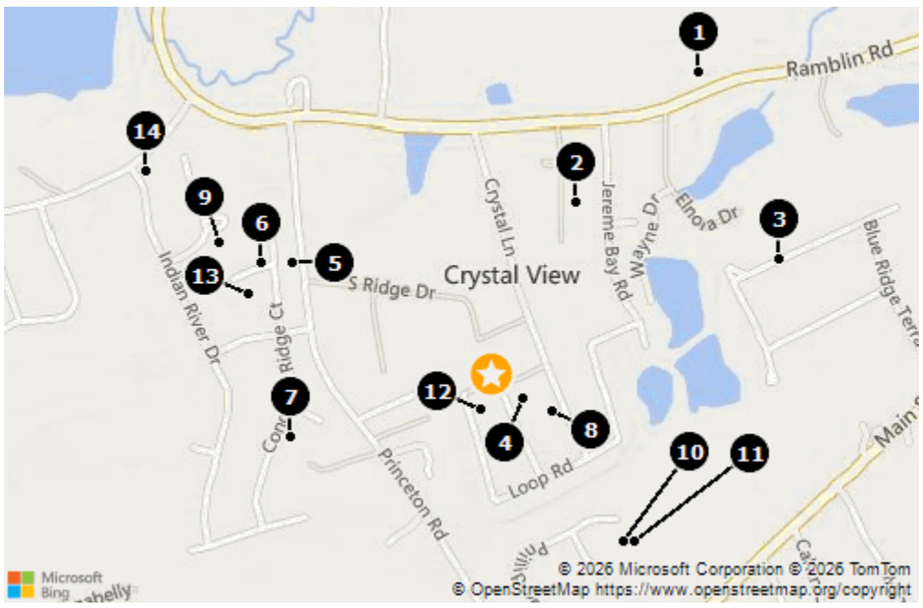
# ICE SiteX Report

**OrderID: 98359099**

## SiteX Property Information Report




## Subject Property Location

### 276 LOOP RD, WEST COLUMBIA, SC 29170-3868

| | | | |
|---|---|---|---|
| County: | **LEXINGTON SC** | Census Tract: | 450630207.032000 |
| Property Use: | Single Family Residential | Zoning: | |
| Parcel Number: | 007795-01-058 | Thomas Bros Pg-Grid: | |

## Valuation

| | | | | | |
|---|---|---|---|---|---|
| Value: | **$274,000** | FSD: | 11 | Common Confidence Score: | 58 |
| Value Range: | $243,860 - $304,140 | ICE Confidence Score: | 89 | | |

## County Tax & Assessment

| | | | | | |
|---|---|---|---|---|---|
| Assessment Year: | 2024 | Market Value Year: | 2024 | Tax Rate Code Area: | 2E |
| Assd Land Value: | $1,500 | Market Land Value: | $25,000 | Tax Year: | 2025 |
| Assd Improvement: | $15,120 | Market Improvment Value: | $252,000 | Total Taxable Value: | $5,678 |
| Total Assessed Value: | $16,620 | Total Assessor Market Value: | $277,000 | Delinquent Year: | |
| | | | | Tax Account ID: | |
| | | | | Homeowner's Exemption: | |
| | | | | Tax Exemptions: | |

## Assessment Legal Description

Lot: 92 Map Ref: MB 11303 PG 25
Abbreviated Description: CONGAREE DOWNS PH 3 LOT 92 .26 AC

## Property Characteristics

| | | | | | |
|---|---|---|---|---|---|
| Lot Size: | 11,326 SF | Bedrooms: | 3 | Pool: | |
| Building Area: | 1836 SF | Baths: | 2 | Fireplace: | |
| Year Built: | 2016 | Partial Baths: | 1 | Type Const: | |
| Number of Buildings: | | Number of Rooms: | | Ext Walls: | Siding (alum/vinyl) |
| Number of Units: | | Garage Type: | | Heating: | Central |
| Number of Stories: | 2 | Number of Cars: | | A/C: | Central |
| Style: | | Basement: | | Roof Cover: | |
| | | Foundation: | | Elevator: | |

