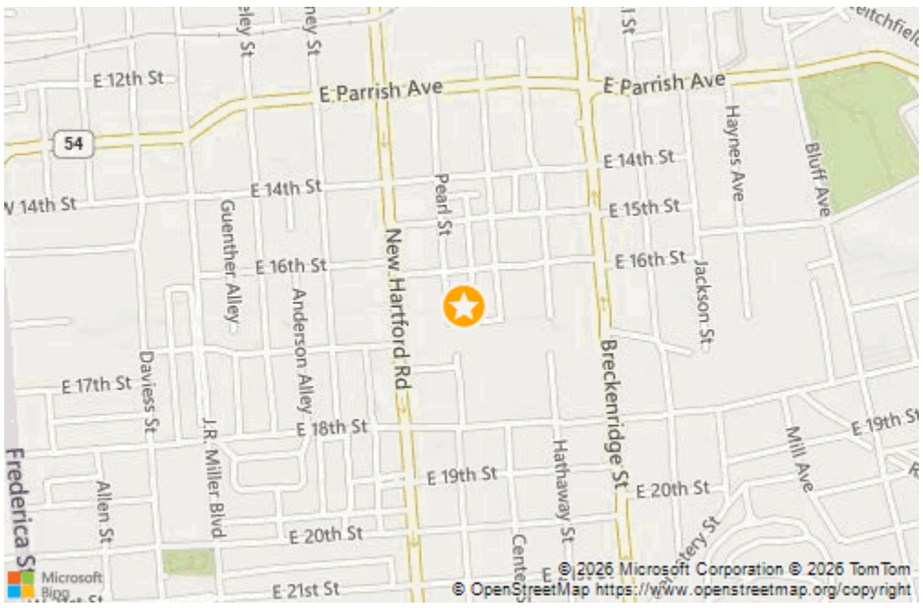
ICE SiteX Report

OrderID: 98677877

SiteX Property Information Report



Subject Property Location

1619 PEARL ST, OWENSBORO, KY 42303-3956

County:	**DAVIESS KY**	Census Tract:	210590004.013018
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	002-06-10-010-00-000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$140,000**	FSD:	24	Common Confidence Score:	28
Value Range:	$106,400 - $173,600	ICE Confidence Score:	76		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	9 RL
Assd Land Value:	$10,000	Market Land Value:	$10,000	Tax Year:	2025
Assd Improvement:	$80,000	Market Improvment Value:	$80,000	Total Taxable Value:	$299
Total Assessed Value:	$90,000	Total Assessor Market Value:	$90,000	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 43 Subdivision: EBELHAR ADDITION
Abbreviated Description: 1619 PEARL ST

Property Characteristics

Lot Size:	5,822 SF	Bedrooms:	4	Pool:	
Building Area:	1392 SF	Baths:	1	Fireplace:	
Year Built:	1926	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:	Detached	Heating:	Central
Number of Stories:	1	Number of Cars:	1	A/C:	Central
Style:		Basement:		Roof Cover:	Comp Shingle
		Foundation:	Block	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	06/01/1995	Sales Price:	$30,000
Document #:	BK-PG 1029 -825	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 43 Subdivision: EBELHAR ADDITION
Abbreviated Description: 1619 PEARL ST

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.

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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.	**1619 PEARL ST**	**06/01/1995**	$90,000	$90,000	1,392	/4/1	1926	5,822 SF	
.01Mi.	**1617 PEARL ST**	**08/01/2008**	$121,000	$121,000	1,536	/3/1	1914	5,822 SF	
.02Mi.	**1615 PEARL ST**	**04/01/2014**	$139,000	$139,000	1,321	/2/1	2005	5,822 SF	
.02Mi.	**1605 PEARL ST**	**09/01/1995**	$45,800	$45,800	1,008	/3/1	1916	5,822 SF	
.03Mi.	**1610 CENTER ST**	**01/01/2015**	$37,300	$37,300	1,056	/2/1	1925		
.03Mi.	**1612 CENTER ST**	**12/01/1989**	$47,900	$47,900	1,028	/2/1	1927		
.03Mi.	**1608 CENTER ST**	**12/01/2000**	$30,000	$30,000	768	/2/1	1916	5,822 SF	
.03Mi.	**1603 PEARL ST**	**03/01/2012**	$45,500	$45,500	1,012	/2/1	1901	5,822 SF	
.03Mi.	**1614 CENTER ST**	**04/01/2002**	$53,600	$53,600	1,140	/2/1	1925		
.03Mi.	**1606 CENTER ST**	**03/01/1978**	$40,300	$40,300	1,010	/3/1	1921		
.04Mi.	**1604 CENTER ST**	**10/01/2011**	$51,900	$51,900	1,352	/3/1	1931		
.04Mi.	**1612 PEARL ST**	**09/01/2004**	$46,800	$46,800	1,184	/3/1	1911	5,576 SF	
.04Mi.	**1602 CENTER ST**	**09/01/2000**	$49,700	$49,700	1,080	/2/1	1942	5,822 SF	
.04Mi.	**1608 PEARL ST**	**03/01/2005**	$52,700	$52,700	1,352	/2/1	1905	5,440 SF	
.05Mi.	**1604 PEARL ST**	**11/01/2005**	$45,000	$45,000	931	/2/1	1905	5,576 SF	
.05Mi.	**1600 CENTER ST**	**08/01/2014**	$115,000	$115,000	1,236	/2/1	2005	5,822 SF	

Rent vs. Own

Households Occupied by Renters:	33%	Households Occupied by Owners:	61%

Demographics & Income

Median Age:	40.4 years old	Households:	17,091
Median Household Income:	$67,467	Households w/Family:	59%
Household Income Per Capita:	$37,383	Households w/Family Married:	43%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Owensboro Independent School District	Students:	5,049
Number of Schools:	13	Rating:	C-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.53Mi.	**Owensboro Middle School** Number of Students: 790 Student-Teacher Ratio: 12.74	D	Public	6 - 8
0.94Mi.	**Estes Elementary School** Number of Students: 492 Student-Teacher Ratio: 13.48	D+	Public	PK - 5
1.66Mi.	**Owensboro Innovation Middle School** Number of Students: 311 Student-Teacher Ratio: 16.33	B	Public	6 - 8
0.64Mi.	**Owensboro High School** Number of Students: 1,342 Student-Teacher Ratio: 16.63 Advanced Placement: Yes	C	Public	9 - 12

Flood Report

The Subject Property of **1619 PEARL ST, OWENSBORO, KY 42303-3956** 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	121%	HIGHER
BURGLARY	108%	SIMILAR
MOTOR VEHICLE THEFT	128%	HIGHER
FORCIBLE ROBBERY	109%	SIMILAR
AGGRAVATED ASSAULT	100%	SIMILAR
FORCIBLE RAPE	97%	SIMILAR
MURDER	109%	SIMILAR
OVERALL	101%	SIMILAR

Disaster Alerts

2/14/2025 - Severe Storm, Flooding 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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