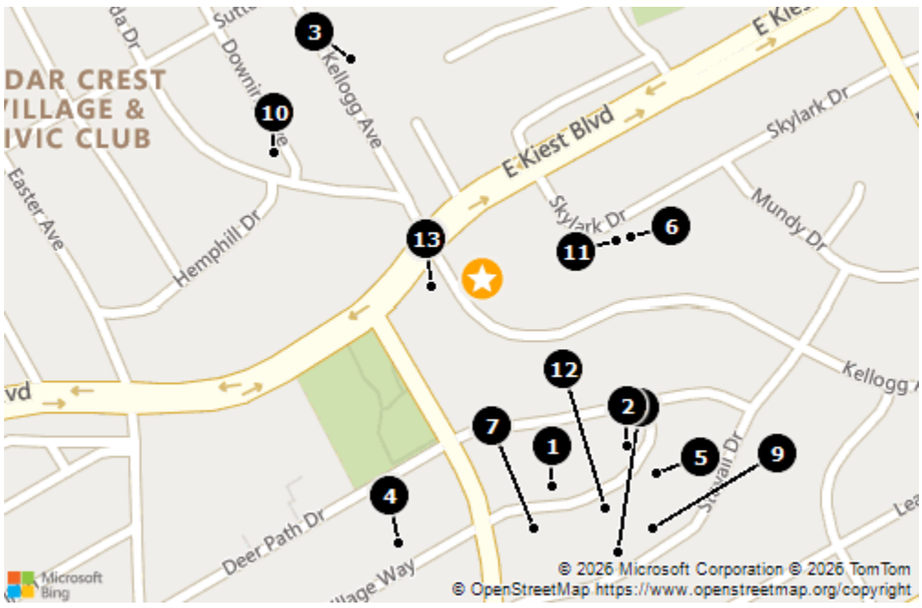
ICE SiteX Report

OrderID: 98012050

SiteX Property Information Report



Subject Property Location

2908 KELLOGG AVE, DALLAS, TX 75216-4611

County:	**DALLAS TX**	Census Tract:	481130088.022008
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	00000505933000000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$184,000**	FSD:	33	Common Confidence Score:	21
Value Range:	$123,280 - $244,720	ICE Confidence Score:	67		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	DC DA DS PH DO
Assd Land Value:	$60,000	Market Land Value:	$60,000	Tax Year:	2025
Assd Improvement:	$97,190	Market Improvment Value:	$97,190	Total Taxable Value:	$3,500
Total Assessed Value:	$157,190	Total Assessor Market Value:	$157,190	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 20 Block: M Subdivision: DEERPATH VILLAGE 4 Map Ref: 55-U

Abbreviated Description:	DEERPATH VILLAGE 4 BLK M/6078 LT 20 INT201900259352 DD09252019 CO-DC 6078 00M 02000 4DA6078 00M
City/Muni/Twp:	DALLAS

Property Characteristics

Lot Size:	8,462 SF	Bedrooms:	2	Pool:	
Building Area:	1140 SF	Baths:	1	Fireplace:	
Year Built:	1950	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:		Ext Walls:	4
Number of Units:		Garage Type:	Detached	Heating:	Central
Number of Stories:	1	Number of Cars:	1	A/C:	Central
Style:		Basement:	No	Roof Cover:	Comp Shingle
		Foundation:	Piers	Elevator:	

Subject Property Deed/Transfer History
Mortgage Record

Recording Date:	10/09/2025	Loan Amount:	N/A
Document #:	202500212827 BK-PG -	Loan Type:	FHA
TD Due Date:	10/01/2049	Type Finance:	

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION
City/Muni/Twp: DALLAS

Mortgage Record

Recording Date:	10/22/2024	Loan Amount:	N/A
Document #:	202400212481 BK-PG -	Loan Type:	FHA
TD Due Date:	10/01/2049	Type Finance:	

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	03/16/2022	Sales Price:	N/A
Document #:	202200073884 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

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Mortgage Record

Recording Date:	06/29/2021	Loan Amount:	N/A
Document #:	202100192909 BK-PG -	Loan Type:	FHA
TD Due Date:	10/01/2049	Type Finance:	