## Subject Property Deed/Transfer History

### Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 10/21/2025 | Sales Price: | N/A |
| Document #: | 2025041210 BK-PG 21066-820 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |

**Legal Description:**

### Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 07/18/2023 | Sales Price: | $277,000 |
| Document #: | 2023024855 BK-PG 21066-816 | Type of Sale: | Verified Sale Price |
| Contract Date: | 07/14/2023 | | |
| Document Type: | | | |

**Legal Description:**
Lot: 92 Subdivision: CONGAREE DOWNS Phase No: 3 Map Ref: MB 11303 PG 25

### Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 07/14/2023 | Sales Price: | $277,000 |
| Document #: | BK-PG 21066 -816 | Type of Sale: | Per Assessor Transaction History |
| Document Type: | | | |

**Legal Description:**
Lot: 92 Map Ref: MB 11303 PG 25
Abbreviated Description: CONGAREE DOWNS PH 3 LOT 92 .26 AC

### Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 05/25/2023 | Sales Price: | $156,999 |

# ICE SiteX Report

**OrderID: 98359099**

| | | | |
|---|---|---|---|
| Document #: | 2023017943 BK-PG 20935-2583 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |
| **Legal Description:** | | | |

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 05/22/2023 | Sales Price: | $233,100 |
| Document #: | 2023017278 BK-PG 21058-286 | Type of Sale: | Verified Sale Price |
| Contract Date: | 05/17/2023 | | |
| Document Type: | | | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS Map Ref: MB 11303 PG 25

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 04/19/2021 | Loan Amount: | N/A |
| Document #: | 2021020633 BK-PG 20935-2583 | Loan Type: | FHA |
| TD Due Date: | 04/01/2051 | Type Finance: | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS Phase No: 3

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 04/13/2021 | Sales Price: | N/A |
| Document #: | 2021019632 BK-PG 20871-4549 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |
| **Legal Description:** | | | |

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 07/01/2020 | Sales Price: | N/A |
| Document #: | 2020027669 BK-PG 20341-17 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |
| **Legal Description:** | | | |

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 05/18/2020 | Loan Amount: | N/A |
| Document #: | 2020020253 BK-PG 20871-4549 | Loan Type: | FHA |
| TD Due Date: | 06/01/2050 | Type Finance: | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS Phase No: 3

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 10/26/2018 | Sales Price: | N/A |
| Document #: | 2018047862 BK-PG 18370-195 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |
| **Legal Description:** | | | |

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 10/10/2018 | Sales Price: | $162,000 |
| Document #: | 2018045435 BK-PG 20341-013 | Type of Sale: | Verified Sale Price |
| Contract Date: | 10/09/2018 | | |
| Document Type: | | | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS Phase No: 3 Map Ref: MB 11303 PG 25

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 05/13/2016 | Loan Amount: | N/A |
| Document #: | 2016021257 BK-PG 18370-195 | Loan Type: | New Conventional |
| TD Due Date: | 06/01/2046 | Type Finance: | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS Phase No: 3

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 05/13/2016 | Sales Price: | $15,300,000 |
| Document #: | 2016021256 BK-PG 18370-194 | Type of Sale: | Full Amount on Deed |
| Contract Date: | 05/13/2016 | | |
| Document Type: | | | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS PH 3

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 05/13/2016 | Sales Price: | N/A |
| Document #: | 2016021255 BK-PG 18370-193 | Type of Sale: | Price as "0", "None", "No Consideration" |
| Contract Date: | 04/28/2016 | | |
| Document Type: | | | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS PH 3

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 04/15/2016 | Sales Price: | N/A<br>Multiple Parcels Involved in this transaction |
| Document #: | 2016016514 BK-PG 18307-208 | Type of Sale: | Transfer Tax on doc. indicated as EXEMPT |
| Contract Date: | 04/15/2016 | | |
| Document Type: | | | |
| **Legal Description:** | | | |

Lot: 92 Subdivision: CONGAREE DOWNS

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 12/09/2015 | Sales Price: | $55,500<br>Multiple Parcels Involved in this transaction |

