

Jefferson (045)	Jan 1 Owner	Current Owner	CLEAR POINT TRL 1410			
Tax Year 2026 Reappraisal 2024	TARR BLAKE & SARAH		Ctrl Map:	Group:	Parcel:	PI:
	PO BOX 766		071		015.00	SI:
	JEFFERSON CITY TN 37760					000

Value Information			Residential Building #: 1		
Land Market Value:	\$62,400		Improvement Type:		Stories:
Improvement Value:	\$538,400		03 - SPECIAL_RES		2.00
Total Market Appraisal:	\$600,800		Exterior Wall:		Actual Year Built:
Assessment Percentage:	25%		05 - SIDING ABOVE AVG		2022
Assessment:	\$150,200		Heat and AC:		Plumbing Fixtures:

Subdivision Data			7 - HEAT AND COOLING SPLIT		
Subdivision:			Quality:		Condition:
WATERSIDE ON DOUGLAS PHASE 2			1 - AVERAGE		AV - AVERAGE
Plat Book:	Plat Page:	Block:	Square Feet of Living Area:		Floor System:
L	154		3306		04 - WOOD W/ SUB FLOOR

Additional Information			Foundation:		
General Information			02 - CONTINUOUS FOOTING		Roof Cover/Deck:
Class: 00 - Residential		City:	Roof Framing:		03 - COMPOSITION SHINGLE
City #:		Special Service District 2: 000	02 - GABLE/HIP		Floor Finish:
Special Service District 1: 000		Neighborhood: S02	Cabinet/Millwork:		09 - HARDWOOD/PARQUE
District: 05		Number of Mobile Homes: 0	04 - ABOVE AVG		Paint/Decor:
Number of Buildings: 1		Utilities - Electricity: 01 - PUBLIC	Interior Finish:		04 - ABOVE AVERAGE
Utilities - Water/Sewer: 02 - PUBLIC / PRIVATE		Zoning:	07 - DRYWALL		Electrical:
Utilities - Gas/Gas Type: 00 - NONE			Bath Tiles:		03 - AVERAGE
Outbuildings & Yard Items			00 - NONE		Structural Frame:

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK		96

Sale Information			Building Sketch		
Long Sale Information list on subsequent pages					
Land Information			Building Areas		
Deed Acres: 2.34	Calculated Acres:	Total Land Units: 2.34	Areas	Square Feet	
Land Code	Soil Class	Units	BAS - BASE	1,276	
02 - RES WAT		2.34	BML - BASEMENT LIVING AREA	1,276	
			USH - UPPER STORY HIGH	1,257	
			OPF - OPEN PORCH FINISHED	412	
			CPF - CARPORT FINISHED	289	

Sale Information						
Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
9/6/2024	\$0	1837	552		TR - TRUSTEE'S DEED	-
11/23/2021	\$0	1655	219		QC - QUITCLAIM DEED	-
9/9/2020	\$49,900	1556	517	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED
6/18/2019	\$2,920,000	1483	62	V - VACANT	WD - WARRANTY DEED	P - MULTIPLE PARCELS
1/12/2018	\$2,500,000	1401	141	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
10/13/2003	\$0	608	520	V - VACANT	QC - QUITCLAIM DEED	E - PARTIAL INTEREST
3/10/1970	\$0	161	170		-	-
10/4/1969	\$0	158	485		-	-