

PROPERTY REPORT

1404 Ridge Rd, Dallas, GA 30157



Presented by

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Garrett Land Company

119 Felton Drive
Rockmart, GA 30153

1404 Ridge Rd, Dallas, GA 30157



Legend:  Subject Property

● Active • New, Active: 3/31/2025

List Price

—

Active Date: 3/31/2025
Listing ID: 414328

Current Estimated Value

\$1,170,240

Last RVM® Update: 3/30/2025

RVM® Est. Range: \$1.15M – \$1.19M

RVM® Confidence: ★★★★★

↑ RVM® Change - Last 1 Month: \$1,380

→ RVM® Change - Last 12 Months: –

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Home Facts

Public Remarks

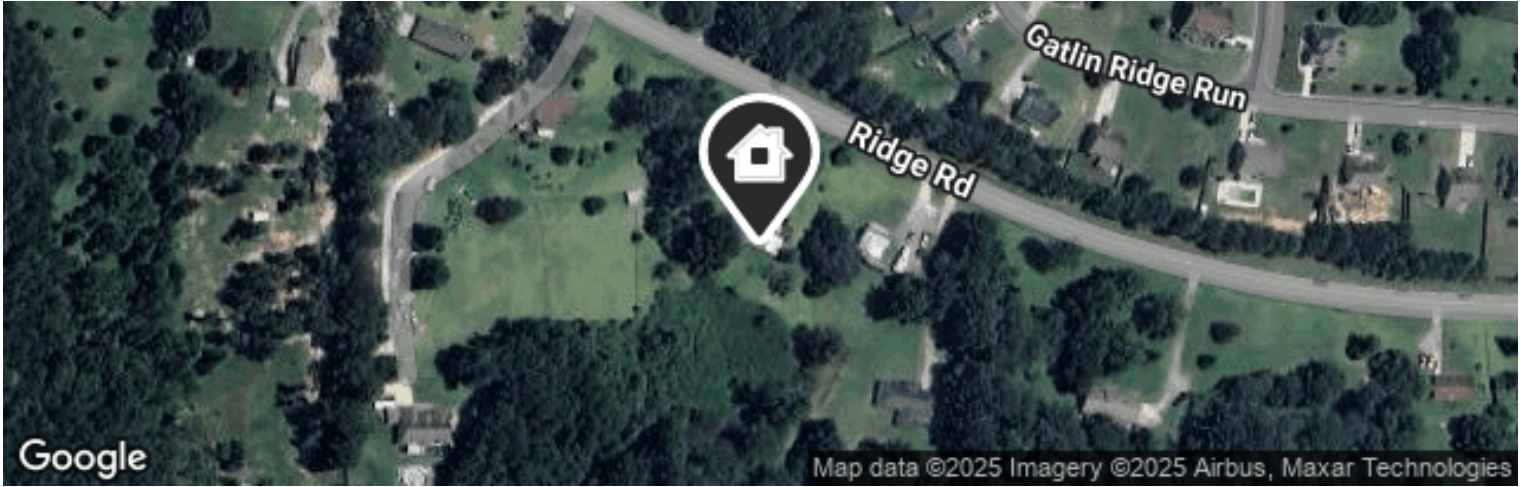
45 +/- acres with a home on th

Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Single Family	Land	-
Property Subtype	Single Family Residential	Land/Lots	-
Bedrooms	3	-	-
Total Baths	2	-	-
Full Baths	1	-	-
Partial Baths	1	-	-
Living Area (sq ft)	1,175	-	-
Building Area (sq ft)	1,175	-	-
Lot Size	45 acres	45 acres	-
Lot Dimensions	45.000 AC	-	-
Garage	Carport	-	-
Garage (spaces)	1	-	-
Year Built	1964	-	-
Total Rooms	3	-	-
Roofing	Composition Shingle	-	-
Heating	Forced Air Unit	-	-
Cooling	Central	-	-
Basement	Unfinished Basement	No	-
Foundation	Concrete Block	-	-
Exterior Walls	Brick Veneer	-	-
Number of Units	0	-	-
Number of Stories	1 story with Basement	-	-

Homeowner Facts

Owner Name (Public)	Norton Henry E Heirs Of
Mailing Address	1404 Ridge Rd Dallas GA 30157-6713
Owner Occupied	Yes

Extended Home Facts



Legend:  Subject Property

Interior Details

1st Floor	587 sq ft, 588 sq ft
Basement Unfinished	588 sq ft
Canopy/Awning	400 sq ft
Carport	240 sq ft
Floor Cover	Carpet, Vinyl
Heating Fuel Type	Gas
Interior Walls	Gypsum Board/Drywall/Sheetrock/Wallboard

