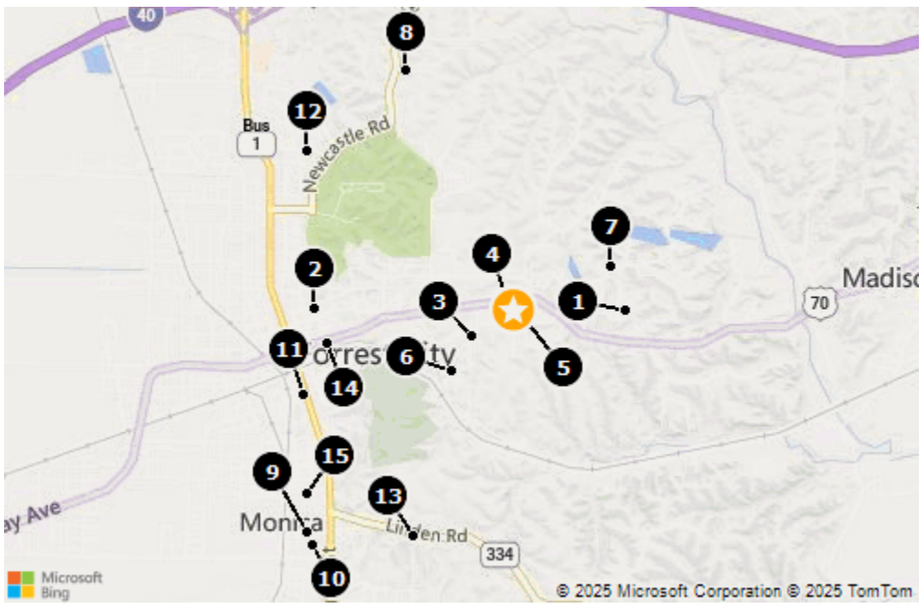
ICE SiteX Report

OrderID: 96092680

SiteX Property Information Report



Subject Property Location

148 TALLWOOD ST, FORREST CITY, AR 72335-3451

County:	**ST FRANCIS AR**	Census Tract:	051239605.001008
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	0730-00003-0000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$183,000**	FSD:	12
Value Range:	$161,040 - $204,960	Confidence Score:	88

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2023	Tax Rate Code Area:	07C
Assd Land Value:	$2,400	Market Land Value:	$12,000	Tax Year:	2025
Assd Improvement:	$22,300	Market Improvment Value:	$111,500	Total Taxable Value:	$1,121
Total Assessed Value:	$24,700	Total Assessor Market Value:	$123,500	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 3 Subdivision: FLOYD'S FIRST ADDN Sec/Twnship/Range: SEC 26 TWN 05N RNG 03E
Abbreviated Description: 59 X 170 FLOYD'S FIRST ADDN 38

Property Characteristics

Lot Size:	10,030 SF	Bedrooms:		Pool:	
Building Area:	2140 SF	Baths:	2	Fireplace:	1
Year Built:	2001	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:		Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:		Heating:	Central
Number of Stories:	1+B	Number of Cars:		A/C:	Central
Style:		Basement:	Unfinished	Roof Cover:	Asphalt
		Foundation:	Z	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	10/15/2025	Sales Price:	$172,515
Document #:	2025R003360 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	09/22/2023	Sales Price:	$170,000
Document #:	2023R003165 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	09/22/2023		
Document Type:	Warranty Deed		

Legal Description:
Lot: 3 Subdivision: FLOYDS FIRST ADDITION Map Ref: MB 5 PG 15
City/Muni/Twp: FORREST CITY

Prior Transfer

Recording Date:	09/22/2023	Sales Price:	$170,000
Document #:	2023-003165 BK-PG 2023 -3165	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 3 Subdivision: FLOYD'S FIRST ADDN Sec/Twnship/Range: SEC 26 TWN 05N RNG 03E
Abbreviated Description: 59 X 170 FLOYD'S FIRST ADDN 38

ICE SiteX Report

OrderID: 96092680

Prior Transfer

Recording Date:	08/07/2020	Sales Price:	N/A
Document #:	2020R002844 BK-PG -	Type of Sale:	Transfer Tax on doc. indicated as EXEMPT
Contract Date:	08/05/2020		
Document Type:	Quit Claim Deed		

Legal Description:
Lot: 3 Subdivision: FLOYDS FIRST ADDITION Map Ref: MB 5 PG 15
City/Muni/Twp: FORREST CITY

