

	MLS Beds	MLS Full Baths	MLS Half Baths	MLS Sale Price	MLS Sale Date
	3	3	1	\$430,000	12/18/2020
	MLS Sq Ft	Lot Sq Ft	MLS Yr Built	Type	
	2,408	1,742	2016	SFR	

OWNER INFORMATION			
Owner Name	Wen Yue	Tax Billing Zip	30080
Tax Billing Address	200 Dellwood Dr Se	Tax Billing Zip+4	1997
Tax Billing City & State	Smyrna, GA	Owner Occupied	Yes

COMMUNITY INSIGHTS			
Median Home Value	\$530,277	School District	COBB COUNTY
Median Home Value Rating	7 / 10	Family Friendly Score	33 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	42 / 100	Walkable Score	61 / 100
Total Incidents (1 yr)	115	Q1 Home Price Forecast	\$532,684
Standardized Test Rank	48 / 100	Last 2 Yr Home Appreciation	11%

LOCATION INFORMATION			
Subdivision	Village Of Belmont	Flood Zone Code	X
Municipality/Township	Smyrna Tad 1 Atl Rd Corr(2004)	Flood Zone Panel	13067C0119H
Census Tract	311.01	Flood Zone Date	03/04/2013
Carrier Route	C030	Within 250 Feet of Multiple Flood Zone	No
Neighborhood Code	0617		

TAX INFORMATION			
Tax ID	17-0490-0-071-0	Tax Appraisal Area	6 A
Parcel ID	17049000710	County Tax	\$1,378
Lot No.	83	Exemption(s)	Homestead
% Improved	78%		

ASSESSMENT & TAX			
Assessment Year	2024	2023	2022
Assessed Value - Total	\$198,416	\$198,416	\$194,812
Assessed Value - Land	\$44,000	\$44,000	\$44,000
Assessed Value - Improved	\$154,416	\$154,416	\$150,812
YOY Assessed Change (\$)	\$0	\$3,604	
YOY Assessed Change (%)	0%	1.85%	
Market Value - Total	\$496,040	\$496,040	\$487,030
Market Value - Land	\$110,000	\$110,000	\$110,000
Market Value - Improved	\$386,040	\$386,040	\$377,030
Tax Year	Total Tax	Change (\$)	Change (%)
2022	\$4,871		
2023	\$4,412	-\$458	-9.41%
2024	\$4,901	\$489	11.08%

CHARACTERISTICS			
Land Use - Universal	SFR	Family Rooms	1
Land Use- State	Residential 1 Family	Heat Type	Central
Lot Acres	0.04	Heat Fuel Type	Gas
Lot Area	1,742	Cooling Type	Central
# of Buildings	1	Other Rooms	Family Room
Year Built	2016	Exterior	Frame Brick
Stories	Tax: 2.7 MLS: 3	No. Parking Spaces	MLS: 2
Building Sq Ft	2,408	Parking Type	Attached Frame Garage
Gross Area	Tax: 2,807 MLS: 2,408	Garage Type	Attached Garage
Above Gnd Sq Ft	2,408	Garage Capacity	MLS: 2
Ground Floor Area	654	Garage Sq Ft	399
Total Rooms	9	Patio Type	Concrete/Masonry Patio

Bedrooms	3	Patio/Deck 1 Area	112
Total Baths	4	Porch	Open Frame Porch
Full Baths	3	Porch Type	Open Frame Porch
Half Baths	1	Porch 1 Area	35
Bath Fixtures	15	Condition	Average

FEATURES	
Building Description	Building Size
Open Frame Porch	8
Conc/Mas Patio	112
Open Frame Porch	35
Frame Garage	399
Frame Overhang	8
Frame Overhang	35
One Story Frame	399
Frame 1/2 Story	399

SELL SCORE			
Rating	High	Value As Of	2025-07-13 04:34:49
Sell Score	770		

ESTIMATED VALUE			
RealAVM™	\$589,300	Confidence Score	95
RealAVM™ Range	\$552,100 - \$626,500	Forecast Standard Deviation	6
Value As Of	07/07/2025		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

RENTAL TRENDS			
Estimated Value	2804	Cap Rate	3.4%
Estimated Value High	3229	Forecast Standard Deviation (FSD)	0.15
Estimated Value Low	2379		

(1) Rental Trends is a CoreLogic® derived value and should be used for information purposes only.

(2) The FSD denotes confidence in an Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Amount estimate will fall within, based on the consistency of the information available to the Rental Amount at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

