

Residential - Vacant Land

RESIDENTIAL

HOLSTON RIVER DR
RUTLEDGE, TN 37861



3.33 ac
LOT SIZE

VALUATION

Last Sale \$175,000 · Mar 11, 2024

TAX & ASSESSMENT

Property Tax	\$473 (2025)
Assessed Value	\$20,125
Previous Assessed	\$20,125
Assessor Market Value	\$80,500

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Grainger
Lot (acres)	3.33
Heating	None
Pool	No

CLIMATE RISK

35 FLOOD	37 WILDFIRE	84 HEAT	88 STORM	32 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 6, 2024	Resale	Warranty Deed	\$175,000		
Nov 29, 2021	Resale	Warranty Deed	\$120,000		
Dec 8, 2020	Quitclaim	Quit Claim Transfer			
Sep 20, 2019	Resale	Warranty Deed	\$35,000		
Mar 5, 2004	Resale	Grant Deed	\$21,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Joppa Elementary School	Elementary	PK–6	5.2 mi
Grainger Academy	High	9–12	7.7 mi
Rutledge Middle School	Middle	7–8	7.8 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	Absentee owner
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