Prior Transfer

Recording Date:	09/30/2016	Sales Price:	$25,000
Document #:	BK-PG 764-0834	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	07/24/2006	Loan Amount:	N/A
Document #:	BK-PG 0764-834	Loan Type:	New Conventional
TD Due Date:	07/14/2036	Type Finance:	

Legal Description:
Lot: 3 Subdivision: FLOYDS FIRST ADDITION
City/Muni/Twp: FORREST CITY

Area Sales Analysis

Total Area Sales	$1,380,110	Median # of Bedrooms	
Median Lot Size	7,500 SF	Median # of Baths	1
Median Living Area	1,352 SF	Median Year Built	1991
Price Range - 2 Yrs	$1,700 to $245,000	Age Range	19 years to 52 years
Median Value	$100,000	Median Age	34 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.58Mi.	**212 MCCOLLUM DR** **FORREST CITY, AR 72335-2521**	10/14/2025	$198,500	$82	2420	//2	2003	26,350 SF	
		APN: 0721-00012-0000 Document #: 2025R003330 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 12 Subdivision: EAST EDGEWOOD SUBDIVISION NO ONE 1 MapRef: PG 251 Sec/Twnship/Range: E2S26T05NR03E5PM Abbreviated Description: Lot:12 Subdivision:EAST EDGEWOOD SUBDIVISION NO ONE 1 Map Ref:PG 251Sec/Twnship/Range:E2S26T05NR03E5PM City/Muni/Twp:CITY OF FORREST CITY City/Muni/Twp: CITY OF FORREST CITY							
2	1.06Mi.	**624 DILLARD ST** **FORREST CITY, AR 72335-3338**	09/09/2025	$22,000	$16	1354	//1	1988	12,672 SF	
		APN: 0700-00519-0000 Document #: 2025R003020 Document Type: Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 1 Block: 62 Subdivision: R J WILLIAMS SUBDIVISION Abbreviated Description: Lot:1 Block:62 Subdivision:R J WILLIAMS SUBDIVISION City/Muni/Twp:FORREST CITY City/Muni/Twp: FORREST CITY							
3	.25Mi.	**303 LOMBARDY LN** **FORREST CITY, AR 72335-3429**	09/09/2025	$8,000	$6	1288	//1	1986	29,028 SF	
		APN: 0758-00001-0000 Document #: 2025R003000 Document Type: Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 1 Subdivision: NORMANDY PLACE Abbreviated Description: Lot:1 Subdivision:NORMANDY PLACE City/Muni/Twp:FORREST CITY City/Muni/Twp: FORREST CITY							
4	.12Mi.	**2265 APPLING CV** **FORREST CITY, AR 72335-7976**	07/29/2025	$100,000	$61	1639	//2	2002	SF	
		APN: 0766-00004-0001 Document #: 2025R002567 Document Type: Special Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 4,5 Subdivision: ROWLAND SUBDIVISION MapRef: MB 239 PG 239 Abbreviated Description: Lot:4,5 Subdivision:ROWLAND SUBDIVISION Map Ref:MB 239 PG 239City/Muni/Twp:CITY OF FORREST CITY City/Muni/Twp: CITY OF FORREST CITY							
5	.04Mi.	**166 TALLWOOD ST** **FORREST CITY, AR 72335-3451**	06/30/2025	$130,000	$98	1320	//2	2001	4,544 SF	
		APN: 0730-00005-0000 Document #: 2025R002251 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 5 Subdivision: FLOYDS FIRST ADDITION MapRef: MB 5 PG 15 Abbreviated Description: Lot:5 Subdivision:FLOYDS FIRST ADDITION Map Ref:MB 5 PG 15City/Muni/Twp:CITY OF FORREST CITY City/Muni/Twp: CITY OF FORREST CITY							
6	.45Mi.	**435 OLD MADISON RD** **FORREST CITY, AR 72335-3949**	05/09/2025	$100,000	$62	1596	//1	1991	SF	
		APN: 0722-00033-0000 Document #: 2025R001592 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Lot: 33 Subdivision: EASTSIDE SUBDIVISION Abbreviated Description: Lot:33 Subdivision:EASTSIDE SUBDIVISION City/Muni/Twp:CITY OF FORREST CITY City/Muni/Twp: CITY OF FORREST CITY							
7	1.06Mi.	**2927 FORREST LAKE RD** **FORREST CITY, AR 72335-2522**	05/07/2025	$230,000	$71	3196	//2	1996	SF	Yes
		APN: 0733-00001-0000 Document #: 2025R001564 Document Type: Special Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Subdivision: FORREST LAKE ESTATES Tract No: 1 MapRef: MB 3 PG 11 Sec/Twnship/Range: NW4S26T05NR03E5PM Abbreviated Description: Subdivision:FORREST LAKE ESTATES Tract No:1 Map Ref:MB 3 PG 11Sec/Twnship/Range:NW4S26T05NR03E5PM City/Muni/Twp:CITY OF FORREST CITY City/Muni/Twp: CITY OF FORREST CITY							
8	1.4Mi.	**103 STANCEL RD** **FORREST CITY, AR 72335-7664**	01/29/2025	$10,000	$8	1126	//1	1973	19,166 SF	
		APN: 0800-00681-0000 Document #: 2025R000278 Document Type: Warranty Deed Price Code: D Land Use: Single Family Residential Legal: Sec/Twnship/Range: S2N2S22T05NR03E Abbreviated Description: Sec/Twnship/Range:S2N2S22T05NR03E							
9	1.61Mi.	**419 C AVE** **FORREST CITY, AR 72335-4278**	11/13/2024	$3,610	$5	611	//1	1980	7,500 SF	
		APN: 0787-00109-0000 Document #: 2024R003948							

