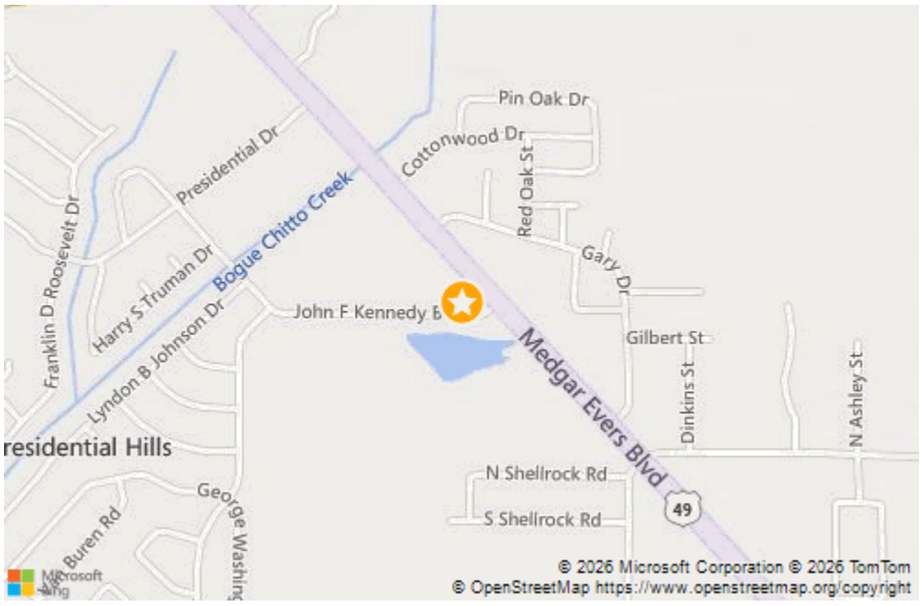
# ICE SiteX Report

**OrderID: 98692539**

## SiteX Property Information Report




## Subject Property Location

### 3608 JOHN F KENNEDY BLVD, JACKSON, MS 39213-2917

| | | | |
|---|---|---|---|
| County: | **HINDS MS** | Census Tract: | 280490103.012000 |
| Property Use: | Single Family Residential | Zoning: | |
| Parcel Number: | 0804 0454 000 | Thomas Bros Pg-Grid: | |

## Valuation

| | | | | | |
|---|---|---|---|---|---|
| Value: | **$125,000** | FSD: | 21 | Common Confidence Score: | 37 |
| Value Range: | $98,750 - $151,250 | ICE Confidence Score: | 79 | | |

## County Tax & Assessment

| | | | | | |
|---|---|---|---|---|---|
| Assessment Year: | 2025 | Market Value Year: | 2025 | Tax Rate Code Area: | R1 |
| Assd Land Value: | $3,000 | Market Land Value: | $15,000 | Tax Year: | 2025 |
| Assd Improvement: | $6,968 | Market Improvment Value: | $69,680 | Total Taxable Value: | $188 |
| Total Assessed Value: | $9,968 | Total Assessor Market Value: | $84,680 | Delinquent Year: | |
| | | | | Tax Account ID: | |
| | | | | Homeowner's Exemption: | |
| | | | | Tax Exemptions: | D |

## Assessment Legal Description

Lot: 4 Block: A Subdivision: PRESIDENTIAL HILLS PT 1

| | |
|---|---|
| Abbreviated Description: | LOT 4 BLK A PRESIDENTIAL HILLS PT 1 |
| City/Muni/Twp: | JACKSON |

## Property Characteristics

| | | | | | |
|---|---|---|---|---|---|
| Lot Size: | | Bedrooms: | 4 | Pool: | |
| Building Area: | 2131 SF | Baths: | 2 | Fireplace: | Yes |
| Year Built: | 1969 | Partial Baths: | | Type Const: | Wood |
| Number of Buildings: | | Number of Rooms: | 7 | Ext Walls: | Brick |
| Number of Units: | | Garage Type: | | Heating: | Forced Air |
| Number of Stories: | 1 | Number of Cars: | | A/C: | Yes |
| Style: | | Basement: | | Roof Cover: | Asphalt |
| | | Foundation: | Slab | Elevator: | |

