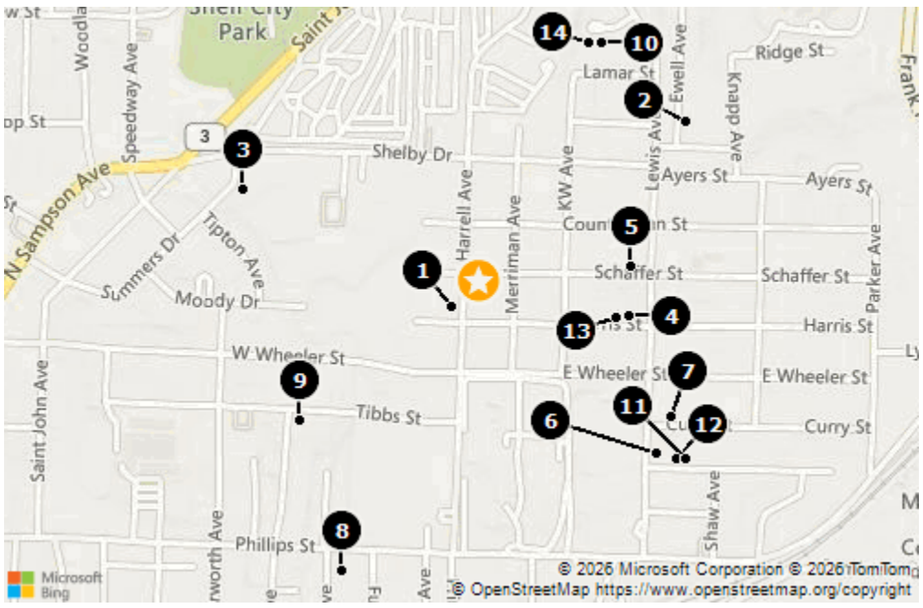
ICE SiteX Report

OrderID: 98722882

SiteX Property Information Report



Subject Property Location

820 HARRELL AVE, DYERSBURG, TN 38024-3406

County:	**DYER TN**	Census Tract:	470459643.004005
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	088M B 02800	Thomas Bros Pg-Grid:	

Valuation

Value:	**$145,000**	FSD:	29	Common Confidence Score:	26
Value Range:	$102,950 - $187,050	ICE Confidence Score:	71		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	23A01
Assd Land Value:	$1,500	Market Land Value:	$6,000	Tax Year:	2025
Assd Improvement:	$31,950	Market Improvment Value:	$127,800	Total Taxable Value:	
Total Assessed Value:	$33,450	Total Assessor Market Value:	$133,800	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	

Assessment Legal Description

Lot: 6 Block: 11 District: 04 Subdivision: INDUSTRIAL HGTS ADDN Map Ref: 088M
Abbreviated Description: INDUSTRIAL ADDN 11 6
City/Muni/Twp: DYERSBURG

Property Characteristics

Lot Size:	7,405 SF	Bedrooms:		Pool:	
Building Area:	1252 SF	Baths:	2.25	Fireplace:	
Year Built:	1940	Partial Baths:		Type Const:	
Number of Buildings:		Number of Rooms:		Ext Walls:	Siding
Number of Units:		Garage Type:		Heating:	Yes
Number of Stories:	1	Number of Cars:		A/C:	Yes
Style:		Basement:	No	Roof Cover:	Comp Shingle
		Foundation:	Footing	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	11/08/2024	Sales Price:	$164,400
Document #:	20244793 BK-PG 1047-2740	Type of Sale:	Full Amount on Deed
Contract Date:	11/08/2024		
Document Type:			

Legal Description:
Lot: 6 Block: 11 Subdivision: INDUSTRIAL ADDITION ASSOCIATION SUBDIVISION Map Ref: MB 1 PG 7
City/Muni/Twp: CITY OF DYERSBURG

Prior Transfer

Recording Date:	11/08/2024	Sales Price:	$164,600
Document #:	BK-PG 1047 -2740	Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:
Lot: 6 Block: 11 District: 04 Subdivision: INDUSTRIAL HGTS ADDN Map Ref: 088M
Abbreviated Description: INDUSTRIAL ADDN 11 6
City/Muni/Twp: DYERSBURG

Mortgage Record

Recording Date:	08/22/2022	Loan Amount:	N/A
Document #:	20224363 BK-PG 1018-688	Loan Type:	Unknown
TD Due Date:	03/01/2028	Type Finance:	

