

Single Family Residence

**RESIDENTIAL**

# 109 TRACE RIDGE DR

RIDGELAND, MS 39157

**\$185,692** TopHap Estimate · \$100 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,848 ft<sup>2</sup>**

LIVING AREA

**1988**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

## VALUATION

**\$186K**

\$176K low

\$196K high

Est. Owner Equity

**\$185,692**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,139 (2025) |
| Assessed Value        | \$13,353       |
| Previous Assessed     | \$13,353       |
| Assessor Market Value | \$133,530      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Madison                    |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Asphalt                    |
| Heating       | None                       |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Pool          | No                         |

Patio · 79 ft²

## CLIMATE RISK

38  
FLOOD

30  
WILDFIRE

99  
HEAT

75  
STORM

26  
DROUGHT

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

## TRANSACTION HISTORY

| DATE        | TYPE              | DEED       | PRICE | \$/FT² | LOAN |
|-------------|-------------------|------------|-------|--------|------|
| Nov 4, 2005 | Recorded document | Grant Deed |       |        |      |
| Apr 1, 2004 | Recorded document | Grant Deed |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Ann Smith Elementary School | Elementary | PK–2   | 0.7 mi   |
| Old Town Middle School      | Middle     | 6–8    | 1.0 mi   |
| Ridgeland High School       | High       | 9–12   | 1.3 mi   |

District: Madison 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 39157

|                                       |                                        |                                         |                                            |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>109</div> <div>CRIME INDEX</div> | <div>84</div> <div>AIR POLLUTION</div> | <div>25,907</div> <div>POPULATION</div> | <div>\$88K</div> <div>MEDIAN IN-COME</div> | <div>64°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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