Exterior Details

Lot Size - Square Feet	1,960,200 sq ft
Lot Size - Acres	45.00 acres
Neighborhood Code	R04000
Roof Type	Gable or Hip

Location Details

Zoning	A1
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Other Details

Building Condition	Good
Wood Deck	24
Asphalt Paving	1000

Schools (based on location)

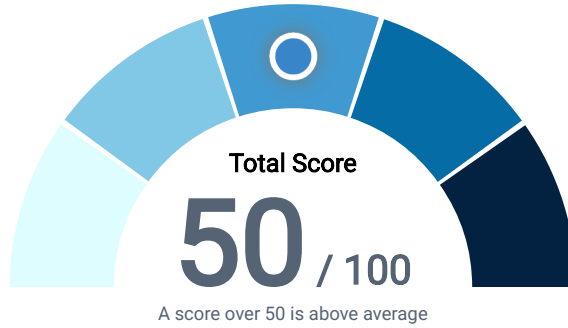
Elementary School	New Georgia Elementary School
Middle School	Carl Scoggins Sr. Middle School
High School	South Paulding High School
School District	Paulding County Schools

AARP Livability™ Index for 30157

This chart rates the overall livability of a selected ZIP code on a scale from 0 to 100. AARP Livability™ is a trademark of AARP Inc.

Data Source: [AARP](#)

Update Frequency: Annual

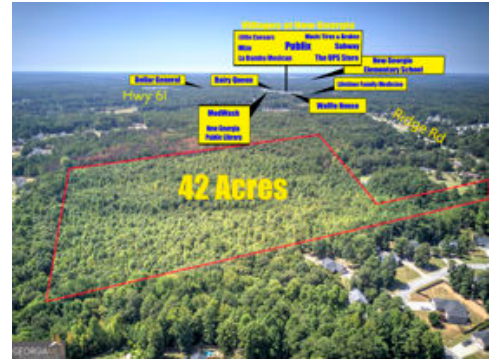


Housing	51
Affordability & Access	
Neighborhood	42
Access to Life, Work & Play	
Transportation	36
Safe & Convenient Options	
Environment	62
Clean Air & Water	
Health	34
Prevention, Access & Quality	
Engagement	54
Civic & Social Involvement	
Opportunity	74
Inclusion & Possibilities	

