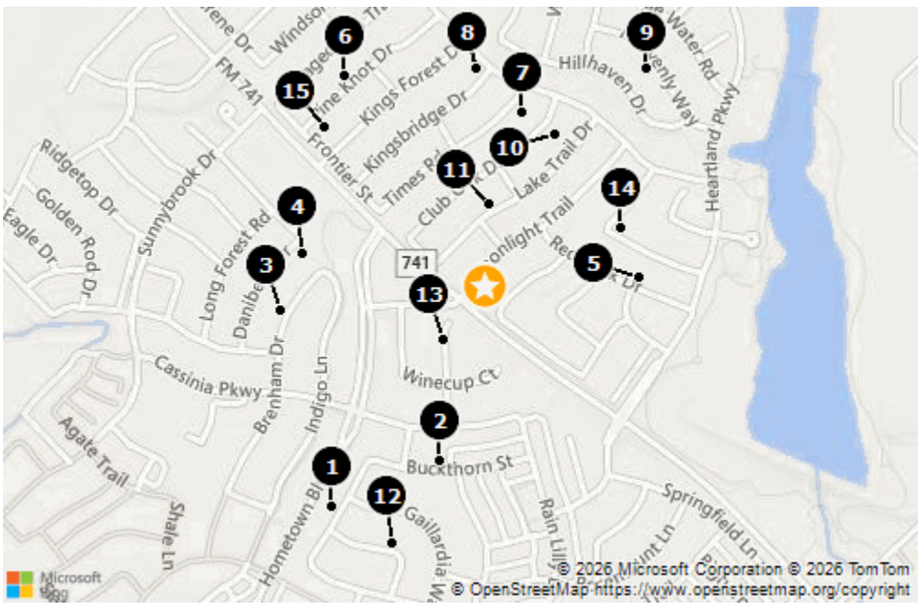
ICE SiteX Report

OrderID: 98722571

SiteX Property Information Report



Subject Property Location

2004 MOONLIGHT TRL, HEARTLAND, TX 75126-6695

County:	**KAUFMAN TX**	Census Tract:	482570502.112010
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	00.1432.0007.0011.00.01.00	Thomas Bros Pg-Grid:	

Valuation

Value:	**$293,000**	FSD:	12	Common Confidence Score:	54
Value Range:	$257,840 - $328,160	ICE Confidence Score:	88		

County Tax & Assessment

Assessment Year:	2026	Market Value Year:	2026	Tax Rate Code Area:	7F,KC,MUD4,P2,RB
Assd Land Value:	$70,000	Market Land Value:	$70,000	Tax Year:	2026
Assd Improvement:	$190,418	Market Improvment Value:	$190,418	Total Taxable Value:	
Total Assessed Value:	$260,418	Total Assessor Market Value:	$260,418	Delinquent Year:	
				Tax Account ID:	R79859
				Homeowner's Exemption:	
				Tax Exemptions:	BDV

Assessment Legal Description

Lot: 11 Block: 7 Subdivision: HEARTLAND TR A PH 1A Tract No: A
Abbreviated Description: HEARTLAND TR A PH 1A, BLOCK 7, LOT 11; & HOUSE & HOUSE

Property Characteristics

Lot Size:	5,663 SF	Bedrooms:	3	Pool:	
Building Area:	1885 SF	Baths:	2	Fireplace:	1
Year Built:	2006	Partial Baths:		Type Const:	Brick
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:		Garage Type:	Attached	Heating:	
Number of Stories:	1	Number of Cars:	2	A/C:	
Style:		Basement:		Roof Cover:	Comp Shingle
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/01/2025	Sales Price:	N/A
Document #:	2025-0013748 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	03/22/2022	Sales Price:	N/A
Document #:	2022-0011097 BK-PG 7536-149	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	03/18/2022		
Document Type:			

Legal Description:
Lot: 11 Block: 7 Subdivision: HEARTLAND TRACT A PHASE 1A Map Ref: CAB 2 SLV 705