# ICE SiteX Report

**OrderID: 98359099**

| | | | |
|---|---|---|---|
| Document #: | 2015056056 BK-PG 18058-089 | Type of Sale: | Full Amount on Deed |
| Contract Date: | 12/03/2015 | | |
| Document Type: | | | |

**Legal Description:**
Lot: 43,92 Subdivision: CONGAREE DOWNS

## Area Sales Analysis

| | | | |
|---|---|---|---|
| Total Area Sales | $4,605,000 | Median # of Bedrooms | 3 |
| Median Lot Size | 16,553 SF | Median # of Baths | 2 |
| Median Living Area | 2,251 SF | Median Year Built | 2012 |
| Price Range - 2 Yrs | $12,500 to $590,000 | Age Range | 7 years to 57 years |
| Median Value | $295,000 | Median Age | 14 years |

## Comparable Sales Data

| No. | Proxim. | Address | Date | Price | $/SF | Bld/Area | RM/BR/Bth | YB | Lot Area | Pool |
|---|---|---|---|---|---|---|---|---|---|---|
| 1 | .49Mi. | **541 RAMBLIN RD**<br>**WEST COLUMBIA, SC 29170-3834** | 08/14/2026 | $275,000 | $134 | 2045 | /3/2 | 1997 | 35,719 SF | |
| | | APN: 007896-01-016 Document #: 2026034153<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 82 Subdivision: LOLA ATKINSON MapRef: MB 278 PG 460 Abbreviated Description: Lot:82 Subdivision:LOLA ATKINSON Map Ref:MB 278 PG 460City/Muni/Twp:LEXINGTON City/Muni/Twp: LEXINGTON | | | | | | | | |
| 2 | .26Mi. | **123 S COVE DR**<br>**WEST COLUMBIA, SC 29170-3801** | 08/12/2026 | $140,500 | $127 | 1100 | /3/2 | 1989 | 14,579 SF | |
| | | APN: 007797-02-067 Document #: 2026033602<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 5 MapRef: MB 9901 PG 97 Abbreviated Description: Lot:5 Map Ref:MB 9901 PG 97City/Muni/Twp:LEXINGTON City/Muni/Twp: LEXINGTON | | | | | | | | |
| 3 | .42Mi. | **1949 BLUE RIDGE TER**<br>**WEST COLUMBIA, SC 29170-4056** | 08/06/2026 | $315,000 | $124 | 2536 | /3/2 | 1969 | 23,662 SF | |
| | | APN: 007817-01-024 Document #: 2026032869<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 24 Block: A Subdivision: BLUE RIDGE TERRACE MapRef: MB 21180 PG 233 Abbreviated Description: Lot:24 Block:A Subdivision:BLUE RIDGE TERRACE Map Ref:MB 21180 PG 233 | | | | | | | | |
| 4 | .05Mi. | **116 CONGAREE DOWNS LN**<br>**WEST COLUMBIA, SC 29170-3876** | 07/08/2026 | $245,000 | $155 | 1572 | /3/2 | 2009 | 12,197 SF | |
| | | APN: 007795-01-119 Document #: 2026028060<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 72 Subdivision: CONGAREE DOWNS PHASE 4 MapRef: MB 13927 PG 104 Abbreviated Description: Lot:72 Subdivision:CONGAREE DOWNS PHASE 4 Map Ref:MB 13927 PG 104 | | | | | | | | |
| 5 | .31Mi. | **420 CONGAREE RIDGE CT**<br>**WEST COLUMBIA, SC 29170-3889** | 05/22/2026 | $555,000 | $139 | 3983 | /4/4 | 2018 | 13,504 SF | |
| | | APN: 007734-03-079 Document #: 2026021074<br>Document Type: Price Code: D<br>Land Use: Single Family Residential<br>Legal: Lot: 129 Subdivision: INDIAN RIVER SUBDIVISION Phase No: 4 MapRef: MB 18741 PG 269 Abbreviated Description: Lot:129 Subdivision:INDIAN RIVER SUBDIVISION Phase No:4 Map Ref:MB 18741 PG 269 | | | | | | | | |
| 6 | .35Mi. | **423 CONGAREE RIDGE CT**<br>**WEST COLUMBIA, SC 29170-3889** | 05/05/2026 | $590,000 | $169 | 3487 | /5/2 | 2018 | 16,117 SF | |
