

Single Family Residence **RESIDENTIAL**

1306 RIVER ROCK BLVD

MURFREESBORO, TN 37128

\$368,828 TopHap Estimate · \$275 / ft² · confidence 96 · as of Jul 14, 2026



2.5

BATHS

1,343 ft²

LIVING AREA

0.57 ac

LOT SIZE

1995

YEAR BUILT

1

STORIES

VALUATION

\$369K

\$353K low

\$385K high

Last Sale

\$225,000 · May 20, 2019

Est. Owner Equity

\$368,828

TAX & ASSESSMENT

Property Tax	\$2,034 (2025)
Assessed Value	\$71,250
Previous Assessed	\$71,250
Assessor Market Value	\$287,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	RUTHERFORD
Lot (acres)	0.57
Construction	Frame (Unspecified)
Roof	Rock / Gravel
Heating	Heat Pump
Cooling	Central
Garage	Garage, Attached
Pool	No

Patio · 576 ft²

Porch · 155 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 23, 2026	Quitclaim	Quit Claim Transfer			
May 19, 2026	Financing	Mortgage			\$50K
May 8, 2026	Quitclaim	Quit Claim Transfer			
Jan 11, 2021	Financing	Intrafamily Transfer			
Jul 13, 2020	Resale	Warranty Deed	\$240,000	\$179	
May 17, 2019	Resale	Warranty Deed	\$225,000	\$168	\$221K
Feb 21, 2012	Quitclaim	Quit Claim Transfer			
May 22, 2009	Resale	Grant Deed	\$148,000	\$110	\$145K
Mar 30, 2009	Non-arms-length	Warranty Deed	\$148,000	\$110	
Feb 7, 1995	Non-arms-length	Grant Deed	\$17,200	\$13	
Feb 1, 1995	Non-arms-length	Grant Deed	\$17,200	\$13	\$73K
Jul 18, 1990	Resale	Grant Deed	\$30,000	\$22	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cason Lane Academy	Elementary	PK–6	0.6 mi
Rockvale High School	High	9–12	4.6 mi
Rockvale Middle School	Middle	6–8	4.8 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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