Prior Transfer

Recording Date:	03/18/2022	Sales Price:	N/A
Document #:	11097 BK-PG 7536 -149	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 11 Block: 7 Subdivision: HEARTLAND TR A PH 1A Tract No: A
Abbreviated Description: HEARTLAND TR A PH 1A, BLOCK 7, LOT 11; & HOUSE & HOUSE

Prior Transfer

Recording Date:	08/06/2019	Sales Price:	N/A

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Document #:	2019-0018668 BK-PG 4945-218	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	07/26/2019	Sales Price:	N/A
Document #:	2019-0017519 BK-PG 6083-451	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	07/25/2019		
Document Type:			

Legal Description:
Lot: 11 Block: 7 Subdivision: HEARTLAND TRACT A PHASE 1A Map Ref: CAB 2 SLV 705

Prior Transfer

Recording Date:	12/29/2015	Sales Price:	N/A
Document #:	2015-0024382 BK-PG 4945-213	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/17/2015		
Document Type:			

Legal Description:
Lot: 11 Block: 7 Subdivision: HEARTLAND TRACT A Phase No: 1A Map Ref: CAB 2 ENV705

Prior Transfer

Recording Date:	12/28/2015	Sales Price:	$94,516
Document #:	2015-0024174 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	12/28/2006	Sales Price:	N/A
Document #:	2006-00030646 BK-PG 3050-359	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/22/2006		
Document Type:			

Legal Description:
Lot: 11 Block: 7 Subdivision: HEARTLAND TRACT A PHASE 1A Map Ref: MB2 PG705

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	3
Median Lot Size	6,534 SF	Median # of Baths	2
Median Living Area	2,229 SF	Median Year Built	2008
Price Range - 2 Yrs		Age Range	9 years to 20 years
Median Value		Median Age	18 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.38Mi.	**4105 CANDLEBERRY LN** **HEARTLAND, TX 75126-0856**	10/20/2026			1876	//	2017	6,499 SF	
2	.25Mi.	**3104 BUCKTHORN ST** **HEARTLAND, TX 75126-0766**	09/22/2026			2505	/3/2	2016	6,970 SF	
3	.28Mi.	**2121 BRENHAM DR** **HEARTLAND, TX 75126-0618**	07/24/2026			2678	/3/2	2016	6,534 SF	
4	.25Mi.	**2128 DANIBELLE DR** **HEARTLAND, TX 75126-6981**	07/22/2026			1824	/4/2	2016	5,611 SF	
5	.21Mi.	**4014 RED ROCK DR** **HEARTLAND, TX 75126-8917**	07/17/2026			1826	/3/2	2006	5,663 SF	
6	.35Mi.	**2021 PINE KNOT DR** **HEARTLAND, TX 75126-8284**	07/10/2026			2328	/4/2.5	2009	5,458 SF	
7	.24Mi.	**2048 TIMES RD** **HEARTLAND, TX 75126-8195**	07/08/2026			2306	/3/2	2007	5,929 SF	

1 .38Mi. **4105 CANDLEBERRY LN** **HEARTLAND, TX 75126-0856** 10/20/2026 1876 // 2017 6,499 SF
APN: 00.1469.0004.0020.00.01.00 Document #: 2026-0031960
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 20 Block: 4 Subdivision: HEARTLAND PARCEL 7 Phase No: 9B MapRef: VOL 5355 PG 240 Abbreviated Description: Lot:20 Block:4 Subdivision:HEARTLAND PARCEL 7 Phase No:9B Map Ref:VOL 5355 PG 240

2 .25Mi. **3104 BUCKTHORN ST** **HEARTLAND, TX 75126-0766** 09/22/2026 2505 /3/2 2016 6,970 SF
APN: 00.1456.0003.0031.00.01.00 Document #: 2026-0028982
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 31 Block: 3 Subdivision: WINDFIELD VILLAGE PHASE 1 MapRef: CAB 3 PG 281 Abbreviated Description: Lot:31 Block:3 Subdivision:WINDFIELD VILLAGE PHASE 1 Map Ref:CAB 3 PG 281