Property Photos

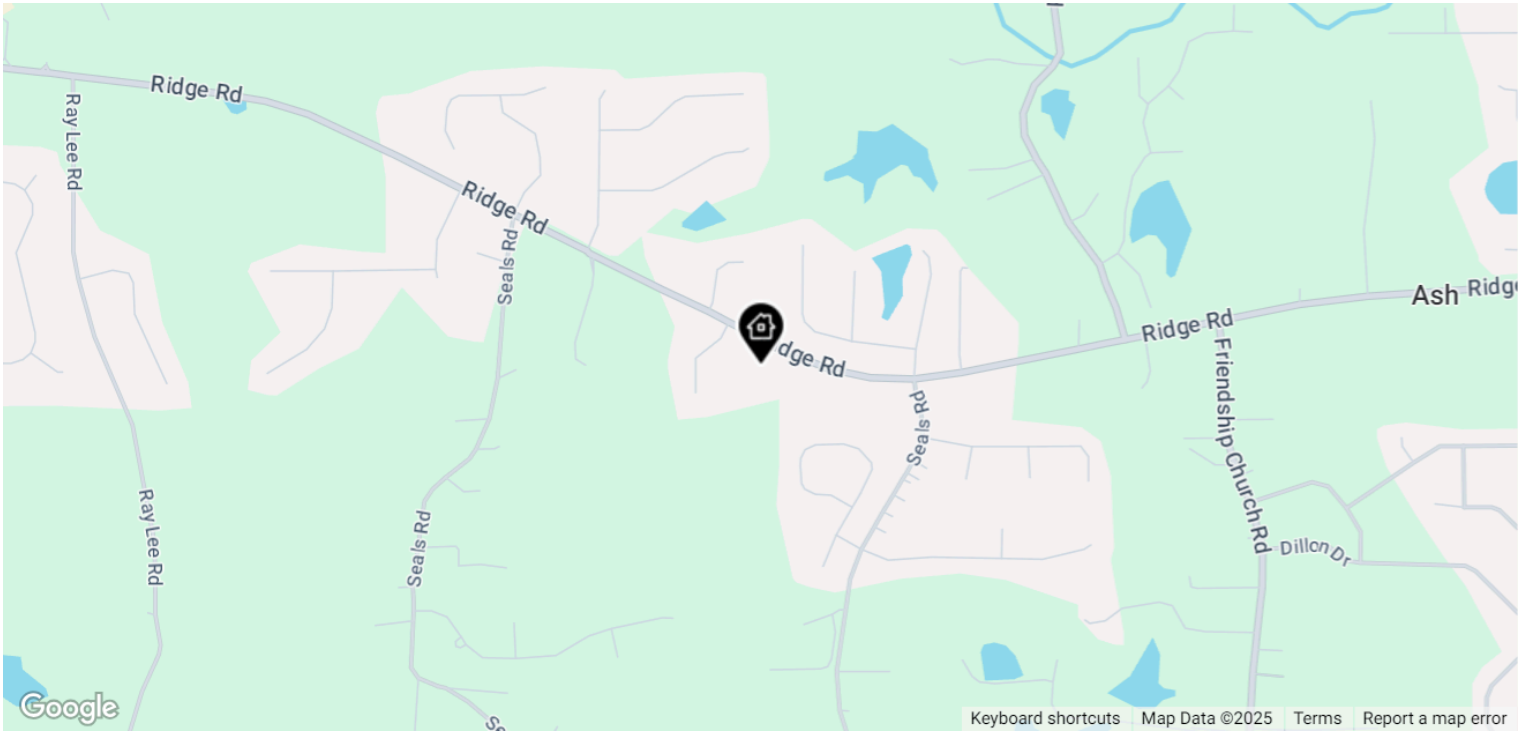


Historical Photos





Comps and Adjustments



LEGEND: Subject Property Pending For Sale or For Lease Distressed Recent Sale Off Market

This Property



Active

1404 Ridge Rd
Dallas, GA 30157

Proxim.	Days in RPR	Date	Amount	\$/sq ft	Living Area	Lot Size	Beds	Baths	Built
-	-	-	-	-	1,175 sq ft	45 acres	3	2	1964

No comps have been selected for this property.

Property History

Median Estimated Home Value

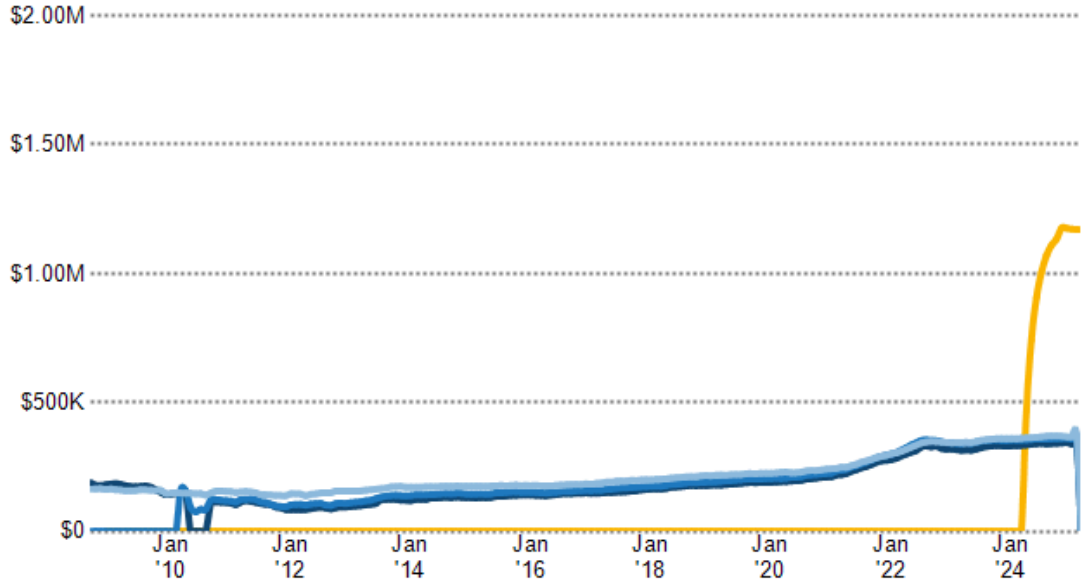
This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Data Source: Public records, and MLS sources where licensed