| | | APN: 007734-03-073 Document #: 2026018171<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 123 Subdivision: INDIAN RIVER SUBDIVISION PHASE 4 MapRef: MB 20137 PG 319 Abbreviated Description: Lot:123 Subdivision:INDIAN RIVER SUBDIVISION PHASE 4 Map Ref:MB 20137 PG 319City/Muni/Twp:LEXINGTON City/Muni/Twp: LEXINGTON | | | | | | | | |
| 7 | .28Mi. | **335 CONGAREE RIDGE CT**<br>**WEST COLUMBIA, SC 29170-3888** | 04/22/2026 | $465,000 | $203 | 2284 | /3/2 | 2019 | 13,504 SF | |
| | | APN: 007734-03-099 Document #: 2026016037<br>Document Type: Price Code: D<br>Land Use: Single Family Residential<br>Legal: Lot: 160 Subdivision: BONDED PLAT OF INDIAN RIVER PHASE 5 MapRef: MB 19949 PG 125 Abbreviated Description: Lot:160 Subdivision:BONDED PLAT OF INDIAN RIVER PHASE 5 Map Ref:MB 19949 PG 125City/Muni/Twp:LEXINGTON City/Muni/Twp: LEXINGTON | | | | | | | | |
| 8 | .09Mi. | **1819 CRYSTAL LN**<br>**WEST COLUMBIA, SC 29170-3804** | 03/23/2026 | $220,000 | $144 | 1526 | /3/2 | 2012 | 11,761 SF | |
| | | APN: 007795-01-106 Document #: 2026011533<br>Document Type: Price Code: D<br>Land Use: Single Family Residential<br>Legal: Lot: 59 Subdivision: CONGAREE DOWNS PHASE 4 MapRef: MB 14300 PG 199 Abbreviated Description: Lot:59 Subdivision:CONGAREE DOWNS PHASE 4 Map Ref:MB 14300 PG 199City/Muni/Twp:SOUTH CONGAREE City/Muni/Twp: SOUTH CONGAREE | | | | | | | | |
| 9 | .41Mi. | **114 HICKORY KNOB CT**<br>**WEST COLUMBIA, SC 29170-3874** | 03/13/2026 | $550,000 | $148 | 3703 | /4/3 | 2012 | 18,295 SF | |
| | | APN: 007734-03-010 Document #: 2026010269<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 10 Subdivision: INDIAN RIVER SUBDIVISION PHASE 1B MapRef: MB 13787 PG 189 Abbreviated Description: Lot:10 Subdivision:INDIAN RIVER SUBDIVISION PHASE 1B Map Ref:MB 13787 PG 189City/Muni/Twp:LEXINGTON City/Muni/Twp: LEXINGTON | | | | | | | | |
| 10 | .28Mi. | **174 PHILLIP DR**<br>**WEST COLUMBIA, SC 29170-4059** | 03/05/2026 | $30,000 | | | // | | 29,532 SF | |
| | | APN: 007731-01-018 Document #: 2026008910<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 18 Subdivision: ADDIE YOUNG ESTATES PHASE II MapRef: MB 261 PG 180 Abbreviated Description: Lot:18 Subdivision:ADDIE YOUNG ESTATES PHASE II Map Ref:MB 261 PG 180City/Muni/Twp:LEXINGTON City/Muni/Twp: LEXINGTON | | | | | | | | |
| 11 | .31Mi. | **180 PHILLIP DR**<br>**WEST COLUMBIA, SC 29170-4059** | 03/04/2026 | $12,500 | | | // | | 56,628 SF | |
| | | APN: 007731-01-017 Document #: 2026008772<br>Document Type: Price Code: V<br>Land Use: Single Family Residential<br>Legal: Lot: 17 Subdivision: ADDIE YOUNG ESTATES PHASE II MapRef: MB 261 PG 180 Abbreviated Description: Lot:17 Subdivision:ADDIE YOUNG ESTATES PHASE II Map Ref:MB 261 PG 180City/Muni/Twp:SOUTH CONGAREE City/Muni/Twp: SOUTH CONGAREE | | | | | | | | |
| 12 | .05Mi. | **265 LOOP RD**<br>**WEST COLUMBIA, SC 29170-3869** | 02/27/2026 | $200,000 | $90 | 2218 | /3/2 | 2010 | 10,890 SF | |
| | | APN: 007795-01-057 Document #: 2026008267 | | | | | | | | |

