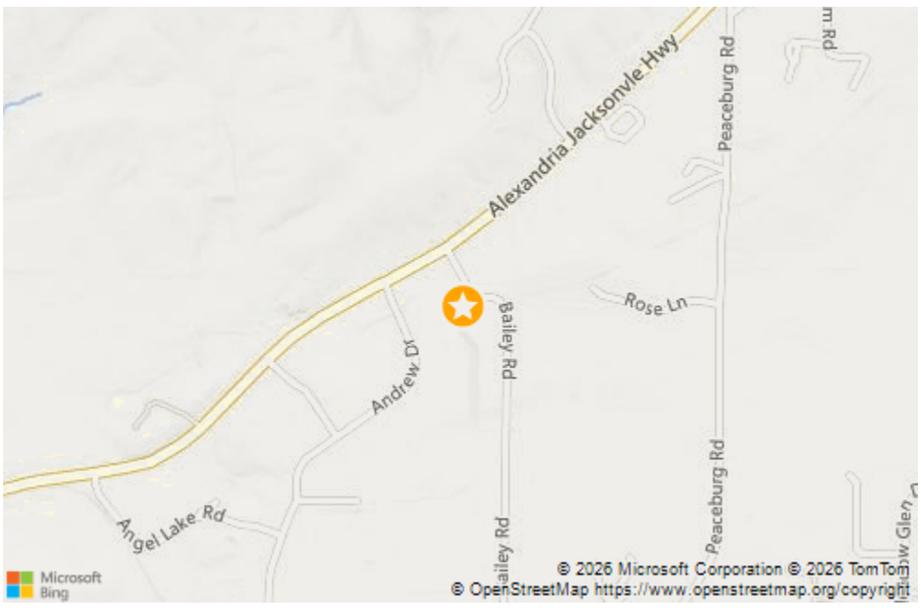
ICE SiteX Report

OrderID: 98612419

SiteX Property Information Report



Subject Property Location

755 BAILEY RD, WEAVER, AL 36277-4910

County:	**CALHOUN AL**	Census Tract:	010150018.023003
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	12-08-28-0-000-008.027	Thomas Bros Pg-Grid:	

Valuation

Value:	**$230,000**	FSD:	10	Common Confidence Score:	68
Value Range:	$207,000 - $253,000	ICE Confidence Score:	90		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	28
Assd Land Value:		Market Land Value:	$33,000	Tax Year:	2025
Assd Improvement:		Market Improvment Value:	$139,260	Total Taxable Value:	$639
Total Assessed Value:	$17,240	Total Assessor Market Value:	$172,260	Delinquent Year:	
				Tax Account ID:	200093
				Homeowner's Exemption:	
				Tax Exemptions:	DF

Assessment Legal Description

Lot: 248 Subdivision: BUCKHORN PHASE VII 1ST ADDI- TION Phase No: 7 Sec/Twnship/Range: SEC 28 TWN 14S RNG 08E
Abbreviated Description: SEC 28 TSP 14S R 8E BUCKHORN PHASE VII 1ST ADD LT 248

Property Characteristics

Lot Size:	25,003 SF	Bedrooms:		Pool:	
Building Area:	1352 SF	Baths:	2	Fireplace:	
Year Built:	2009	Partial Baths:		Type Const:	Wood
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:		Garage Type:	Garage	Heating:	Forced Air
Number of Stories:	1	Number of Cars:	4	A/C:	Yes
Style:		Basement:		Roof Cover:	Asphalt
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	09/27/2021	Sales Price:	N/A
Document #:	3288-0766 BK-PG 3288 -766	Type of Sale:	Verified Sale Price
Contract Date:	08/30/2021		
Document Type:			

Legal Description:
Lot: 248 Subdivision: BUCKHORN SUB PH VII Map Ref: MB HH PG 6

Prior Transfer

Recording Date:	08/30/2021	Sales Price:	N/A
Document #:	BK-PG 3288 -766	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 248 Subdivision: BUCKHORN PHASE VII 1ST ADDI- TION Phase No: 7 Sec/Twnship/Range: SEC 28 TWN 14S RNG 08E
Abbreviated Description: SEC 28 TSP 14S R 8E BUCKHORN PHASE VII 1ST ADD LT 248

Prior Transfer

Recording Date:	08/02/2018	Sales Price:	$146,000
Document #:	3236-0639 BK-PG 3236 -639	Type of Sale:	Verified Sale Price
Contract Date:	08/01/2018		
Document Type:			

Legal Description:
Lot: 240 Subdivision: BUCKHORN SUB PH VII

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Mortgage Record

Recording Date:	08/02/2018	Loan Amount:	N/A
Document #:	BK-PG 4882-335	Loan Type:	FHA
TD Due Date:	09/01/2048	Type Finance:	

