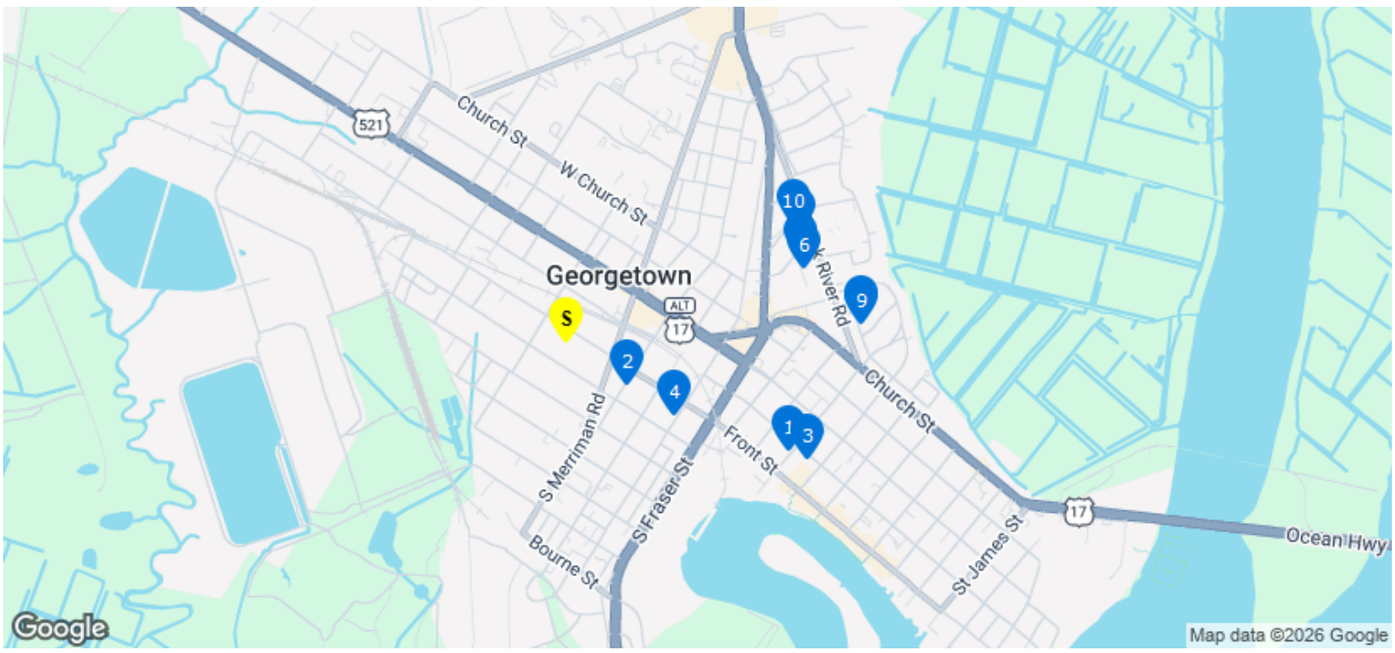
ICE SiteX Report

OrderID: 98761802

SiteX Property Information Report



Subject Property Location

1927 FRONT ST, GEORGETOWN, SC 29440-3043

County:	**GEORGETOWN SC**	Census Tract:	9206.01
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	05-0017-163-00-00	Thomas Bros Pg-Grid:	

Valuation

Value:	**$247,000**	FSD:	48	Common Confidence Score:	15
Value Range:	$128,440 - $365,560	ICE Confidence Score:	52		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	5
Assd Land Value:	$323	Market Land Value:	$6,800	Tax Year:	2025
Assd Improvement:	$10,910	Market Improvment Value:	$229,700	Total Taxable Value:	$3,943
Total Assessed Value:	$11,233	Total Assessor Market Value:	$236,500	Delinquent Year:	
				Tax Account ID:	20980
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Map Ref: 0017

