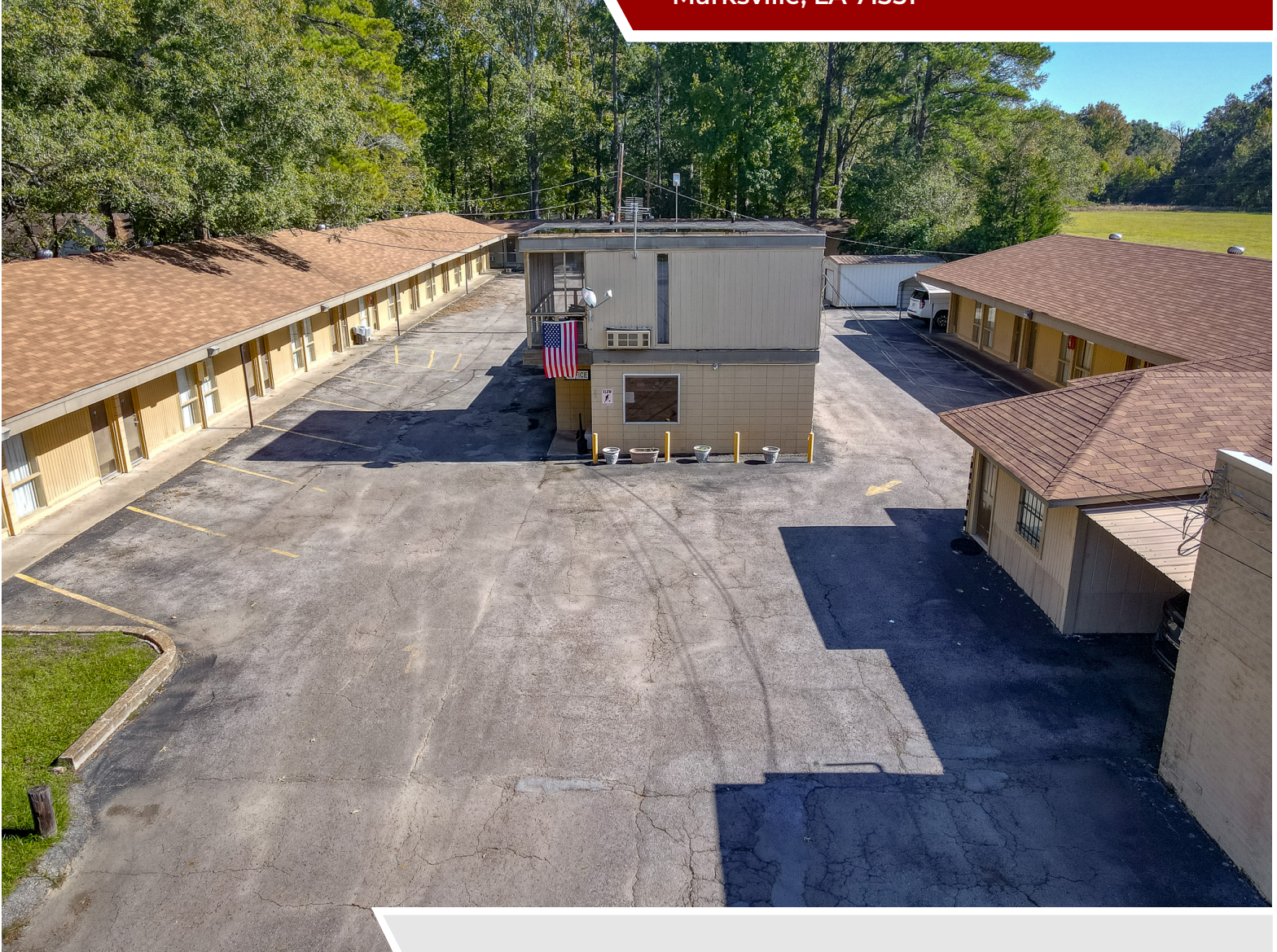




DELUXE INN

221 S Preston Street
Marksville, LA 71351



Jeff Taylor

Alliance

214-612-6300

Jeff@AllianceTXGroup.com

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Deluxe Inn

**221 S Preston Street
Marksville, LA 71351**



DELUXE INN

PROPERTY INFORMATION

Purchase Price
\$599,000

Property Address
221 S Preston Street
Marksville, LA 71351

Property Size
28 Units

Land Size
1.16 Acres

COMPANY DISCLAIMER

This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited. .



PROPERTY OVERVIEW

Deluxe Inn is a motel located in the heart of the Cajun country. Deluxe Inn often provides accommodations for guests traveling through the Marksville area, guests visiting family and friends, or attending several of the events hosted by the city of Marksville or by the Paragon Casino. Whatever your reasons maybe for visiting the Marksville area, we hope we'll have the opportunity to serve you.

DELUXE

INN

221 S Preston Street
Marksville, LA 71351

PROPERTY DETAILS

Welcome to Deluxe Inn - Your Home in the Heart of Cajun Country

Conveniently located in the charming Marksville area, Deluxe Inn is the ideal destination for travelers passing through or visiting family, friends, and the many events that the vibrant city of Marksville and Paragon Casino have to offer. Whether you're here for leisure, work, or one of the many local festivals, we're dedicated to making your stay comfortable and memorable.

Room Features

We offer a variety of accommodations to suit your needs:

- **Rooms with Two Double Beds** – Perfect for families or groups, these rooms provide a cozy and elegant atmosphere.
- **Rooms with King Size Bed** – These rooms feature added conveniences such as a refrigerator, microwave, and a spacious office work area for business travelers.

Amenities

At Deluxe Inn, we prioritize your comfort and convenience with the following amenities in all our rooms:

- FREE High-Speed Wi-Fi
- Expanded cable TV service
- Microwaves and refrigerators
- Hairdryers
- Alarm clocks
- King and queen bed options
- Ample parking for large trucks and RVs
- Low daily and weekly rates

