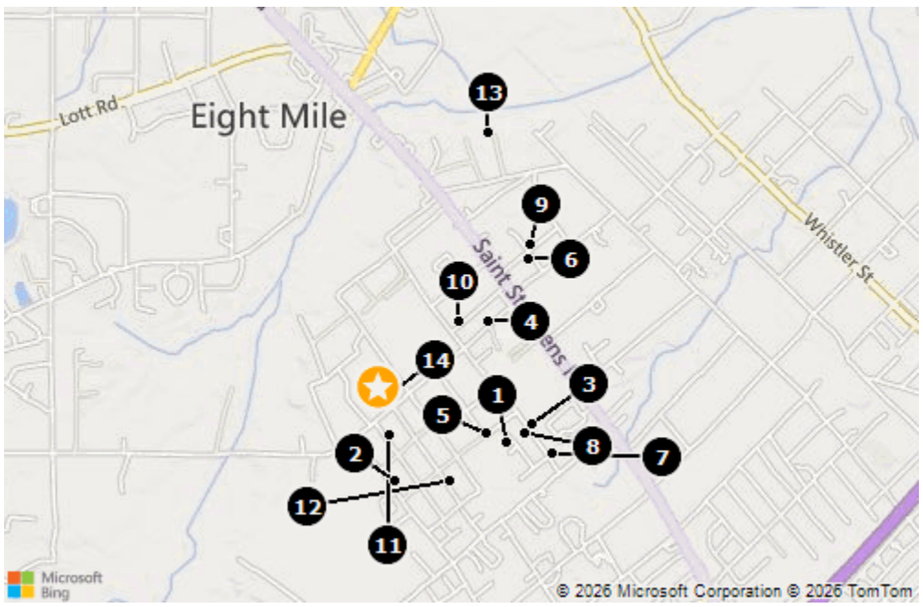
ICE SiteX Report

OrderID: 98145497

SiteX Property Information Report



Subject Property Location

3728 VINEWOOD DR, MOBILE, AL 36612-1154

County:	**MOBILE AL**	Census Tract:	010970049.001015
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	23 07 44 0 002 055.XXX	Thomas Bros Pg-Grid:	

Valuation

Value:	**$94,000**	FSD:	15	Common Confidence Score:	56
Value Range:	$79,900 - $108,100	ICE Confidence Score:	85		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	
Assd Land Value:	$500	Market Land Value:	$5,000	Tax Year:	2025
Assd Improvement:	$8,620	Market Improvment Value:	$86,200	Total Taxable Value:	$1,132
Total Assessed Value:	$9,120	Total Assessor Market Value:	$91,200	Delinquent Year:	
				Tax Account ID:	329022
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 8 Subdivision: VINEWOOD SUB Sec/Twnship/Range: SEC 44 TWN 03S RNG 03S
Abbreviated Description: LOT 8 VINEWOOD SUBD MBK 10 P 281 #SEC 44 T3S R2W #MP23 07 44 0 002
City/Muni/Twp: PRICHARD

Property Characteristics

Lot Size:	14,880 SF	Bedrooms:		Pool:	
Building Area:	1912 SF	Baths:	2	Fireplace:	
Year Built:	1981	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	5	Ext Walls:	Stucco
Number of Units:		Garage Type:		Heating:	Forced Air
Number of Stories:	1	Number of Cars:		A/C:	Yes
Style:		Basement:		Roof Cover:	Asphalt
		Foundation:	Piers	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	07/21/2025	Sales Price:	N/A
Document #:	2025043453 BK-PG -	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	12/21/2022	Sales Price:	$92,000
Document #:	2022077941 BK-PG -	Type of Sale:	Full Amount on Deed
Contract Date:	12/19/2022		
Document Type:			

Legal Description:
Lot: 8 Subdivision: VINEWOOD SUBDIVISION Map Ref: MB 10 PG 281

Prior Transfer

Recording Date:	12/19/2022	Sales Price:	$92,000
Document #:	2022077941 BK-PG -	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 8 Subdivision: VINEWOOD SUB Sec/Twnship/Range: SEC 44 TWN 03S RNG 03S
Abbreviated Description: LOT 8 VINEWOOD SUBD MBK 10 P 281 #SEC 44 T3S R2W #MP23 07 44 0 002
City/Muni/Twp: PRICHARD

