



LOCATION

Property Address	8224 Rising Fawn Dr Knoxville, TN 37923-1227
Subdivision	Canby Hills Unit 2
County	Knox County, TN
GENERAL PARCEL INFORMATION	
Parcel ID/Tax ID	105EB023
Alternate Parcel ID	11698
Account Number	
District/Ward	Knox County
2020 Census Trct/Blk	46.13/1
Assessor Roll Year	2024

PROPERTY SUMMARY

Property Type	Residential
Land Use	1 Family
Improvement Type	Single Family Residential
Square Feet	1008
SCHOOL ZONE INFORMATION	
Ball Camp Elementary School	3.3 mi
Elementary: Pre K to 5	Distance
Karns Middle School	3.3 mi
Middle: 6 to 8	Distance
Hardin Valley Academy	6.7 mi
High: 9 to 12	Distance

TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
Appraisal Year	2024	Assessment Year	2024	Knox County	1.554
Appraised Land	\$20,000	Assessed Land			
Appraised Improvements	\$163,500	Assessed Improvements			
Total Tax Appraisal	\$183,500	Total Assessment	\$45,875	Exempt Amount	
		Exempt Reason			

TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2024		\$712.90	\$712.90
2023		\$712.90	\$712.90
2022		\$712.90	\$712.90
2021		\$506.15	\$506.15
2020		\$506.00	\$506.00
2019		\$506.00	\$506.00
2018		\$506.00	\$506.00
2017		\$506.00	\$506.00
2016		\$526.00	\$526.00
2015		\$526.00	\$526.00
2014		\$526.06	\$526.06
2013		\$526.06	\$526.06

PROPERTY CHARACTERISTICS: BUILDING

Building # 1					
Type	Single Family Residential	Condition	Normal For Age	Units	
Year Built	1970	Effective Year	2005	Stories	1
BRs	3	Baths	1 F 1 H	Rooms	5
Total Sq. Ft.	1,008				
Building Square Feet (Living Space)			Building Square Feet (Other)		
Base Area 1008			Open Frame Porch 200		
			Garage Finished 288		
			Open Frame Porch Screened 180		
			Masonry Stoop 9		
- CONSTRUCTION					
Quality	Average	Roof Framing			
Shape		Roof Cover Deck	Composition Shingles		
Partitions		Cabinet Millwork			
Common Wall		Floor Finish			
Foundation	1/2 Crawl Space	Interior Finish			
Floor System		Air Conditioning	Yes		
Exterior Wall	Siding Above Average	Heat Type	Forced Hot Air		
Structural Framing		Bathroom Tile			
Fireplace		Plumbing Fixtures	9		
- OTHER					
Occupancy		Building Data Source			

PROPERTY CHARACTERISTICS: EXTRA FEATURES

Feature	Size or Description	Year Built	Condition
Utility Building	144	1997	BELOW NORMAL FOR AGE
Utility Building	168	2005	BELOW NORMAL FOR AGE

PROPERTY CHARACTERISTICS: LOT

Land Use	1 Family	Lot Dimensions	100 X 150
Block/Lot	C/22	Lot Square Feet	
Latitude/Longitude	35.948371°/-84.062554°	Acreage	

PROPERTY CHARACTERISTICS: UTILITIES/AREA

Gas Source		Road Type	
Electric Source		Topography	
Water Source	Water	District Trend	
Sewer Source	Sewer	Special School District 1	
Zoning Code	RA: Low Density Residential	Special School District 2	
Owner Type			

LEGAL DESCRIPTION

Subdivision	Canby Hills Unit 2	Plat Book/Page	49S/44
Block/Lot	C/22	District/Ward	Knox County
Description	Subdivisionname Canby Hills Unit 2 Mapplatb 49S Mapplatp 44 Dimensions 100 X 150		

FEMA FLOOD ZONES

Zone Code	Flood Risk	BFE	Description	FIRM Panel ID	FIRM Panel Eff. Date
X	Minimal		Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level.	47093C0254F	05/02/2007
X	Minimal		Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level.	47093C0258F	05/02/2007