Update Frequency: Monthly

- This Property
- Dallas
- Paulding County
- Georgia

Estimated Value:
\$1,170,240



Assessed Values

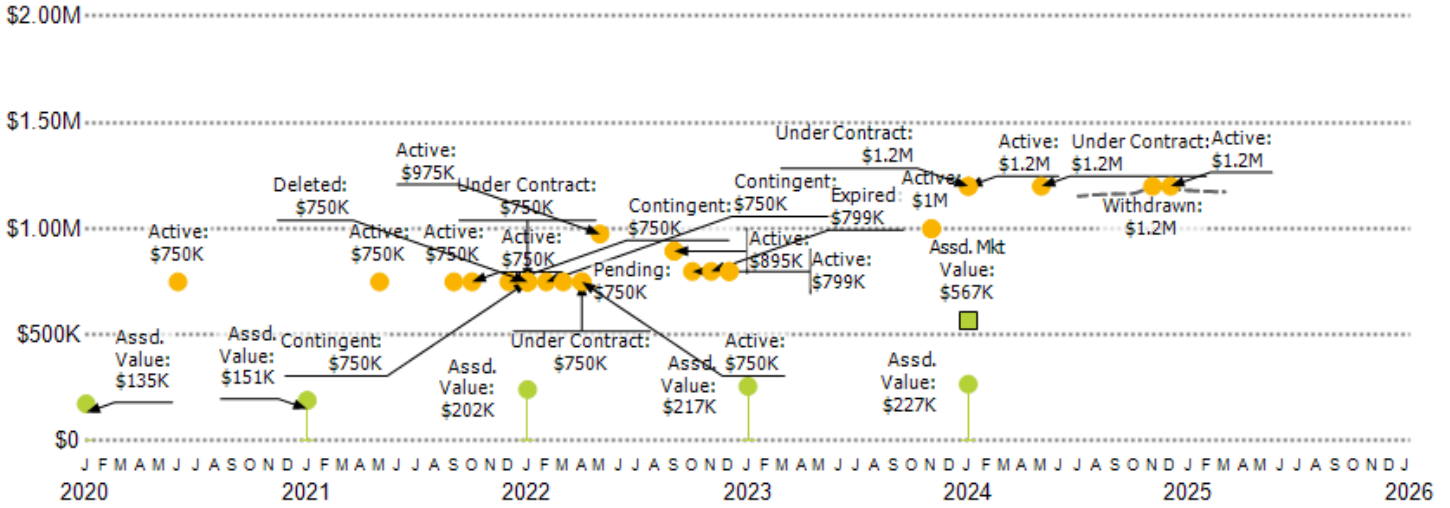
Date	Improvements	Land	Total	Tax
2024	\$69,708	\$157,280	\$226,988	\$2,041
2023	\$67,220	\$149,600	\$216,820	\$5,653
2022	\$57,760	\$144,440	\$202,200	\$6,005
2021	\$47,040	\$104,240	\$151,280	\$4,493
2020	\$45,532	\$89,320	\$134,852	\$4,005
2019	\$40,320	\$77,400	\$117,720	\$3,547
2018	\$23,892	\$108,560	\$132,452	\$3,991
2017	\$21,772	\$108,560	\$130,332	\$4,114
2016	\$19,692	\$114,960	\$134,652	\$303
2015	\$17,892	\$114,960	\$132,852	\$292
2014	\$15,772	—	\$96,212	\$281
2013	\$11,240	\$90,628	\$101,868	—
2012	—	—	—	\$233
2011	—	—	—	\$217
2010	—	—	—	—

Legal Description

Parcel Number	253.4.1.005.0000
Tax ID	10412
County	Paulding County
Zoning	A1
Census Tract	132231206.053002
Carrier Route	R002
Abbreviated Description	DIST: 1 SEC: 3 LOT: 383
Current Use	Single Family Residential

Sales and Financing Activity

This chart shows a property's sales and financing history. It can be used to compare the value of the property as seen by public records, such as deeds and tax records, with the estimated home value. Actions taken against the owner, such as the issuance of a Notice of Default, are noted. Sales activity, such as listing date and price reductions, are highlighted.



Data Source: Public Record and Listing data

Update Frequency: Valuations are updated twice monthly; actions on the home, such as listing activity or distressed property notices, are updated daily as made available from public records sources

Price Change History

Change Date	Description	New List Price	% Change
11/27/2024	Active	-	-
1/8/2024	Pending	\$1,200,000	+20%
11/2/2023	Price Change	\$1,000,000	+25.16%
10/28/2022	Price Change	\$799,000	-10.73%
9/13/2022	Price Change	\$895,000	-8.21%
5/31/2022	Active	\$975,000	+30%
1/1/2022	Pending	\$750,000	-
10/14/2021	Active	\$750,000	-
9/8/2021	Active	\$750,000	-
6/27/2020	Active	\$750,000	-

Neighborhood: Housing Stats and Charts

	30157	Paulding County	Georgia	USA
Median Estimated Home Value	\$337K	\$357K	\$368K	\$368K
Estimated Home Value 12-Month Change	+1.2%	+0.9%	+2.3%	+2.3%
Median List Price	\$368K	\$385K	\$385K	–
List Price 1-Month Change	+0.9%	–	+2.1%	–
List Price 12-Month Change	-1.3%	+1.3%	+6.9%	–
Median Home Age	26	24	37	44
Own	84%	80%	65%	65%
Rent	16%	20%	35%	35%
\$ Value of All Buildings for which Permits Were Issued	–	\$153M	\$14.7B	\$365B
% Change in Permits for All Buildings	–	-9%	-6%	-6%
% Change in \$ Value for All Buildings	–	-11%	-8%	-5%