ICE SiteX Report

OrderID: 96092680

Document Type: Special Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 109 Subdivision: VAC-MANN ADDITION Abbreviated Description: Lot:109 Subdivision:VAC-MANN ADDITION

10	1.64Mi.	**501 D AVE** **FORREST CITY, AR 72335-4268**	10/16/2024	$11,800	$8	1352	//2	1993	7,500 SF

APN: 0787-00159-0000 Document #: 2024R003644
Document Type: Special Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal:

11	1.2Mi.	**419 E DAVIS AVE** **FORREST CITY, AR 72335-3719**	09/26/2024	$1,700	$1	936	//1	1978	SF

APN: 0700-00261-0001 Document #: 2024R003340
Document Type: Limited Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 7 Block: 28 Abbreviated Description: Lot:7 Block:28 City/Muni/Twp:CITY OF FORREST City/Muni/Twp: CITY OF FORREST

12	1.38Mi.	**120 TRENTON CV** **FORREST CITY, AR 72335-1922**	09/10/2024	$190,000	$90	2093	//2	1997	SF

APN: 0789-00134-0000 Document #: 2024R003151
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 146 Subdivision: WASHINGTON HEIGHTS ADDITION MapRef: MB 5 PG 4 Abbreviated Description: Lot:146 Subdivision:WASHINGTON HEIGHTS ADDITION Map Ref:MB 5 PG 4City/Muni/Twp:CITY OF FORREST CITY City/Muni/Twp: CITY OF FORREST CITY

13	1.33Mi.	**1230 HIGHWAY 334** **FORREST CITY, AR 72335-8012**	07/24/2024	$112,500	$96	1160	//1	2006	41,818 SF

APN: 0800-00613-0007 Document #: 2024R002588
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 4 Subdivision: SOUTHFORK ESTATES Phase No: 1 MapRef: MB 6 PG 66 Abbreviated Description: Lot:4 Subdivision:SOUTHFORK ESTATES Phase No:1 Map Ref:MB 6 PG 66City/Muni/Twp:CITY OF FORREST City/Muni/Twp: CITY OF FORREST

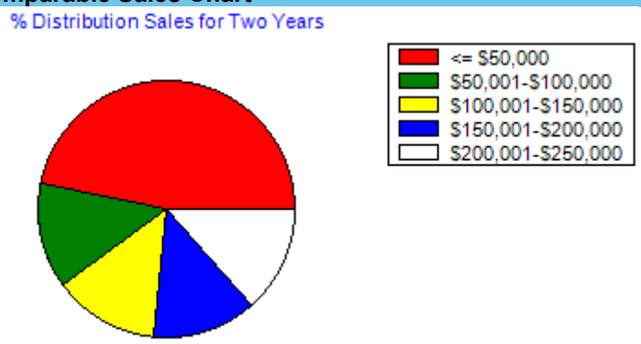
14	1.02Mi.	**726 E BROADWAY ST** **FORREST CITY, AR 72335-3908**	06/28/2024	$245,000	$125	1946	//2	1987	17,424 SF

APN: 0700-00080-0000 Document #: 2024R002269
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 1 Block: 13 Abbreviated Description: Lot:1 Block:13 City/Muni/Twp:CITY OF FORREST City/Muni/Twp: CITY OF FORREST

15	1.47Mi.	**418 LAKE ST** **FORREST CITY, AR 72335-4204**	06/24/2024	$17,000	$12	1341	//1	1986	8,500 SF

APN: 0794-00043-0000 Document #: 2024R002201
Document Type: Warranty Deed Price Code: D
Land Use: Single Family Residential
Legal: Lot: 4 Block: 7 Subdivision: AC WOODS SUBDIVISION Abbreviated Description: Lot:4 Block:7 Subdivision:AC WOODS SUBDIVISION City/Muni/Twp:FORREST CITY City/Muni/Twp: FORREST CITY

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.

