

**Wilson (095)**  
**Tax Year 2026 | Reappraisal 2026**

Jan 1 Owner  
 SFR JV-1 2021-1 BORROWER LLC  
 C/O RYAN, LLC  
 P.O. BOX 4900  
 SCOTTSDALE AZ 85261

Current Owner

**FOSTER LN 630**  
 Ctrl Map: 096L    Group: C    Parcel: 046.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$80,000  
**Improvement Value:** \$397,000  
**Total Market Appraisal:** \$477,000  
**Assessment Percentage:** 25%  
**Assessment:** \$119,250

**Subdivision Data**

**Subdivision:**  
 PROVIDENCE LANDING @ ELLEN  
**Plat Book:** 28    **Plat Page:** 204

**Block:**    **Lot:**  
                     171

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:** 508  
**Special Service District 1:** 950  
**District:** 25  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC  
**Utilities - Gas/Gas Type:** 01 - PUBLIC - NATURAL  
 GAS

**City:** MT. JULIET  
**Special Service District 2:** 000  
**Neighborhood:** M78  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:** RS10

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

Land Code	Soil Class	Units
01 - RES		1.00

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 12 - BRICK/WOOD  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1+ - AVERAGE +  
**Square Feet of Living Area:**  
 2164

**Building Sketch**



**Stories:**

2.00

**Actual Year Built:**

2015

**Plumbing Fixtures:**

6

**Condition:**

AV - AVERAGE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,792
GRF - GARAGE FINISHED	440
OPF - OPEN PORCH FINISHED	52
USH - UPPER STORY HIGH	620

**Outbuildings & Yard Items**

<b>Building #</b>	<b>Type</b>	<b>Description</b>	<b>Area/Units</b>
1	DRW - DRIVEWAY		1
1	PTO - PATIO		200
1	CMN - COMMON AREA		1

**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>
10/26/2021	\$0	2131	2055		QC - QUITCLAIM DEED	-
6/16/2021	\$395,000	2087	2126	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
4/16/2020	\$358,000	1954	1727	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
6/5/2017	\$316,000	1765	1338	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
12/21/2015	\$288,330	1676	1864	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
7/10/2015	\$253,000	1650	2382	V - VACANT	WD - WARRANTY DEED	P - MULTIPLE PARCELS
4/27/2011	\$0	1439	60		-	-
7/22/2010	\$0	1404	2263		-	-
5/4/2010	\$450,000	1396	935	V - VACANT	WD - WARRANTY DEED	M - PHYSICAL DIFFERENCE