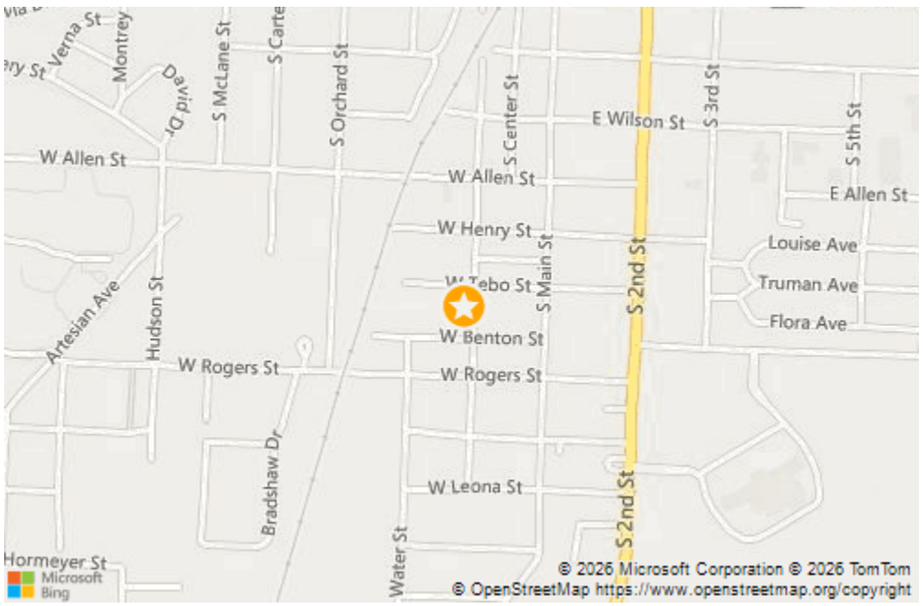
ICE SiteX Report

OrderID: 96687430

SiteX Property Information Report



Subject Property Location

905 S WASHINGTON ST, CLINTON, MO 64735-2645

County:	**HENRY MO**	Census Tract:	290839505.003031
Property Use:	Single Family Residential (Assumed)	Zoning:	
Parcel Number:	18-2.0-10-001-025-016.000	Thomas Bros Pg-Grid:	

Valuation

Value:	**$98,000**	FSD:	52	Common Confidence Score:	14
Value Range:	$47,040 - $148,960	ICE Confidence Score:	48		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	C124 CLRD
Assd Land Value:		Market Land Value:	$5,900	Tax Year:	2025
Assd Improvement:		Market Improvment Value:	$36,500	Total Taxable Value:	$390
Total Assessed Value:	$8,060	Total Assessor Market Value:	$42,400	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 1-4 Block: 7 Sec/Twnship/Range: SEC 10 TWN 41N RNG 26W
Abbreviated Description: ALLEN'S ADDITION-BLK 7-LTS 1-4 EXC N 70' THEREOF

Property Characteristics

Lot Size:	7,000 SF	Bedrooms:	2	Pool:	
Building Area:	717 SF	Baths:	1	Fireplace:	
Year Built:	1920	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:	4	Ext Walls:	Siding (alum/vinyl)
Number of Units:		Garage Type:	Garage	Heating:	Forced Air
Number of Stories:	1	Number of Cars:	1	A/C:	Yes
Style:		Basement:		Roof Cover:	Asphalt
		Foundation:	Retain Wall	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	08/23/2023	Sales Price:	N/A
Document #:	BK-PG 2023 -2414	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 1-4 Block: 7 Sec/Twnship/Range: SEC 10 TWN 41N RNG 26W
Abbreviated Description: ALLEN'S ADDITION-BLK 7-LTS 1-4 EXC N 70' THEREOF

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.

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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.	**905 S WASHINGTON ST**	**08/23/2023**	$42,400	$8,060	717	4/2/1	1920	7,000 SF	
.02Mi.	**907 S WASHINGTON ST**	**11/12/2021**	$84,400	$16,040	1,458	4/2/1	1950	5,000 SF	
.02Mi.	**210 W TEBO ST**	**02/22/2019**	$55,800	$10,600	986		1930	14,000 SF	
.03Mi.	**213 W BENTON ST**	**10/28/2009**	$40,300	$7,660	1,051	7/2/1	1948	7,000 SF	
.03Mi.	**211 W BENTON ST**	**05/30/2023**	$38,500	$7,320	869	5/2/1	1960	4,500 SF	
.03Mi.	**919 S WASHINGTON ST**	**08/14/2023**	$16,800	$3,190	1,058	6/2/1	1900	4,500 SF	
.03Mi.	**214 W TEBO ST**	**06/01/2023**	$11,000	$2,100	742	4/1/1	1890	5,040 SF	
.04Mi.	**115 W BENTON ST**	**10/01/2015**	$40,900	$7,770	861	5/2/1	1900	9,380 SF	
.04Mi.	**216 W TEBO ST**	**11/30/2023**	$60,200	$11,440	1,228	6/1/1	1940	8,960 SF	
.04Mi.	**201 W TEBO ST**	**05/01/2025**	$15,700	$2,980	1,022	6/3/1	1900	7,000 SF	
.04Mi.	**217 W BENTON ST**	**12/01/1990**	$123,800	$23,520	1,544	6/2/1	1975	14,000 SF	
.04Mi.	**207 W TEBO ST**	**06/06/2018**	$34,500	$6,550	837	4/2/1	1900	7,000 SF	
.05Mi.	**209 W TEBO ST**	**07/06/2018**	$48,100	$9,140	680		1933	14,000 SF	
.05Mi.	**112 W TEBO ST**	**09/09/2019**	$58,900	$11,190	1,007	4/2/1	1890	14,000 SF	
.05Mi.	**117 W TEBO ST**	**09/01/1988**	$30,100	$5,720	800	4/2/1	1940	12,880 SF	
.06Mi.	**111 W BENTON ST**	**11/08/2018**	$60,700	$11,530	1,151	8/3/1	1920	14,000 SF	

Rent vs. Own

Households Occupied by Renters:	26%	Households Occupied by Owners:	61%

Demographics & Income

Median Age:	44.5 years old	Households:	6,085
Median Household Income:	$53,943	Households w/Family:	60%
Household Income Per Capita:	$34,098	Households w/Family Married:	43%
Most Common Education Level:	High School Graduate	Households w/Family Children:	26%

School District

School District Zone:	Clinton School District	Students:	1,827
Number of Schools:	6	Rating:	C

Assigned Schools

Proxim.	Name	Rating	Type	Grade
0.59Mi.	**Clinton Early Childhood Center** Number of Students: 131 Student-Teacher Ratio: 16.38	NA	Public	PK - PK
0.78Mi.	**Clinton Intermediate School** Number of Students: 351 Student-Teacher Ratio: 15.72	C-	Public	3 - 5
0.45Mi.	**Clinton High School** Number of Students: 560 Student-Teacher Ratio: 16.63 Advanced Placement: Yes	C	Public	9 - 12
0.68Mi.	**Clinton Middle School** Number of Students: 414 Student-Teacher Ratio: 15.51	C	Public	6 - 8
0.77Mi.	**Henry Elementary School** Number of Students: 371 Student-Teacher Ratio: 13.57	NA	Public	KG - 2

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	118%	HIGHER
BURGLARY	111%	HIGHER
MOTOR VEHICLE THEFT	126%	HIGHER
FORCIBLE ROBBERY	102%	SIMILAR
AGGRAVATED ASSAULT	122%	HIGHER
FORCIBLE RAPE	124%	HIGHER
MURDER	125%	HIGHER
OVERALL	113%	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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