Abbreviated Description:	FRONT ST
City/Muni/Twp:	GEORGETOWN

Property Characteristics

Lot Size:	1.000 AC	Bedrooms:	4	Pool:	
Building Area:	2606 SF	Baths:	3	Fireplace:	
Year Built:	2003	Partial Baths:		Type Const:	Brick
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:		Garage Type:		Heating:	Heat Pump
Number of Stories:	2	Number of Cars:		A/C:	Yes
Style:		Basement:		Roof Cover:	Composition Shingle
		Foundation:	Piers	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	12/02/2024	Sales Price:	$191,000
Document #:	2024011183 BK-PG 4481-1	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Prior Transfer

Recording Date:	12/02/2024	Sales Price:	$191,000
Document #:	2024011182 BK-PG 4481-1	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Mortgage Record

Recording Date:	01/12/2024	Loan Amount:	N/A
Document #:	202400000314 BK-PG 4620-243	Loan Type:	Unknown Loan Type
Contract Date:	01/11/2024		
TD Due Date:	01/11/2029	Type Finance:	
Legal Description:			

Map Ref: 0

ICE SiteX Report

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Mortgage Record

Recording Date:	02/27/2023	Loan Amount:	N/A
Document #:	202300001845 BK-PG 4481-1	Loan Type:	Commercial Loan
Contract Date:	02/22/2023		
TD Due Date:	03/01/2053	Type Finance:	

Legal Description:
Map Ref: 0
City/Muni/Twp: GEORGETOWN

Prior Transfer

Recording Date:	04/18/2022	Sales Price:	$107,250
Document #:	202200005050 BK-PG 4267-261	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	12/20/2021	Loan Amount:	N/A
Document #:	202100018393 BK-PG 4267-261	Loan Type:	Commercial Loan
Contract Date:	11/08/2021		
TD Due Date:	12/01/2022	Type Finance:	

Legal Description:
Map Ref: 0
City/Muni/Twp: GEORGETOWN

Prior Transfer

Recording Date:	05/07/2020	Sales Price:	N/A
Document #:	202000004547 BK-PG 3763-256	Type of Sale:	Non Arms-Length Transfer
Contract Date:	05/05/2020		
Document Type:	Deed		

Legal Description:

Prior Transfer

Recording Date:	04/28/2020	Sales Price:	$124,925
Document #:	202000004191 BK-PG 3755-326	Type of Sale:	Arms-Length Transfer
Contract Date:	04/16/2020		
Document Type:	Deed		

Legal Description:
Map Ref: MB 349 PG 098
City/Muni/Twp: GEORGETOWN

Prior Transfer

Recording Date:	04/25/2019	Sales Price:	$60,000
Document #:	201900004041 BK-PG 3494-098	Type of Sale:	Undetermined Transfer
Contract Date:	04/16/2019		
Document Type:	Deed		

Legal Description:

Prior Transfer

Recording Date:	12/08/2010	Sales Price:	N/A
Document #:	201000001342 BK-PG 1593-176	Type of Sale:	
Document Type:	Release		

Legal Description:

Mortgage Record

Recording Date:	02/16/2010	Loan Amount:	N/A
Document #:	201000001342 BK-PG 1430-174	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	01/28/2010		
TD Due Date:	03/01/2040	Type Finance:	

Legal Description:
Map Ref: 0

Prior Transfer

Recording Date:	12/23/2002	Sales Price:	$25,000
Document #:	BK-PG 1339-215	Type of Sale:	Arms-Length Transfer
Contract Date:	09/06/2001		
Document Type:	Deed		

Legal Description:
City/Muni/Twp: GEORGETOWN

Area Sales Analysis

Total Area Sales	$3,087,555	Median # of Bedrooms	3
Median Lot Size	1 SF	Median # of Baths	2
Median Living Area	1,761 SF	Median Year Built	1957
Price Range - 2 Yrs	$133,555 to $570,000	Age Range	2 years to 116 years
Median Value	$302,500	Median Age	69.5 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.19Mi.	**EMANUEL ST** **GEORGETOWN, SC 29440-**	07/02/2025	$20,000			//		43,560 SF	
		APN: 05-0022-033-00-00 Document #: 2025006345 Document Type: Deed Price Code: Q Land Use: Residential - Vacant Land Legal: District: 5 Abbreviated Description: District:5								
2	.2Mi.	**1917 HIGHMARKET ST** **GEORGETOWN, SC 29440-2682**	04/03/2025	$400,000	$82	4880	//	1973	43,560 SF	
		APN: 05-0018-103-00-00 Document #: 2025003012								

