

145L-07-012.04-07, MS, Greene County

APN: 145L-07-012.04-07 CLIP: 8966655967



MLS Beds	MLS Full Baths	Half Baths	MLS Sale Price	MLS Sale Date
2	1	N/A	\$80,000	08/14/2024
MLS Sq Ft	Lot Sq Ft	MLS Yr Built	Type	
1,120	20,038	1997	SFR	

OWNER INFORMATION			
Owner Name	Sunny Vail LLC	Tax Billing Zip	39402
Tax Billing Address	13 Melrose Cir	Tax Billing Zip+4	8853
Tax Billing City & State	Hattiesburg, MS		

COMMUNITY INSIGHTS			
Median Home Value	\$117,634	School District	GREENE COUNTY SCHOOL DISTRICT
Median Home Value Rating	1 / 10	Family Friendly Score	54 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	95 / 100	Walkable Score	2 / 100
Total Incidents (1 yr)	8	Q1 Home Price Forecast	\$117,701
Standardized Test Rank	37 / 100	Last 2 Yr Home Appreciation	16%

LOCATION INFORMATION			
School District	2801590	School District Name	Greene County
Township Range Sect	2-5-7	Within 250 Feet of Multiple Flood Zone	No

TAX INFORMATION			
Tax Parcel Number	145L-07-012.04-07	% Improved	77%
Parcel ID	145L070120407	Tax Area	220
Alt APN	10921		
Legal Description	COMM. SE COR W 1/2 SE 1/4 NW 1/4 TH N 671' TO P.O.B., TH NW 1/4 99' TO E R/W RD, TH NE 1/4 231.2', TH SE 1/4 97' TH SW 1/4 213.2' TO P.O.B		

ASSESSMENT & TAX			
Assessment Year	2025	2024	2023
Assessed Value - Total	\$2,254	\$2,056	\$2,379
Market Value - Total	\$15,020	\$13,700	\$15,850
Market Value - Land	\$3,430	\$3,430	\$3,430
Market Value - Improved	\$11,590	\$10,270	\$12,420
YOY Assessed Change (\$)	\$198	-\$323	
YOY Assessed Change (%)	9.63%	-13.58%	

Tax Year	Total Tax	Change (\$)	Change (%)
2023	\$369		
2024	\$319	-\$50	-13.58%
2025	\$352	\$33	10.34%

CHARACTERISTICS			
Land Use - CoreLogic	SFR	Year Built	MLS: 1997
Land Use - County	One Family Unit	Stories	MLS: 1
Lot Area	20,038	Basement Type	MLS: Other
Lot Acres	0.46	Building Sq Ft	MLS: 1,120
Bedrooms	MLS: 2	Garage Type	Carport
Total Baths	MLS: 1	# of Buildings	1
Full Baths	MLS: 1	Patio/Deck 2 Area	36

FEATURES			
Feature Type	Unit	Size/Qty	Value
Mobile Home Open Porch	S	80	\$430
Mobile Home Roof Over Mh	S	840	\$800
Mobile Home Open Porch	S	36	\$190

Utility Wd Hm W/Flr	S	480	\$3,400
Mobile Home Open Porch	S	60	\$1,050
Mobile Home Open Porch	S	32	\$560
Mobile Home Open Porch	S	128	\$2,230
Mobile Home Open Porch	S	36	\$630
Mobile Home Roof Over Mh	S	576	\$1,360
Mobile Home Carport	S	192	\$940

SELL SCORE			
Value As Of	2026-05-24 06:32:55		

LISTING INFORMATION			
MLS Listing Number	4062342	Pending Date	08/08/2024
MLS Status	Closed	Closing Date	08/14/2024
MLS D.O.M	276	Closing Price	\$80,000
MLS Status Change Date	08/14/2024	MLS List. Agent Name	Mgc.howecc-Carol L Howell
MLS Listing Date	10/25/2023	MLS List. Broker Name	R EVANS REALTY, LLC
MLS Current List Price	\$100,000	MLS Selling Agent Name	Mgc.howecc-Carol L Howell
MLS Orig. List Price	\$100,000	MLS Selling Broker Name	R EVANS REALTY, LLC

LAST MARKET SALE & SALES HISTORY			
Settle Date	MLS: 08/14/2024	Document Number	V7-581
Owner Name	Sunny Vail LLC	Deed Type	Deed (Reg)
Seller	Owner Record		

Nominal	Y	Y	Y		
Buyer Name	Sunny Vail LLC	Bray Tyler S	Mitchell Malcolm E	Mitchell Riley G	Walker Virginia J
Seller Name	Owner Record	Owner Record	Owner Record	Owner Record	Owner Record
Document Number	2717	388	72	V7-581	P7-136
Document Type	Deed (Reg)	Deed (Reg)	Deed (Reg)	Deed (Reg)	Deed (Reg)

PROPERTY MAP

*Lot Dimensions are Estimated