

Warren (089)	Jan 1 Owner	Current Owner	S RIVERSIDE DR 107			
Tax Year 2026 Reappraisal 2025	DYAL RYAN BRENTFORD		Ctrl Map:	Group:	Parcel:	Pl:
	107 S RIVERSIDE DR		069H	C	009.00	SI:
	MC MINNVILLE TN 37110					000

Value Information

Land Market Value:	\$22,500
Improvement Value:	\$101,800
Total Market Appraisal:	\$124,300
Assessment Percentage:	25%
Assessment:	\$31,075

Subdivision Data**Subdivision:**

VIDES DIVISION

Plat Book:	Plat Page:	Block:	Lot:
B	366A		51-56

Additional Information**General Information****Class:** 00 - Residential**City #:****Special Service District 1:** 000**District:** 01**Number of Buildings:** 1**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL**Utilities - Gas/Gas Type:** 00 - NONE**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	8X41	328
2	MH3 - MOBILE HOME CLASS 3	24X40	960

Sale Information

Long Sale Information list on subsequent pages

Land Information**Deed Acres:** 0.61 **Calculated Acres:** **Total Land Units:** 1

Land Code	Soil Class	Units
02 - RES WAT		1.00

Residential Building #: 1**Improvement Type:**

01 - SINGLE FAMILY

Exterior Wall:

11 - COMMON BRICK

Heat and AC:

0 - NONE

Quality:

1 - AVERAGE

Square Feet of Living Area:

2014

Foundation:

02 - CONTINUOUS FOOTING

Roof Framing:

02 - GABLE/HIP

Cabinet/Millwork:

02 - BELOW AVG

Interior Finish:

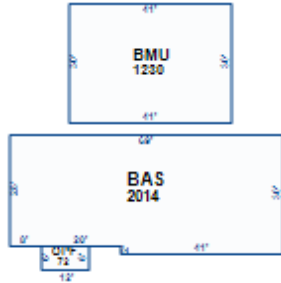
07 - DRYWALL

Bath Tiles:

00 - NONE

Shape:

01 - RECTANGLE

Building Sketch**Stories:**

1.00

Actual Year Built:

1951

Plumbing Fixtures:

3

Condition:

AV - AVERAGE

Floor System:

04 - WOOD W/ SUB FLOOR

Roof Cover/Deck:

03 - COMPOSITION SHINGLE

Floor Finish:

09 - HARDWOOD/PARQUE

Paint/Decor:

02 - BELOW AVERAGE

Electrical:

02 - BELOW AVG

Structural Frame:

00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	2,014
OPF - OPEN PORCH FINISHED	72
BMU - BASEMENT UNFINISHED	1,230

Sale Information						
Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
7/27/2023	\$170,000	617	64	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/25/2016	\$0	380	574		QC - QUITCLAIM DEED	-
6/10/2015	\$14,900	366	740	I - IMPROVED	WD - WARRANTY DEED	I - FINANCIAL INSTITUTION
10/31/2014	\$0	351	786		TR - TRUSTEE'S DEED	-
7/5/1953	\$0	110	309		-	-
5/4/1953	\$0	112	113		-	-