ICE SiteX Report

OrderID: 98761802

Document Type: Deed Price Code: Q
Land Use: Commercial (General)
Legal: Lot: 1 Subdivision: ESTATE OF J M RINGEL Abbreviated Description: Lot:1 Subdivision:ESTATE OF J M RINGEL City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

3	.22Mi.	**105 S MERRIMAN RD** **GEORGETOWN, SC 29440-3458**	03/24/2026	$133,555	$107	1248	/2/1	1986	43,560 SF

APN: 05-0023-087-00-00 Document #: 2026002903
Document Type: Deed Price Code: A
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

4	.23Mi.	**EMANUEL ST** **GEORGETOWN, SC 29440-**	09/28/2026	$2,200			//		43,560 SF

APN: 05-0022-059-00-00 Document #: 2026010860
Document Type: Deed Price Code:
Land Use: Residential - Vacant Land
Legal: Lot: 1 District: 5 Abbreviated Description: Lot:1 District:5

5	.23Mi.	**201 N MERRIMAN RD** **GEORGETOWN, SC 29440-3137**	01/13/2026	$147,000	$44	3361	//	1979	43,560 SF

APN: 05-0018-112-01-00 Document #: 2026000297
Document Type: Deed Price Code: Q
Land Use: Restaurant
Legal: Lot: A Subdivision: PLAT OF ASUBDIVISION OF A LOT AT PRINCE AND MERRI MapRef: MB FF PG 10 Abbreviated Description: Lot:A Subdivision:PLAT OF ASUBDIVISION OF A LOT AT PRINCE AND MERRI Map Ref:MB FF PG 10City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

6	.24Mi.	**2108 EMANUEL ST** **GEORGETOWN, SC 29440-3024**	04/29/2026	$18,000			//		43,560 SF

APN: 05-0017-281-00-00 Document #: 2026004345
Document Type: Deed Price Code: Q
Land Use: Residential - Vacant Land
Legal: Lot: 21 Block: G Subdivision: WASHINGTON PARK REAL ESTATE COMPANY MapRef: MB C PG 11 & 12 Abbreviated Description: Lot:21 Block:G Subdivision:WASHINGTON PARK REAL ESTATE COMPANY Map Ref:MB C PG 11 & 12

7	.25Mi.	**2010 GILBERT ST** **GEORGETOWN, SC 29440-**	03/20/2026	$14,000			//		43,560 SF

APN: 05-0022-093-00-00 Document #: 2026002789
Document Type: Warranty Deed Price Code: Q
Land Use: Residential - Vacant Land
Legal: Lot: 16 Block: L MapRef: MB C PG 11 & 12 Abbreviated Description: Lot:16 Block:L Map Ref:MB C PG 11 & 12

8	.25Mi.	**2114 WINYAH ST** **GEORGETOWN, SC 29440-3087**	03/28/2025	$5,000			//		43,560 SF

APN: 05-0017-112-00-00 Document #: 2025002848
Document Type: Deed Price Code: Q
Land Use: Residential - Vacant Land
Legal: Lot: 14 Block: C Subdivision: WASHINGTON PARK REAL ESTAFE COMPANY MapRef: MB C PGS 11 AND 12 Abbreviated Description: Lot:14 Block:C Subdivision:WASHINGTON PARK REAL ESTAFE COMPANY Map Ref:MB C PGS 11 AND 12City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

9	.26Mi.	**WASHINGTON ST** **GEORGETOWN, SC 29440-**	07/07/2025	$17,200			//		43,560 SF

APN: 05-0017-031-00-00 Document #: 2025006445
Document Type: Deed Price Code: Q
Land Use: Residential - Vacant Land
Legal: Lot: 3 Block: 98 Subdivision: GEORGETOWN MapRef: MB B PGS 170-172 Abbreviated Description: Lot:3 Block:98 Subdivision:GEORGETOWN Map Ref:MB B PGS 170-172City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