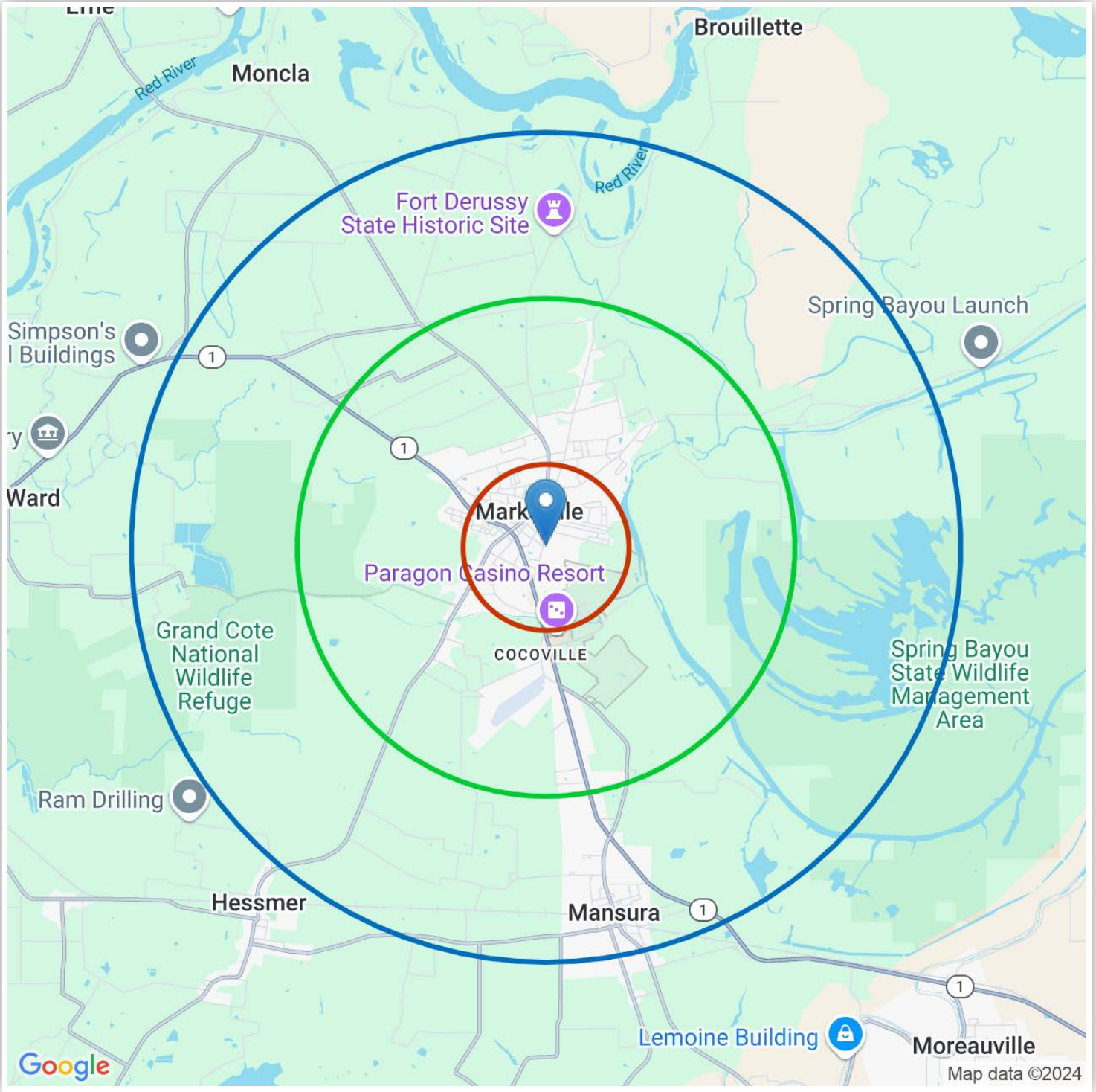
Local Attractions

Explore the rich history, vibrant culture, and exciting activities nearby:

- **Paragon Casino Resort** – Just minutes away, offering entertainment, dining, and more.
- **Marksville State Historic Site** – Discover the region's unique history.
- **Hypolite Bordelon House** – A step back into 19th-century Cajun life.
- **Fort DeRussy State Historic Site** – A significant Civil War landmark.
- **Fishing and Hunting** – Enjoy the outdoors with local opportunities for fishing and hunting.
- **Local Festivals** – Experience the lively Cajun culture through numerous festivals held throughout the year.

Whatever brings you to Marksville, Deluxe Inn is proud to be your home away from home. We look forward to welcoming you soon!

LOCATION/STUDY AREA MAP (RINGS: 1, 3, 5 MILE RADIUS)



INFOGRAPHIC: KEY FACTS (RING: 1 MILE RADIUS)

KEY FACTS

3,292
Population

38.1 Median Age

2.18
Average Household Size

1,357
2020 Total Households

EDUCATION

13.7%

No High School Diploma

5.02%

High School Graduate

19.88%

Some College

13.84%

Bachelor's/ Grad

BUSINESS

401
Total Businesses

4,927
Total Employees

EMPLOYMENT

32
Manufacturing Employees

631
Retail Trade Employees

319
Eating & Drinking Employees

235
Finance/Ins/Real Estate Emp

8% Unemployment Rate

INCOME

\$28,051
Median Household Income

\$21,302
Per Capita Income

\$21,085
Median Net Worth

Households by Income

The largest group : < \$15,000 (31.42%)

The smallest group : \$150,000 - \$199,999 (0.38%)

Indicator	Value(%)	
< \$15,000	31.42	<div style="width: 31.42%;"></div>
\$15,000 - \$24,999	13.49	<div style="width: 13.49%;"></div>
\$25,000 - \$34,999	13.49	<div style="width: 13.49%;"></div>
\$35,000 - \$49,999	9.04	<div style="width: 9.04%;"></div>
\$50,000 - \$74,999	5.2	<div style="width: 5.2%;"></div>
\$75,000 - \$99,999	12.89	<div style="width: 12.89%;"></div>
\$100,000 - \$149,999	10.47	<div style="width: 10.47%;"></div>
\$150,000 - \$199,999	0.38	<div style="width: 0.38%;"></div>
\$200,000+	3.54	<div style="width: 3.54%;"></div>

DELUXE INN

221 S PRESTON STREET, MARKSVILLE, LA, 71351

INFOGRAPHIC: KEY FACTS (RING: 3 MILE RADIUS)

KEY FACTS

7,159
Population

39.2 Median Age

2.35
Average Household Size

2,859
2020 Total Households

EDUCATION

11.55%

No High School Diploma

5.39%

High School Graduate

25.27%

Some College

10.26%

Bachelor's/ Grad

BUSINESS

555
Total Businesses

6,981
Total Employees

EMPLOYMENT

124
Manufacturing Employees

1,100
Retail Trade Employees

411
Eating & Drinking Employees

302
Finance/Ins/Real Estate Emp

5.5% Unemployment Rate

INCOME

\$31,820
Median Household Income

\$21,104
Per Capita Income

\$50,282
Median Net Worth

Households by Income

The largest group : < \$15,000 (24.96%)

The smallest group : \$150,000 - \$199,999 (0.67%)

Indicator	Value(%)	
< \$15,000	24.96	<div style="width: 24.96%;"></div>
\$15,000 - \$24,999	12.69	<div style="width: 12.69%;"></div>
\$25,000 - \$34,999	16.49	<div style="width: 16.49%;"></div>
\$35,000 - \$49,999	12.62	<div style="width: 12.62%;"></div>
\$50,000 - \$74,999	9	<div style="width: 9%;"></div>
\$75,000 - \$99,999	11.67	<div style="width: 11.67%;"></div>
\$100,000 - \$149,999	9.32	<div style="width: 9.32%;"></div>
\$150,000 - \$199,999	0.67	<div style="width: 0.67%;"></div>
\$200,000+	2.53	<div style="width: 2.53%;"></div>

DELUXE INN

221 S PRESTON STREET, MARKSVILLE, LA, 71351

INFOGRAPHIC: KEY FACTS (RING: 5 MILE RADIUS)

KEY FACTS

10,832
Population

40.7 Median Age

2.37
Average Household Size

4,343
2020 Total Households

EDUCATION

11.21%

No High School Diploma

5.07%

High School Graduate

25.81%

Some College

8.92%

Bachelor's/ Grad

BUSINESS

674
Total Businesses

7,946
Total Employees

EMPLOYMENT

1,342
Retail Trade Employees

344
Finance/Ins/Real Estate Emp

177
Manufacturing Employees

439
Eating & Drinking Employees

5.3% Unemployment Rate

INCOME

\$32,612
Median Household Income

\$21,167
Per Capita Income

\$63,828
Median Net Worth

Households by Income

The largest group : < \$15,000 (21.83%)

The smallest group : \$150,000 - \$199,999 (0.72%)