# ICE SiteX Report

**OrderID: 98359099**

Document Type: Price Code: V
Land Use: Single Family Residential
Legal: Lot: 91 Subdivision: CONGAREE DOWNS SUBDIVISION Phase No: 3 MapRef: MB 11303 PG 25 Abbreviated Description: Lot:91 Subdivision:CONGAREE DOWNS SUBDIVISION Phase No:3 Map Ref:MB 11303 PG 25City/Muni/Twp:SOUTH CONGAREE City/Muni/Twp: SOUTH CONGAREE

| | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| 13 | .35Mi. | **513 WELLMONT CT**<br>**WEST COLUMBIA, SC 29170-3890** | 02/17/2026 | $457,000 | $164 | 2776 | /3/2 | 2017 | 16,988 SF |

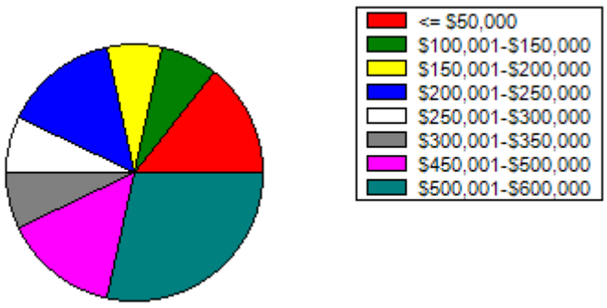
APN: 007734-03-067 Document #: 2026006507
Document Type: Price Code: V
Land Use: Single Family Residential
Legal: Lot: 117 Subdivision: REVISED BONDED PLAT OF INDIAN RIVER SUBDIVISION PH MapRef: MB 18741 PG 269 Abbreviated Description: Lot:117 Subdivision:REVISED BONDED PLAT OF INDIAN RIVER SUBDIVISION PH Map Ref:MB 18741 PG 269

| | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| 14 | .54Mi. | **948 INDIAN RIVER DR**<br>**WEST COLUMBIA, SC 29170-3872** | 11/25/2025 | $550,000 | $125 | 4397 | /5/3 | 2012 | 17,860 SF |

APN: 007734-03-020 Document #: 2025046368
Document Type: Price Code: V
Land Use: Single Family Residential
Legal: Lot: 20 Subdivision: INDIAN RIVER SUBDIVISION Phase No: 1B MapRef: MB 13787 PG 189 Abbreviated Description: Lot:20 Subdivision:INDIAN RIVER SUBDIVISION Phase No:1B Map Ref:MB 13787 PG 189

