

Single Family Residence

RESIDENTIAL

846 RIVER ROCK BLVD

MURFREESBORO, TN 37128

\$594,802 TopHap Estimate · \$190 / ft² · confidence 97 · as of Jul 14, 2026



3

BATHS

3,123 ft²

LIVING AREA

0.71 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

VALUATION

\$595K

\$576K low

\$614K high

Est. Owner Equity

\$519,802

Loan-to-Value

12%

TAX & ASSESSMENT

Property Tax	\$3,445 (2025)
Assessed Value	\$121,800
Previous Assessed	\$121,800
Assessor Market Value	\$487,200

PROPERTY FACTS

Property Type	Single Family Residence
County	RUTHERFORD
Lot (acres)	0.71
Construction	Frame (Unspecified)
Roof	Rock / Gravel
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	Pool W/Hot Tub/Spa

Patio · 432 ft²

Porch · 150 ft²

CLIMATE RISK

1
FLOOD

25
WILDFIRE

90
HEAT

93
STORM

35
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 5, 2026	Quitclaim	Quit Claim Transfer			
May 21, 2025	Financing	Intrafamily Transfer			
May 21, 2004	Recorded document	Grant Deed			
May 25, 1993	Non-arms-length	Grant Deed	\$113,000	\$36	
May 20, 1993	Non-arms-length	Grant Deed	\$113,000	\$36	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cason Lane Academy	Elementary	PK–6	0.7 mi
Rockvale High School	High	9–12	4.8 mi
Rockvale Middle School	Middle	6–8	4.9 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	Absentee owner
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