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Legal Description:
Lot: 6 Block: 11 District: 4 Subdivision: INDUSTRIAL ADDITION ASSOCIATION SUBDIVISION
City/Muni/Twp: DYERSBURG

Prior Transfer

Recording Date:	01/06/2017	Sales Price:	$11,000
Document #:	20170076 BK-PG 868-28	Type of Sale:	Full Amount on Deed
Contract Date:	12/21/2016		
Document Type:			

Legal Description:
Lot: 0006 Block: 11 Subdivision: INDUSTRIAL ADDN

Prior Transfer

Recording Date:	12/21/2016	Sales Price:	$11,000
Document #:		Type of Sale:	Per Assessor Transaction History
Document Type:			

Legal Description:

Prior Transfer

Recording Date:	10/26/2016	Sales Price:	$33,500
Document #:	20164636 BK-PG 863-615	Type of Sale:	Full Amount on Deed
Contract Date:	10/19/2016		
Document Type:			

Legal Description:
Lot: 0006 Block: 11 Subdivision: INDUSTRIAL ADDN

Prior Transfer

Recording Date:	11/02/2015	Sales Price:	$66,000
Document #:	20154632 BK-PG 772-622	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			

Legal Description:

Mortgage Record

Recording Date:	10/23/2012	Loan Amount:	N/A
Document #:	20124824 BK-PG 772-622	Loan Type:	FHA
TD Due Date:		Type Finance:	

Legal Description:

Area Sales Analysis

Total Area Sales	$1,008,900	Median # of Bedrooms	
Median Lot Size	7,405 SF	Median # of Baths	1
Median Living Area	1,032 SF	Median Year Built	1948
Price Range - 2 Yrs	$19,000 to $168,900	Age Range	57 years to 98 years
Median Value	$65,000	Median Age	78 years

Comparable Sales Data

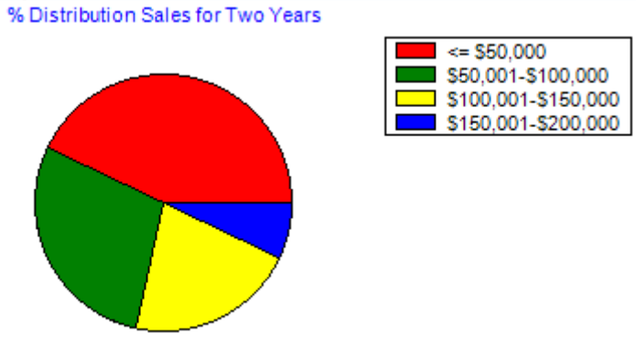
No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	.05Mi.	**807 HARRELL AVE** **DYERSBURG, TN 38024-3405**	10/19/2026	$75,000	$79	944	//1	1940	7,405 SF	
		APN: 088M B 03300 Document #: 20265017 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 11 Block: 4 District: 4TH Subdivision: INDUSTRIAL ADDITION MapRef: MB 1 PG 7 Abbreviated Description: Lot:11 Block:4 District:4TH Subdivision:INDUSTRIAL ADDITION Map Ref:MB 1 PG 7								
2	.34Mi.	**1206 EWELL AVE** **DYERSBURG, TN 38024-2701**	09/01/2026	$34,000	$34	973	//1	1937	5,663 SF	
		APN: 088L C 03100 Document #: 20264224 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 60 Subdivision: PEONY RIDGE MapRef: MB 1 PG 3 Abbreviated Description: Lot:60 Subdivision:PEONY RIDGE Map Ref:MB 1 PG 3City/Muni/Twp:CITY OF DYERSBURG City/Muni/Twp: CITY OF DYERSBURG								
3	.32Mi.	**1232 SUMMERS DR** **DYERSBURG, TN 38024-3321**	07/13/2026	$128,000	$130	984	//1	1942	10,890 SF	
		APN: 088M A 05900 Document #: 20263263 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 20,21 Block: H District: 4 Subdivision: SUMMER HILL ADDITION MapRef: MB 1 PG 10 Abbreviated Description: Lot:20,21 Block:H District:4 Subdivision:SUMMER HILL ADDITION Map Ref:MB 1 PG 10City/Muni/Twp:CITY OF DYERSBURG City/Muni/Twp: CITY OF DYERSBURG								
4	.2Mi.	**1632 HARRIS ST** **DYERSBURG, TN 38024-3414**	07/13/2026	$32,000	$38	840	//1	1928	7,405 SF	
		APN: 088M C 05200 Document #: 20263270 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 9 Block: 21 District: 4 Subdivision: INDUSTRIAL ADDITION MapRef: MB A PG 2C Abbreviated Description: Lot:9 Block:21 District:4 Subdivision:INDUSTRIAL ADDITION Map Ref:MB A PG 2CCity/Muni/Twp:TOWN OF DYERSBURG City/Muni/Twp: TOWN OF DYERSBURG								
5	.2Mi.	**1632 SCHAFFER ST** **DYERSBURG, TN 38024-3433**	07/08/2026	$19,000	$15	1266	//1	1930	7,405 SF	
		APN: 088M C 02000 Document #: 20263202 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 9 Block: 20 District: 4TH Subdivision: INDUSTRIAL ADDITION MapRef: MB 1 PG 7 Abbreviated Description: Lot:9 Block:20 District:4TH Subdivision:INDUSTRIAL ADDITION Map Ref:MB 1 PG 7City/Muni/Twp:CITY OF DYERSBURG City/Muni/Twp: CITY OF DYERSBURG								
6	.33Mi.	**558 LEWIS AVE** **DYERSBURG, TN 38024-4145**	05/18/2026	$37,000	$29	1248	//1	1955	7,405 SF	
		APN: 089P D 00100 Document #: 20262327 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 1 District: 4TH Subdivision: SHAW ADDITION MapRef: MB 2 PG 23 Abbreviated Description: Lot:1 District:4TH Subdivision:SHAW ADDITION Map Ref:MB 2 PG 23								

