

Residential - Vacant Land

RESIDENTIAL

# MADDISON RACHAEL

CABOT, AR 72023

**0.14 ac**

LOT SIZE

## VALUATION

Last Sale

**\$242,435 · Jul 22, 2026**

## TAX & ASSESSMENT

|                       |                   |
|-----------------------|-------------------|
| Property Tax          | <b>\$5 (2025)</b> |
| Assessed Value        | <b>\$100</b>      |
| Assessor Market Value | <b>\$500</b>      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | <b>Residential - Vacant Land</b> |
| County        | <b>LONOKE</b>                    |
| Lot (acres)   | <b>0.14</b>                      |
| Pool          | <b>No</b>                        |

## CLIMATE RISK

**39**

FLOOD

**48**

WILDFIRE

**89**

HEAT

**64**

STORM

**17**

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|---------------|-----------|--------------------|------|
| Jul 14, 2026 | Resale | Warranty Deed | \$242,435 |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Southside Elementary School | Elementary | KG–4   | 0.9 mi   |
| Cabot Junior High South     | Middle     | 7–8    | 1.3 mi   |
| Cabot High School           | High       | 9–12   | 3.2 mi   |

District: Cabot Public Schools

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

## NEIGHBORHOOD · ZIP 72023

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>93</b><br>CRIME INDEX | <b>160</b><br>AIR POLLUTION | <b>37,268</b><br>POPULATION | <b>\$77K</b><br>MEDIAN IN-COME | <b>61°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|