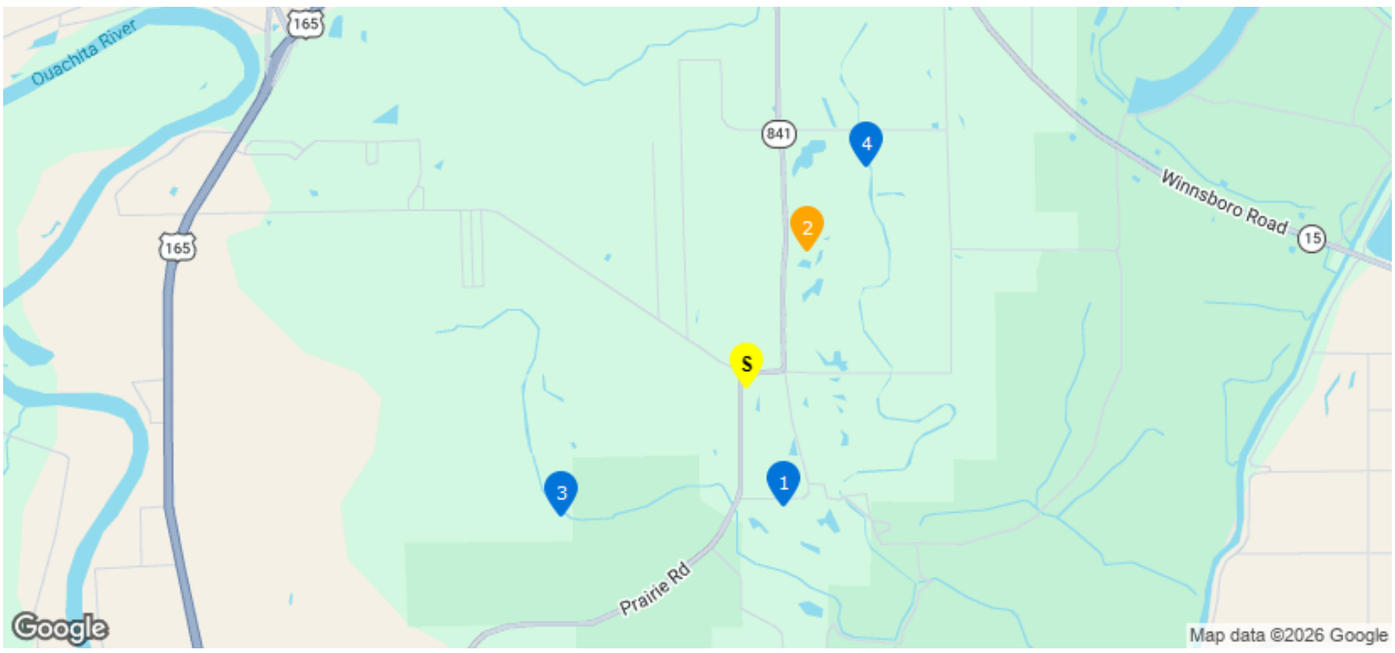
ICE SiteX Report

OrderID: 98809074

SiteX Property Information Report



Subject Property Location

1948 HARMON JOHNSON RD, MONROE, LA 71202-9198

County:	**OUACHITA LA**	Census Tract:	0106.04
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	130159	Thomas Bros Pg-Grid:	

Valuation

Value:	**$94,000**	FSD:	15	Common Confidence Score:	41
Value Range:	$79,900 - $108,100	ICE Confidence Score:	85		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	04
Assd Land Value:	$498	Market Land Value:	$4,980	Tax Year:	
Assd Improvement:	$4,654	Market Improvment Value:	$46,535	Total Taxable Value:	
Total Assessed Value:	$5,152	Total Assessor Market Value:	$51,515	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

District: 4 Subdivision: SUBURBAN SOUTH SUBD UNIT 01 Sec/Twnship/Range: SEC 09 TWN 16 RNG 04

Abbreviated Description:	1.695 ACS M/L IN NE4 OF SE4 & SE4 OF NE4 SEC 9 T16N R4E, FROM SE COR OF SAID SEC 9, N00-16-00E 2506.71 TO POB, N89-28-00W 703
City/Muni/Twp:	WARD FOUR

Property Characteristics

Lot Size:	1.695 AC	Bedrooms:		Pool:	
Building Area:		Baths:		Fireplace:	
Year Built:		Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	
Number of Units:		Garage Type:		Heating:	
Number of Stories:		Number of Cars:		A/C:	
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/20/2026	Sales Price:	$63,037
Document #:	1938455 BK-PG 4129-228	Type of Sale:	
Document Type:	Assignment		
Legal Description:			