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7	.31Mi.	**1710 CURRY ST** **DYERSBURG, TN 38024-3503**	05/15/2026	$48,000	$53	896	//1	1940	15,246 SF
	APN: 088M L 01600 Document #: 20262314 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 3,4 Block: 2 District: 4TH Subdivision: INDUSTRIAL HEIGHTS ADDITION MapRef: MB 1 PG 5 Abbreviated Description: Lot:3,4 Block:2 District:4TH Subdivision:INDUSTRIAL HEIGHTS ADDITION Map Ref:MB 1 PG 5City/Muni/Twp:TOWN OF DYERSBURG City/Muni/Twp: TOWN OF DYERSBURG							
8	.41Mi.	**1109 PHILLIPS ST** **DYERSBURG, TN 38024-4116**	05/11/2026	$65,000	$45	1434	//2	1960	9,148 SF
	APN: 099D B 01400 Document #: 20262223 Document Type: Price Code: D Land Use: Single Family Residential Legal: District: 4TH Abbreviated Description: District:4TH								
9	.3Mi.	**624 REYNOLDS AVE** **DYERSBURG, TN 38024-4008**	05/08/2026	$65,000	$36	1800	//2	1955	9,583 SF
	APN: 088M J 00100 Document #: 20262182 Document Type: Price Code: F Land Use: Single Family Residential Legal: Lot: 12 District: 4TH Subdivision: BELLVUE ADDITION MapRef: CAB A SLV 31-D Abbreviated Description: Lot:12 District:4TH Subdivision:BELLVUE ADDITION Map Ref:CAB A SLV 31-DCity/Muni/Twp:TOWN OF DYERSBURG City/Muni/Twp: TOWN OF DYERSBURG								
10	.35Mi.	**1439 HAZEL CIR** **DYERSBURG, TN 38024-2619**	05/01/2026	$69,000	$52	1325	//1	1969	9,583 SF
	APN: 088L B 01200 Document #: 20262036 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 15 District: 4TH Subdivision: NORTHVIEW SUBDIVISION MapRef: MB 2 PG 20 Abbreviated Description: Lot:15 District:4TH Subdivision:NORTHVIEW SUBDIVISION Map Ref:MB 2 PG 20								
11	.36Mi.	**1718 JOHNSON ST** **DYERSBURG, TN 38024-3513**	03/30/2026	$125,000	$115	1080	//1	1956	6,970 SF
	APN: 089P D 00400 Document #: 20261461 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 20,19 District: 4TH Subdivision: SHAW ADDITION Abbreviated Description: Lot:20,19 District:4TH Subdivision:SHAW ADDITION Abbreviated Description:LOT: 10 FEET OFF THE EAST SIDE OF LOT NO. 19								
12	.35Mi.	**1712 JOHNSON ST** **DYERSBURG, TN 38024-3513**	02/23/2026	$105,000	$128	816	//1	1955	4,792 SF
	APN: 089P D 00300 Document #: 20260840 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 19 District: 4TH Subdivision: SHAW ADDITION MapRef: MB 2 PG 23 Abbreviated Description: District:4TH Subdivision:SHAW ADDITION Map Ref:MB 2 PG 23Abbreviated Description:LOT: PART OF LOT 19								
13	.18Mi.	**1624 HARRIS ST** **DYERSBURG, TN 38024-3414**	02/09/2026	$38,000	$51	744	//1	1928	7,405 SF
	APN: 088M C 05400 Document #: 20260599 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 7 Block: 21 District: 4TH Subdivision: INDUSTRIAL ADDITION MapRef: MB 1 PG 7 Abbreviated Description: Lot:7 Block:21 District:4TH Subdivision:INDUSTRIAL ADDITION Map Ref:MB 1 PG 7City/Muni/Twp:CITY OF DYERSBURG City/Muni/Twp: CITY OF DYERSBURG								
14	.34Mi.	**1443 HAZEL CIR** **DYERSBURG, TN 38024-2619**	12/03/2025	$168,900	$119	1417	//2	1969	12,197 SF
	APN: 088L B 01300 Document #: 20255525 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 16 District: 4TH Subdivision: NORTHVIEW SUBDIVISION MapRef: MB 2 PG 20 Abbreviated Description: Lot:16 District:4TH Subdivision:NORTHVIEW SUBDIVISION Map Ref:MB 2 PG 20								

