

Single Family Residence **RESIDENTIAL**

952 HOLSTON RIVER DR

RUTLEDGE, TN 37861

\$457,691 TopHap Estimate · \$225 / ft² · confidence 84 · as of Jul 14, 2026



3

BATHS

2,032 ft²

LIVING AREA

3.7 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$458K

\$385K low

\$530K high

Last Sale

\$19,000 · Feb 7, 2006

Est. Owner Equity

\$375,691

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$1,626 (2025)
Assessed Value	\$69,175
Previous Assessed	\$69,175
Assessor Market Value	\$276,700

PROPERTY FACTS

Property Type	Single Family Residence
County	Grainger
Lot (acres)	3.70
Foundation	Footing
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Garage	Garage, Finished
Pool	No

Porch · 544 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 3, 2024	Financing	Intrafamily Transfer			
Mar 8, 2019	Quitclaim	Quit Claim Transfer			
Feb 21, 2017	Quitclaim	Quit Claim Transfer			
May 27, 2016	Quitclaim	Quit Claim Transfer			
Jan 13, 2006	Resale	Warranty Deed	\$19,000	\$9	
Jun 9, 2005	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Joppa Elementary School	Elementary	PK–6	4.8 mi
Grainger Academy	High	9–12	7.2 mi
Rutledge Middle School	Middle	7–8	7.3 mi

District: Grainger 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 37861

120 CRIME INDEX	114 AIR POLLUTION	9,741 POPULATION	\$51K MEDIAN IN-COME	57°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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