

Sevier (078)
Tax Year 2025 | Reappraisal 2021

Jan 1 Owner
 HILL KEVIN M &
 STEPHANIE RENEE
 307 FAIRRIDGE RD
 JOHNSON CITY TN 37604

Current Owner
 MCGONAGILL PROPERTIES LLC
 320 FRANCIS LANE
 FULTON MS 38843

EDGE PARK DR 3747

Ctrl Map: 134L Group: C Parcel: 015.00 Pl: SI: 000

Value Information

Land Market Value: \$60,000
Improvement Value: \$593,000
Total Market Appraisal: \$653,000
Assessment Percentage: 40%
Assessment: \$261,200

Subdivision Data

Subdivision: CHESTNUT HILLS AT THE PARK
Plat Book: 32 **Plat Page:** 175 **Block:** **Lot:** 15-R

Additional Information

General Information

Class: 08 - Commercial **City #:** **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** I01
District: 06 **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

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK	IRR	2,696
1	HOT - HOT TUB		1

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 2.18 **Calculated Acres:** 0 **Total Land Units:** 1

Land Code	Soil Class	Units
01 - RES		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: 2762
Foundation: 04 - SPECIAL FOOTING
Roof Framing: 02 - GABLE/HIP
Cabinet/Millwork: 04 - ABOVE AVG
Interior Finish: 07 - DRYWALL
Bath Tiles: 01 - FLOOR ONLY
Shape: 03 - U-SHAPED

Building Sketch



Stories: 1.00
Actual Year Built: 2006
Plumbing Fixtures: 22
Condition: AV - AVERAGE
Floor System: 04 - WOOD W/ SUB FLOOR
Roof Cover/Deck: 03 - COMPOSITION SHINGLE
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	1,402
BSF - BASE SEMI FINISHED	1,360
BMF - BASEMENT FINISHED	1,360
OPF - OPEN PORCH FINISHED	200
OPF - OPEN PORCH FINISHED	304

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
10/30/2025	\$1,010,150	6814	354	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
5/2/2019	\$749,900	5319	574	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
8/24/2018	\$0	5190	70		QC - QUITCLAIM DEED	-
1/19/2017	\$579,500	4869	762	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
12/10/2014	\$0	4421	22		-	-
4/23/2008	\$592,020	3071	494	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
5/4/1999	\$0	658	71		-	-