

**Stewart (081)**  
**Tax Year 2026 | Reappraisal 2021**

Jan 1 Owner  
 WELKER HUNTER L  
 456 WALNUT GROVE ROAD  
 DOVER TN 37058

Current Owner

**WALNUT GROVE RD 456**

Ctrl Map: 087    Group:    Parcel: 002.04    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$74,800    **Land Use Value:** \$27,300  
**Improvement Value:** \$533,900    **Improvement Value:** \$533,900  
**Total Market Appraisal:** \$608,700    **Total Use Appraisal:** \$561,200  
**Assessment Percentage:** 25%  
**Assessment:** \$140,300

**Subdivision Data**

**Subdivision:** WELKER SUBDIVISION (REPLATTED)  
**Plat Book:** D    **Plat Page:** 91    **Block:**    **Lot:** 10

**Additional Information**

**General Information**

**Class:** 12 - Forest    **City:**  
**City #:**    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** P99  
**District:** 10    **Number of Mobile Homes:**  
**Number of Buildings:** 1    **Utilities - Electricity:**  
**Utilities - Water/Sewer:**    **Zoning:**  
**Utilities - Gas/Gas Type:**

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
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**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 15.85    **Calculated Acres:**    **Total Land Units:** 15.85

Land Code	Soil Class	Units
62 - WOODLAND 2	A	14.85
04 - IMP SITE		1.00

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 04 - SIDING AVERAGE  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1+ - AVERAGE +  
**Square Feet of Living Area:**  
 2016  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
**Interior Finish:**  
**Bath Tiles:**  
 01 - RECTANGLE

**Building Sketch**



**Stories:**  
 1.00  
**Actual Year Built:**  
 2024  
**Plumbing Fixtures:**  
 10  
**Condition:**  
 AV - AVERAGE  
**Floor System:**  
 04 - WOOD W/ SUB FLOOR  
**Roof Cover/Deck:**  
 13 - PREFIN METAL CRIMPED  
**Floor Finish:**  
**Paint/Decor:**  
**Electrical:**  
 03 - AVERAGE  
**Structural Frame:**

**Building Areas**

Areas	Square Feet
BAS - BASE	2,016
GRF - GARAGE FINISHED	900
CPF - CARPORT FINISHED	720
OPF - OPEN PORCH FINISHED	560
OPF - OPEN PORCH FINISHED	560
BMU - BASEMENT UNFINISHED	2,016

**Sale Information**

<b>Sale Date</b>	<b>Price</b>	<b>Book</b>	<b>Page</b>	<b>Vacant/Improved</b>	<b>Type Instrument</b>	<b>Qualification</b>
5/21/2025	\$0	314	765		GB - GREENBELT APPLICATION	-
8/2/2024	\$0	300	815		QC - QUITCLAIM DEED	-
4/26/2022	\$186,795	270	268	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED