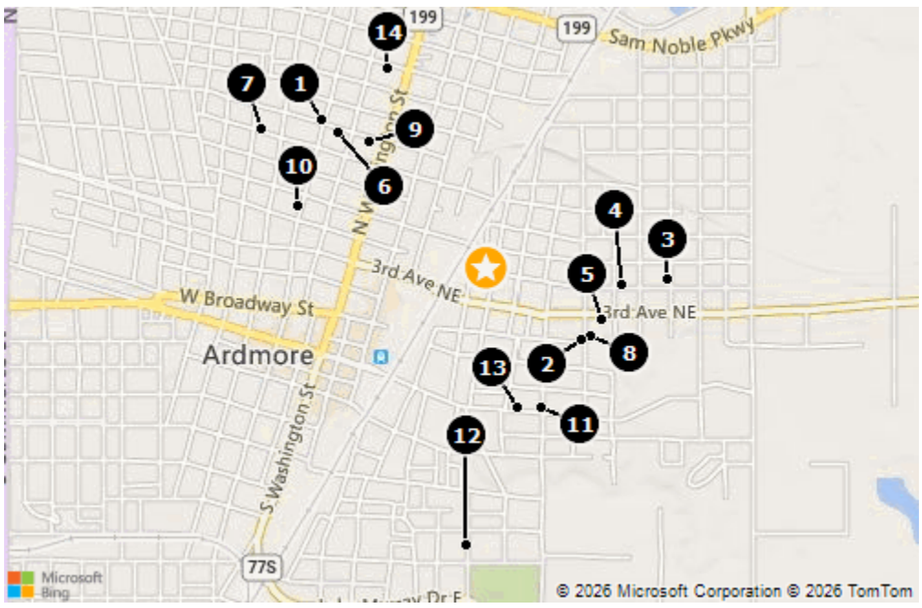
ICE SiteX Report

OrderID: 96815016

SiteX Property Information Report



Subject Property Location

517 4TH AVE NE, ARDMORE, OK 73401-7628

County:	**CARTER OK**	Census Tract:	400198928.022050
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	0010-00-225-003-0-002-00	Thomas Bros Pg-Grid:	

Valuation

Value:	**$96,000**	FSD:	24	Common Confidence Score:	34
Value Range:	$72,960 - $119,040	ICE Confidence Score:	76		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	1
Assd Land Value:	$900	Market Land Value:	$7,500	Tax Year:	2025
Assd Improvement:	$10,894	Market Improvment Value:	$90,785	Total Taxable Value:	$1,177
Total Assessed Value:	$11,794	Total Assessor Market Value:	$98,285	Delinquent Year:	
				Tax Account ID:	2191
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 3 Block: 225 Subdivision: ARDMORE CITY Sec/Twnship/Range: SEC 29 TWN 04S RNG 02E
Abbreviated Description: ARDMORE LOTS & BLKS, BLK 225 LOT 3 BEG 75 W SE/C OF LOT; N TO A POINT 50 S OF N LOT LINE; WLY TO A POINT 49.5 N SW/C OF LOT;

Property Characteristics

Lot Size:	3,920 SF	Bedrooms:	3	Pool:	
Building Area:	962 SF	Baths:	2	Fireplace:	
Year Built:	2003	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:	7	Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:	Carport	Heating:	Central
Number of Stories:	1	Number of Cars:		A/C:	Central
Style:	Traditional	Basement:		Roof Cover:	Comp Shingle
		Foundation:	Block	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/14/2023	Sales Price:	$95,000
Document #:	I-2023-008973 BK-PG 7431 -12	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	09/12/2023		
Document Type:			

Legal Description:
Lot: 3 Block: 225
Abbreviated Description: PORTION LOT3
City/Muni/Twp: ARDMORE

Prior Transfer

Recording Date:	09/12/2023	Sales Price:	$95,000
Document #:	BK-PG 7431 -12	Type of Sale:	Qualified Sale
Document Type:			

Legal Description:
Lot: 3 Block: 225 Subdivision: ARDMORE CITY Sec/Twnship/Range: SEC 29 TWN 04S RNG 02E
Abbreviated Description: ARDMORE LOTS & BLKS, BLK 225 LOT 3 BEG 75 W SE/C OF LOT; N TO A POINT 50 S OF N LOT LINE; WLY TO A POINT 49.5 N SW/C OF LOT;

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Area Sales Analysis

Total Area Sales	$1,128,500	Median # of Bedrooms	2.5
Median Lot Size	9,148 SF	Median # of Baths	1
Median Living Area	1,063 SF	Median Year Built	1950
Price Range - 2 Yrs	$10,000 to $164,500	Age Range	24 years to 94 years
Median Value	$75,000	Median Age	76 years

Comparable Sales Data

No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.59Mi.	**801 B ST NW** **ARDMORE, OK 73401-5945**	02/17/2026	$127,500	$96	1320	7/3/2	1950	4,792 SF	
		APN: 0010-00-139-007-0-001-00 Document #: I-2026-001387 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 7 Block: 139 Abbreviated Description: Lot:7 Block:139 Abbreviated Description:PORTION LOT7 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
2	.32Mi.	**829 2ND AVE NE** **ARDMORE, OK 73401-7809**	02/13/2026	$70,000	$51	1369	7/3/1	1991	10,019 SF	
		APN: 0010-00-267-015-0-002-00 Document #: I-2026-001314 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 15-17 Block: 267 Subdivision: BEHNES RESUBDIVISION Abbreviated Description: Lot:15-17 Block:267 Subdivision:BEHNES RESUBDIVISION City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
3	.49Mi.	**413 M ST NE** **ARDMORE, OK 73401-7550**	01/12/2026	$17,500	$21	808	5/2/1	1950	3,485 SF	
		APN: 0010-00-219-004-0-002-00 Document #: I-2026-000284 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 4 Block: 219 Abbreviated Description: Lot:4 Block:219 Abbreviated Description:PORTION LOT4 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
4	.37Mi.	**1001 4TH AVE NE** **ARDMORE, OK 73401-7638**	12/31/2025	$25,000	$27	910	5/2/1	1996	7,405 SF	
		APN: 0010-00-220-006-0-002-00 Document #: I-2025-013796 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 6 Block: 220 Abbreviated Description: Lot:6 Block:220 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
5	.34Mi.	**914 3RD AVE NE** **ARDMORE, OK 73401-7617**	12/10/2025	$106,000	$145	728	5/2/1	1945	10,454 SF	
		APN: 0010-00-266-003-0-001-00 Document #: I-2025-013247 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 3 Block: 266 Abbreviated Description: Lot:3 Block:266 Abbreviated Description:PORTION LOT3 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
6	.53Mi.	**114 8TH AVE NW** **ARDMORE, OK 73401-5924**	10/10/2025	$150,000	$102	1457	7/3/2	1950	9,148 SF	
		APN: 0010-00-152-002-0-001-00 Document #: I-2025-010698 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 2 Block: 152 Abbreviated Description: Lot:2 Block:152 Abbreviated Description:PORTION LOT2 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
7	.71Mi.	**700 D ST NW** **ARDMORE, OK 73401-5848**	08/18/2025	$164,500	$110	1494	7/3/2	1950	6,534 SF	
		APN: 0010-00-150-003-0-002-00 Document #: I-2025-008772 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 3 Block: 150 Abbreviated Description: Lot:3 Block:150 Abbreviated Description:PORTION LOT3 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
8	.34Mi.	**206 I ST NE** **ARDMORE, OK 73401-7847**	08/14/2025	$98,000	$104	936	5/2/1	2002	10,019 SF	
		APN: 0010-00-266-007-0-001-00 Document #: I-2025-008604 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 7&8 Block: 266 Abbreviated Description: Lot:7&8 Block:266 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
9	.46Mi.	**20 8TH AVE NW** **ARDMORE, OK 73401-5922**	08/08/2025	$80,000	$72	1109	6/3/1	1950	7,405 SF	
		APN: 0010-00-153-002-0-001-00 Document #: I-2025-008387 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 2 Block: 153 Abbreviated Description: Lot:2 Block:153 Abbreviated Description:PORTION LOT2 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
10	.54Mi.	**415 B ST NW** **ARDMORE, OK 73401-6130**	07/31/2025	$70,000	$52	1344	5/2/1	1947	10,019 SF	
		APN: 0010-00-232-008-0-002-00 Document #: I-2025-008071 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 8 Block: 232 Subdivision: ARDMORE Abbreviated Description: Lot:8 Block:232 Subdivision:ARDMORE								
11	.4Mi.	**733 E MAIN ST** **ARDMORE, OK 73401-7929**	06/10/2025	$60,000	$59	1016	5/2/1	1932	13,939 SF	
		APN: 0010-00-392-005-0-001-00 Document #: I-2025-006187 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 5 Block: 392 Abbreviated Description: Lot:5 Block:392 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE								
12	.73Mi.	**310 G ST SE** **ARDMORE, OK 73401-8258**	04/22/2025	$137,000	$97	1407	7/3/1	1940	9,148 SF	
		APN: 0010-00-466-001-0-002-00 Document #: I-2025-004208 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 1&2 Block: 466 Subdivision: ORIGINAL TOWNSITE OF ARDMORE Abbreviated Description: Lot:1&2 Block:466 Subdivision:ORIGINAL TOWNSITE OF ARDMORE Abbreviated Description:PORTION LOTS1&2								
13	.38Mi.	**709 E MAIN ST** **ARDMORE, OK 73401-7929**	04/11/2025	$10,000	$12	792	5/2/1	1932	3,485 SF	
		APN: 0010-00-392-008-0-005-00 Document #: I-2025-003750 Document Type: Price Code: R Land Use: Single Family Residential								

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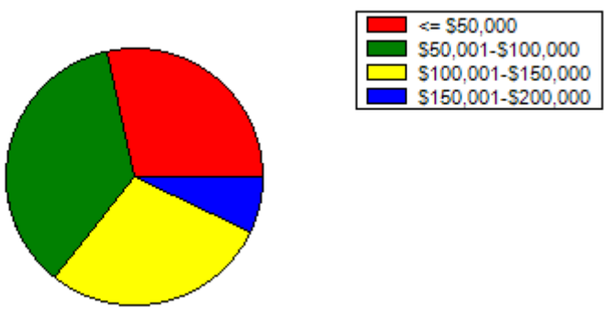
Legal: Lot: 8 Block: 392 Abbreviated Description: Lot:8 Block:392 Abbreviated Description:PORTION LOT8 City/Muni/Twp:ARDMORE City/Muni/Twp: ARDMORE

14	.58Mi.	**20 11TH AVE NW** **ARDMORE, OK 73401-5934**	03/03/2025	$13,000	$13	960	6/3/1	1950	9,583 SF

APN: 0010-00-082-007-0-001-00 Document #: I-2025-002209
Document Type: Price Code: R
Land Use: Single Family Residential
Legal: Lot: 7 Block: 82 Abbreviated Description: Lot:7 Block:82

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.	**517 4TH AVE NE**	**09/12/2023**	$98,285	$11,794	962	7/3/2	2003	3,920 SF	
.02Mi.	**507 4TH AVE NE**	**12/11/2013**	$66,583	$7,990	1,297	7/3/2	2014	4,792 SF	
.02Mi.	**329 F ST NE**		$125,658	$7,048	1,435	6/3/1	1970	7,841 SF	
.02Mi.	**411 F ST NE**	**07/23/1997**	$101,342	$3,203	1,684	7/3/2	1946	11,761 SF	
.03Mi.	**328 E ST NE**	**02/16/1994**	$38,425	$2,644	672	5/2/1	1949	6,534 SF	
.04Mi.	**508 MARTIN LUTHER KING DR**		$27,409	$2,014	588	5/2/1	1955	3,485 SF	
.04Mi.	**314 E ST NE**	**08/02/2021**	$31,217	$2,362	896	5/2/1	1941	5,227 SF	
.04Mi.	**319 F ST NE**	**04/12/1995**	$110,081	$5,231	3,092	8/4/2	1940	14,810 SF	
.05Mi.	**407 E ST NE**	**03/14/2018**	$45,527	$3,769	1,118	6/3/1	1955	6,970 SF	
.05Mi.	**414 F ST NE**		$65,523	$3,415	1,416	7/3/2	1948	9,148 SF	
.05Mi.	**312 E ST NE**	**12/30/2002**	$38,644	$2,643	884	5/2/1	1941	10,019 SF	
.06Mi.	**611 4TH AVE NE**	**06/04/2007**	$41,707	$3,922	1,120	7/2/1	1948	5,663 SF	
.06Mi.	**329 E ST NE**	**04/06/2011**	$60,967	$4,596	1,225	6/3/1	1950	7,405 SF	
.06Mi.	**418 F ST NE**	**12/26/2001**	$157,011	$4,866	2,194	7/3/2	1940	8,712 SF	
.06Mi.	**322 F ST NE**	**10/30/2018**	$61,200	$3,765	1,105	6/3/1	1955	6,534 SF	
.06Mi.	**501 F ST NE**		$65,457	$4,996	1,020	6/3/1	1985	12,197 SF	Spa Only

Rent vs. Own

Households Occupied by Renters:	32%	Households Occupied by Owners:	58%

Demographics & Income

Median Age:	38.1 years old	Households:	14,417
Median Household Income:	$62,439	Households w/Family:	68%
Household Income Per Capita:	$31,371	Households w/Family Married:	46%
Most Common Education Level:	High School Graduate	Households w/Family Children:	34%

School District

School District Zone:	Ardmore Public Schools	Students:	2,693
Number of Schools:	6	Rating:	C-

Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.09Mi.	**Ardmore High School** Number of Students: 777 Student-Teacher Ratio: 17.78 Advanced Placement: Yes	D	Public	9 - 12
0.78Mi.	**Jefferson Elementary School** Number of Students: 256 Student-Teacher Ratio: 14.48	C-	Public	1 - 5
0.86Mi.	**Will Rogers Elementary School**	C-	Public	PK - KG

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Number of Students: 385
Student-Teacher Ratio: 14.81

2.09Mi.	**Ardmore Middle School**	D	Public	6 - 8

Number of Students: 553
Student-Teacher Ratio: 14.54

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	117%	HIGHER
BURGLARY	118%	HIGHER
MOTOR VEHICLE THEFT	118%	HIGHER
FORCIBLE ROBBERY	118%	HIGHER
AGGRAVATED ASSAULT	112%	HIGHER
FORCIBLE RAPE	114%	HIGHER
MURDER	124%	HIGHER
OVERALL	117%	HIGHER

Disaster Alerts

4/25/2024 - Severe Tornados, Flooding

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