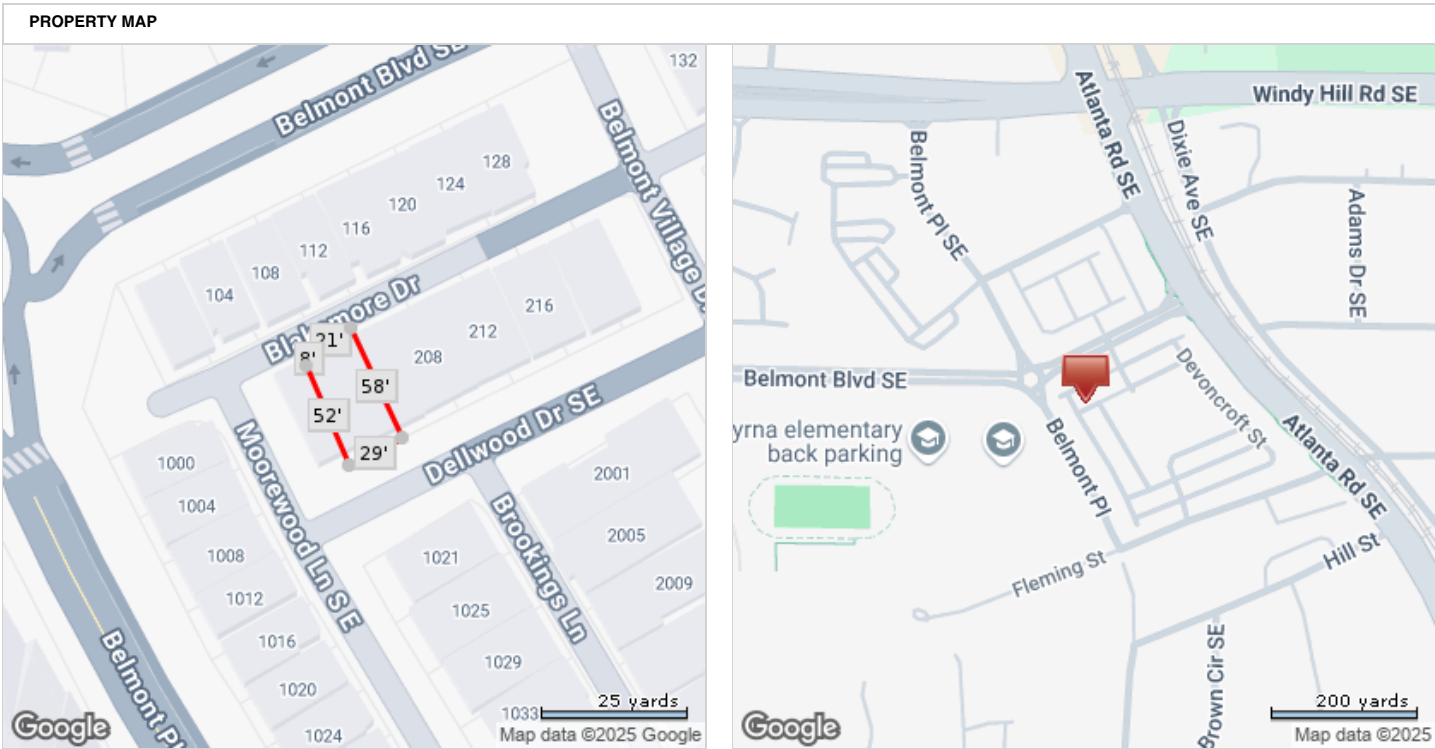
LISTING INFORMATION			
MLS Listing Number	6799163	MLS Orig. List Price	\$445,000
MLS Status	Closed	MLS Pending Date	11/25/2020
MLS Area	73 - COBB-WEST	MLS Sale Date	12/18/2020
MLS D.O.M	32	MLS Sale Price	\$430,000
MLS Listing Date	10/21/2020	Listing Agent Name	Apresley-Angela Presley
MLS Current List Price	\$445,000	Listing Broker Name	KELLER WILLIAMS REALTY ATL NORTH

MLS Listing #	6778968	6738608	6088246	6084900	6083280
MLS Status	Withdrawn	Withdrawn	Expired	Withdrawn	Withdrawn
MLS Listing Date	09/10/2020	06/18/2020	10/18/2018	10/10/2018	10/06/2018
MLS Listing Price	\$449,000	\$450,000	\$2,500	\$2,600	\$2,600
MLS Orig Listing Price	\$449,000	\$460,000	\$2,500	\$2,600	\$2,600
MLS Close Date					
MLS Listing Close Price					
MLS Listing Expiration Date	10/31/2020	09/30/2020	11/30/2018	02/28/2019	02/28/2019

MLS Listing #	6077594	5764916
MLS Status	Withdrawn	Closed
MLS Listing Date	09/26/2018	10/21/2016
MLS Listing Price	\$440,000	\$436,175
MLS Orig Listing Price	\$455,000	\$436,175
MLS Close Date		03/31/2017
MLS Listing Close Price		\$414,000

LAST MARKET SALE & SALES HISTORY			
Recording Date	04/06/2017	Price Per Square Feet	\$171.93
Settle Date	Tax: 03/31/2017 MLS: 12/18/2020	Deed Book & Page	15431-6009
Sale Price	\$414,000	Deed Type	Limited Warranty Deed
Recording Date	12/18/2020		04/06/2017
Sale/Settlement Date	12/18/2020		03/31/2017
Sale Price			\$414,000
Nominal	Y		
Deed Book & Page	15841-1067		15431-6009
Document Type	Limited Warranty Deed		Limited Warranty Deed
Buyer Name	Wen Yue		Mills Danny M & Porcelain
Seller Name	Mills Danny M & Porcelain		Weekley Homes LLC

MORTGAGE HISTORY			
Mortgage Date	12/18/2020		04/06/2017
Mortgage Amount	\$290,000		\$414,000
Mortgage Lender	Cbc Natl Bk		Usaa Fsb
Mortgage Code/Loan Type	Conventional		Va
Mortgage Type	Nominal		1st Time Sale
Mortgage Term	15		30
Mortgage Term Code	Years		Years
Borrower Name	Wen Yue		Mills Danny M
Borrower Name 2			Mills Porcelain



\*Lot Dimensions are Estimated