Indicator	Value(%)	
< \$15,000	21.83	<div style="width: 21.83%;"></div>
\$15,000 - \$24,999	15.32	<div style="width: 15.32%;"></div>
\$25,000 - \$34,999	15.82	<div style="width: 15.82%;"></div>
\$35,000 - \$49,999	13.16	<div style="width: 13.16%;"></div>
\$50,000 - \$74,999	10.68	<div style="width: 10.68%;"></div>
\$75,000 - \$99,999	10.82	<div style="width: 10.82%;"></div>
\$100,000 - \$149,999	9.5	<div style="width: 9.5%;"></div>
\$150,000 - \$199,999	0.72	<div style="width: 0.72%;"></div>
\$200,000+	2.18	<div style="width: 2.18%;"></div>

DELUXE INN

221 S PRESTON STREET, MARKSVILLE, LA, 71351

EXECUTIVE SUMMARY (RINGS: 1, 3, 5 MILE RADIUS)

	1 mile	3 mile	5 mile
Population			
2010 Population	4,011	7,973	11,713
2020 Population	3,385	7,328	11,003
2024 Population	3,292	7,159	10,832
2029 Population	3,171	6,967	10,542
2010-2020 Annual Rate	-1.68%	-0.84%	-0.62%
2020-2024 Annual Rate	-0.65%	-0.55%	-0.37%
2024-2029 Annual Rate	-0.75%	-0.54%	-0.54%
2020 Male Population	50.0%	49.0%	48.5%
2020 Female Population	50.0%	51.0%	51.5%
2020 Median Age	38.0	39.0	40.3
2024 Male Population	51.0%	49.7%	49.1%
2024 Female Population	49.0%	50.3%	50.9%
2024 Median Age	38.1	39.2	40.7

In the identified area, the current year population is 10,832. In 2020, the Census count in the area was 11,003. The rate of change since 2020 was -0.37% annually. The five-year projection for the population in the area is 10,542 representing a change of -0.54% annually from 2024 to 2029. Currently, the population is 49.1% male and 50.9% female.

Median Age

The median age in this area is 40.7, compared to U.S. median age of 39.3.

Race and Ethnicity

2024 White Alone	41.5%	52.9%	54.8%
2024 Black Alone	48.0%	37.1%	35.9%
2024 American Indian/Alaska Native Alone	2.6%	2.1%	1.7%
2024 Asian Alone	0.3%	0.4%	0.4%
2024 Pacific Islander Alone	0.1%	0.0%	0.0%
2024 Other Race	0.5%	0.5%	0.5%
2024 Two or More Races	7.0%	6.9%	6.7%
2024 Hispanic Origin (Any Race)	1.8%	1.7%	1.6%

Persons of Hispanic origin represent 1.6% of the population in the identified area compared to 19.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 58.0 in the identified area, compared to 72.5 for the U.S. as a whole.

Households

2024 Wealth Index	36	34	35
2010 Households	1,424	2,927	4,432
2020 Households	1,357	2,859	4,343
2024 Households	1,327	2,844	4,316
2029 Households	1,321	2,855	4,335
2010-2020 Annual Rate	-0.48%	-0.23%	-0.20%
2020-2024 Annual Rate	-0.52%	-0.12%	-0.15%
2024-2029 Annual Rate	-0.09%	0.08%	0.09%
2024 Average Household Size	2.18	2.35	2.37

The household count in this area has changed from 4,343 in 2020 to 4,316 in the current year, a change of -0.15% annually. The five-year projection of households is 4,335, a change of 0.09% annually from the current year total. Average household size is currently 2.37, compared to 2.39 in the year 2020. The number of families in the current year is 2,598 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

EXECUTIVE SUMMARY (RINGS: 1, 3, 5 MILE RADIUS)

	1 mile	3 mile	5 mile
Mortgage Income			
2024 Percent of Income for Mortgage	29.2%	27.2%	26.9%
Median Household Income			
2024 Median Household Income	\$28,051	\$31,820	\$32,612
2029 Median Household Income	\$30,148	\$34,099	\$35,167
2024-2029 Annual Rate	1.45%	1.39%	1.52%
Average Household Income			
2024 Average Household Income	\$54,591	\$53,035	\$52,470
2029 Average Household Income	\$59,218	\$57,892	\$57,681
2024-2029 Annual Rate	1.64%	1.77%	1.91%
Per Capita Income			
2024 Per Capita Income	\$21,302	\$21,104	\$21,167
2029 Per Capita Income	\$23,853	\$23,759	\$23,978
2024-2029 Annual Rate	2.29%	2.40%	2.53%
GINI Index			
2024 Gini Index	53.1	48.9	47.4

Households by Income

Current median household income is \$32,612 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$35,167 in five years, compared to \$91,442 all U.S. households.

Current average household income is \$52,470 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$57,681 in five years, compared to \$130,581 for all U.S. households.

Current per capita income is \$21,167 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$23,978 in five years, compared to \$51,203 for all U.S. households.

Housing

2024 Housing Affordability Index	93	100	101
2010 Total Housing Units	1,591	3,314	5,115
2010 Owner Occupied Housing Units	810	1,932	2,995
2010 Renter Occupied Housing Units	615	995	1,436
2010 Vacant Housing Units	167	387	683
2020 Total Housing Units	1,581	3,344	5,191
2020 Owner Occupied Housing Units	750	1,809	2,861
2020 Renter Occupied Housing Units	607	1,050	1,482
2020 Vacant Housing Units	232	484	806
2024 Total Housing Units	1,563	3,355	5,208
2024 Owner Occupied Housing Units	749	1,837	2,896
2024 Renter Occupied Housing Units	578	1,007	1,420
2024 Vacant Housing Units	236	511	892
2029 Total Housing Units	1,564	3,361	5,218
2029 Owner Occupied Housing Units	747	1,848	2,913
2029 Renter Occupied Housing Units	574	1,008	1,422
2029 Vacant Housing Units	243	506	883

Socioeconomic Status Index

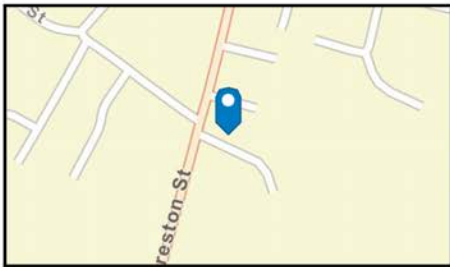
2024 Socioeconomic Status Index	40.2	42.0	41.6
---------------------------------	------	------	------

Currently, 55.6% of the 5,208 housing units in the area are owner occupied; 27.3% are renter occupied; and 17.1% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 10.0% are vacant. In 2020, there were 5,191 housing units in the area and 15.5% vacant housing units. The annual rate of change in housing units since 2020 is 0.08%. Median home value in the area is \$140,171, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 2.25% annually to \$156,685.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