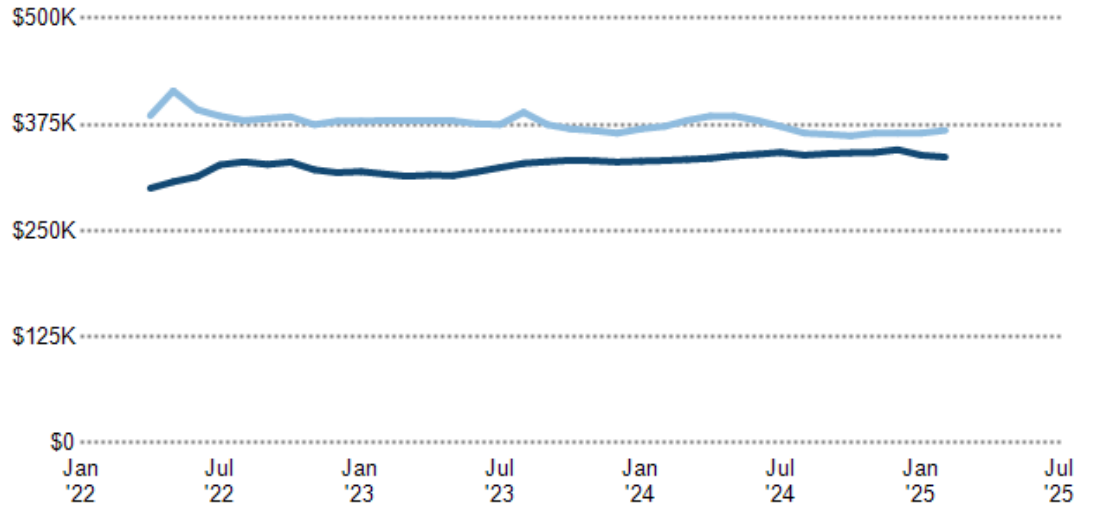
Median Estimated Home Value vs. Median Listing Price

This chart compares a ZIP code's median estimated home value with the median listing price of Active listings. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Public Record and Listing data

Update Frequency: Monthly

■ Median Estimated Value
■ Median List Price



Median Sales Price vs. Sales Volume

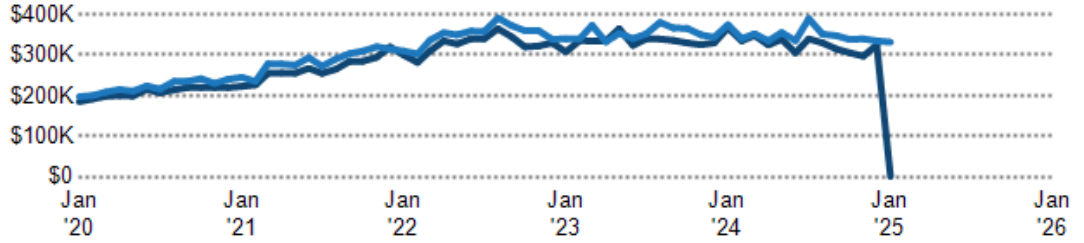
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

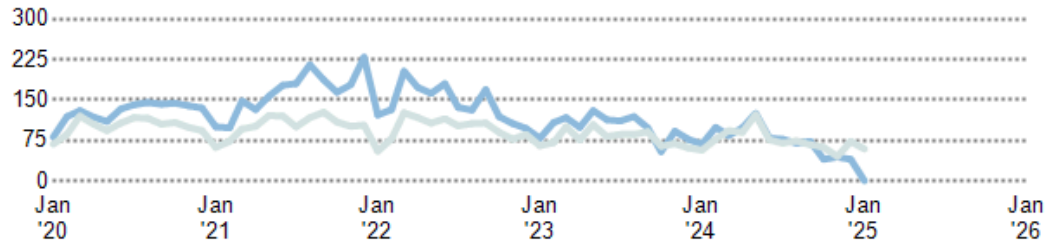
Update Frequency: Monthly

- Median Sales Price Public Records
- Median Sales Price Listings
- Sales Volume Public Records
- Sales Volume Listings

