

Single Family Residence **RESIDENTIAL**

# 838 ROCKY BRANCH RD

RUTLEDGE, TN 37861

**\$444,749** TopHap Estimate · \$143 / ft² · confidence 92 · as of Jul 14, 2026



**3**

BATHS

**3,117 ft²**

LIVING AREA

**5.45 ac**

LOT SIZE

**1985**

YEAR BUILT

**2**

STORIES

## VALUATION

**\$445K**

\$411K low

\$479K high

Est. Owner Equity

**\$31,499**

Loan-to-Value

**96%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,241 (2025) |
| Assessed Value        | \$52,800       |
| Previous Assessed     | \$52,800       |
| Assessor Market Value | \$211,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Grainger                |
| Lot (acres)   | 5.45                    |
| Foundation    | Footing                 |
| Roof          | Composition Shingle     |
| Heating       | Yes                     |
| Cooling       | Package                 |
| Pool          | No                      |

Porch · 252 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|-------------------------------------|-----------|--------|--------|
| Nov 17, 2014 | Financing | Loan 1 (Only) Is A Reverse Mortgage |           |        | \$413K |
| Jul 17, 2001 | Resale    | Grant Deed                          | \$120,000 | \$38   |        |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Rutledge Primary School           | Elementary | PK-1   | 1.7 mi   |
| Grainger County Adult High School | High       | 9-12   | 2.4 mi   |
| Rutledge Middle School            | Middle     | 7-8    | 3.3 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

|                           |                             |                            |                                |                         |                        |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>120</b><br>CRIME INDEX | <b>114</b><br>AIR POLLUTION | <b>9,741</b><br>POPULATION | <b>\$51K</b><br>MEDIAN IN-COME | <b>57°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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