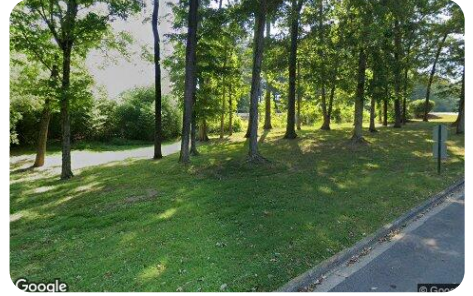


Single Family Residence **RESIDENTIAL**

811 RIVER RUN

CLARKSVILLE, TN 37043

\$449,000 TopHap Estimate · \$163 / ft² · confidence 93 · as of Jul 14, 2026



3

BATHS

2,750 ft²

LIVING AREA

0.74 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

VALUATION

\$449K

\$415K low

\$483K high

Last Sale

\$252,000 · Nov 15, 2004

Est. Owner Equity

\$238,800

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$4,491 (2025)
Assessed Value	\$148,700
Previous Assessed	\$148,700
Assessor Market Value	\$594,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	MONTGOMERY
Lot (acres)	0.74
Roof	Composition Shingle
Heating	Yes
Cooling	Package
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 120 ft²

Porch · 270 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 15, 2022	Financing	Intrafamily Transfer			
Nov 15, 2004	Resale	Warranty Deed	\$252,000	\$92	\$202K
Feb 9, 2004	Resale	Grant Deed	\$235,000	\$85	
Feb 6, 2004	Resale	Warranty Deed	\$235,000	\$85	\$188K
Jan 3, 1995	Non-arms-length	Grant Deed	\$176,000	\$64	
May 5, 1989	Resale	Grant Deed	\$10,000	\$4	
May 4, 1989	Resale	Grant Deed	\$10,000	\$4	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rossvie Elementary School	Elementary	PK–5	2.0 mi
Rossvie Middle School	Middle	6–8	2.1 mi
Rossvie High School	High	9–12	2.2 mi

District: Montgomery 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 37043



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

OWNERSHIP

Occupancy	Owner occupied
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