Median Sales Price



Sales Volume



Median Listing Price vs. Listing Volume

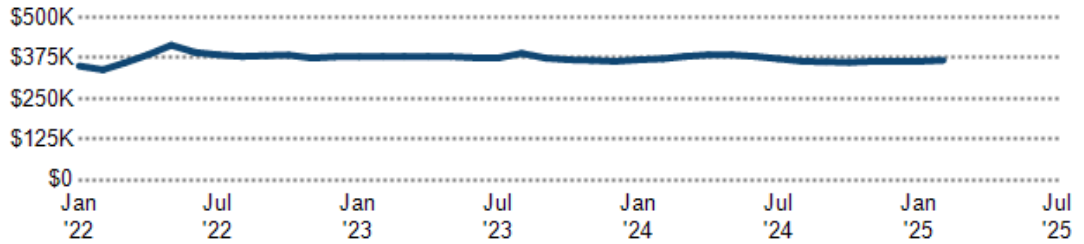
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

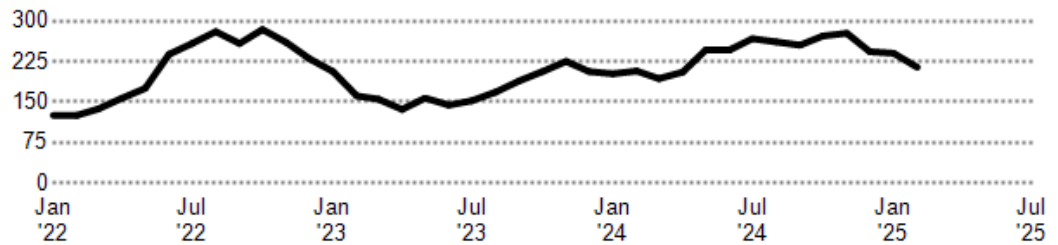
Update Frequency: Monthly

- Median List Price
- Listing Volume

Median List Price



Listing Volume



Listing Inventory

This chart shows the number of For Sale listings in a ZIP code by Property Type.

Data Source: On- and off-market listings sources

Update Frequency: Daily

- ZIP Count Listings by PropertyType



Inventory of Distressed Listings

Foreclosure **1**

This chart shows the count of distressed properties (all stages of foreclosure) that are for sale in a ZIP code.

Data Source: MLS data where licensed

Update Frequency: Daily

■ Inventory of Distressed Listings

Median Sales Price by Square Footage

This chart shows the median price of homes reported sold in the past six months, according to the size of the living space (square footage sourced from public records). The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as non-disclosure states) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

■ This Property

■ Comps

This Property

1,175 sq. ft. **\$1,170,240**

Comps

1,200 - 1,400 sq. ft. **\$242,500**

Price per Bedroom of Comps Sold

This chart shows the distribution of homes reported sold in the past six months at different prices per bedroom in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

■ This Property

■ Comps

This Property

\$390K **1**

Comps

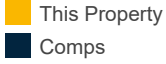
\$80K - \$90K **2**

Price per Square Foot of Comps Sold

This chart shows the distribution of homes reported sold in the past three months at different prices per square foot.

Data Source: Public records data

Update Frequency: Daily



This Property



Comps

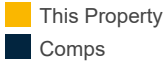


Price Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data is unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Daily



This Property



Comps

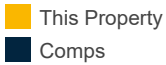


Age Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Daily



This Property



Comps



Size of Homes Sold

This chart shows the distribution of homes reported sold in the past three months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Daily



Number of Bedrooms in Homes Sold

This chart shows the distribution of homes reported sold in the past three months, compared by the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Daily

■ Sales Count by Bedroom



Neighborhood: People Stats and Charts

	30157	Paulding County	Georgia	USA
Population	45.4K	170K	10.7M	331M
Population Density per Sq Mi	578	544	186	93.6
Population Change since 2020	+6.4%	+6.6%	+3%	0%
Median Age	34	37	37	39
Male / Female Ratio	48%	49%	49%	50%

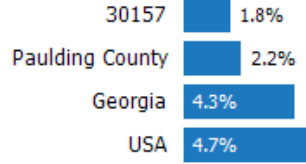
Education Levels of Population

This chart shows the educational achievement levels of adults in an area, compared with other geographies.

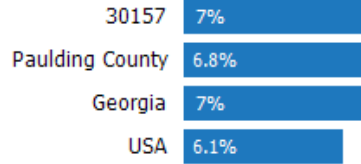
Data Source: U.S. Census American Community Survey via Esri, 2021