## Subject Property Deed/Transfer History

### Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 12/13/2022 | Sales Price: | N/A |
| Document #: | 1823805 BK-PG 7216-1 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |
| **Legal Description:** | | | |

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 01/23/2018 | Sales Price: | N/A |
| Document #: | BK-PG 7083-803 | Type of Sale: | Full-Computed from Transfer Tax |
| Document Type: | | | |
| **Legal Description:** | | | |

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 01/18/2018 | Loan Amount: | N/A |
| Document #: | BK-PG 0000007216-0000000001 | Loan Type: | Unknown |
| TD Due Date: | 01/01/2048 | Type Finance: | |
| **Legal Description:** | | | |

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 10/06/2009 | Loan Amount: | N/A |
| Document #: | 1225505 BK-PG 7083-803 | Loan Type: | FHA |
| TD Due Date: | 10/01/2039 | Type Finance: | |

# ICE SiteX Report

**OrderID: 98692539**

**Legal Description:**
Lot: 4 Block: A Subdivision: PRESIDENTIAL HILLS PT 1

## Mortgage Record

| | | | |
|---|---|---|---|
| Recording Date: | 08/03/2007 | Loan Amount: | N/A |
| Document #: | 1097131 BK-PG 6739-424-430 | Loan Type: | |
| TD Due Date: | 07/05/2017 | Type Finance: | |

**Legal Description:**
Lot: 4 Block: A District: 1 Subdivision: PRESIDENTIAL HILLS PART 1
City/Muni/Twp: JACKSON

## Prior Transfer

| | | | |
|---|---|---|---|
| Recording Date: | 06/05/1985 | Sales Price: | N/A |
| Document #: | BK-PG 3108 -348 | Type of Sale: | Per Assessor Transaction History |
| Document Type: | | | |

**Legal Description:**
Lot: 4 Block: A Subdivision: PRESIDENTIAL HILLS PT 1
Abbreviated Description: LOT 4 BLK A PRESIDENTIAL HILLS PT 1
City/Muni/Twp: JACKSON

## No Comparable Sales Found

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. | **3608 JOHN F KENNEDY BLVD** | **06/05/1985** | $84,680 | $9,968 | 2,131 | 7/4/2 | 1969 | | |
| .02Mi. | **3612 JOHN F KENNEDY BLVD** | **05/15/2008** | $61,180 | $7,618 | 2,280 | 8/4/2 | 1970 | | |
| .02Mi. | **3604 JOHN F KENNEDY BLVD** | **09/28/2018** | $53,070 | $7,961 | 2,467 | 8/4/2 | 1970 | | |
| .03Mi. | **3609 JOHN F KENNEDY BLVD** | **05/04/2022** | $52,850 | $7,928 | 2,378 | 8/4/2 | 1969 | | |
| .03Mi. | **3616 JOHN F KENNEDY BLVD** | **08/06/2014** | $67,640 | $8,264 | 1,607 | 5// | 1971 | | |
| .03Mi. | **3613 JOHN F KENNEDY BLVD** | **08/27/2013** | $67,550 | $8,255 | 1,773 | 6/3/2 | 1969 | | |
| .04Mi. | **3605 JOHN F KENNEDY BLVD** | **03/29/2022** | $33,640 | $5,046 | 2,055 | 8// | 1971 | | |
| .04Mi. | **3617 JOHN F KENNEDY BLVD** | **03/12/1970** | $80,930 | $9,593 | 2,111 | 7/3/2 | 1969 | | |
| .04Mi. | **3620 JOHN F KENNEDY BLVD** | **04/17/2022** | $147,140 | $17,314 | 3,091 | | 1970 | | |
| .06Mi. | **3621 JOHN F KENNEDY BLVD** | **10/19/2009** | $88,020 | $13,203 | 2,151 | 6// | 1971 | | |
| .06Mi. | **3601 JOHN F KENNEDY BLVD** | **09/11/2024** | $95,630 | $14,345 | 2,328 | 7/4/2 | 1970 | | |
| .07Mi. | **3625 JOHN F KENNEDY BLVD** | **02/22/1973** | $81,130 | $9,613 | 1,890 | 6// | 1973 | | |
| .08Mi. | **3628 JOHN F KENNEDY BLVD** | **02/24/1970** | $87,290 | $10,229 | 2,181 | 6// | 1969 | | |
| .09Mi. | **3629 JOHN F KENNEDY BLVD** | **12/18/2008** | $72,930 | $8,793 | 1,947 | 7/3/2 | 1970 | | |
| .1Mi. | **3633 JOHN F KENNEDY BLVD** | **01/12/2021** | $88,740 | $13,311 | 2,202 | 8/3/2 | 1970 | | |
| .11Mi. | **FIRST ST** | **06/20/2022** | $14,690 | $2,204 | 1,104 | 7// | 1965 | | |