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	09/27/2019	Sales Price:	N/A
Document #:	201900259352 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	09/25/2019		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION Map Ref: VOL 14 PG 249
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	09/27/2019	Sales Price:	N/A
Document #:	BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 20 Block: M Subdivision: DEERPATH VILLAGE 4 Map Ref: 55-U
Abbreviated Description: DEERPATH VILLAGE 4 BLK M/6078 LT 20 INT201900259352 DD09252019 CO-DC 6078 00M 02000 4DA6078 00M
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	05/21/2015	Sales Price:	N/A
Document #:	201500131247 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	05/08/2015		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Section: 4 Subdivision: DEERPATH VILLAGE Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	11/29/2012	Sales Price:	N/A
Document #:	201200352960 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	11/08/2012		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Section: 4 Subdivision: DEERPATH VILLAGE Map Ref: MAP14 PG249
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	03/21/2011	Sales Price:	N/A
Document #:	201100072714 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	03/18/2011		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	06/23/2004	Sales Price:	N/A
Document #:	BK-PG 2004121-05906	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	06/21/2004		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	09/11/2002	Sales Price:	N/A
Document #:	BK-PG 2002178-09858	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	08/30/2002		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE ADDITION FOURTH SECTION Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

Mortgage Record

Recording Date:	09/27/2001	Loan Amount:	N/A
Document #:	BK-PG 2001189-09210	Loan Type:	Unknown
TD Due Date:	03/24/2002	Type Finance:	

Legal Description:
Lot: 20 Block: M/6708 Subdivision: DEERPATH VILLAGE FOURTH SECTION
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	09/23/1994	Sales Price:	N/A
Document #:	BK-PG 94184-3015	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	09/12/1994		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

ICE SiteX Report

OrderID: 98012050

Prior Transfer

Recording Date:	01/04/1994	Sales Price:	N/A
Document #:	BK-PG 94001-7535	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/20/1993		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEER PATH VILLAGE ADDITION FOURTH SECTION Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

Prior Transfer

Recording Date:	12/14/1993	Sales Price:	N/A
Document #:	BK-PG 93242-5779	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	12/08/1993		
Document Type:			

Legal Description:
Lot: 20 Block: M/6078 Subdivision: DEER PATH VILLAGE ADDITION FOURTH SECTION Map Ref: MB14 PG249
City/Muni/Twp: DALLAS