Update Frequency: Annually

Less Than 9th Grade



9-12th Grade/No Diploma



High School Graduate



Associate Degree



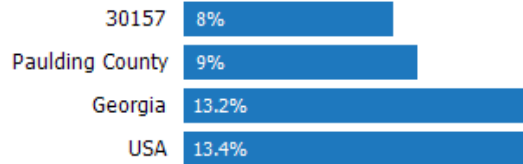
Bachelor's Degree



At Least a College Education



Grad/Professional Degree



Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ 30157



Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ 30157



Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ 30157



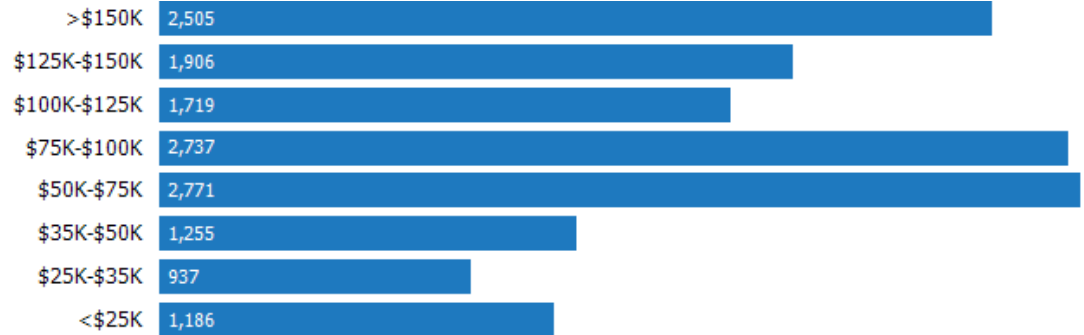
Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

■ 30157



Presidential Voting Pattern

This chart shows how residents of a county voted in the 2020 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Quadrennially



■ Paulding County

Neighborhood: Economic Stats and Charts

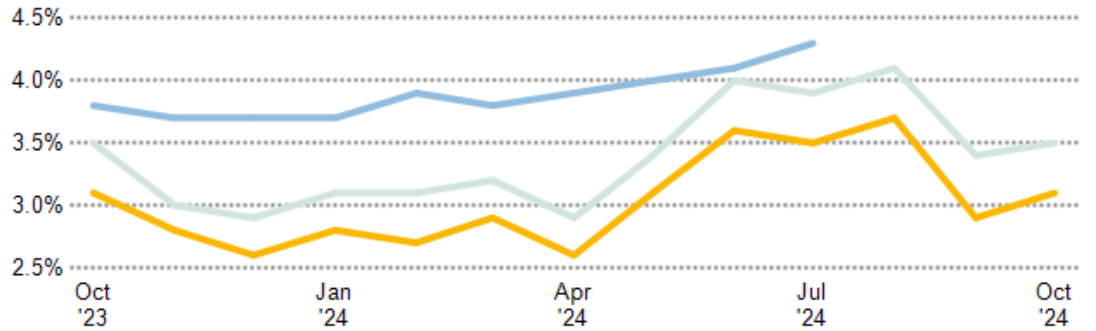
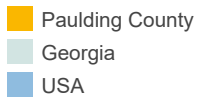
	30157	Paulding County	Georgia	USA
Income Per Capita	\$33,444	\$35,242	\$37,836	\$41,261
Median Household Income	\$87,413	\$89,237	\$71,355	\$75,149
Unemployment Rate	–	3.1%	3.5%	4.3%
Unemployment Number	–	2.88K	191K	7.16M
Employment Number	–	90.8K	5.22M	–
Labor Force Number	–	93.6K	5.41M	168M

Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly



Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually



Neighborhood: Quality of Life Stats and Charts

Quality of Life in 30157

	30157	Paulding County	Georgia	USA
Elevation (in feet)	1,064	1,017	497	–
Annual Rainfall (in inches)	60	60	52.95	–
Annual Snowfall (in inches)	3.27	2.63	1.63	–
Days of Full Sun (per year)	113	111	109	–
Travel Time to Work (in minutes)	–	38	28	27
Water Quality - Health Violations	–	–	–	–
Water Quality - Monitoring and Report Violations	–	–	–	–
Superfund Sites	0	0	27	2,466
Brownfield Sites	No	No	Yes	–

Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually



30157

How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually



30157

Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually



30157

School: New Georgia Elementary School

School Details

Name
New Georgia Elementary School

Level
Elementary

Type
Public

Grades Served
PK, K-5

School District
Paulding County Schools

Address
5800 Mulberry Rock Rd,
Villa Rica, GA 30180

Phone
(770) 445-3597

School Facts

New Georgia Elementary School

Paulding County Schools

Overall Grade

B

B

Total Enrollment

427

31,518

Students per Teacher

15:1

18:1

Students in Free Lunch Program

49%

41%

Academic Grade

B

B

Average GPA

–

3.44 (out of 5824 responses)

Math Proficiency

43%

38%

Reading Proficiency

36%

41%

Gifted Students

11%

–

AP Enrollments

–

–

Graduation Rate

–

89%

Average ACT Score

–

23 (out of 540 responses)

Average SAT Score

–

1,120 (out of 1813 responses)

