

Single Family Residence **RESIDENTIAL**

814 RIVER ROCK BLVD

MURFREESBORO, TN 37128

\$546,501 TopHap Estimate · \$186 / ft² · confidence 94 · as of Jul 14, 2026



4

BATHS

2,943 ft²

LIVING AREA

0.69 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

VALUATION

\$547K

\$516K low

\$577K high

Last Sale

\$458,900 · Nov 10, 2021

Est. Owner Equity

\$170,381

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$3,160 (2025)
Assessed Value	\$112,575
Previous Assessed	\$112,575
Assessor Market Value	\$446,900

PROPERTY FACTS

Property Type	Single Family Residence
County	Rutherford
Construction	Frame (Unspecified)
Foundation	Block (Unspecified)
Roof	Rock / Gravel
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 194 ft²

Porch · 216 ft²

CLIMATE RISK

33 FLOOD	26 WILDFIRE	90 HEAT	93 STORM	35 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 28, 2021	Resale	Special Warranty Deed	\$458,900	\$156	\$338K
Sep 6, 2021	Resale	Warranty Deed	\$448,427	\$152	
Mar 31, 2020	Resale	Warranty Deed	\$320,000	\$109	\$320K
Dec 22, 2015	Resale	Warranty Deed	\$264,900	\$90	\$265K
Dec 22, 2011	Quitclaim	Quit Claim Transfer			\$249K
Sep 18, 2010	Quitclaim	Quit Claim Transfer			
Mar 30, 2010	Resale	Warranty Deed	\$240,000	\$82	\$248K
Jun 7, 2007	Resale	Warranty Deed	\$231,800	\$79	\$232K

Jul 13, 2000	Non-arms-length	Grant Deed	\$180,000	\$61
Aug 30, 1991	Resale	Grant Deed	\$90,000	\$31

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cason Lane Academy	Elementary	PK–6	0.8 mi
Rockvale High School	High	9–12	4.9 mi
Rockvale Middle School	Middle	6–8	5.1 mi

District: Murfreesboro City Elementary School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 37128

92 CRIME INDEX	120 AIR POLLUTION	71,270 POPULATION	\$93K MEDIAN IN-COME	59°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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