

Single Family Residence **RESIDENTIAL**

# 1315 RIVER ROCK BLVD

MURFREESBORO, TN 37128

**\$419,153** TopHap Estimate · \$197 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**4**

BATHS

**2,130 ft<sup>2</sup>**  
LIVING AREA

**0.31 ac**  
LOT SIZE

**1994**  
YEAR BUILT

**2**

STORIES

## VALUATION

**\$419K**

\$401K low

\$437K high

Est. Owner Equity

**\$249,153**

Loan-to-Value

**40%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,364 (2025) |
| Assessed Value        | \$83,575       |
| Previous Assessed     | \$83,575       |
| Assessor Market Value | \$334,300      |

## 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 · 330 ft²

Porch · 85 ft²

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|---------------------|-----------|--------|--------|
| Nov 6, 2019  | Quitclaim       | Quit Claim Transfer |           |        | \$170K |
| Apr 30, 2007 | Resale          | Warranty Deed       | \$162,500 | \$76   | \$122K |
| Oct 7, 2005  | Quitclaim       | Quit Claim Transfer |           |        | \$118K |
| Apr 5, 2002  | Resale          | Grant Deed          | \$115,000 | \$54   |        |
| Nov 16, 2001 | Non-arms-length | Grant Deed          | \$113,000 | \$53   |        |
| Mar 21, 1994 | Resale          | Grant Deed          | \$99,900  | \$47   |        |
| Mar 18, 1994 | Resale          | Grant Deed          | \$99,900  | \$47   | \$101K |
| Mar 5, 1993  | Resale          | Grant Deed          | \$14,900  | \$7    |        |

## ASSIGNED SCHOOLS

| SCHOOL               | LEVEL      | GRADES | DISTANCE |
|----------------------|------------|--------|----------|
| Cason Lane Academy   | Elementary | PK–6   | 0.7 mi   |
| Rockvale High School | High       | 9–12   | 4.6 mi   |

|                               |        |     |        |
|-------------------------------|--------|-----|--------|
| <b>Rockvale Middle School</b> | 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>92</b><br>CRIME INDEX | <b>120</b><br>AIR POLLUTION | <b>71,270</b><br>POPULATION | <b>\$93K</b><br>MEDIAN IN-COME | <b>59°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|