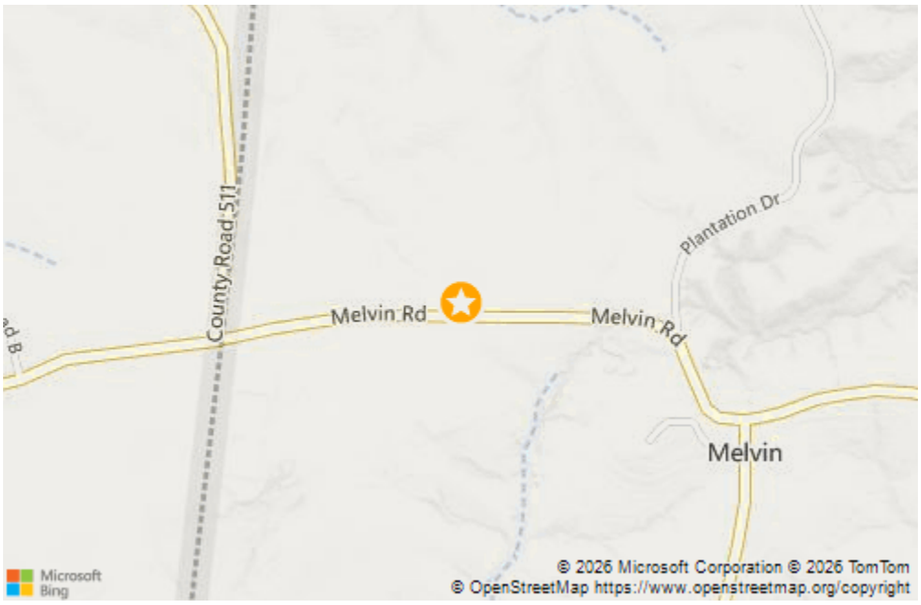
ICE SiteX Report

OrderID: 98485771

SiteX Property Information Report



Subject Property Location

9716 MELVIN RD, MELVIN, AL 36913-3001

County:	**CHOCTAW AL**	Census Tract:	010239569.002025
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	15 26 01 11 0 000 008.000	Thomas Bros Pg-Grid:	

Valuation

Value:	**N/A**	FSD:	N/A	Common Confidence Score:	N/A
Value Range:	N/A - N/A	ICE Confidence Score:	N/A		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	COUNTY
Assd Land Value:	$540	Market Land Value:	$5,400	Tax Year:	2025
Assd Improvement:	$13,189	Market Improvment Value:	$131,890	Total Taxable Value:	$307
Total Assessed Value:	$13,729	Total Assessor Market Value:	$137,290	Delinquent Year:	
				Tax Account ID:	8087
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

District: COUNTY Map Ref: 15 26 01 11 Sec/Twnship/Range: SEC 11 TWN 11N RNG 05W
Abbreviated Description: 0.3 AC IN SW OF SW NORTH OF ROAD

Property Characteristics

Lot Size:	13,068 SF	Bedrooms:		Pool:	
Building Area:	1716 SF	Baths:	2	Fireplace:	2
Year Built:	2004	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Brick
Number of Units:		Garage Type:		Heating:	
Number of Stories:	1	Number of Cars:		A/C:	
Style:		Basement:		Roof Cover:	
		Foundation:		Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	05/08/2022	Sales Price:	N/A
Document #:	BK-PG 386 -753	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
District: COUNTY Map Ref: 15 26 01 11 Sec/Twnship/Range: SEC 11 TWN 11N RNG 05W
Abbreviated Description: 0.3 AC IN SW OF SW NORTH OF ROAD

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.	**9716 MELVIN RD**	**05/08/2022**	$137,290	$13,729	1,716	//2	2004	13,068 SF	
.08Mi.	**9616 MELVIN RD**	**05/15/2019**	$164,670	$16,467	3,199	//3	1964	3 SF	
.17Mi.	**9534 MELVIN RD**	**10/15/2013**	$100,000	$10,000	2,064	//1	1964	2 SF	
.22Mi.	**9480 MELVIN RD**		$103,330	$10,333	2,210	//2	1964	3 SF	
.28Mi.	**35 PLANTATION DR**	**09/25/2010**	$123,220	$12,322	3,690	//2	1948	8 SF	
.34Mi.	**118 PLANTATION DR**		$26,810	$2,681	1,152	//1	1954	21,781 SF	
.34Mi.	**145 PLANTATION DR**		$29,470	$2,947	1,054	//1	1954	1 SF	
.34Mi.	**125 PEACOCK CIR**	**05/15/1986**	$43,490	$4,349	1,200	//2	1974	1 SF	
.46Mi.	**9200 MELVIN RD**		$175,700	$17,570	2,025	//1	1984	4 SF	
.46Mi.	**8739 HURRICANE RD**		$68,820	$6,882	1,428	//1	1974	1 SF	
.52Mi.	**8750 HURRICANE RD**	**02/28/2020**	$46,010	$4,601	1,400	//1	1964	3 SF	
.57Mi.	**8567 HURRICANE RD**		$102,090	$10,209	1,404	//2	1994	2 SF	
.64Mi.	**8546 HURRICANE RD**	**05/03/2023**	$278,700	$27,870	2,165	//3	2018	2 SF	V
.64Mi.	**703 PLANTATION DR**	**10/09/2007**	$19,230	$1,923	1,152	//1	1944	1 SF	
.71Mi.	**8955 MELVIN RD**	**10/17/1975**	$84,100	$8,410	1,288	//2	1984	1 SF	
.78Mi.	**8889 MELVIN RD**	**09/29/2008**	$78,680	$7,868	1,992	//1	1989	1 SF	

Rent vs. Own

Households Occupied by Renters:	14%	Households Occupied by Owners:	64%

Demographics & Income

Median Age:	48.5 years old	Households:	46
Median Household Income:	$26,818	Households w/Family:	55%
Household Income Per Capita:	$15,696	Households w/Family Married:	43%
Most Common Education Level:	High School Graduate	Households w/Family Children:	15%

School District

School District Zone:	Choctaw County School District	Students:	1,025
Number of Schools:	4	Rating:	D

Assigned Schools

Proxim.	Name	Rating	Type	Grade
10.64Mi.	**Southern Choctaw Elementary School** Number of Students: 288 Student-Teacher Ratio: 16	C+	Public	KG - 6
10.42Mi.	**Southern Choctaw High School** Number of Students: 211 Student-Teacher Ratio: 20.1	D-	Public	7 - 12

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	24%	SIGNIFICANTLY LOWER
BURGLARY	141%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	49%	SIGNIFICANTLY LOWER
FORCIBLE ROBBERY	62%	NOTABLY LOWER
AGGRAVATED ASSAULT	132%	NOTABLY HIGHER
FORCIBLE RAPE	133%	NOTABLY HIGHER
MURDER	134%	NOTABLY HIGHER
OVERALL	128%	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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