10	.27Mi.	**1704 FRONT ST** **GEORGETOWN, SC 29440-3401**	12/15/2025	$90,000	$23	3975	//4	1940	43,560 SF

APN: 05-0023-052-00-00 Document #: 2025012456
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 487 Abbreviated Description: Lot:487 City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

11	.28Mi.	**EMANUEL ST** **GEORGETOWN, SC 29440-**	11/06/2025	$186,600			//		43,560 SF

APN: 05-0017-287-01-00 Document #: 2025011163
Document Type: Deed Price Code: A
Land Use: Miscellaneous (General)
Legal: Lot: 15 Block: G Subdivision: WASHINGTON PARK MapRef: PL C PG 11 & 12 Abbreviated Description: Lot:15 Block:G Subdivision:WASHINGTON PARK Map Ref:PL C PG 11 & 12City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

12	.29Mi.	**2120C EMANUEL ST** **GEORGETOWN, SC 29440-**	10/28/2026	$173,500	$257	676	/1/1	2024	43,560 SF

APN: 05-0017-287-02-00 Document #: 2026012049
Document Type: Warranty Deed Price Code: A
Land Use: Single Family Residential
Legal: Lot: C Block: G Subdivision: WASHINGTON PARK SUBDIVISION MapRef: MB RB-4447 PG 206 Abbreviated Description: Lot:C Block:G Subdivision:WASHINGTON PARK SUBDIVISION Map Ref:MB RB-4447 PG 206City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

13	.33Mi.	**307 LEE ST** **GEORGETOWN, SC 29440-2659**	09/03/2025	$53,250	$62	852	//1	1952	43,560 SF

APN: 05-0012-065-00-00 Document #: 2025008666
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 4 Subdivision: SUBDIVISION OF THE JOSHUA T LAWRIMORE PROPERTY MapRef: MB F PG 118 Abbreviated Description: Subdivision:SUBDIVISION OF THE JOSHUA T LAWRIMORE PROPERTY Map Ref:MB F PG 118Abbreviated Description:LOT: PART OF LOT NUMBER FOUR (4) City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

14	.34Mi.	**310 N MERRIMAN RD** **GEORGETOWN, SC 29440-3134**	05/21/2025	$115,000	$68	1680	/3/1	1960	43,560 SF

APN: 05-0018-063-00-00 Document #: 2025004821
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Abbreviated Description: City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

15	.36Mi.	**401 N MERRIMAN RD** **GEORGETOWN, SC 29440-3135**	02/19/2025	$46,350	$46	1002	/2/1	1950	43,560 SF

APN: 05-0013-188-03-00 Document #: 2025001413
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Subdivision: PLAT OF A DIVISION OF A LOT AT THE CORNER OF DUKE Tract No: D MapRef: SL 131 PG 6A Abbreviated Description: Subdivision:PLAT OF A DIVISION OF A LOT AT THE CORNER OF DUKE Tract No:D Map Ref:SL 131 PG 6A

16	.37Mi.	**2130 HIGHMARKET ST** **GEORGETOWN, SC 29440-2620**	03/04/2026	$3,214,000	$828	3881	//	2003	87,120 SF

APN: 05-0012-059-00-00 Document #: 2026002192

ICE SiteX Report

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Document Type: Limited Warranty Deed Price Code: Q
Land Use: Fast Food Restaurant / Drive-thru
Legal: MapRef: SL 2255 PG 133 Abbreviated Description: Map Ref:SL 2255 PG 133City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

17	.38Mi.	**105 S KAMINSKI ST** **GEORGETOWN, SC 29440-3426**	09/15/2026	$315,000	$254	1238	/3/2	2024	43,560 SF

APN: 05-0023-125-00-00 Document #: 2026010305
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Subdivision: PLAT OF CITY LOT 530 AND PART OF CITY LOT 530 AND MapRef: MB 18 PG 895 Abbreviated Description: Subdivision:PLAT OF CITY LOT 530 AND PART OF CITY LOT 530 AND Map Ref:MB 18 PG 895City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

