

Mobile Home

RESIDENTIAL

40 RIVER RUN CV

BIGELOW, AR 72016



2

BATHS

1,232 ft²

LIVING AREA

4 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

Last Sale

\$69,000 · Nov 29, 2021

TAX & ASSESSMENT

Property Tax	\$592 (2025)
Assessed Value	\$12,090
Previous Assessed	\$12,090
Assessor Market Value	\$60,450

PROPERTY FACTS

Property Type	Mobile Home
County	Perry
Lot (acres)	4.00
Construction	Frame (Unspecified)
Heating	None
Cooling	None
Garage	Carport (Unspecified)
Pool	No

Deck · 100 ft²

Patio · 140 ft²

Porch · 248 ft²

CLIMATE RISK

45 FLOOD	93 HEAT	78 STORM	14 DROUGHT
-------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 9, 2021	Resale	Warranty Deed	\$69,000	\$56	\$68K
Feb 13, 2017	Quitclaim	Quit Claim Transfer			
Jan 29, 2009	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bigelow High School	Middle	7–12	1.4 mi
Anne Watson Elementary School	Elementary	PK–6	3.2 mi

District: East End 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 72016

125 CRIME INDEX	151 AIR POLLUTION	3,362 POPULATION	\$65K MEDIAN IN- COME	62°F AVG TEMP	71% SUNSHINE
---------------------------	-----------------------------	----------------------------	------------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------