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Prior Transfer

Recording Date:	06/19/2017	Sales Price:	N/A
Document #:	2017034032 BK-PG 7521-1725	Type of Sale:	Price as "0", "None", "No Consideration"
Contract Date:	09/19/2016		
Document Type:			

Legal Description:
Lot: 8 Subdivision: VINEWOOD SUBDIVISION Map Ref: MB 10 PG 281

Prior Transfer

Recording Date:	12/28/2012	Sales Price:	$46,400
Document #:	2012075272 BK-PG 6971-1968	Type of Sale:	Per Assessor Transaction History
Contract Date:	10/19/2010		
Document Type:			

Legal Description:
Lot: 8 Subdivision: VINEWOOD SUBDIVISION Map Ref: MB10 PG281

Prior Transfer

Recording Date:	10/19/2010	Sales Price:	$46,400
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Area Sales Analysis

Total Area Sales	$914,000	Median # of Bedrooms	
Median Lot Size	7,500 SF	Median # of Baths	1
Median Living Area	1,093 SF	Median Year Built	1984
Price Range - 2 Yrs	$23,000 to $150,000	Age Range	29 years to 72 years
Median Value	$57,500	Median Age	42 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.39Mi.	**3413 CENTANNE ST** **MOBILE, AL 36612-1605**	07/10/2026	$65,000	$45	1435	6/3/2	1988	SF	
		APN: 22 10 44 0 005 298.XXX Document #: 2026041473 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 66 Subdivision: VESTAVIA Phase No: 1 MapRef: MB 15 PG 11 Abbreviated Description: Lot:66 Subdivision:VESTAVIA Phase No:1 Map Ref:MB 15 PG 11								
2	.27Mi.	**3514 ANTON ST** **MOBILE, AL 36612-1619**	06/09/2026	$115,000	$124	925	5//1	1985	7,500 SF	
		APN: 23 07 44 0 003 022.XXX Document #: 2026033884 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 17 Subdivision: TONSMEIRES ADDITION TO WHISTLER MapRef: MB 122 PG 601 Abbreviated Description: Lot:17 Subdivision:TONSMEIRES ADDITION TO WHISTLER Map Ref:MB 122 PG 601City/Muni/Twp:WHISTLER City/Muni/Twp: WHISTLER								
3	.44Mi.	**3410 VESTAVIA ST** **MOBILE, AL 36612-1610**	04/28/2026	$50,000	$40	1243	5/3/1	1988	7,440 SF	
		APN: 22 10 44 0 005 181.XXX Document #: 2026023943 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 13 Subdivision: VESTAVIA Legal Unit: ONE MapRef: MB 15 PG 11 Abbreviated Description: Lot:13 Subdivision:VESTAVIA Legal Unit:ONE Map Ref:MB 15 PG 11								
4	.35Mi.	**1640 BEAR FORK RD** **MOBILE, AL 36612-1102**	02/09/2026	$38,000	$54	696	5//1	1954	7,200 SF	
		APN: 22 10 44 0 005 082.XXX Document #: 2026007814 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 8 Subdivision: DANIEL SUBDIVISION MapRef: MB 6 PG 337-338 Abbreviated Description: Lot:8 Subdivision:DANIEL SUBDIVISION Map Ref:MB 6 PG 337-338								
5	.33Mi.	**1836 BARNES AVE** **MOBILE, AL 36612-1602**	01/08/2026	$70,000	$68	1025	6//1	1973	SF	
		APN: 22 10 44 0 005 202.XXX Document #: 2026001255 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 1 Subdivision: PRICHARD WOODS MapRef: MB 23 PG 23 Abbreviated Description: Lot:1 Subdivision:PRICHARD WOODS Map Ref:MB 23 PG 23								
6	.55Mi.	**801 FELDER AVE** **MOBILE, AL 36612-1338**	12/03/2025	$23,000	$27	850	//1	1983	3,750 SF	
		APN: 22 10 44 0 004 153.XXX Document #: 2025071022 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 43 Subdivision: MECHEN AND SAGE SUBDIVISION Abbreviated Description: Subdivision:MECHEN AND SAGE SUBDIVISION Abbreviated Description:LOT: NORTH ONE-HALF (1/2) OF LOT 43 City/Muni/Twp:TOWN OF WHISTLER City/Muni/Twp: TOWN OF WHISTLER								
7	.52Mi.	**3318 VESTAVIA ST** **MOBILE, AL 36612-1608**	10/28/2025	$60,000	$55	1075	5//1	1986	8,400 SF	
		APN: 22 10 44 0 012 006.XXX Document #: 2025064645 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 21 Subdivision: VESTAVIA Legal Unit: 1 MapRef: MB 15 PG 11 Abbreviated Description: Lot:21 Subdivision:VESTAVIA Legal Unit:1 Map Ref:MB 15 PG 11								
8	.43Mi.	**3407 VESTAVIA ST** **MOBILE, AL 36612-1609**	10/02/2025	$148,000	$137	1075	6/3/1	1973	7,605 SF	
		APN: 22 10 44 0 005 305.XXX Document #: 2025059305 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 42 Subdivision: VESTAVIA Legal Unit: ONE MapRef: MB 15 PG 11 Abbreviated Description: Lot:42 Subdivision:VESTAVIA Legal Unit:ONE Map Ref:MB 15 PG 11								
9	.58Mi.	**734 FELDER AVE** **MOBILE, AL 36612-1337**	09/02/2025	$55,000	$36	1520	8//1	1968	7,500 SF	
		APN: 22 10 44 0 004 122.XXX Document #: 2025053514 Document Type: Price Code: D Land Use: Single Family Residential								