TRAFFIC COUNT MAP - CLOSE-UP

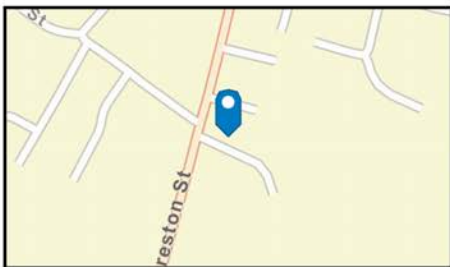
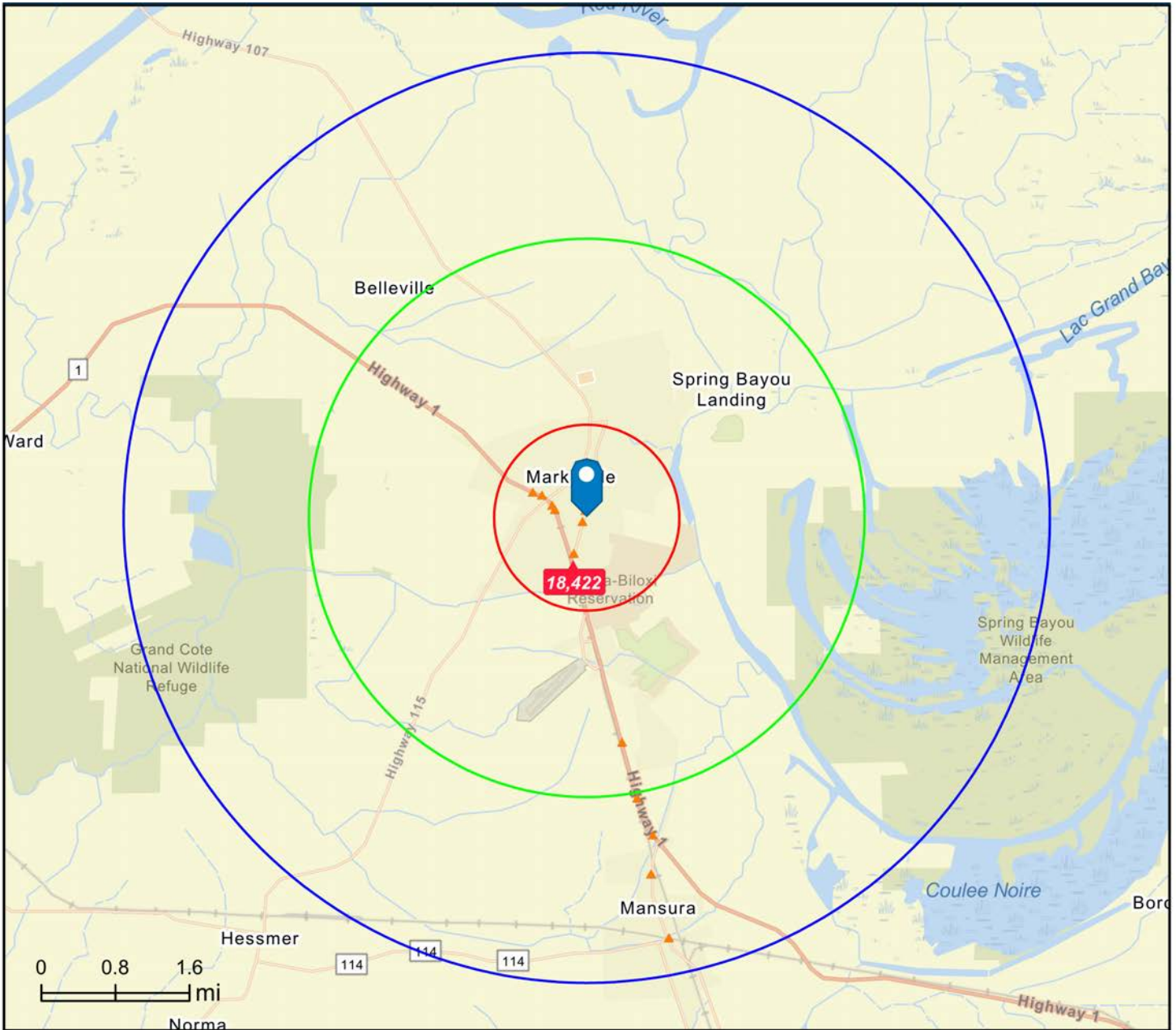


- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day



Source: ©2024 Kalibrate Technologies (Q2 2024).

TRAFFIC COUNT - STUDY AREA (RINGS: 1, 3, 5 MILE RADIUS)



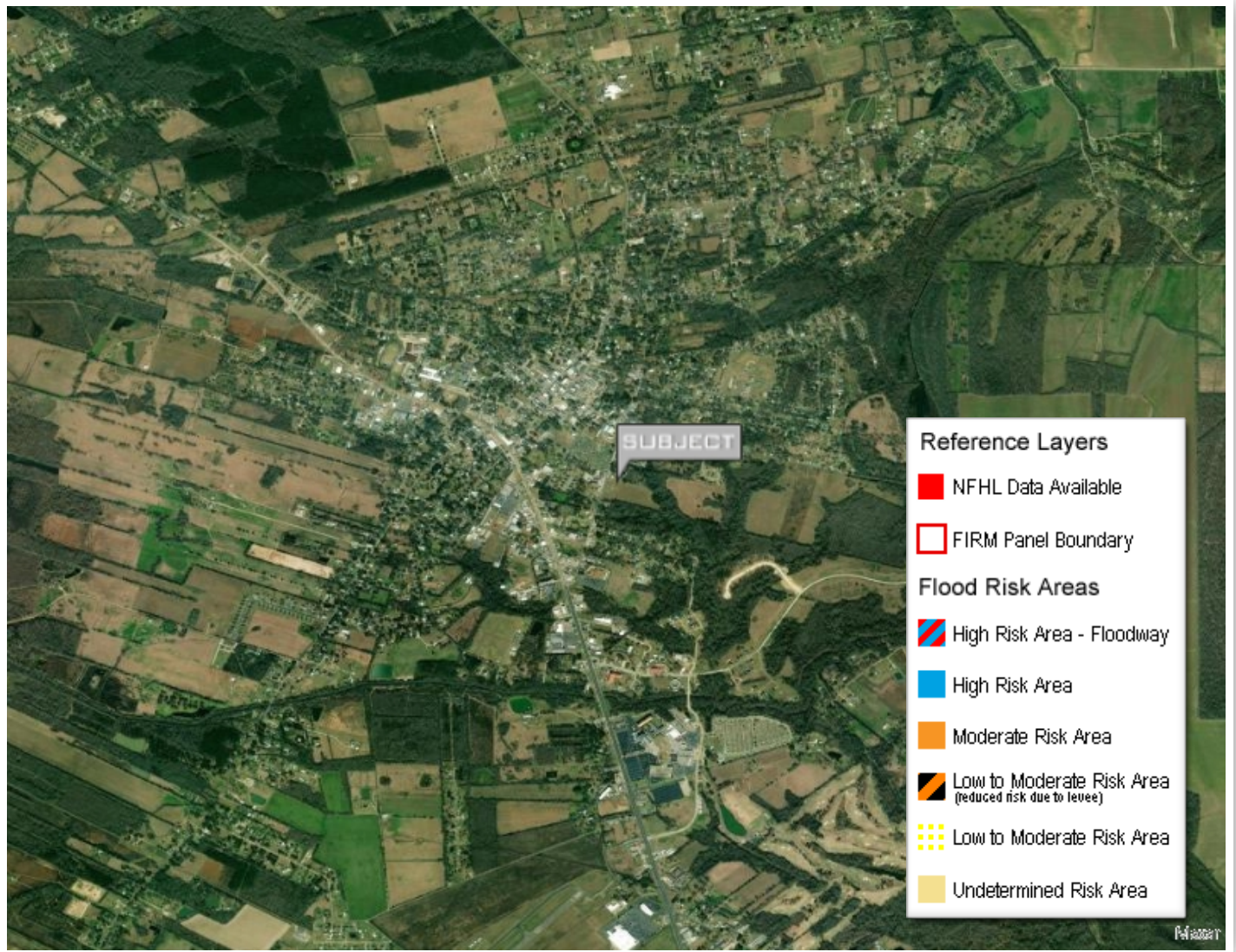
- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day



Source: ©2024 Kalibrate Technologies (Q2 2024).