Mortgage Record

Recording Date:	09/02/2025	Loan Amount:	N/A
Document #:	1923763 BK-PG -	Loan Type:	Stand Alone Second
Contract Date:	08/25/2025		
TD Due Date:	03/01/2052	Type Finance:	

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

Mortgage Record

Recording Date:	12/10/2024	Loan Amount:	N/A
Document #:	1907501 BK-PG -	Loan Type:	Stand Alone Second
Contract Date:	12/03/2024		
TD Due Date:	03/01/2052	Type Finance:	

ICE SiteX Report

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

Mortgage Record

Recording Date:	03/09/2022	Loan Amount:	N/A
Document #:	1848219 BK-PG -	Loan Type:	FHA (Federal Housing Admin.)
Contract Date:	02/02/2022		
TD Due Date:		Type Finance:	

Legal Description:
City/Muni/Twp: MONROE

Prior Transfer

Recording Date:	03/09/2022	Sales Price:	$64,200
Document #:	1848218 BK-PG 2691-302	Type of Sale:	Arms-Length Transfer
Contract Date:	02/02/2022		
Document Type:	Deed		

Legal Description:
City/Muni/Twp: MONROE

Mortgage Record

Recording Date:	03/09/2015	Loan Amount:	N/A
Document #:	1669895 BK-PG 3322-004	Loan Type:	Conventional
Contract Date:	03/03/2015		
TD Due Date:	04/01/2045	Type Finance:	

Legal Description:
Map Ref: 0 Sec/Twnship/Range: NE4 SE4 S9 T16N R04E

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	2.52Mi.	**1188 PRAIRIE RD** **MONROE, LA 71202-7620**	10/21/2026	$250,000			//		827,640 SF	
		APN: 14635 Document #: 1948705 Document Type: Cash Sale Deed Price Code: Land Use: Single Family Residential Legal:								
2	4.96Mi.	**301 TANGLEWOOD DR** **MONROE, LA 71202-6640**	10/19/2026			2072	/3/2	1971	SF	
		APN: 13839 Document #: 1948607 Document Type: Other Price Code: Land Use: Single Family Residential Legal:								
3	4.98Mi.	**4609 LINCOLN PARK AVE** **MONROE, LA 71202-5918**	10/19/2026				//		SF	
		APN: 15669 Document #: 1948621 Document Type: Other Price Code: Land Use: Single Family Residential Legal:								
4	5.15Mi.	**188 PETERS LN** **MONROE, LA 71202-8165**	10/13/2026	$30,000			//		SF	
		APN: 14924 Document #: 1948283 Document Type: Cash Sale Deed Price Code: A Land Use: Residential - Vacant Land Legal:								
5	6.3Mi.	**914 ATKINSON ST** **MONROE, LA 71202-4808**	10/26/2026				//		SF	
		APN: 78539 Document #: 1948919 Document Type: Other Price Code: A Land Use: Single Family Residential Legal:								
6	6.3Mi.	**912 ATKINSON ST** **MONROE, LA 71202-4808**	10/26/2026				//		SF	
		APN: 43569 Document #: 1948919 Document Type: Other Price Code: A Land Use: Residential - Vacant Land Legal:								
7	6.76Mi.	**2910 LEE AVE** **MONROE, LA 71202-4144**	10/19/2026	$25,000			//		SF	
		APN: 78848 Document #: 1948608 Document Type: Cash Sale Deed Price Code: Land Use: Multi-Family Dwellings (Generic, any combination 2+) Legal:								
8	7.41Mi.	**1500 S 10TH ST** **MONROE, LA 71202-2940**	10/27/2026	$140,000			//		SF	
		APN: 54923 Document #: 1949079 Document Type: Cash Sale Deed Price Code: A Land Use: Single Family Residential Legal:								
9	7.58Mi.	**340 PHILPOT RD** **WEST MONROE, LA 71292-2649**	10/13/2026				//		SF	
		APN: 32857 Document #: 1948244 Document Type: Other Price Code: Land Use: Single Family Residential Legal:								