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Legal: Lot: 58 Subdivision: MECHEM AND SAGES SUBDIVISION Abbreviated Description: Lot:58 Subdivision:MECHEM AND SAGES SUBDIVISION

10	.29Mi.	**1722 DANIELS AVE** **MOBILE, AL 36612-1115**	07/15/2025	$25,000	$21	1188	5//1	1958	7,500 SF

APN: 22 10 44 0 005 062.XXX Document #: 2025042329
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 44 Subdivision: DANIEL SUBDIVISION MapRef: MB 6 PG 337 Abbreviated Description: Lot:44 Subdivision:DANIEL SUBDIVISION Map Ref:MB 6 PG 337

11	.13Mi.	**3626 MISSILE ST** **MOBILE, AL 36612-1640**	06/06/2025	$65,000	$63	1025	5//2	1986	15,000 SF

APN: 23 07 44 0 002 133.XXX Document #: 2025035124
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 70,71 Subdivision: TONSMEIRES ADDITION Abbreviated Description: Lot:70,71 Subdivision:TONSMEIRES ADDITION City/Muni/Twp:WHISTLER City/Muni/Twp: WHISTLER

12	.33Mi.	**3430 STOVALL ST** **MOBILE, AL 36612-1644**	05/19/2025	$25,000	$22	1110	4//1	1988	14,810 SF

APN: 22 10 44 0 012 111.XXX Document #: 2025030801
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 158,159 Subdivision: TONSMEIRES ADDITION TO WHISTLER MapRef: MB 122 PG 601 Abbreviated Description: Lot:158,159 Subdivision:TONSMEIRES ADDITION TO WHISTLER Map Ref:MB 122 PG 601

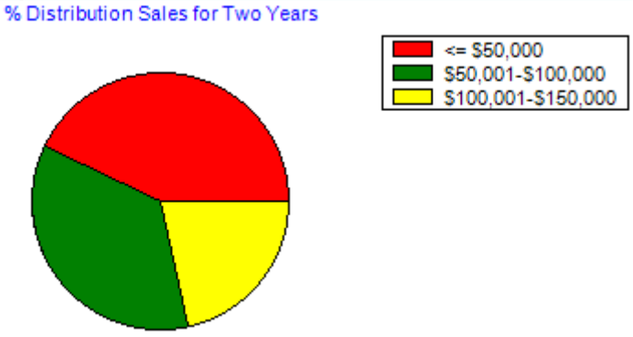
13	.78Mi.	**4225 FRANK ST** **MOBILE, AL 36612-1352**	05/13/2025	$25,000	$18	1338	6/3/2	1962	83,200 SF

APN: 22 10 44 0 004 035.XXX Document #: 2025029635
Document Type: Price Code: D
Land Use: Single Family Residential
Legal:

14	.05Mi.	**3711 DIAL ST** **MOBILE, AL 36612-1125**	05/12/2025	$150,000	$82	1827	//2	1997	21,300 SF

APN: 23 07 44 0 002 050.XXX Document #: 2025029328
Document Type: Price Code: D
Land Use: Single Family Residential
Legal: Lot: 2 Subdivision: SAMUELS PLACE MapRef: MB 71 PG 118 Abbreviated Description: Lot:2 Subdivision:SAMUELS PLACE Map Ref:MB 71 PG 118

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.	**3728 VINEWOOD DR**	**12/19/2022**	$91,200	$9,120	1,912	5//2	1981	14,880 SF	
.02Mi.	**3736 VINEWOOD DR**	**12/01/1974**	$48,900	$4,890	900	5//1	1986	15,088 SF	
.02Mi.	**3720 VINEWOOD DR**	**01/17/2020**	$73,400	$7,340	1,942	8/4/2	1990	15,010 SF	
.03Mi.	**3742 VINEWOOD DR**	**04/03/1991**	$86,500	$8,650	1,595	5/3/1	1991	12,402 SF	
.04Mi.	**3712 VINEWOOD DR**	**12/01/1986**	$52,400	$5,240	1,180	4/3/1	1985	14,915 SF	
.04Mi.	**3725 DIAL ST**	**02/19/2020**	$56,200	$5,620	1,000	5//1	1977	12,780 SF	
.04Mi.	**3717 DIAL ST**	**07/17/2006**	$76,500	$7,650	1,404	7/3/2	1996	33,541 SF	
.04Mi.	**3805 DIAL ST**	**04/28/1995**	$42,700	$4,270	975	5/3/1	1989	12,780 SF	
.04Mi.	**3721 VINEWOOD DR**	**03/30/1999**	$102,700	$10,270	1,455	5//2	2024	16,065 SF	
.05Mi.	**3807 DIAL ST**	**02/25/1999**	$24,600	$2,460	925	5//1	1976	12,780 SF	
.05Mi.	**3739 VINEWOOD DR**	**05/23/2007**	$42,800	$4,280	1,330	7//1	1985		
.05Mi.	**3711 DIAL ST**	**05/09/2025**	$92,600	$18,520	1,827	//2	1997	21,300 SF	
.05Mi.	**3711 VINEWOOD DR**	**09/01/1975**	$43,600	$4,360	1,224	6/3/1	1985	17,400 SF	
.06Mi.	**2020 BEAR FORK RD**	**10/29/1993**	$26,800	$5,360	962	6//1	1958	8,760 SF	
.06Mi.	**3704 VINEWOOD DR**	**05/01/1974**	$98,700	$19,740	1,970	5//2	1995	8,760 SF	
.06Mi.	**3817 DIAL ST**	**12/02/1998**	$59,700	$5,970	1,316	5/2/1	1986	38,340 SF	

Rent vs. Own

Households Occupied by Renters:	35%	Households Occupied by Owners:	50%

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Demographics & Income

Median Age:	38.0 years old	Households:	1,519
Median Household Income:	$36,037	Households w/Family:	65%
Household Income Per Capita:	$20,701	Households w/Family Married:	17%
Most Common Education Level:	High School Graduate	Households w/Family Children:	29%

School District

School District Zone:	Mobile County School District	Students:	49,946
Number of Schools:	92	Rating:	B-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.42Mi.	**Chastang Fournier K-8 School** Number of Students: 503 Student-Teacher Ratio: 19.35	D-	Public	KG - 8
1.53Mi.	**Collins-Rhodes Elementary School** Number of Students: 537 Student-Teacher Ratio: 18.27	D	Public	KG - 5
3.69Mi.	**Mattie T. Blount High School** Number of Students: 1,058 Student-Teacher Ratio: 18.56	D-	Public	9 - 12

Flood Report

The Subject Property of **3728 VINEWOOD DR, MOBILE, AL 36612-1154** 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	130%	NOTABLY HIGHER
BURGLARY	113%	HIGHER
MOTOR VEHICLE THEFT	151%	NOTABLY HIGHER
FORCIBLE ROBBERY	31%	SIGNIFICANTLY LOWER
AGGRAVATED ASSAULT	149%	NOTABLY HIGHER
FORCIBLE RAPE	131%	NOTABLY HIGHER
MURDER	122%	HIGHER
OVERALL	152%	NOTABLY HIGHER

Disaster Alerts

9/22/2024 - Hurricane Helene

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