LOCATION RISK ANALYSIS

Flood Risk Analysis
FEMA Map Last Updated: 1969-12-31



LOCATION RISK ANALYSIS

Flood Hazard Designations

FEMA Map Last Updated: 1969-12-31

High Risk Area - Flood hazard areas identified on the Flood Insurance Rate Map are identified as a Special Flood Hazard Area (SFHA). SFHA are defined as the area that will be inundated by the flood event having a 1-percent chance of being equaled or exceeded in any given year. The 1-percent annual chance flood is also referred to as the base flood or 100-year flood. SFHAs are labeled as:

Zone A: Areas subject to inundation by the 1-percent-annual-chance flood event generally determined using approximate methodologies. Because detailed hydraulic analyses have not been performed, no Base Flood Elevations (BFEs) or flood depths are shown. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Zone AE and A1-30: Areas subject to inundation by the 1-percent-annual-chance flood event determined by detailed methods. Base Flood Elevations (BFEs) are shown. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Zone AH: Areas subject to inundation by 1-percent-annual-chance shallow flooding (usually areas of ponding) where average depths are between one and three feet. Base Flood Elevations (BFEs) derived from detailed hydraulic analyses are shown in this zone. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Zone AO: Areas subject to inundation by 1-percent-annual-chance shallow flooding (usually sheet flow on sloping terrain) where average depths are between one and three feet. Average flood depths derived from detailed hydraulic analyses are shown in this zone. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Some Zone AO have been designated in areas with high flood velocities such as alluvial fans and washes. Communities are encouraged to adopt more restrictive requirements for these areas.

Zone AR: Areas that result from the decertification of a previously accredited flood protection system that is determined to be in the process of being restored to provide base flood protection. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Zone A99: Areas subject to inundation by the 1-percent-annual-chance flood event, but which will ultimately be protected upon completion of an under-construction Federal flood protection system. These are areas of special flood hazard where enough progress has been made on the construction of a protection system, such as dikes, dams, and levees, to consider it complete for insurance rating purposes. Zone A99 may only be used when the flood protection system has reached specified statutory progress toward completion. No Base Flood Elevations (BFEs) or depths are shown. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Zone V: Areas along coasts subject to inundation by the 1-percent-annual-chance flood event with additional hazards associated with storm-induced waves. Because detailed hydraulic analyses have not been performed, no Base Flood Elevations (BFEs) or flood depths are shown. Mandatory flood insurance purchase requirements and floodplain management standards apply.

Zone VE and V1-30: Areas subject to inundation by the 1-percent-annual-chance flood event with additional hazards due to storm-induced velocity wave action. Base Flood Elevations (BFEs) derived from detailed hydraulic analyses are shown. Mandatory flood insurance purchase requirements and floodplain management standards apply.

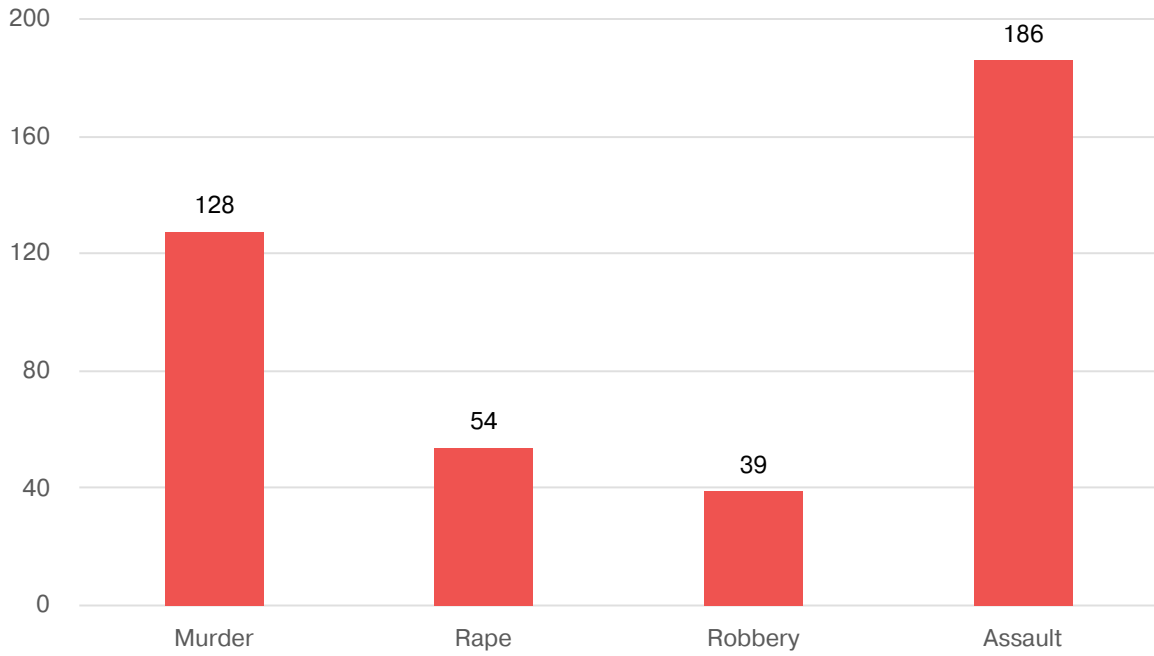
Moderate Risk Area - Labeled Zone B or Zone X, are the areas between the limits of the base flood and the 0.2-percent-annual-chance (or 500-year) flood.

Low to Moderate Risk Area - Labeled Zone C or Zone X, areas outside the SFHA and higher than the elevation of the 0.2-percent-annual-chance flood.

