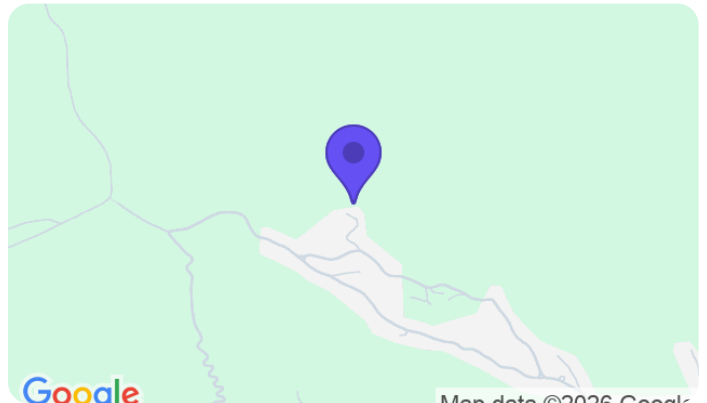
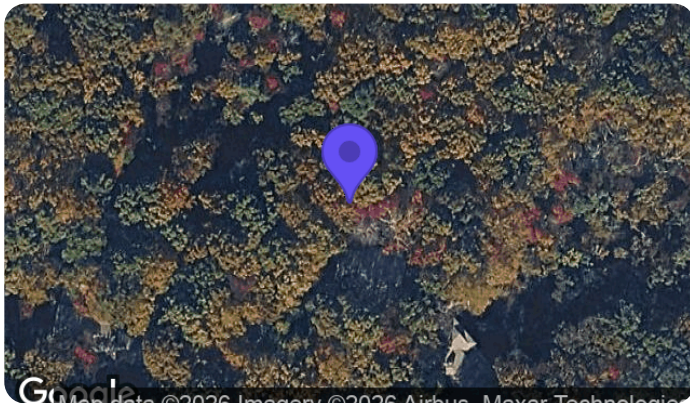


Single Family Residence **RESIDENTIAL**

128 RACCOON RUN LN

BIG CANOE, GA 30143

\$760,232 TopHap Estimate · \$362 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

4
BATHS

2,102 ft²
LIVING AREA

3,532 ft²
LOT SIZE

1996
YEAR BUILT

2
STORIES

6
ROOMS

VALUATION

\$760K

\$711K low

\$809K high

Last Sale

\$383,000 · Mar 17, 2021

Est. Owner Equity

\$760,232

TAX & ASSESSMENT

Property Tax	\$4,887 (2025)
Assessed Value	\$300,528
Previous Assessed	\$261,876
Assessor Market Value	\$751,320

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Dawson
Foundation	Masonry (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	No

Deck · 64 ft²

Porch · 208 ft²

CLIMATE RISK

1 FLOOD	25 WILDFIRE	79 HEAT	96 STORM	45 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

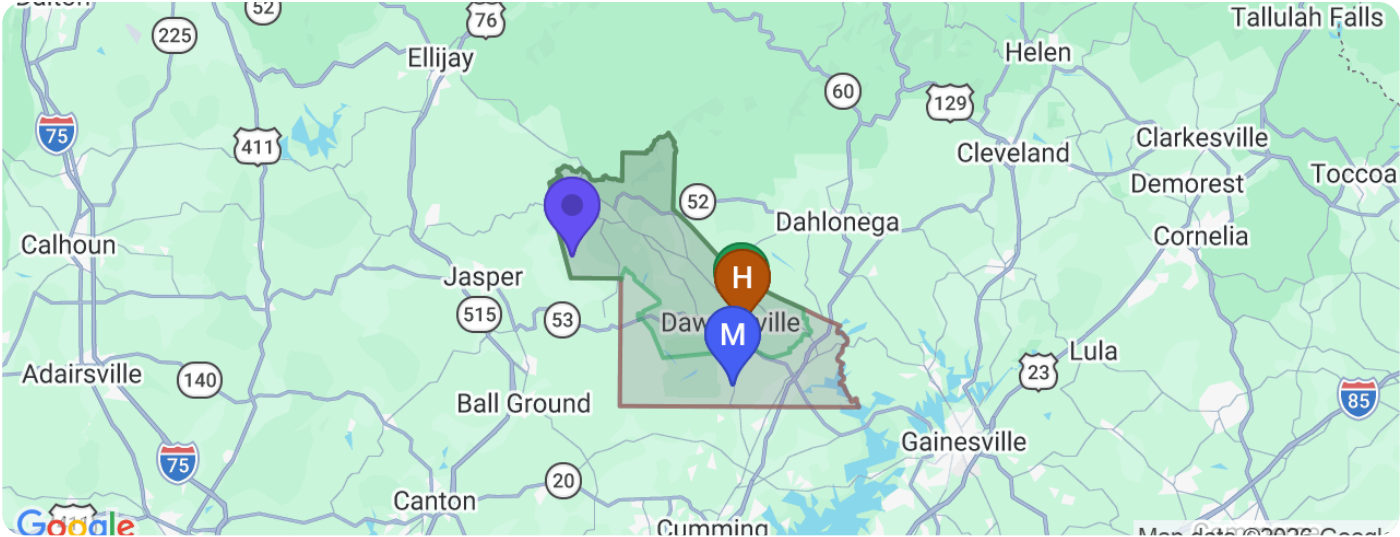
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 17, 2021	Resale	Limited Warranty Deed	\$383,000	\$182	
Mar 17, 2021	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Robinson Elementary School	Elementary	PK–5	13.0 mi
Dawson County High School	High	10–12	13.3 mi
Dawson County Middle School	Middle	6–7	14.8 mi

District: Dawson County School District



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 30143

120 CRIME INDEX	91 AIR POLLUTION	25,874 POPULATION	\$77K MEDIAN IN-COME	59°F AVG TEMP	61% SUNSHINE
--------------------	---------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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