ICE SiteX Report

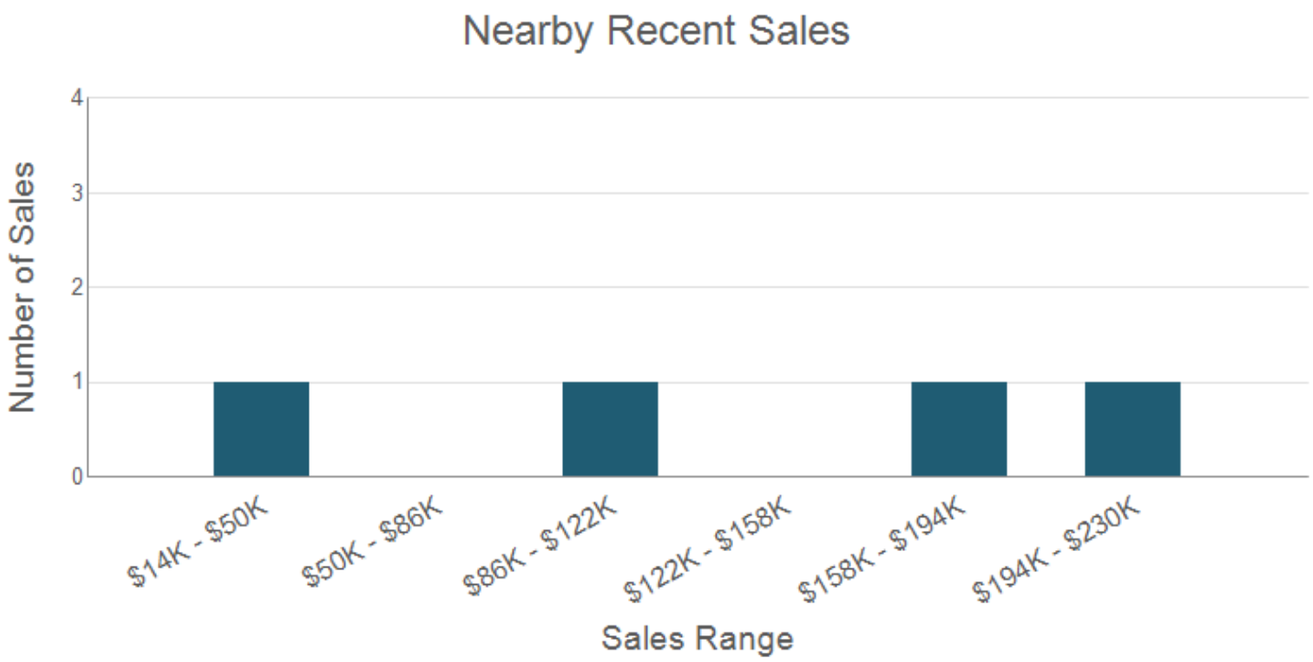
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10	7.66Mi.	**1004 S 7TH ST** **MONROE, LA 71202-2835**	10/27/2026	$140,000	//	SF
		APN: 66295 Document #: 1949079 Document Type: Cash Sale Deed Price Code: A Land Use: Single Family Residential Legal:				
11	7.67Mi.	**903 S 3RD ST** **MONROE, LA 71202-2123**	10/29/2026		//	SF
		APN: 1959 Document #: 1949201 Document Type: Other Price Code: A Land Use: Single Family Residential Legal: MapRef: MB 1 PG 41 Abbreviated Description: Map Ref:MB 1 PG 41				
12	7.67Mi.	**1807 CRESCENT DR** **MONROE, LA 71202-3021**	10/15/2026	$145,000	//	SF
		APN: 49978 Document #: 1948392 Document Type: Cash Sale Deed Price Code: Land Use: Single Family Residential Legal:				
13	7.72Mi.	**1009 S 10TH ST** **MONROE, LA 71202-2925**	10/27/2026	$140,000	//	87,120 SF
		APN: 43471 Document #: 1949079 Document Type: Cash Sale Deed Price Code: A Land Use: Single Family Residential Legal:				
14	7.83Mi.	**807 S 9TH ST** **MONROE, LA 71202-2313**	10/27/2026	$140,000	//	SF
		APN: 54284 Document #: 1949079 Document Type: Cash Sale Deed Price Code: Land Use: Single Family Residential Legal:				
15	7.9Mi.	**612 S 5TH ST** **MONROE, LA 71202-2214**	10/19/2026	$30,000	//	87,120 SF
		APN: 80269 Document #: 1948612 Document Type: Cash Sale Deed Price Code: A Land Use: Single Family Residential Legal:				
16	8.8Mi.	**912 NATCHITOCHES ST** **WEST MONROE, LA 71291-4037**	10/14/2026	$65,000	//	SF
		APN: 38458 Document #: 1948323 Document Type: Cash Sale Deed Price Code: A Land Use: Single Family Residential Legal:				
17	9.53Mi.	**123 ROYAL ST** **WEST MONROE, LA 71291-4349**	10/13/2026		//	8,323 SF
		APN: 37633 Document #: 1948248 Document Type: Other Price Code: Land Use: Industrial (General) Legal:				
18	9.54Mi.	**119 ROYAL ST** **WEST MONROE, LA 71291-4349**	10/13/2026		//	6,408 SF
		APN: 103874 Document #: 1948248 Document Type: Other Price Code: A Land Use: Industrial (General) Legal:				
19	9.54Mi.	**117 ROYAL ST** **WEST MONROE, LA 71291-4349**	10/13/2026		//	6,679 SF
		APN: 103872 Document #: 1948248 Document Type: Other Price Code: A Land Use: Industrial (General) Legal:				
20	9.59Mi.	**1215 PARNELL ST** **WEST MONROE, LA 71291-2853**	10/20/2026	$70,000	//	87,120 SF
		APN: 37513 Document #: 1948646 Document Type: Cash Sale Deed Price Code: Land Use: Single Family Residential Legal:				