LOCATION RISK ANALYSIS

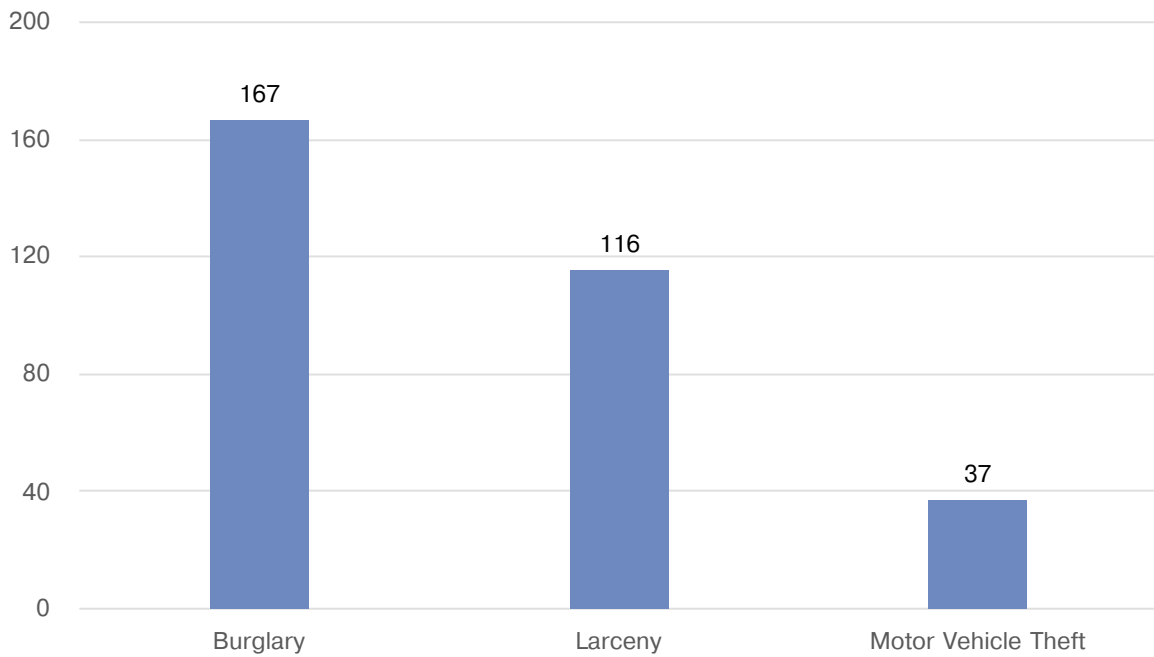
Personal Crime

Overall Index in this area is: 137



Property Crime

Overall Index in this area is: 116



LOCATION RISK ANALYSIS

Crime Designations

Crime Risk is a geographic database consisting of a series of standardized indexes for a range of serious crimes against both persons and property. It is derived from an extensive analysis of several years of crime reports from the vast majority of law enforcement jurisdictions nationwide. The crimes included in the database are the "Part 1" crimes and include murder, rape, robbery, assault, burglary, theft, and motor vehicle theft. These categories are the primary reporting categories used by the FBI in its Uniform Crime Report (UCR), with the exception of Arson, for which data is very inconsistently reported at the jurisdictional level. Part II crimes are not reported in the detail databases and are generally available only for selected areas or at high levels of geography.

In accordance with the reporting procedures using in the UCR reports, aggregate indexes have been prepared for personal and property crimes separately, as well as a total index. While this provides a useful measure of the relative "overall" crime rate in an area, it must be recognized that these are unweighted indexes, in that a murder is weighted no more heavily than a purse snatching in the computation. For this reason, caution is advised when using any of the aggregate index values.

Methodology & Source

The primary source of Crime Risk was a careful compilation and analysis of the FBI Uniform Crime Report databases. On an annual basis, the FBI collects data from each of about 16,000 separate law enforcement jurisdictions at the city, county, and state levels and compiles these into its annual Uniform Crime Report (UCR). For a limited number of areas, such as New York City, the local jurisdiction spans several counties.

The resulting estimates were then scaled to match the master database of 8,500 jurisdictions. For cities, the block groups within each city were scaled to match the city total. For areas outside of these cities (or for smaller centers), results were scaled to match the county total after adjusting for those cities scaled separately. The final crime rate estimates were then weighted by population and aggregated to the national totals.

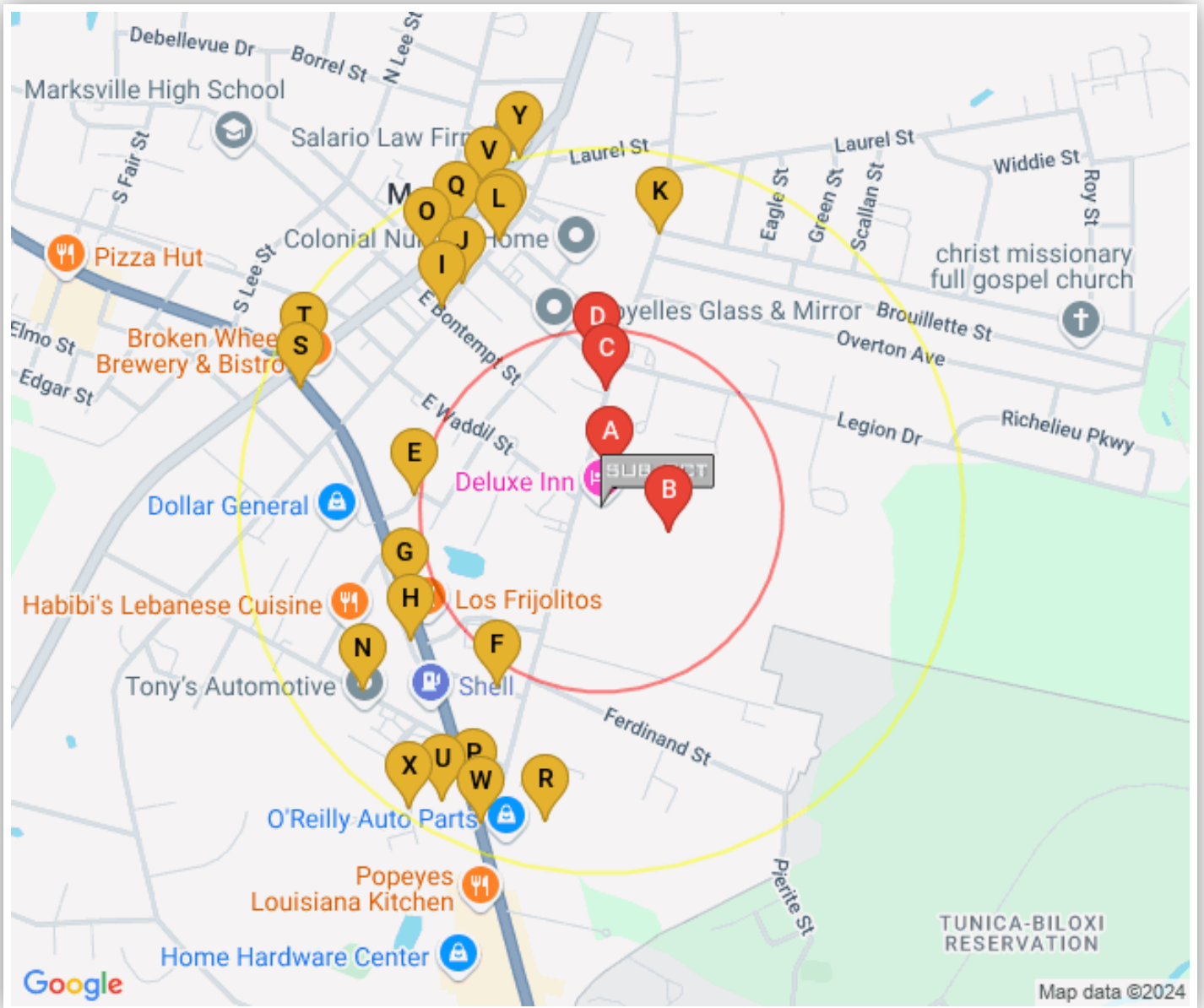
The Esri ArcGIS Crime Index shows the total crime index in the U.S. in 2024 and is configured to include the following information for each geography level:

- Total crime index
- Personal and Property crime indices
- Sub-categories of personal and property crime indices

The values are all referenced by an index value. The index values for the US level are 100, representing average crime for the country. A value of more than 100 represents higher crime than the national average, and a value of less than 100 represents lower crime than the national average. For example, an index of 120 implies that crime in the area is 20 percent higher than the US average; an index of 80 implies that crime is 20 percent lower than the US average.

