



LOCATION

Property Address	452 Mariner Point Dr Clinton, TN 37716-5993
Subdivision	Mariner Point
County	Anderson County, TN

GENERAL PARCEL INFORMATION

Parcel ID/Tax ID	081M B 023.00
Special Int	000
Alternate Parcel ID	
Land Map	088D
District/Ward	11
2020 Census Trct/Blk	211/3
Assessor Roll Year	2024

PROPERTY SUMMARY

Property Type	Residential
Land Use	Household Units
Improvement Type	Special Res
Square Feet	2486

SCHOOL INFORMATION

These are the closest schools to the property

Clinton Elementary School	2.6 mi
Primary Middle: K to 6	Distance
Clinton Middle School	2.5 mi
Middle: 6 to 8	Distance
Clinton High School	1.9 mi
High: 9 to 12	Distance

TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
Appraisal Year	2024	Assessment Year	2024	Clinton	0.8646
Appraised Land	\$162,500	Assessed Land		Anderson	2.6016
Appraised Improvements	\$286,200	Assessed Improvements			
Total Tax Appraisal	\$448,700	Total Assessment	\$112,175		
		Exempt Amount			
		Exempt Reason			

TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2024	\$969.87	\$2,918.34	\$3,888.21
2023	\$969.87	\$2,918.34	\$3,888.21
2022	\$969.87	\$2,918.34	\$3,888.21
2021	\$969.87	\$2,918.34	\$3,888.21
2020	\$969.87	\$2,918.34	\$3,888.21
2019	\$1,054.45	\$3,206.97	\$4,261.42
2018	\$925.90	\$2,717.52	\$3,643.42
2017	\$925.90	\$2,717.52	\$3,643.42
2016	\$925.90	\$2,717.52	\$3,643.42
2015	\$925.90	\$2,717.52	\$3,643.42
2014	\$895.66	\$2,946.25	\$3,841.91
2011	\$827.83	\$2,726.39	\$3,554.22

PROPERTY CHARACTERISTICS: BUILDING

Building # 1					
Type	Special Res	Condition	Average	Units	
Year Built	1990	Effective Year	2000	Stories	1
BRs		Baths	2 F H	Rooms	
Total Sq. Ft.	2,486				
Building Square Feet (Living Space)			Building Square Feet (Other)		
Base 2486			Garage Finished 696		
			Screen Porch Finished 520		

- CONSTRUCTION

Quality	Average	Roof Framing	Gable/Hip
Shape	Irregular Shape	Roof Cover Deck	Composition Shingle
Partitions		Cabinet Millwork	Above Average
Common Wall		Floor Finish	Carpet Combination
Foundation	Continuous Footing	Interior Finish	Drywall
Floor System	Wood W/ Sub Floor	Air Conditioning	Cooling Package
Exterior Wall	Common Brick	Heat Type	Heat Package
Structural Framing		Bathroom Tile	Floor Only
Fireplace	Y	Plumbing Fixtures	6
- OTHER			
Occupancy	Occupied	Building Data Source	Inspection

PROPERTY CHARACTERISTICS: EXTRA FEATURES

Feature	Size or Description		Year Built	Condition	
Shed	140		2000	AVERAGE	
PROPERTY CHARACTERISTICS: LOT					
Land Use	Household Units		Lot Dimensions		
Block/Lot	/232		Lot Square Feet	22,651	
Latitude/Longitude	36.068102°/-84.154602°		Acreage	0.52	
PROPERTY CHARACTERISTICS: UTILITIES/AREA					
Gas Source			Road Type	Paved	
Electric Source	Public		Topography	Level	
Water Source	Public		District Trend	Improving	
Sewer Source	Individual		Special School District 1		
Zoning Code			Special School District 2		
Owner Type					
LEGAL DESCRIPTION					
Subdivision	Mariner Point		Plat Book/Page	4/8-C	
Block/Lot	/232		District/Ward	11	
Description	11 088D B 081M 02300 000 100X240.63 Irr				
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.	47001C0234G	05/04/2009