

Sevier (078)
Tax Year 2026 | Reappraisal 2026

Jan 1 Owner
 GREENHOE BRIAN MERLE &
 ARCHANA WADHAWAN
 1729 TROTTER AVE
 KNOXVILLE TN 37920

Current Owner

CARSONS RIDGE WAY 3532
 Ctrl Map: 112D Group: A Parcel: 043.00 Pl: SI: 000

Value Information

Land Market Value: \$120,000
Improvement Value: \$536,600
Total Market Appraisal: \$656,600
Assessment Percentage: 40%
Assessment: \$262,640

Subdivision Data

Subdivision: BROTHERS COVE
Plat Book: LM 5 **Plat Page:** 115 **Block:** **Lot:** 43

Additional Information

General Information

Class: 08 - Commercial **City #:** **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** I01
District: 16 **Number of Mobile Homes:** 0
Number of Buildings: 1 **Utilities - Electricity:** 01 - PUBLIC
Utilities - Water/Sewer: 11 - INDIVIDUAL / INDIVIDUAL **Zoning:** R-1
Utilities - Gas/Gas Type: 00 - NONE

Outbuildings & Yard Items

Long OutBuilding & Yard Items list on subsequent pages

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0.68 **Calculated Acres:** 0 **Total Land Units:** 1

Land Code	Soil Class	Units
06 - RES RESORT		1.00

Residential Building #: 1

Improvement Type: 03 - SPECIAL_RES
Exterior Wall: 05 - SIDING ABOVE AVG
Heat and AC: 7 - HEAT AND COOLING SPLIT
Quality: 2+ - ABOVE AVERAGE +
Square Feet of Living Area: 1115
Foundation: 04 - SPECIAL FOOTING
Roof Framing: 02 - GABLE/HIP
Cabinet/Millwork: 04 - ABOVE AVG
Interior Finish: 13 - PANELING CUSTOM
Bath Tiles: 01 - FLOOR ONLY
Shape: 02 - L-SHAPED

Building Sketch



Stories:

2.00
Actual Year Built: 2004

Plumbing Fixtures:

11
Condition: AV - AVERAGE

Floor System:

04 - WOOD W/ SUB FLOOR

Roof Cover/Deck:

13 - PREFIN METAL CRIMPED

Floor Finish:

11 - CARPET COMBINATION

Paint/Decor:

04 - ABOVE AVERAGE

Electrical:

04 - ABOVE AVG

Structural Frame:

00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	859
BMF - BASEMENT FINISHED	852
OPF - OPEN PORCH FINISHED	168
OPF - OPEN PORCH FINISHED	264
OPF - OPEN PORCH FINISHED	293
USL - UPPER STORY LOW	852

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	HOT - HOT TUB		1
1	WDK - WOOD DECK	4X16	64
1	WDK - WOOD DECK	6X34	204
1	WDK - WOOD DECK	6X34	204
1	WDK - WOOD DECK	12X14	168

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
12/30/2024	\$709,950	6644	694	I - IMPROVED	AA - ADJUSTED SALE	A - ACCEPTED
3/30/2018	\$346,000	5118	79	I - IMPROVED	AA - ADJUSTED SALE	A - ACCEPTED
12/10/2004	\$279,000	2134	476	I - IMPROVED	AA - ADJUSTED SALE	A - ACCEPTED
6/27/1994	\$0	523	688		-	-