## Comparable Sales Chart

% Distribution Sales for Two Years




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. | **276 LOOP RD** | **07/14/2023** | $277,000 | $16,620 | 1,836 | /3/2 | 2016 | 11,326 SF | |
| .01Mi. | **274 LOOP RD** | **11/08/2021** | $189,500 | $7,580 | 1,384 | /3/2 | 2009 | 11,326 SF | |
| .02Mi. | **1912 LOOP RD** | **06/27/2019** | $149,500 | $5,980 | 1,354 | /3/2 | 1969 | 17,459 SF | |
| .03Mi. | **272 LOOP RD** | **02/06/2017** | $155,294 | $6,212 | 1,776 | /3/2 | 2009 | 13,504 SF | |
| .03Mi. | **117 CONGAREE DOWNS LN** | **07/30/2010** | $156,989 | $6,279 | 1,696 | /3/2 | 2010 | 10,454 SF | |
| .04Mi. | **1906 LOOP RD** | **07/24/2014** | $66,700 | $4,002 | 1,566 | /3/1 | 1968 | 17,241 SF | |
| .04Mi. | **118 CONGAREE DOWNS LN** | **06/25/2010** | $159,483 | $6,380 | 1,656 | /3/2 | 2010 | 11,761 SF | |
| .05Mi. | **270 LOOP RD** | **04/03/2008** | $157,009 | $6,280 | 1,709 | /3/2 | 2007 | 12,632 SF | |
| .05Mi. | **115 CONGAREE DOWNS LN** | **01/14/2019** | $179,500 | $7,180 | 2,264 | /5/2 | 2014 | 10,019 SF | |
| .05Mi. | **265 LOOP RD** | **02/27/2026** | $190,000 | $11,400 | 2,218 | /3/2 | 2010 | 10,890 SF | |
| .05Mi. | **116 CONGAREE DOWNS LN** | **10/29/2009** | $149,872 | $5,995 | 1,572 | /3/2 | 2009 | 12,197 SF | |
| .06Mi. | **1801 CRYSTAL LN** | **07/02/2019** | $215,000 | $8,600 | 1,830 | /3/2 | 1970 | 31,595 SF | |
| .06Mi. | **1900 LOOP RD** | **02/27/2025** | $195,000 | $7,800 | 1,888 | /3/2 | 1970 | 17,023 SF | |
| .06Mi. | **113 CONGAREE DOWNS LN** | **04/22/2013** | $181,834 | $7,273 | 2,192 | /3/2 | 2013 | 10,019 SF | |
| .06Mi. | **1813 CRYSTAL LN** | **08/29/2013** | $159,522 | $6,381 | 1,699 | /3/2 | 2013 | 12,197 SF | |
| .06Mi. | **263 LOOP RD** | **04/15/2010** | $195,834 | $7,833 | 2,350 | /4/2 | 2008 | 10,454 SF | |

## Rent vs. Own

| | | | |
|---|---|---|---|
| Households Occupied by Renters: | 18% | Households Occupied by Owners: | 76% |

## Demographics & Income

| | | | |
|---|---|---|---|
| Median Age: | 41.1 years old | Households: | 9,495 |
| Median Household Income: | $68,400 | Households w/Family: | 63% |
| Household Income Per Capita: | $34,686 | Households w/Family Married: | 43% |
| Most Common Education Level: | High School Graduate | Households w/Family Children: | 27% |

## School District

| | | | |
|---|---|---|---|
| School District Zone: | Lexington School District 2 | Students: | 8,465 |
| Number of Schools: | 13 | Rating: | C |

## Assigned Schools

| Proxim. | Name | Rating | Type | Grade |
|---|---|---|---|---|
| 4.51Mi. | **Airport High School** | D+ | Public | 9 - 12 |

# ICE SiteX Report

**OrderID: 98359099**

Number of Students: 1,272
Student-Teacher Ratio: 17.42
Advanced Placement: Yes

| | | | | |
|---|---|---|---|---|
| 4.34Mi. | **R. H. Fulmer Middle School**<br>Number of Students: 526<br>Student-Teacher Ratio: 11.19 | B+ | Public | 6 - 8 |
| 1.59Mi. | **Congaree Elementary School**<br>Number of Students: 352<br>Student-Teacher Ratio: 12.57 | C- | Public | 2 - 5 |

## Flood Report

The Subject Property of **276 LOOP RD, WEST COLUMBIA, SC 29170-3868** 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** | 139% | NOTABLY HIGHER |
| **BURGLARY** | 143% | NOTABLY HIGHER |
| **MOTOR VEHICLE THEFT** | 133% | NOTABLY HIGHER |
| **FORCIBLE ROBBERY** | 104% | SIMILAR |
| **AGGRAVATED ASSAULT** | 90% | LOWER |
| **FORCIBLE RAPE** | 106% | SIMILAR |
| **MURDER** | 127% | HIGHER |
| **OVERALL** | 113% | HIGHER |

## Disaster Alerts

9/25/2024 - Hurricane Helene 1/21/2026 - Severe Winter Storm

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