

Single Family Residence **RESIDENTIAL**

40 BAILEY RIDGE LN

ROSSVILLE, TN 38066

\$402,987 TopHap Estimate · \$170 / ft² · confidence 96 · as of Jul 14, 2026



4

BATHS

2,374 ft²

LIVING AREA

2006

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$403K

\$386K low

\$420K high

Last Sale

\$229,000 · Nov 20, 2006

Est. Owner Equity

\$160,392

Loan-to-Value

58%

TAX & ASSESSMENT

Assessed Value	\$97,550
Previous Assessed	\$64,300
Assessor Market Value	\$390,200

PROPERTY FACTS

Property Type	Single Family Residence
County	Fayette
Foundation	Footing
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Finished
Pool	No

Porch · 276 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 15, 2006	Resale	Deed	\$229,000	\$96	\$229K
Oct 20, 2006	Financing	Trustees Deed			\$10K
Jul 20, 2005	Financing	Trustees Deed			\$177K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Southwest Elementary School	Elementary	PK–5	7.6 mi
West Junior High School	Middle	6–8	11.4 mi
Fayette-Ware High School	High	9–12	19.7 mi

District: Fayette 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 38066

121 CRIME INDEX	110 AIR POLLUTION	3,574 POPULATION	\$103K MEDIAN IN-COME	61°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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