

Single Family Residence **RESIDENTIAL**

40 OAK RUN CV

ROSSVILLE, TN 38066

\$637,919 TopHap Estimate · \$175 / ft² · confidence 97 · as of Jul 14, 2026



4

BATHS

3,648 ft²

LIVING AREA

2008

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$638K

\$621K low

\$655K high

Last Sale

\$400,000 · Oct 3, 2019

Est. Owner Equity

\$422,919

Loan-to-Value

33%

TAX & ASSESSMENT

Assessed Value	\$177,200
Previous Assessed	\$128,275
Assessor Market Value	\$708,800

PROPERTY FACTS

Property Type	Single Family Residence
County	Fayette
Foundation	Footing
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Finished
Pool	No

Patio · 392 ft²

Porch · 156 ft²

CLIMATE RISK

1
FLOOD

45
WILDFIRE

93
HEAT

78
STORM

33
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 1, 2019	Resale	Warranty Deed	\$400,000	\$110	\$215K
Aug 10, 2012	Resale	Warranty Deed	\$439,000	\$120	\$423K
Mar 7, 2008	Resale	Grant Deed	\$480,000	\$132	\$2.4M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Southwest Elementary School	Elementary	PK–5	7.5 mi
West Junior High School	Middle	6–8	11.4 mi
Fayette-Ware High School	High	9–12	19.5 mi

District: Fayette County 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 38066

121 CRIME INDEX	110 AIR POLLUTION	3,574 POPULATION	\$103K MEDIAN IN-COME	61°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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