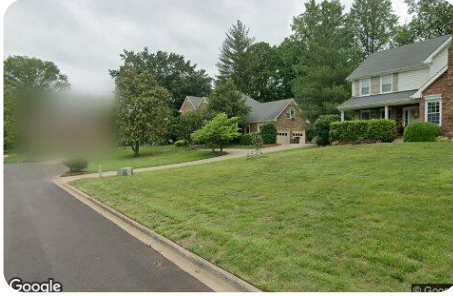


Single Family Residence **RESIDENTIAL**

805 RIVER RUN

CLARKSVILLE, TN 37043

\$465,533 TopHap Estimate · \$197 / ft² · confidence 94 · as of Jul 14, 2026



2

BATHS

2,364 ft²

LIVING AREA

0.56 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

VALUATION

\$466K

\$440K low

\$491K high

Last Sale

\$237,500 · Jul 29, 2013

Est. Owner Equity

\$245,533

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$3,532 (2025)
Assessed Value	\$116,975
Previous Assessed	\$116,975
Assessor Market Value	\$467,900

PROPERTY FACTS

Property Type	Single Family Residence
County	Montgomery
Lot (acres)	0.56
Foundation	Footing
Roof	Composition Shingle
Heating	Yes
Cooling	Package
Fireplace	Yes
Garage	Garage, Attached

Patio · 270 ft²

Porch · 120 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 26, 2013	Resale	Warranty Deed	\$237,500	\$100	\$210K
Sep 30, 2010	Resale	Warranty Deed	\$264,500	\$112	\$195K
Mar 29, 1995	Resale	Grant Deed	\$131,000	\$55	\$50K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rossview Elementary School	Elementary	PK–5	1.9 mi
Rossview Middle School	Middle	6–8	2.0 mi
Rossview 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

80 CRIME INDEX	89 AIR POLLUTION	57,523 POPULATION	\$91K MEDIAN IN-COME	58°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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