

Single Family Residence

RESIDENTIAL

1101 ROOSTER RUN RD

OWINGSVILLE, KY 40360

\$277,161 TopHap Estimate · confidence 90 · as of Jul 14, 2026

5 ac
LOT SIZE

VALUATION

\$277K

\$249K low

\$305K high

Last Sale

\$109,000 · May 21, 2018

Est. Owner Equity

\$108,751

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax

\$1,359 (2024)

Assessed Value

\$109,000

Previous Assessed

\$109,000

Assessor Market Value

\$109,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Bath
Lot (acres)	5.00

CLIMATE RISK

45 FLOOD	30 WILDFIRE	81 HEAT	92 STORM	15 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 23, 2021	Financing	Intrafamily Transfer			\$160K
May 3, 2018	Resale	Special Warranty Deed	\$109,000		\$137K
Nov 16, 2017	Non-arms-length	Commissioners Deed	\$83,334		
Oct 7, 2011	Non-arms-length	Correction Deed	\$10,000		\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bath County Middle School	Middle	6–8	6.8 mi
Bath County High School	High	9–12	7.1 mi
Crossroads Elementary School	Elementary	PK–5	10.1 mi

District: Bath 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 40360

131 CRIME INDEX	176 AIR POLLUTION	7,648 POPULATION	\$53K MEDIAN IN-COME	55°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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