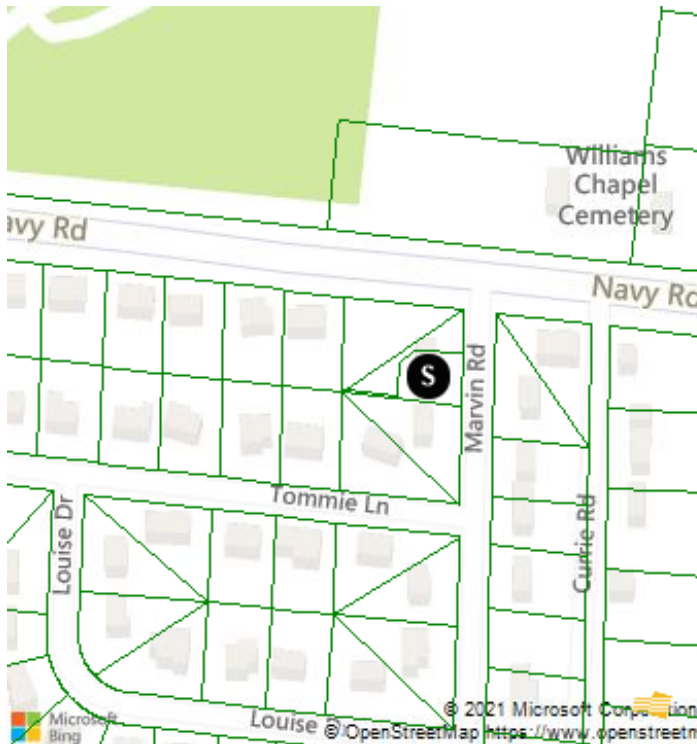




COMPARABLE SALES FOR

**Property Address** 7703 Marvin Rd  
TN 38053  
Parcel ID D0116 C00082

Square Feet x Average \$/SF	N/A
Last Sale Price x HPI	\$79,225
Tax Appraisal x Sale Price/Tax Appraisal Ratio	N/A



Comparables include Residential Single Family listings with Stories between undefined and 1, SqFt between 765 and 1035, and located in Map Area(s) 825C.

OTHER RECENT SALES

Address	Dist	Map	Date	Price	Type	Conc	Mtg%	Mtg	Src	Effec	SqFt	\$/SF	Sty	Rm	BR	Bth	Prk	Const	CD	Yrbit	Acre	CA	P	F
6812 Northknoll Cv	0.42 mi	825C	06/02/2021	\$130,000	N(WD)		101	CV	Tax	12/18	1134	115	1	5	3	2.0		BR		1993	0.18	Y		F
7620 Martin Rd	0.96 mi	825C	05/28/2021	\$75,000	N(WD)			CU	MLS	05/21	1141	66	1	5	3	1.0	C1A	BR/WD		1973	0.21	Y	N	F
7620 Martin Rd	0.96 mi	825C	05/27/2021	\$135,000	N(WD)			CU	MLS	05/21	1141	118	1	5	3	1.0	C1A	BR/WD		1973	0.21	Y	N	F
6333 Raible Dr	0.83 mi	825C	05/20/2021	\$80,000	N(WD)		150	PO	Apr	01/93	1156	69	1	5	3	2.0	G1D	WD/SO	A	1979	0.15	Y	N	F
7669 Marvin Rd	0.06 mi	s825C	05/17/2021	\$66,000	N(WD)		152	PO	Apr	11/07	1127	59	1	5	2	1.0		BR/WD	A	1952	0.67	Y	N	F
6349 Leamont Dr	0.81 mi	825C	05/11/2021	\$134,900	N(WD)		98	FH	Apr	04/21	1207	112	1	6	3	1.1	C2A	BR/WD		1978	0.16	Y	N	F
6360 Raible Dr	0.78 mi	825C	05/10/2021	\$155,000	N(WD)		73	CV	Apr	02/02	1644	94	1.5	7	4	2.0		WD/SO	A	1978	0.18	Y	N	F
6348 Brockman Dr	0.80 mi	825C	05/06/2021	\$84,000	N(WD)			CU	Tax	12/18	1408	60	1	6	3	2.0		BR		1978	0.15	Y		F
6791 Navy Rd	0.04 mi	s825C	04/30/2021	\$95,000	N(WD)		83	PO	Tax	12/18	1765	54	1	7	3	1.0	G2A	BR		1954	0.33	Y		F
6294 Brockman Dr	0.90 mi	825C	03/26/2021	\$102,400	N(WD)			CU	Apr	07/01	1109	92	1	6	3	2.0		VM/SO	A	1974	0.15	Y	N	E
6360 Raible Dr	0.78 mi	825C	03/01/2021	\$88,000	N(WD)			CU	Apr	02/02	1644	54	1.5	7	4	2.0		WD/SO	A	1978	0.18	Y	N	F
6336 Brockman Dr	0.82 mi	825C	02/12/2021	\$80,000	N(WD)			CU	Apr	11/05	1375	58	1.5	6	4	2.0	C1A	VM/SO	G	1978	0.15	Y	N	F
6720 Arnette Pl	0.17 mi	s825C	02/11/2021	\$77,000	N(WD)		95	CV	MLS	11/20	1064	72	1	6	3	1.0	C2A	BR/VM		1954	0.32	Y	N	F
7590 Martin Rd	0.98 mi	825C	01/27/2021	\$38,000	N(WD)		96	PO	Apr	12/03	1116	34	1	6	3	1.0		BR/OT	A	1974	0.2	Y	N	C
6894 Northknoll Ave	0.49 mi	825C	01/19/2021	\$135,000	N(WD)	\$5,000	101	CV	Apr	02/04	1178	110	1	5	3	2.0	C1A	OT	A	1989	0.17	Y		
6341 Brockman Dr	0.82 mi	825C	01/11/2021	\$135,000	N(WD)	\$3,906	93	CV	Apr	06/15	1420	92	1.5	6	4	2.0	C1A	WD/SO	A	1978	0.15	Y	N	E