ICE SiteX Report

OrderID: 96092680

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.	**148 TALLWOOD ST**	**09/22/2023**	$123,500	$24,700	2,140	//2	2001	10,030 SF	
.02Mi.	**130 TALLWOOD ST**	**01/30/2021**	$128,600	$25,720	2,206	//2	1999	15,675 SF	
.02Mi.	**158 TALLWOOD ST**	**12/30/2011**	$92,450	$18,490	1,753	//2	2001	6,192 SF	
.04Mi.	**112 TALLWOOD ST**	**09/29/2017**	$102,600	$20,520	1,569	//1	1997	18,600 SF	
.04Mi.	**166 TALLWOOD ST**	**06/30/2025**	$81,100	$16,220	1,320	//2	2001	4,544 SF	
.05Mi.	**189 TALLWOOD ST**	**03/19/2021**	$108,650	$21,730	2,046	//2	1999	9,177 SF	
.05Mi.	**191 TALLWOOD ST**	**04/30/2018**	$129,050	$25,810	2,078	//2	2001	12,474 SF	
.06Mi.	**2213 CAMPBELL DR**	**08/25/2022**	$16,650	$3,330	3,646	//3	1997	3 SF	
.06Mi.	**221 TALLWOOD ST**	**01/02/1998**	$134,350	$26,870	2,616	//2	2001	12,960 SF	
.07Mi.	**2301 CAMPBELL DR**	**12/26/2013**	$136,200	$27,240	2,200	//2	1993	30,928 SF	
.08Mi.	**2301 CAMPBELL DR**	**12/26/2013**	$20,000	$4,000				24,829 SF	Yes
.09Mi.	**2260 APPLING CV**	**07/28/2010**	$144,550	$28,910	1,737	//2	2005		
.09Mi.	**2390 E BROADWAY ST**	**07/23/2020**	$39,900	$7,980	1,509	//2	1998		
.09Mi.	**2285 E BROADWAY ST**	**09/11/2001**	$147,000	$29,400	1,852	//2	2002		
.09Mi.	**2275 E BROADWAY ST**	**03/28/2003**	$166,200	$33,240	1,892	//2	2002		
.11Mi.	**2311 E BROADWAY ST**	**07/19/2024**	$97,650	$19,530	1,867	//2	1993	2 SF	

Rent vs. Own

Households Occupied by Renters:	46%	Households Occupied by Owners:	42%

Demographics & Income

Median Age:	39.6 years old	Households:	4,841
Median Household Income:	$41,232	Households w/Family:	63%
Household Income Per Capita:	$21,575	Households w/Family Married:	35%
Most Common Education Level:	High School Graduate	Households w/Family Children:	32%

School District

School District Zone:	Forrest City School District	Students:	2,295
Number of Schools:	5	Rating:	C-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.27Mi.	**Central Elementary School** Number of Students: 719 Student-Teacher Ratio: 22.73	NA	Public	PK - 2
1.80Mi.	**Forrest City High School** Number of Students: 590 Student-Teacher Ratio: 9.5 Advanced Placement: Yes	D-	Public	9 - 12
1.89Mi.	**Stewart Elementary School** Number of Students: 491 Student-Teacher Ratio: 18.68	C-	Public	3 - 5
1.58Mi.	**Forrest City Jr. High School** Number of Students: 340 Student-Teacher Ratio: 17.97	B-	Public	7 - 8
1.83Mi.	**Lincoln Academy** Number of Students: 155 Student-Teacher Ratio: 16.13	D+	Public	6 - 6

Flood Report

The Subject Property of **148 TALLWOOD ST, FORREST CITY, AR 72335-3451** 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	134%	NOTABLY HIGHER
BURGLARY	107%	SIMILAR
MOTOR VEHICLE THEFT	133%	NOTABLY HIGHER
FORCIBLE ROBBERY	104%	SIMILAR
AGGRAVATED ASSAULT	105%	SIMILAR
FORCIBLE RAPE	111%	HIGHER
MURDER	110%	HIGHER
OVERALL	108%	SIMILAR

Disaster Alerts

4/2/2025 - Severe Tornados, Flooding

ICE SiteX Report

OrderID: 96092680

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.