3 .28Mi. **2121 BRENHAM DR** **HEARTLAND, TX 75126-0618** 07/24/2026 2678 /3/2 2016 6,534 SF
APN: 00.1453.0013.0039.00.01.00 Document #: 2026-0022737
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 39 Block: 13 Subdivision: HEARTLAND PARCEL 6A SUNNY MEADOW PHASE II MapRef: CAB 3 ENV 242 Abbreviated Description: Lot:39 Block:13 Subdivision:HEARTLAND PARCEL 6A SUNNY MEADOW PHASE II Map Ref:CAB 3 ENV 242

4 .25Mi. **2128 DANIBELLE DR** **HEARTLAND, TX 75126-6981** 07/22/2026 1824 /4/2 2016 5,611 SF
APN: 00.1451.0013.0019.00.01.00 Document #: 2026-0022405
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 19 Block: 13 Subdivision: HEARTLAND PARCEL 5 MapRef: CAB 3 PG 209 Abbreviated Description: Lot:19 Block:13 Subdivision:HEARTLAND PARCEL 5 Map Ref:CAB 3 PG 209

5 .21Mi. **4014 RED ROCK DR** **HEARTLAND, TX 75126-8917** 07/17/2026 1826 /3/2 2006 5,663 SF
APN: 00.1432.0006.0027.00.01.00 Document #: 2026-0022041
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 27 Block: 6 Subdivision: HEARTLAND TRACT PHASE 1A MapRef: CAB 2 ENV 705 Abbreviated Description: Lot:27 Block:6 Subdivision:HEARTLAND TRACT PHASE 1A Map Ref:CAB 2 ENV 705

6 .35Mi. **2021 PINE KNOT DR** **HEARTLAND, TX 75126-8284** 07/10/2026 2328 /4/2.5 2009 5,458 SF
APN: 00.1446.0018.0034.00.01.00 Document #: 2026-0021359
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 34 Block: 18 Subdivision: HEARTLAND TRACT A PHASE 3A MapRef: VOL 3 PG 37 Abbreviated Description: Lot:34 Block:18 Subdivision:HEARTLAND TRACT A PHASE 3A Map Ref:VOL 3 PG 37

7 .24Mi. **2048 TIMES RD** **HEARTLAND, TX 75126-8195** 07/08/2026 2306 /3/2 2007 5,929 SF
APN: 00.1443.0012.0003.00.01.00 Document #: 2026-0021028
Document Type: Price Code:
Land Use: Single Family Residential

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Legal: Lot: 3 Block: 12 Subdivision: HEARTLAND TRACT A PHASE 2A MapRef: CAB 2 ENV 778 Abbreviated Description: Lot:3 Block:12 Subdivision:HEARTLAND TRACT A PHASE 2A Map Ref:CAB 2 ENV 778

8	.3Mi.	**2049 KINGSBRIDGE DR** **HEARTLAND, TX 75126-8277**	07/06/2026	2666	/4/3	2007	6,573 SF

APN: 00.1443.0015.0047.00.01.00 Document #: 2026-0020541
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 47 Block: 15 Subdivision: HEARTLAND TRACT A Phase No: 2A MapRef: CAB 2 PG 778 Abbreviated Description: Lot:47 Block:15 Subdivision:HEARTLAND TRACT A Phase No:2A Map Ref:CAB 2 PG 778

9	.37Mi.	**4021 HEAVENLY WAY** **HEARTLAND, TX 75126-8279**	06/17/2026	1647	/3/2	2007	7,405 SF

APN: 00.1433.0040.0007.00.01.00 Document #: 2026-0018411
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 7 Block: 40 Subdivision: HEARTLAND TRACT A PHASE 1B Abbreviated Description: Lot:7 Block:40 Subdivision:HEARTLAND TRACT A PHASE 1B