18	.4Mi.	**1521 FRONT ST** **GEORGETOWN, SC 29440-4712**	06/24/2025	$235,000	$257	916	/2/1	1954	43,560 SF

APN: 05-0023-116-00-00 Document #: 2025005980
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Lot: 516 MapRef: MB 4843 PG 382 Abbreviated Description: Lot:516 Map Ref:MB 4843 PG 382

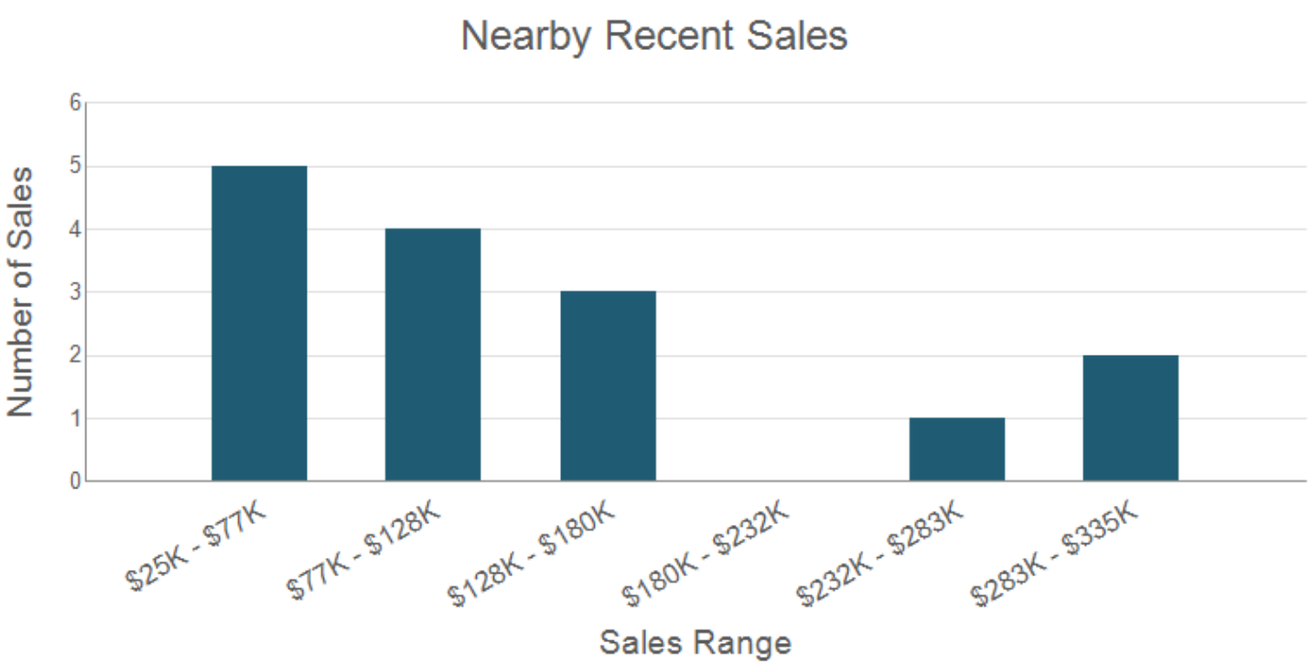
19	.43Mi.	**1510 FRONT ST** **GEORGETOWN, SC 29440-4713**	12/17/2025	$107,500	$94	1142	//1	1920	43,560 SF

APN: 05-0023-073-00-00 Document #: 2025012628
Document Type: Deed Price Code:
Land Use: Single Family Residential
Legal: Lot: 494 Subdivision: GEORGETOWN Abbreviated Description: Lot:494 Subdivision:GEORGETOWN City/Muni/Twp:CITY OF GEORGETOWN City/Muni/Twp: CITY OF GEORGETOWN

20	.43Mi.	**1632 BUTTS ST** **GEORGETOWN, SC 29440-3413**	06/17/2025	$115,000	$104	1104	//1	1905	43,560 SF

APN: 05-0025-020-00-00 Document #: 2025005770
Document Type: Deed Price Code: Q
Land Use: Single Family Residential
Legal: Subdivision: PLAT PREPARED FOR HUNG TRAN & MAILY NGUYEN MapRef: MB 4579 PG 60 Abbreviated Description: Subdivision:PLAT PREPARED FOR HUNG TRAN & MAILY NGUYEN Map Ref:MB 4579 PG 60

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.

