR**	**03/30/2011**	$198,424	$79,370	1,136	//2	2000	39,640 SF	
.07Mi.	**1358 DUSTIN DR**	**09/23/2003**	$221,284	$88,514	1,243	//2	2000	27,443 SF	
.08Mi.	**204 SEWARD WAY**	**12/29/2004**	$131,779	$52,711	890	//1	1960	33,977 SF	
.08Mi.	**135 KIDS DR**	**02/20/2014**	$189,623	$75,849	1,124	//2	2001	27,443 SF	
.09Mi.	**1385 DUSTIN DR**	**06/30/2021**	$199,314	$79,726	1,136	//2	2000	32,234 SF	
.09Mi.	**148 KIDS DR**	**10/04/2006**	$230,391	$92,157	1,744	//2	2001	2 SF	
.1Mi.	**140 KIDS DR**	**03/06/2008**	$205,618	$82,247	1,176	//2	2001	32,234 SF	

Rent vs. Own

Households Occupied by Renters:	36%	Households Occupied by Owners:	57%

Demographics & Income

Median Age:	37.2 years old	Households:	9,955
Median Household Income:	$68,498	Households w/Family:	72%
Household Income Per Capita:	$32,976	Households w/Family Married:	50%
Most Common Education Level:	High School Graduate	Households w/Family Children:	31%

School District

School District Zone:	Whitfield County School District	Students:	11,942
Number of Schools:	22	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.24Mi.	**New Hope Middle School** Number of Students: 454 Student-Teacher Ratio: 12.82	A-	Public	6 - 8
0.63Mi.	**Northwes High School** Number of Students: 1,098 Student-Teacher Ratio: 14.86	B-	Public	9 - 12
0.46Mi.	**New Hope Elementary School** Number of Students: 511 Student-Teacher Ratio: 13.85	B+	Public	KG - 5

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	123%	HIGHER
BURGLARY	108%	SIMILAR
MOTOR VEHICLE THEFT	128%	HIGHER
FORCIBLE ROBBERY	116%	HIGHER
AGGRAVATED ASSAULT	117%	HIGHER
FORCIBLE RAPE	101%	SIMILAR
MURDER	107%	SIMILAR
OVERALL	107%	SIMILAR

Disaster Alerts

1/22/2026 - Severe Winter Storm 10/8/2026 - Hurricane Isaias

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
Copyright © 2026 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.

ICE SiteX Report

OrderID: 98722884

Data deemed reliable, but not guaranteed.
Copyright © 2026 Intercontinental Exchange, Inc. All Rights Reserved.