10	.23Mi.	**2048 CLUB OAK DR** **HEARTLAND, TX 75126-8273**	06/08/2026	2457	/4/3	2007	6,316 SF

APN: 00.1443.0010.0004.00.01.00 Document #: 2026-0017249
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 4 Block: 10 Subdivision: HEARTLAND TRACT A Phase No: 2A MapRef: CAB 2 ENV 778 Abbreviated Description: Lot:4 Block:10 Subdivision:HEARTLAND TRACT A Phase No:2A Map Ref:CAB 2 ENV 778

11	.11Mi.	**2021 LAKE TRAIL DR** **HEARTLAND, TX 75126-8275**	06/04/2026	1520	/3/2	2007	7,871 SF

APN: 00.1437.0011.0025.00.01.00 Document #: 2026-0016983
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 25 Block: 11 Subdivision: HEARTLAND TRACT A PHASE 2C MapRef: CAB 2 ENV 779 Abbreviated Description: Lot:25 Block:11 Subdivision:HEARTLAND TRACT A PHASE 2C Map Ref:CAB 2 ENV 779

12	.37Mi.	**3310 TANSEYLEAF DR** **HEARTLAND, TX 75126-0838**	06/04/2026	2644	//	2017	9,165 SF

APN: 00.1469.0006.0026.00.01.00 Document #: 2026-0017010
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 26 Block: 6 Subdivision: HEARTLAND PARCEL 7 PHASE 9B MapRef: CAB 3 PG 328 Abbreviated Description: Lot:26 Block:6 Subdivision:HEARTLAND PARCEL 7 PHASE 9B Map Ref:CAB 3 PG 328

13	.1Mi.	**4411 HORSEMINT CV** **HEARTLAND, TX 75126-0898**	06/04/2026	2229	//	2017	7,841 SF

APN: 00.1455.0002.0014.00.01.00 Document #: 2026-0017008
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 14 Block: 2 Subdivision: HEARTLAND PARCEL 8 MapRef: CAB 3 SLV 280 Abbreviated Description: Lot:14 Block:2 Subdivision:HEARTLAND PARCEL 8 Map Ref:CAB 3 SLV 280

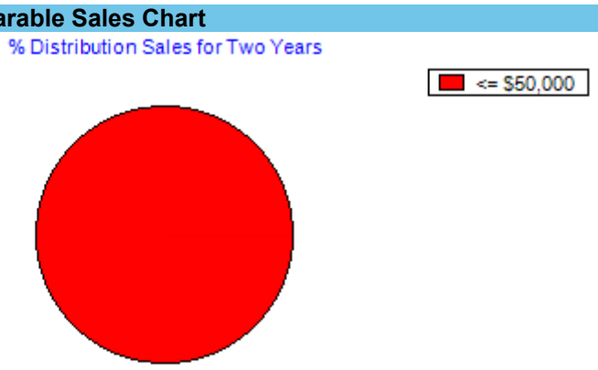
14	.2Mi.	**2040 OLD GLORY LN** **HEARTLAND, TX 75126-8914**	06/02/2026	1885	/3/2	2006	9,148 SF

APN: 00.1432.0005.0009.00.01.00 Document #: 2026-0016581
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 9 Block: 5 Subdivision: HEARTLAND TRACT A PHASE 1A MapRef: CAB 2 ENV 705 Abbreviated Description: Lot:9 Block:5 Subdivision:HEARTLAND TRACT A PHASE 1A Map Ref:CAB 2 ENV 705

15	.31Mi.	**2008 PINE KNOT DR** **HEARTLAND, TX 75126-8283**	05/28/2026	1521	/3/2	2008	5,554 SF

APN: 00.1446.0017.0010.00.01.00 Document #: 2026-0016046
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 10 Block: 17 Subdivision: HEARTLAND TRACT A PHASE 3A MapRef: CAB 3 ENV 37 Abbreviated Description: Lot:10 Block:17 Subdivision:HEARTLAND TRACT A PHASE 3A Map Ref:CAB 3 ENV 37