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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.

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.	**1948 HARMON JOHNSON RD**	**02/02/2022**	$51,515	$5,152				2 SF	
.04Mi.	**2630 PRAIRIE RD**	**02/14/2017**	$69,443	$6,944	1,645	//1		3 SF	
.07Mi.	**1961 HARMON JOHNSON RD**	**08/28/2002**	$100,088	$10,009					
.09Mi.	**2656 PRAIRIE RD**		$85,078	$8,508				6 SF	
.14Mi.	**2682 PRAIRIE RD**	**04/03/2025**	$20,556	$2,056				4 SF	
.15Mi.	**157 HEREFORD RD**	**04/13/2015**	$77,335	$7,734	1,609	/3/2	1976	6 SF	
.18Mi.	**148 LAURELWOOD LN**	**07/07/2004**	$118,151	$11,815					
.18Mi.	**2708 PRAIRIE RD**	**04/11/2019**	$55,012	$5,501				4 SF	
.18Mi.	**185 HEREFORD RD**	**09/19/2000**	$92,012	$9,201	1,280	/3/2	1979	5 SF	
.18Mi.	**1875 HARMON JOHNSON RD**	**01/09/2002**	$120,111	$12,011					
.19Mi.	**133 HEREFORD RD**	**11/20/2021**	$91,668	$9,167	1,650	/3/2	1985	2 SF	
.22Mi.	**217 HEREFORD RD**	**11/12/2020**	$74,914	$7,491	1,530	/3/2	1980	10 SF	
.23Mi.	**168 LAURELWOOD LN**	**01/10/2025**	$79,068	$7,907				2 SF	
.28Mi.	**179 LAURELWOOD LN**	**06/13/1997**	$63,025	$6,303					
.29Mi.	**208 LAURELWOOD LN**	**12/14/1998**	$72,801	$7,280					
.3Mi.	**263 HEREFORD RD**	**12/02/2002**	$146,630	$14,663	1,590	/3/2	1978	25 SF	

Rent vs. Own

Households Occupied by Renters:	48%	Households Occupied by Owners:	39%

Demographics & Income

Median Age:	36.4 years old	Households:	8,708
Median Household Income:	$33,066	Households w/Family:	61%
Household Income Per Capita:	$15,442	Households w/Family Married:	17%
Most Common Education Level:	High School Graduate	Households w/Family Children:	30%

School District

School District Zone:	Ouachita Parish School District	Students:	17,435
Number of Schools:	36	Rating:	B

Assigned Schools

Proxim.	Name	Rating	Type	Grade
3.75Mi.	**Richwood Junior High School** Number of Students: 347 Student-Teacher Ratio: 11.03	D	Public	6 - 8
3.62Mi.	**Richwood High School** Number of Students: 400 Student-Teacher Ratio: 9.43	F	Public	9 - 12

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4.90Mi.	**Robinson Elementary School**	D	Public	PK - 5

Number of Students: 374
Student-Teacher Ratio: 15.71

Flood Report

The Subject Property of **1948 HARMON JOHNSON RD, MONROE, LA 71202-9198** is in **Zone A** and is considered to be IN of the Special Flood Hazard Area (SFHA).

AN AREA INUNDATED BY 1% ANNUAL CHANCE FLOODING, FOR WHICH NO BFES HAVE BEEN DETER-MINED.
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	123%	HIGHER
BURGLARY	120%	HIGHER
MOTOR VEHICLE THEFT	147%	NOTABLY HIGHER
FORCIBLE ROBBERY	78%	LOWER
AGGRAVATED ASSAULT	121%	HIGHER
FORCIBLE RAPE	139%	NOTABLY HIGHER
MURDER	132%	NOTABLY HIGHER
OVERALL	130%	NOTABLY HIGHER

Disaster Alerts

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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