

Duplex (2 Units, Any Combination)

RESIDENTIAL

4648 FOREST RIDGE DR

HERMITAGE, TN 37076



4

BEDS

2

BATHS

1,568 ft²

LIVING AREA

0.22 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

Last Sale

\$170,000 · Nov 7, 2019

TAX & ASSESSMENT

Property Tax	\$3,235 (2025)
Assessed Value	\$116,280
Previous Assessed	\$72,480
Assessor Market Value	\$290,700

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	Davidson
Lot (acres)	0.22
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Pool	No

Patio · 98 ft²

CLIMATE RISK

1 FLOOD	15 WILDFIRE	91 HEAT	81 STORM	35 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 31, 2019	Resale	Warranty Deed	\$170,000	\$108	\$128K
May 13, 2019	Quitclaim	Quit Claim Transfer			
Nov 13, 2018	Resale	Warranty Deed	\$130,000	\$83	
Oct 10, 2012	Quitclaim	Quit Claim Transfer			
Oct 10, 2012	Financing	Intrafamily Transfer			\$53K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dodson Elementary School	Elementary	KG–5	1.4 mi
DuPont Tyler Middle School	Middle	6–8	2.1 mi
McGavock High School	High	9–12	5.2 mi

District: Nashville-Davidson 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 37076

80 CRIME INDEX	95 AIR POLLUTION	41,664 POPULATION	\$80K MEDIAN IN-COME	59°F AVG TEMP	56% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------