

Thursday, March 26, 2009

328 Boyds Creek Hwy, Seymour, TN 37865-5000  
Sevier County, TN parcel# 045K D 003.00

## Property Report

### Location

<b>Property Address</b>	328 Boyds Creek Hwy Seymour, TN 37865-5000
<b>Subdivision</b>	Meadowlake Crossing
<b>County</b>	Sevier County, TN

### Current Owner

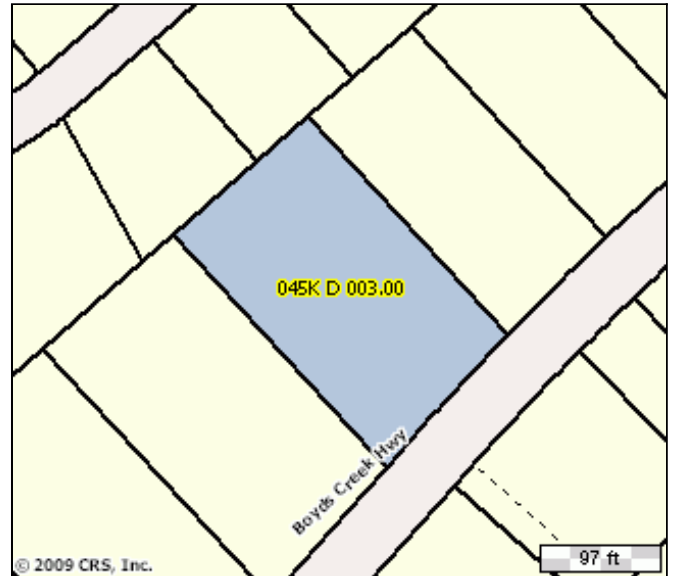
<b>Name</b>	Hammontree Pamela S & Jerry
<b>Mailing Address</b>	424 W Governor John Sevier Hwy Knoxville, TN 37920-6664

### Property Summary

<b>Property Type</b>	Commercial
<b>Land Use</b>	Household Unit
<b>Improvement Type</b>	Rental Resident Unit
<b>Total Square Feet</b>	1908 sf

### General Parcel Information

<b>Parcel/Tax ID</b>	045K D 003.00
<b>Special Int</b>	000
<b>Alternate Parcel ID</b>	
<b>Land Map</b>	045K
<b>District/Ward</b>	09
<b>Census Tract/Block</b>	802.00/4



### Sales History through 03/18/2009

Date	Amount	Buyer/Owners	Buyer/Owners 2	Instrument	Quality	Book/Page or Document#
09/16/2002		Hammontree Pamela S & Jerry				1521/136
10/21/1998	\$132,500	Hammontree Pamela S & R Jerry Sharp				640/9

### Tax Assessment

Appraisals	Amount	Taxes	Amount	Jurisdiction	Rate
<b>Tax Year</b>	2008	<b>City Taxes</b>	\$0	Sevier	1.54
<b>Appraised Land</b>	\$39,800	<b>County Taxes</b>	\$1,100.18		
<b>Appraised Improvements</b>	\$138,800	<b>Total Taxes</b>	\$1,100.18		
<b>Total Tax Appraisal</b>	\$178,600	<b>Exempt Amount</b>			
<b>Total Assessment</b>	\$71,440	<b>Exempt Reason</b>			

### Mortgage History

Date	Loan Amount	Borrower	Lender	Book/Page or Document#
10/21/1998	\$119,250	Hammontree Pamela S Etal	Bankfirst	734/110

### Property Characteristics: Building

Building #	Type	Condition	Size	Year Built	Effective Year	BRs	Baths	Rooms	Stories	Units
1	Rental Resident Unit	Sound	1908	1966	1986				1	1
<b>Building Square Feet (Living Space)</b>					<b>Building Square Feet (Other)</b>					
<b>First Story (Base)</b>		1908			<b>Open Porch (finished)</b>		66			
<b>Total Area</b>		1908			<b>Attached Garage</b>		624			

		<b>Basement (unfinished)</b>	1908
		<b>Other</b>	
		<b>Other</b>	
		<b>Other</b>	

**Construction**

<b>Quality</b>	Average	<b>Roof Framing</b>	Gable And Hip
<b>Shape</b>	Rectangular Design	<b>Roof Cover Deck</b>	Composition Shingle
<b>Partitions</b>		<b>Cabinet Millwork</b>	Average
<b>Common Wall</b>	None	<b>Floor Finish</b>	Carpet Combination
<b>Foundation</b>	Continuous Footing	<b>Interior Finish</b>	Drywall
<b>Floor System</b>	Wood W/ Sub Floor	<b>Air Conditioning</b>	
<b>Exterior Wall</b>	Brick	<b>Heat Type</b>	Heat & Cooling Split
<b>Structural Framing</b>	None	<b>Bathroom Tile</b>	None
<b>Fireplace</b>	1	<b>Plumbing Fixtures</b>	6

**Other**

<b>Occupancy</b>	Occupied	<b>Building Data Source</b>	Inspection
------------------	----------	-----------------------------	------------

**Property Characteristics: Extra Features**

Feature	Size or Description	Year Built	Condition
Frpl		1986	Average
Patio	10X19	1981	Average

**Property Characteristics: Lot**

<b>Land Use</b>	Household Unit
<b>Lot Dimensions</b>	140.82 X 249.29 IRR
<b>Acreage</b>	0.77
<b>Block/Lot</b>	/3
<b>Latitude/Longitude</b>	35.873753°/-83.752378°

**Property Characteristics: Utilities/Area**

<b>Gas Source</b>	None	<b>Road Type</b>	Paved
<b>Electric Source</b>	Public	<b>Topography</b>	Rolling
<b>Water Source</b>	Public	<b>District Trend</b>	Static
<b>Sewer Source</b>	Individual	<b>Special School District 1</b>	0
<b>Zoning Code</b>		<b>Special School District 2</b>	0
<b>Owner Type</b>	Private		

**Legal Description**

<b>Subdivision</b>	Meadowlake Crossing	<b>Plat Book/Page</b>	LM2 /37
<b>Block/Lot</b>	/3	<b>Description</b>	Hammontree Real Estate
<b>District/Ward</b>	09		