Teacher Grade

B-

B

Average Teacher Salary

\$63,285

\$63,285

Teachers in 1st or 2nd Year

–

4%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly

School: Carl Scoggins Sr. Middle School

School Details

Name
Carl Scoggins Sr. Middle School

Level
Middle

Type
Public

Grades Served
6-8

School District
Paulding County Schools

Address
1663 Mulberry Rock Rd,
Dallas, GA 30157

Phone
(770) 456-4188

School Facts

Carl Scoggins Sr. Middle School

Paulding County Schools

Overall Grade

B

B

Total Enrollment

760

31,518

Students per Teacher

16:1

18:1

Students in Free Lunch Program

47%

41%

Academic Grade

B

B

Average GPA

–

3.44 (out of 5824 responses)

Math Proficiency

29%

38%

Reading Proficiency

36%

41%

Gifted Students

11%

–

AP Enrollments

–

–

Graduation Rate

–

89%

Average ACT Score

–

23 (out of 540 responses)

Average SAT Score

–

1,120 (out of 1813 responses)

Teacher Grade

B

B

Average Teacher Salary

\$63,285

\$63,285

Teachers in 1st or 2nd Year

7%

4%

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Community Reviews for this School

Posted: 2/17/2022 by Middle School Student

I hated this school not going to lie. I was only there in 6th grade for about half if not more of the school year. I am now an 8th grader and from what i remeber this school was pretty awful. Most of the teachers dont care about their students and just hand out large packets and there was definately a bullying problem i still have friends that go to scoggins and they tell me its gotten worse if anything. It was better than the school im going to now but still not all that great.

School: South Paulding High School

School Details

Name
South Paulding High School

Level
High

Type
Public

Grades Served
9-12

School District
Paulding County Schools

Address
1364 Winn Rd,
Douglasville, GA 30134

Phone
(770) 949-9221

School Facts

Overall Grade

B-

Total Enrollment

1,911

Students per Teacher

18:1

Students in Free Lunch Program

36%

Academic Grade

C+

Average GPA

3.42 (out of 994 responses)

Math Proficiency

24%

Reading Proficiency

34%

Gifted Students

9%

AP Enrollments

-

Graduation Rate

85%

Average ACT Score

23 (out of 87 responses)

Average SAT Score

1,090 (out of 311 responses)

Teacher Grade

C+

Average Teacher Salary

\$63,285

Teachers in 1st or 2nd Year

5%

Paulding County Schools

B

31,518

18:1

41%

B

3.44 (out of 5824 responses)

38%

41%

-

-

89%

23 (out of 540 responses)

1,120 (out of 1813 responses)

B

\$63,285

4%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly

Community Reviews for this School

Posted: 12/17/2024 by Senior

It's been pleasant but I never felt challenged academically, and my passion was stem, yet getting into the classes was difficult Because they would be discontinued Because no teacher wanted to teach them. I felt most academically challenged dual enrolling college classes. My passion for the arts always was able to shine. I wish there was more money put into funding the arts and not so much the football team. Music to me inspires life, and I don't feel it's properly funded enough. The administration is there but not wanting to listen when a girl has something to truly say. I felt most comforted by my class mates and rarely teachers. There are though the few select teachers that do motivate and inspire. They enrich my passion for the arts and for science. For them I am truly grateful

Posted: 12/12/2024 by Senior

I have personally found South Paulding High School a very welcoming academic environment. Their AIM academy which is very STEM focused helps prepare students for college, and gives them many learning opportunities outside of the traditional classroom environment. All of the teachers promote learning and will help 1 on 1 as much as a student needs to tackle their academic requirements, and the student body is very enthusiastic about all events.

Posted: 12/7/2024 by Junior

During my time as a student of South Paulding High School, I have made many connections but there are definitely some things I didn't enjoy. Some of the students and faculty are better than others and I would like to see the administration change. Even though I haven't had a specific event with the administration, there's some things I've seen that I wish could change.

Posted: 11/2/2024 by Senior

My experience at south paulding highschool has been amazing almost aall of the teachers are willing to help and how that they really care about you.

Posted: 8/29/2024 by Senior

I have enjoyed going to South Paulding Hugh School for the past 3 1/2 years. It is a pretty nice school and has good teachers and staff that make the learning experience even better. The best part is the Fine Arts department as I have been a part of the Marching and Concert band the past four years and loved it. I also have avidly been a part of the Tri-M Music Honor Society which I have served roles as the secretary, vice president, and this year, the president. We work to make the Arts more known and accessible to anyone who wants to be involved in it, and work in our community to promote other fine arts organizations/clubs! The worst part was probably the language/hatred speech between the different groups & cultures at south. Since we are so racially and culturally diverse, there was a lot of different opinions it caused for a good bit of fights/arguments. I would change the Fine Arts department to not be seen as such a closed off group but involve everyone who wants to be in it.

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