



## LOCATION

<b>Property Address</b>	476 N Main St Clinton, TN 37716-3746
<b>Subdivision</b>	Overlook Sub
<b>County</b>	Anderson County, TN
<b>GENERAL PARCEL INFORMATION</b>	
<b>Parcel ID/Tax ID</b>	074G E 044.00
<b>Special Int</b>	000
<b>Alternate Parcel ID</b>	
<b>Land Map</b>	074G
<b>District/Ward</b>	11
<b>2020 Census Trct/Blk</b>	212.01/1
<b>Assessor Roll Year</b>	2024

## PROPERTY SUMMARY

<b>Property Type</b>	Commercial
<b>Land Use</b>	Repair Services
<b>Improvement Type</b>	Warehouse
<b>Square Feet</b>	8437

## SCHOOL ZONE INFORMATION

<b>Clinton Elementary School</b>	0.3 mi
Primary Middle: K to 6	Distance
<b>Clinton Middle School</b>	0.5 mi
Middle: 6 to 8	Distance
<b>Clinton High School</b>	1.1 mi
High: 9 to 12	Distance

## TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
<b>Appraisal Year</b>	2024	<b>Assessment Year</b>	2024	<b>Clinton</b>	0.8646
<b>Appraised Land</b>	\$67,300	<b>Assessed Land</b>		<b>Anderson</b>	2.6016
<b>Appraised Improvements</b>	\$180,700	<b>Assessed Improvements</b>			
<b>Total Tax Appraisal</b>	\$248,000	<b>Total Assessment</b>	\$99,200		
		<b>Exempt Amount</b>			
		<b>Exempt Reason</b>			

## TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2024	\$857.68	\$2,580.79	\$3,438.47
2023	\$857.68	\$2,580.79	\$3,438.47
2022	\$857.68	\$2,580.79	\$3,438.47
2021	\$857.68	\$2,580.79	\$3,438.47
2020	\$857.68	\$2,580.79	\$3,438.47
2019	\$932.48	\$2,836.03	\$3,768.51
2018	\$836.22	\$2,454.32	\$3,290.54
2017	\$836.22	\$2,454.32	\$3,290.54
2016	\$811.03	\$2,380.38	\$3,191.41
2015	\$811.03	\$2,380.38	\$3,191.41
2014	\$689.78	\$2,269.00	\$2,958.78
2011	\$689.78	\$2,271.72	\$2,961.50

## PROPERTY CHARACTERISTICS: BUILDING

<b>Building # 1</b>					
<b>Type</b>	Warehouse	<b>Condition</b>	Average	<b>Units</b>	1
<b>Year Built</b>	1902	<b>Effective Year</b>	1979	<b>Stories</b>	2
<b>BRs</b>		<b>Baths</b>	F H	<b>Rooms</b>	
<b>Total Sq. Ft.</b>	8,437				

## Building Square Feet (Living Space)

## Building Square Feet (Other)

Open Porch Finished 252  
Garage 2549  
Garage 3008  
Sales Area 2880

## - CONSTRUCTION

<b>Quality</b>	Average	<b>Roof Framing</b>	Gable/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>		<b>Floor Finish</b>	Concrete Finish
<b>Foundation</b>	Continuous Footing	<b>Interior Finish</b>	Ceiling Fin Only Avg
<b>Floor System</b>	Slab On Grade	<b>Air Conditioning</b>	Cooling Split
<b>Exterior Wall</b>	Siding Average	<b>Heat Type</b>	Heat Split
<b>Structural Framing</b>	Rigid Frame	<b>Bathroom Tile</b>	
<b>Fireplace</b>		<b>Plumbing Fixtures</b>	2

## - OTHER

Occupancy		Occupied	Building Data Source		Owner
PROPERTY CHARACTERISTICS: EXTRA FEATURES					
Feature	Size or Description			Year Built	Condition
Wood Deck	60			2005	FAIR
PROPERTY CHARACTERISTICS: LOT					
Land Use	Repair Services		Lot Dimensions		101.54X233.88
Block/Lot	0012/0002		Lot Square Feet		20,473
Latitude/Longitude	36.106554°/-84.131821°		Acreage		0.47
PROPERTY CHARACTERISTICS: UTILITIES/AREA					
Gas Source	Public - Natural Gas		Road Type		State Highway
Electric Source	Public		Topography		Level
Water Source	Public		District Trend		Stable
Sewer Source	Public		Special School District 1		
Zoning Code			Special School District 2		
Owner Type					
LEGAL DESCRIPTION					
Subdivision	Overlook Sub		Plat Book/Page		2/43
Block/Lot	0012/0002		District/Ward		11
Description	11 074G E 074G 04400 000				
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.	47001C0232G	05/04/2009



Map for Parcel Address: 476 N Main St Clinton, TN 37716-3746 Parcel ID: 074G E 044.00



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