## Rent vs. Own

| | | | |
|---|---|---|---|
| Households Occupied by Renters: | 39% | Households Occupied by Owners: | 40% |

## Demographics & Income

| | | | |
|---|---|---|---|
| Median Age: | 38.8 years old | Households: | 6,916 |
| Median Household Income: | $36,620 | Households w/Family: | 56% |
| Household Income Per Capita: | $18,957 | Households w/Family Married: | 19% |
| Most Common Education Level: | High School Graduate | Households w/Family Children: | 26% |

## School District

| | | | |
|---|---|---|---|
| School District Zone: | Jackson Public School District | Students: | 17,429 |
| Number of Schools: | 41 | Rating: | F |

## Assigned Schools

| Proxim. | Name | Rating | Type | Grade |
|---|---|---|---|---|
| 0.50Mi. | **Bailey Apac Middle School** | A+ | Public | 6 - 8 |

Number of Students: 318
Student-Teacher Ratio: 11.48

# ICE SiteX Report

**OrderID: 98692539**

| | | | | |
|---|---|---|---|---|
| 4.95Mi. **Provine High School**<br>Number of Students: 791<br>Student-Teacher Ratio: 10.61<br>Advanced Placement: Yes | F | Public | 9 - 12 |
| 3.21Mi. **Powell Middle School**<br>Number of Students: 704<br>Student-Teacher Ratio: 12.51 | F | Public | 6 - 8 |
| 0.50Mi. **Northwest Middle School**<br>Number of Students: 242<br>Student-Teacher Ratio: 10.31 | A | Public | 6 - 8 |
| 2.99Mi. **John Hopkins Elementary School**<br>Number of Students: 497<br>Student-Teacher Ratio: 17.54 | D+ | Public | PK - 5 |
| 5.86Mi. **Wells Apac Elementary School**<br>Number of Students: 40<br>Student-Teacher Ratio: 6.44 | A+ | Public | 4 - 5 |

## Flood Report

The Subject Property of **3608 JOHN F KENNEDY BLVD, JACKSON, MS 39213-2917** 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** | 124% | HIGHER |
| **BURGLARY** | 151% | NOTABLY HIGHER |
| **MOTOR VEHICLE THEFT** | 136% | NOTABLY HIGHER |
| **FORCIBLE ROBBERY** | 84% | LOWER |
| **AGGRAVATED ASSAULT** | 137% | NOTABLY HIGHER |
| **FORCIBLE RAPE** | 108% | SIMILAR |
| **MURDER** | 124% | HIGHER |
| **OVERALL** | 135% | NOTABLY HIGHER |

## Disaster Alerts

1/23/2026 - Severe Winter Storm

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