LOCATION RISK ANALYSIS

ENVIRONMENTAL RISK ANALYSIS



LOCATION RISK ANALYSIS

Locations within 0.25 mile of Subject

CITY OF MARKSVILLE

Latest Update:

Site Type: STATIONARY **Address:** E CAPPEL ST.
County: AVOYELLES **Facility Detail Report:** [110064257897](#)
Country: USA

Interest Type	Source	Contact Role	Contact Name	Phone
ICIS-NPDES NON-MAJOR	NPDES			

T N T AUTOMOTIVE

Latest Update: 29-Dec-2014

Site Type: STATIONARY **Address:** 230 CALDWELL
County: AVOYELLES **Facility Detail Report:** [110003355592](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		TESKA MOREAU	

PIAZZAS UNITED PAINT & BODY

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 113 S PRESTON ST
County: AVOYELLES **Facility Detail Report:** [110003350374](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		RONALD PIAZZA	
UNSPECIFIED UNIVERSE	RCRAINFO		RONALD PIAZZA	

PAYLESS GROCERY

Latest Update: 03-May-2015

Site Type: STATIONARY **Address:** 333 E MARK STREET
County: AVOYELLES **Facility Detail Report:** [110041196292](#)
Country:

LOCATION RISK ANALYSIS

Interest Type	Source	Contact Role	Contact Name	Phone
ENFORCEMENT COMPLIANCE ACTIVITY	ICIS			

Locations within 0.50 mile of Subject

MOTOR WORKS LA INC

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 228 DAWA ST
County: AVOYELLES **Facility Detail Report:** [110003363887](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		RICHARD MILLER	
UNSPECIFIED UNIVERSE	RCRAINFO		RICHARD MILLER	

MARKSVILLE COLLISION CENTER INC

Latest Update: 28-Mar-2014

Site Type: STATIONARY **Address:** 129 FERDINAND ST
County: AVOYELLES **Facility Detail Report:** [110043309639](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO	owner	RICKY J LACHNEY	
UNSPECIFIED UNIVERSE	RCRAINFO	owner	RICKY J LACHNEY	

AGRICENTER INC

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 404 E TUNICA
County: AVOYELLES **Facility Detail Report:** [110003330501](#)
Country: UNITED STATES

LOCATION RISK ANALYSIS

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		RACHAEL-J BORDELON	
UNSPECIFIED UNIVERSE	RCRAINFO		RACHAEL-J BORDELON	

AUTOZONE 3032

Latest Update:

Site Type: STATIONARY **Address:** 460 E CHESTNUT ST
County: AVOYELLES **Facility Detail Report:** [110070120748](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO			

RYLAND MTRS

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 109 N WASHINGTON
County: AVOYELLES **Facility Detail Report:** [110003295915](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		IB-JR RYLAND	

SOUTH CENTRAL BELL MKVLLAMA

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 204 N WASHINGTON ST
County: AVOYELLES **Facility Detail Report:** [110003286408](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO			

LOCATION RISK ANALYSIS

LEROYS SERVICE STATION

Latest Update: 03-May-2015

Site Type: STATIONARY **Address:** 304 PRESTON ST
County: AVOYELLES **Facility Detail Report:** [110042349125](#)
Country:

Interest Type	Source	Contact Role	Contact Name	Phone
ENFORCEMENT COMPLIANCE ACTIVITY	ICIS			

KEN HEBERT CHEV INC

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 401 N WASHINGTON
County: AVOYELLES **Facility Detail Report:** [110003315083](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		RODNEY LANDRY	
UNSPECIFIED UNIVERSE	RCRAINFO		RODNEY LANDRY	

BRYAN C MCCANN MD

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 424 N WASHINGTON ST
County: AVOYELLES **Facility Detail Report:** [110003332242](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		BRYAN-C MCCANN	
UNSPECIFIED UNIVERSE	RCRAINFO		BRYAN-C MCCANN	

TERENCE'S SVC CNTR

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 444 ACTON RD
County: AVOYELLES **Facility Detail Report:** [110003361763](#)
Country: UNITED STATES

LOCATION RISK ANALYSIS

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		TERENCE BORDELON	

PEERLESS CLEANERS & LAUNDRY INC

Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 116 W CAPPEL ST
County: AVOYELLES **Facility Detail Report:** [110003345112](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		JOHN REGARD-JR	

WALMART

Latest Update: 29-Dec-2014

Site Type: STATIONARY **Address:** 637 E TUNICA DR
County: AVOYELLES **Facility Detail Report:** [110003311229](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		REGGIE ROBERTS	

AVOYELLES PARISH POLICE JURY

Latest Update: 03-May-2015

Site Type: STATIONARY **Address:** 312 N. MAIN ST.
County: AVOYELLES **Facility Detail Report:** [110041881979](#)
Country:

Interest Type	Source	Contact Role	Contact Name	Phone
ENFORCEMENTCOMPLIANCE ACTIVITY	ICIS			
ENFORCEMENTCOMPLIANCE ACTIVITY	ICIS			
ENFORCEMENTCOMPLIANCE ACTIVITY	ICIS			

LOCATION RISK ANALYSIS

DOLLAR GENERAL #649

Latest Update:

Site Type: STATIONARY **Address:** 229 TUNICA VILLAGE LN
County: AVOYELLES **Facility Detail Report:** [110070125849](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO	sr facilities mgr	ERIC VOYLES	

CRESCENT SHIP SERVICE INC

Latest Update: 08-Feb-2015

Site Type: STATIONARY **Address:** ON MISS RIVER BATTURE-RIGHT
County: PLAQUEMINES BA
Country: USA **Facility Detail Report:** [110009932001](#)

Interest Type	Source	Contact Role	Contact Name	Phone
ICIS-NPDES NON-MAJOR	NPDES			

WALGREEN DRUG STORE 11830

Latest Update: 27-Nov-2013

Site Type: STATIONARY **Address:** 236 S MAIN ST
County: AVOYELLES **Facility Detail Report:** [110003322814](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		ANDREW J MARKS	
UNSPECIFIED UNIVERSE	RCRAINFO		ANDREW J MARKS	

AVOYELLES PAR SHERIFFS DEPT

Latest Update: 27-Aug-2012

Site Type: STATIONARY **Address:** 675 GOVERNMENT ST
County: AVOYELLES **Facility Detail Report:** [110003356485](#)
Country: UNITED STATES

LOCATION RISK ANALYSIS

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		DOUG ANDERSON	
UNSPECIFIED UNIVERSE	RCRAINFO		DOUG ANDERSON	

CITY OF MARKSVILLE SEWAGE TREATMENT POND Latest Update: 11-Jan-2016

Site Type: STATIONARY **Address:** 440 N. MAIN STREET
County: AVOYELLES **Facility Detail Report:** [110041927528](#)
Country:

Interest Type	Source	Contact Role	Contact Name	Phone
ICIS-NPDES NON-MAJOR	NPDES			

LEMOINE WRECKER SVC Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 667 E TUNICA DR
County: AVOYELLES **Facility Detail Report:** [110003295835](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		JOHN LEMOINE	

AVOYELLES SHERRIFS MOTORPOOL Latest Update: 09-Aug-2010

Site Type: STATIONARY **Address:** 102 GOVERNMENT ST
County: AVOYELLES **Facility Detail Report:** [110003352611](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
UNSPECIFIED UNIVERSE	RCRAINFO		RICKY CLARK	
UNSPECIFIED UNIVERSE	RCRAINFO		RICKY CLARK	

LOCATION RISK ANALYSIS

 TOWN OF MARKSVILLE

Latest Update: 03-May-2015

Site Type: STATIONARY Address: 503 N. MAIN STREET
County: AVOYELLES Facility Detail Report: [110022450373](#)
Country: UNITED STATES

Interest Type	Source	Contact Role	Contact Name	Phone
FORMAL ENFORCEMENT ACTION	ICIS			

LOCATION RISK ANALYSIS

Data Quality & Sources

The Environmental Risk Analysis is limited to the 25 environmental records closest to the subject property location. EPA, authorized or delegated states, tribal and local jurisdictions conduct compliance assurance and enforcement activities related to federal environmental laws. Each level of government works to ensure that information contained in national databases is accurate. The migration of data from many jurisdictions to multiple national program databases is a challenging task. Some state and local jurisdictions directly enter data to national databases, while others maintain their own databases and transfer data to EPA through batch processing. Under both approaches, steps are taken to ensure that the data are of the highest quality (e.g., each database maintains standards and procedures for ensuring data integrity on a day-to-day basis).