Area Sales Analysis

Total Area Sales		Median # of Bedrooms	3
Median Lot Size	7,315 SF	Median # of Baths	1
Median Living Area	1,070 SF	Median Year Built	1949
Price Range - 2 Yrs		Age Range	47 years to 85 years
Median Value		Median Age	77 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.14Mi.	**2319 VILLAGE WAY** **DALLAS, TX 75216-4634**	04/22/2026			800	/2/1	1949	7,786 SF	
		APN: 00000505120000000 Document #: 202600085056 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 5 Block: F/6078 Section: 3 Subdivision: DEERPATH VILLAGE ADDITION MapRef: VOL 14 PG 29 Abbreviated Description: Lot:5 Block:F/6078 Section:3 Subdivision:DEERPATH VILLAGE ADDITION Map Ref:VOL 14 PG 29								
2	.15Mi.	**2347 VILLAGE WAY** **DALLAS, TX 75216-4634**	02/13/2026			1070	/3/1	1952	7,621 SF	
		APN: 00000505138000000 Document #: 202600031645 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 11 Block: F/6078 Subdivision: DEERPATH VILLAGE ADDITION THIRD SECTION MapRef: VOL 14 PG 139 Abbreviated Description: Lot:11 Block:F/6078 Subdivision:DEERPATH VILLAGE ADDITION THIRD SECTION Map Ref:VOL 14 PG 139City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
3	.18Mi.	**2726 KELLOGG AVE** **DALLAS, TX 75216-3250**	01/20/2026			1290	/3/2	1979	6,431 SF	
		APN: 00000453871000000 Document #: 202600012777 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 1 Block: P/5856 Subdivision: CEDAR CREST HEIGHTS MapRef: VOL 7 PG 226A Abbreviated Description: Lot:1 Block:P/5856 Subdivision:CEDAR CREST HEIGHTS Map Ref:VOL 7 PG 226ACity/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
4	.19Mi.	**2215 VILLAGE WAY** **DALLAS, TX 75216-4632**	01/14/2026			1248	/3/1	1949	6,420 SF	
		APN: 00000504505000000 Document #: 202600009279 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 19 Block: D/6077 Subdivision: DEERPATH VILLAGE 2 MapRef: DOC 202500164943 Abbreviated Description: Lot:19 Block:D/6077 Subdivision:DEERPATH VILLAGE 2 Map Ref:DOC 202500164943								
5	.18Mi.	**2348 VILLAGE WAY** **DALLAS, TX 75216-4635**	12/22/2025			802	/2/1	1949	6,206 SF	
		APN: 00000505249000000 Document #: 202500267238 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 10 Block: D/5842 Subdivision: FIRST INSTALLMENT OF ANN ARBOR ADDITION MapRef: VOL 17 PG 271 Abbreviated Description: Lot:10 Block:D/5842 Subdivision:FIRST INSTALLMENT OF ANN ARBOR ADDITION Map Ref:VOL 17 PG 271City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
6	.1Mi.	**2026 SKYLARK DR** **DALLAS, TX 75216-4645**	11/24/2025			785	/2/1	1951	7,265 SF	
		APN: 00000505975000000 Document #: 202500247766 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 34 Block: M/6078 Section: 6 Subdivision: DEERPATH VILLAGE ADDITION MapRef: VOL 16 PG 195 Abbreviated Description: Lot:34 Block:M/6078 Section:6 Subdivision:DEERPATH VILLAGE ADDITION Map Ref:VOL 16 PG 195City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
7	.17Mi.	**2312 VILLAGE WAY** **DALLAS, TX 75216-4635**	11/21/2025			1473	/4/2	1949	7,315 SF	
		APN: 00000505276000000 Document #: 202500247275 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 35 Block: G/6078 Subdivision: DEERPATH VILLIAGE ADDITION MapRef: VOL 14 PG 29 Abbreviated Description: Lot:35 Block:G/6078 Subdivision:DEERPATH VILLIAGE ADDITION Map Ref:VOL 14 PG 29City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
8	.2Mi.	**2437 STOVALL DR** **DALLAS, TX 75216-4626**	11/04/2025			768	/2/1	1949	5,904 SF	
		APN: 00000505198000000 Document #: 202500232511 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 9 Block: G/6078 Subdivision: DEERPATH VILLAGE ADDITION MapRef: VOL 14 PG 29 Abbreviated Description: Lot:9 Block:G/6078 Subdivision:DEERPATH VILLAGE ADDITION Map Ref:VOL 14 PG 29City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
9	.21Mi.	**2449 STOVALL DR** **DALLAS, TX 75216-4626**	09/12/2025			816	/2/1	1949	7,320 SF	
		APN: 00000505207000000 Document #: 202500191366 Document Type: Price Code: Land Use: Single Family Residential Legal: Lot: 12 Block: G Subdivision: DEER PATH ADDITION VILLAGE 3 MapRef: VOL 14 PG 139 Abbreviated Description: Lot:12 Block:G Subdivision:DEER PATH ADDITION VILLAGE 3 Map Ref:VOL 14 PG 139City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS								
10	.17Mi.	**2732 ALMEDA DR** **DALLAS, TX 75216-3229**	09/08/2025			1332	/3/2	1941	7,499 SF	

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APN: 00000453775000000 Document #: 202500187225
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 9 Block: 5856 Subdivision: CEDAR CREST HEIGHTS ADDITION MapRef: VOL 7 PG 406A Abbreviated Description: Lot:9 Block:5856 Subdivision:CEDAR CREST HEIGHTS ADDITION Map Ref:VOL 7 PG 406ACity/Muni/Twp:DALLAS City/Muni/Twp: DALLAS

11	.09Mi.	**2020 SKYLARK DR** **DALLAS, TX 75216-4645**	08/18/2025	1428	/3/2	1951	8,180 SF

APN: 00000505978000000 Document #: 202500172103
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 36 Block: M/6078 Subdivision: DEERPATH VILLAGE ADDITION SIXTH SECTION MapRef: VOL 16 PG 195 Abbreviated Description: Lot:36 Block:M/6078 Subdivision:DEERPATH VILLAGE ADDITION SIXTH SECTION Map Ref:VOL 16 PG 195City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS

12	.18Mi.	**2332 VILLAGE WAY** **DALLAS, TX 75216-4635**	07/08/2025	768	/3/1	1949	6,250 SF

APN: 00000505261000000 Document #: 202500141705
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 30 Block: 6078 Subdivision: DEERPATH VILLAGE ADDITION THIRD SECTION MapRef: VOL 14 PG 29 Abbreviated Description: Lot:30 Block:6078 Subdivision:DEERPATH VILLAGE ADDITION THIRD SECTION Map Ref:VOL 14 PG 29City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS

13	.04Mi.	**2905 KELLOGG AVE** **DALLAS, TX 75216-4610**	05/22/2025	1504	/3/1	1949	9,572 SF

APN: 00000505039000000 Document #: 202500106332
Document Type: Price Code:
Land Use: Single Family Residential
Legal: Lot: 31 Block: E/6078 Subdivision: DEERPATH VILLAGE FOURTH SECTION MapRef: VOL 14 PG 249 Abbreviated Description: Lot:31 Block:E/6078 Subdivision:DEERPATH VILLAGE FOURTH SECTION Map Ref:VOL 14 PG 249City/Muni/Twp:DALLAS City/Muni/Twp: DALLAS

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.	**2908 KELLOGG AVE**	**09/27/2019**	$157,190	$157,190	1,140	/2/1	1950	8,462 SF	
.01Mi.	**2912 KELLOGG AVE**	**09/29/2021**	$201,500	$201,500	1,098	/3/2	2003	8,865 SF	
.01Mi.	**2904 KELLOGG AVE**	**09/26/2014**	$256,870	$256,870	1,809	/3/2	1964	16,195 SF	
.02Mi.	**3002 KELLOGG AVE**	**04/04/2019**	$168,360	$168,360	752	/2/1	1950	9,130 SF	
.03Mi.	**3006 KELLOGG AVE**	**04/01/2019**	$140,550	$140,550	936	/2/1	1950	8,640 SF	
.04Mi.	**3010 KELLOGG AVE**	**02/20/2019**	$150,250	$150,250	726	/2/1	1950	8,606 SF	
.04Mi.	**2909 KELLOGG AVE**	**11/28/2005**	$183,100	$183,100	936	/2/1	1950	6,328 SF	
.04Mi.	**2905 KELLOGG AVE**	**05/22/2025**	$179,410	$179,410	1,504	/3/1	1949	9,572 SF	
.04Mi.	**2913 KELLOGG AVE**	**10/02/2019**	$304,040	$304,040	1,761	/4/2	2019	7,218 SF	
.04Mi.	**2002 SKYLARK DR**		$145,050	$145,050	1,025	/2/1	1951	13,680 SF	
.04Mi.	**3102 KELLOGG AVE**	**10/29/2019**	$163,310	$163,310	792	/2/1	1950	8,100 SF	
.04Mi.	**2917 KELLOGG AVE**	**06/25/2019**	$191,520	$191,520	964	/3/2	1950	8,188 SF	
.05Mi.	**3003 KELLOGG AVE**	**06/04/2020**	$184,840	$184,840	1,221	/3/1	1950	8,343 SF	
.05Mi.	**2006 SKYLARK DR**	**05/23/2016**	$137,930	$137,930	768	/2/1	1957	10,091 SF	
.05Mi.	**3007 KELLOGG AVE**	**02/16/1988**	$158,350	$158,350	892	/2/1	1950	9,882 SF	
.06Mi.	**3110 KELLOGG AVE**	**11/10/2020**	$219,480	$219,480	1,036	/3/1	1953	15,055 SF	

Rent vs. Own

Households Occupied by Renters:	40%	Households Occupied by Owners:	51%

Demographics & Income

Median Age:	34.7 years old	Households:	17,766
Median Household Income:	$38,633	Households w/Family:	63%
Household Income Per Capita:	$17,191	Households w/Family Married:	25%
Most Common Education Level:	High School Graduate	Households w/Family Children:	34%

School District

School District Zone:	Dallas Independent School District	Students:	139,802
Number of Schools:	239	Rating:	B

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Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.68Mi.	**Dr. Frederick Douglass Todd Sr. Middle School** Number of Students: 427 Student-Teacher Ratio: 13.77	D+	Public	6 - 8
1.13Mi.	**Albert C Black Jr Steam Academy** Number of Students: 828 Student-Teacher Ratio: 16.7	B-	Public	PK - 5
1.66Mi.	**South Oak Cliff High School** Number of Students: 1,560 Student-Teacher Ratio: 15.89 Advanced Placement: Yes	C	Public	9 - 12

Flood Report

The Subject Property of **2908 KELLOGG AVE, DALLAS, TX 75216-4611** 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	132%	NOTABLY HIGHER
BURGLARY	128%	HIGHER
MOTOR VEHICLE THEFT	126%	HIGHER
FORCIBLE ROBBERY	97%	SIMILAR
AGGRAVATED ASSAULT	123%	HIGHER
FORCIBLE RAPE	120%	HIGHER
MURDER	104%	SIMILAR
OVERALL	128%	HIGHER

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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