Legal Description:
Lot: 240 Subdivision: BUCKHORN Phase No: 7 1

Mortgage Record

Recording Date:	03/08/2016	Loan Amount:	N/A
Document #:	BK-PG 4794-248	Loan Type:	FHA
TD Due Date:	04/01/2038	Type Finance:	

Legal Description:
Lot: 248 Subdivision: BUCKHORN Phase No: 7-1

Prior Transfer

Recording Date:	03/08/2016	Sales Price:	$135,990
Document #:	BK-PG 3200 -15	Type of Sale:	Full-Computed from Transfer Tax
Contract Date:	03/04/2016		
Document Type:			

Legal Description:
Lot: 248 Subdivision: BUCKHORN Phase No: 7-1 Map Ref: MB HH PG 6

Prior Transfer

Recording Date:	06/22/2015	Sales Price:	N/A
Document #:	BK-PG 4652-827	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	01/04/2013	Loan Amount:	N/A
Document #:	BK-PG 4652-827	Loan Type:	
TD Due Date:	06/01/2042	Type Finance:	

Legal Description:
Lot: 248 Subdivision: BUCKHORN SUB PHASE VII, FIRST ADDITION

Mortgage Record

Recording Date:	05/01/2012	Loan Amount:	N/A
Document #:	BK-PG 4652-827	Loan Type:	
TD Due Date:	05/01/2042	Type Finance:	

Legal Description:

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.	**755 BAILEY RD**	**08/30/2021**	$172,260	$17,240	1,352	//2	2009	25,003 SF	
.03Mi.	**727 BAILEY RD**	**06/25/2019**	$134,300	$13,440	1,300	/3/2	2009	25,918 SF	
.03Mi.	**779 BAILEY RD**	**12/11/2009**	$171,180	$17,120	1,498	//2	2009	26,354 SF	
.04Mi.	**764 BAILEY RD**	**02/14/2020**	$150,960	$15,100	1,176	//2	2010	23,044 SF	
.05Mi.	**689 BAILEY RD**	**03/13/2017**	$139,140	$13,920	1,300	/3/2	2009	18,861 SF	
.06Mi.	**665 BAILEY RD**	**01/27/2009**	$123,740	$12,380	1,124	//2	2009	17,816 SF	
.07Mi.	**334 BUCKHORN CIR**	**06/14/2023**	$202,340	$40,460	1,614	//2	2023	18,469 SF	
.07Mi.	**312 BUCKHORN CIR**	**06/30/2023**	$202,340	$40,460	1,614	//2	2023	14,854 SF	
.07Mi.	**718 BAILEY RD**	**07/09/2021**	$159,820	$16,000	1,619	//2	2010	35,371 SF	
.08Mi.	**286 BUCKHORN CIR**	**06/12/2024**	$205,340	$41,060	1,614	//2	2023	23,261 SF	
.08Mi.	**647 BAILEY RD**	**04/18/2012**	$122,640	$12,260	1,265	//2	2009	15,987 SF	
.08Mi.	**700 BAILEY RD**	**03/31/2021**	$164,420	$16,460	1,576	//2	2010	38,159 SF	
.09Mi.	**684 BAILEY RD**	**07/15/2020**	$135,240	$13,520	1,352	//2	2009	17,598 SF	
.09Mi.	**270 BUCKHORN CIR**	**07/11/2023**	$207,740	$41,540	1,799	//2	2023	23,479 SF	
.09Mi.	**664 BAILEY RD**	**08/20/2012**	$134,860	$13,480	1,352	//2	2009	17,816 SF	
.09Mi.	**627 BAILEY RD**	**04/13/2012**	$128,700	$12,880	1,352	//2	2009	15,987 SF	

Rent vs. Own

Households Occupied by Renters:	21%	Households Occupied by Owners:	70%

Demographics & Income

Median Age:	38.1 years old	Households:	1,712
Median Household Income:	$65,879	Households w/Family:	65%
Household Income Per Capita:	$27,573	Households w/Family Married:	46%
Most Common Education Level:	High School Graduate	Households w/Family Children:	31%

School District

School District Zone:	Calhoun County School District	Students:	7,997
Number of Schools:	19	Rating:	B-

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Assigned Schools

Proxim.	Name	Rating	Type	Grade
2.69Mi.	**Weaver High School** Number of Students: 468 Student-Teacher Ratio: 16.54	C	Public	7 - 12
1.88Mi.	**Weaver Elementary School** Number of Students: 544 Student-Teacher Ratio: 16.48	B	Public	PK - 6

Flood Report

The Subject Property of **755 BAILEY RD, WEAVER, AL 36277-4910** 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	110%	HIGHER
BURGLARY	119%	HIGHER
MOTOR VEHICLE THEFT	109%	SIMILAR
FORCIBLE ROBBERY	115%	HIGHER
AGGRAVATED ASSAULT	83%	LOWER
FORCIBLE RAPE	89%	LOWER
MURDER	109%	SIMILAR
OVERALL	96%	SIMILAR

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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