Data are continuously evaluated. Through periodic analysis, conference calls, and national meetings, database managers at all levels of government work to ensure quality information.

The facility locations displayed come from the FRS Spatial Coordinates tables. They are the best representative locations for the displayed facilities based on the accuracy of the collection method and quality assurance checks performed against each location. The North American Datum of 1983 is used to display all coordinates.

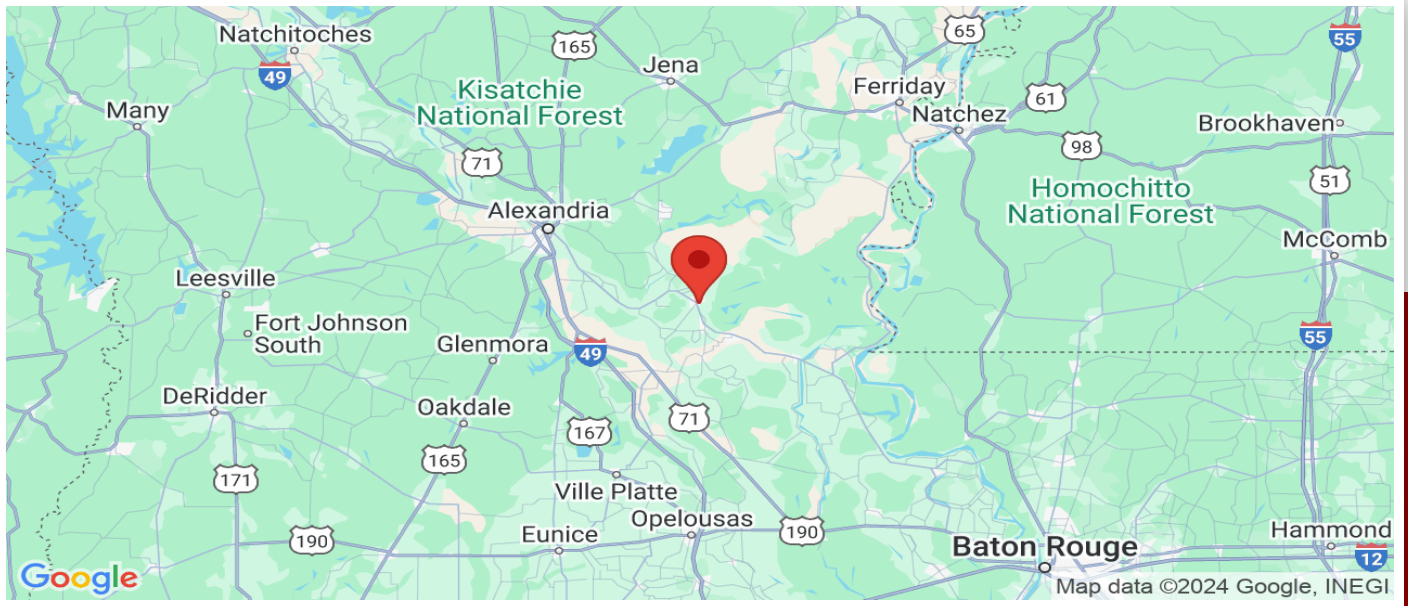
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AREA LOCATION MAP



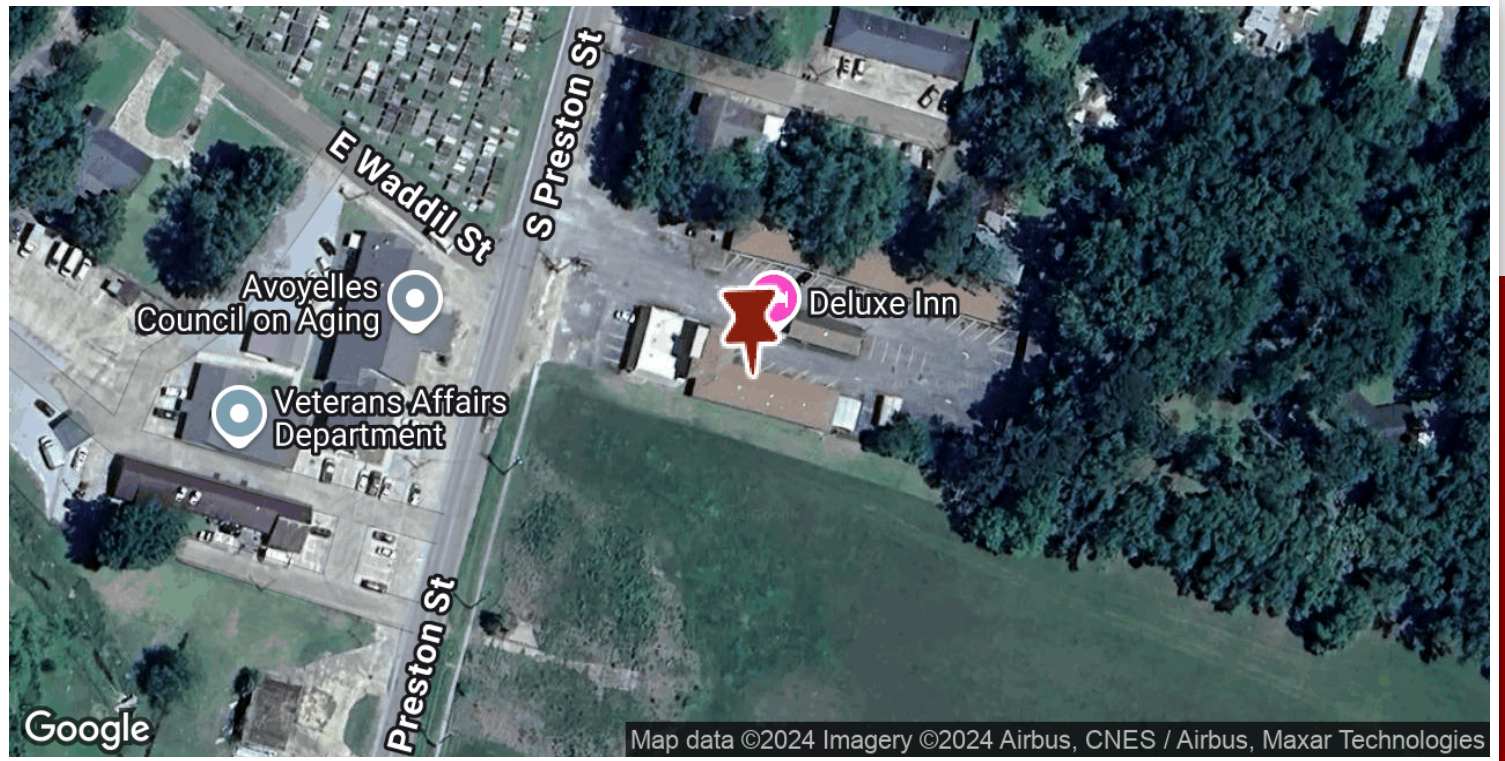
DELUXE

INN

221 S Preston
Street
Marksville, LA, 71351



AERIAL ANNOTATION MAP



DELUXE

INN

221 S Preston
Street
Marksville, LA, 71351



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