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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.	**1927 FRONT ST**	**05/05/2020**	$236,500	$11,233	2,606	/4/3	2003	1 SF	
.01Mi.	**1923 FRONT ST**	**11/18/2016**	$46,200	$1,408	1,172	/2/1	1940	1 SF	
.02Mi.	**107 S ALEX ALFORD DR**	**09/22/2010**	$34,000	$1,595	804	/3/1	1930	1 SF	
.02Mi.	**109 S ALEX ALFORD DR**	**02/24/2022**	$87,900	$2,870	784	/3/1	1999	1 SF	
.02Mi.	**1921 FRONT ST**	**03/11/2019**	$62,600	$3,008	1,396	//1	1940	1 SF	
.03Mi.	**1919 FRONT ST**	**11/21/2008**	$93,600	$4,872	983	/3/1	1985	1 SF	
.04Mi.	**115 S ALEX ALFORD DR**		$38,300	$1,302	777	//1	1930	1 SF	
.04Mi.	**1932 WINYAH ST**	**06/29/2017**	$153,300	$5,114	1,194	/3/2	2017	1 SF	
.04Mi.	**1930 WINYAH ST**	**06/29/2017**	$174,700	$5,841	1,520	/3/2	2017	1 SF	
.04Mi.	**2003 FRONT ST**	**06/04/2007**	$44,800	$2,204	510	/1/1	1920	1 SF	
.05Mi.	**1932 FRONT ST**	**05/09/2008**	$71,900	$3,733	1,044	/3/1	1960	1 SF	
.05Mi.	**1928 FRONT ST**	**11/01/1984**	$70,000	$3,588	956	/2/1	1965	1 SF	
.05Mi.	**1926 WINYAH ST**	**05/01/1986**	$55,700	$1,566	1,246	/3/1	1940	1 SF	
.05Mi.	**1926 FRONT ST**	**03/25/2022**	$124,500	$4,980	1,300	/3/1	1958	1 SF	
.06Mi.	**2002 WINYAH ST**	**08/19/2002**	$13,300	$656				1 SF	
.06Mi.	**2007 FRONT ST**	**04/29/2008**	$76,200	$2,365	1,146	//1	1940	1 SF	

Rent vs. Own

Households Occupied by Renters:	13%	Households Occupied by Owners:	70%

Demographics & Income

Median Age:	47.4 years old	Households:	11,497
Median Household Income:	$57,827	Households w/Family:	67%
Household Income Per Capita:	$31,056	Households w/Family Married:	43%
Most Common Education Level:	High School Graduate	Households w/Family Children:	22%

School District

School District Zone:	Georgetown County School District	Students:	8,208
Number of Schools:	19	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.85Mi.	**Georgetown High School** Number of Students: 918 Student-Teacher Ratio: 13.34 Advanced Placement: Yes	D	Public	9 - 12
1.88Mi.	**McDonald Elementary School** Number of Students: 389 Student-Teacher Ratio: 10.75	NA	Public	PK - 5
0.85Mi.	**Georgetown Middle School** Number of Students: 671 Student-Teacher Ratio: 13.16	B-	Public	6 - 8

Flood Report

The Subject Property of **1927 FRONT ST, GEORGETOWN, SC 29440-3043** 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	90%	LOWER
BURGLARY	117%	HIGHER
MOTOR VEHICLE THEFT	79%	LOWER
FORCIBLE ROBBERY	108%	SIMILAR
AGGRAVATED ASSAULT	90%	LOWER
FORCIBLE RAPE	119%	HIGHER
MURDER	89%	LOWER
OVERALL	94%	SIMILAR

Disaster Alerts

1/21/2026 - Severe Winter Storm

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

OrderID: 98761802

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Data deemed reliable, but not guaranteed.

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