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.	**2004 MOONLIGHT TRL**	**03/18/2022**	$260,418	$260,418	1,885	/3/2	2006	5,663 SF	
.01Mi.	**2002 MOONLIGHT TRL**	**02/14/2019**	$260,418	$260,418	1,885	/3/2	2006	5,227 SF	
.01Mi.	**2006 MOONLIGHT TRL**		$141,057	$141,057				5,663 SF	
.01Mi.	**2006 MOONLIGHT TRL**	**09/09/2020**	$141,057	$141,057	2,395	/4/2.5	2006	5,663 SF	
.02Mi.	**2008 MOONLIGHT TRL**	**12/02/2022**	$256,749	$256,749	1,885	/3/2	2006	5,227 SF	
.02Mi.	**2000 MOONLIGHT TRL**	**12/23/2020**	$234,924	$234,924	1,521	/3/2	2006	6,098 SF	
.02Mi.	**2005 WOODHURST TRL**	**08/30/2006**	$286,446	$286,446	2,306	/4/2.5	2006	5,663 SF	
.02Mi.	**2003 WOODHURST TRL**	**07/26/2018**	$229,114	$229,114	1,537	/3/2.5	2006	6,534 SF	
.02Mi.	**2007 WOODHURST TRL**	**04/02/2020**	$217,968	$217,968	1,406	/3/2	2006	5,663 SF	
.03Mi.	**2010 MOONLIGHT TRL**	**02/22/2012**	$228,244	$228,244	1,520	/3/2	2006	5,227 SF	
.03Mi.	**2001 WOODHURST TRL**	**12/23/2019**	$280,308	$280,308	2,287	/3/2.5	2006	6,098 SF	
.03Mi.	**2009 WOODHURST TRL**	**10/05/2021**	$227,580	$227,580	1,602	/3/2	2006	5,663 SF	
.03Mi.	**2005 MOONLIGHT TRL**	**11/30/2016**	$225,827	$225,827	1,569	/3/2	2006	5,663 SF	
.03Mi.	**2003 MOONLIGHT TRL**	**03/19/2013**	$226,844	$226,844	1,475	/3/2	2006	5,663 SF	
.03Mi.	**2007 MOONLIGHT TRL**	**09/29/2017**	$250,402	$250,402	1,770	/3/2	2006	6,098 SF	
.04Mi.	**2001 MOONLIGHT TRL**	**11/15/2019**	$237,375	$237,375	1,605	/3/2	2006	6,534 SF	

Rent vs. Own

Households Occupied by Renters:	19%	Households Occupied by Owners:	77%

Demographics & Income

Median Age:	33.4 years old	Households:	27,983
Median Household Income:	$105,244	Households w/Family:	82%
Household Income Per Capita:	$41,069	Households w/Family Married:	62%
Most Common Education Level:	Bachelor's Degree	Households w/Family Children:	52%

School District

School District Zone:	Crandall Independent School District	Students:	6,922
Number of Schools:	8	Rating:	D+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
4.76Mi.	**Crandall High School** Number of Students: 1,999 Student-Teacher Ratio: 15.59 Advanced Placement: Yes	C	Public	10 - 12
1.03Mi.	**Crandall Middle School** Number of Students: 1,038 Student-Teacher Ratio: 16.03	D+	Public	7 - 8
0.43Mi.	**Barbara Walker Elementary School** Number of Students: 709 Student-Teacher Ratio: 17.9	D+	Public	PK - 6

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	88%	LOWER
BURGLARY	85%	LOWER
MOTOR VEHICLE THEFT	106%	SIMILAR
FORCIBLE ROBBERY	77%	NOTABLY LOWER
AGGRAVATED ASSAULT	33%	SIGNIFICANTLY LOWER
FORCIBLE RAPE	77%	NOTABLY LOWER
MURDER	54%	NOTABLY LOWER
OVERALL	48%	SIGNIFICANTLY LOWER

Disaster Alerts

No alerts noted

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