Comparable Sales Chart



The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

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Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**820 HARRELL AVE**	**11/08/2024**	$133,800	$33,450	1,252	//2.25	1940	7,405 SF	
.01Mi.	**816 HARRELL AVE**	**05/22/1991**	$106,900	$26,725	1,568	//2	1940	11,326 SF	
.02Mi.	**902 HARRELL AVE**	**06/20/2025**	$73,300	$18,325	960	//1	1950	7,405 SF	
.02Mi.	**1417 SCHAFFER ST**	**06/16/2009**	$56,200	$14,050	1,012	//1	1954	7,405 SF	
.03Mi.	**808 HARRELL AVE**	**02/16/2024**	$28,500	$7,125	856	//1	1940	11,326 SF	
.03Mi.	**906 HARRELL AVE**	**05/21/2018**	$54,900	$13,725	852	//1	1947	7,405 SF	
.03Mi.	**813 MERRIMAN AVE**	**10/21/1994**	$105,500	$26,375	1,220	//1	1969	7,405 SF	
.04Mi.	**1421 SCHAFFER ST**	**02/25/2000**	$58,300	$14,575	816	//1	1955	7,405 SF	
.04Mi.	**821 HARRELL AVE**	**01/24/2023**	$89,100	$22,275	1,084	//1	1950	7,405 SF	
.04Mi.	**905 MERRIMAN AVE**	**03/24/2016**	$81,000	$20,250	1,103	//1	1946	7,405 SF	
.04Mi.	**817 HARRELL AVE**	**10/25/2012**	$67,700	$16,925	976	//1	1930	7,405 SF	
.04Mi.	**809 MERRIMAN AVE**	**11/29/2005**	$46,500	$11,625	1,102	//1	1940	7,405 SF	
.04Mi.	**910 HARRELL AVE**	**09/23/2016**	$96,200	$24,050	1,456	//1	1940	15,246 SF	
.04Mi.	**901 HARRELL AVE**	**11/01/2021**	$82,900	$20,725	1,036	//1	1952	7,405 SF	
.04Mi.	**813 HARRELL AVE**	**05/29/2025**	$61,800	$15,450	1,044	//1	1940	7,405 SF	
.05Mi.	**911 MERRIMAN AVE**	**04/20/2021**	$118,600	$29,650	1,672	//1	1950	7,405 SF	

Rent vs. Own

Households Occupied by Renters:	37%	Households Occupied by Owners:	54%

Demographics & Income

Median Age:	42.1 years old	Households:	9,639
Median Household Income:	$52,990	Households w/Family:	59%
Household Income Per Capita:	$34,153	Households w/Family Married:	40%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Dyersburg City School District	Students:	2,585
Number of Schools:	4	Rating:	C+

Assigned Schools

Proxim.	Name	Rating	Type	Grade
1.05Mi.	**Dyersburg Middle School** Number of Students: 574 Student-Teacher Ratio: NA	C	Public	6 - 8
0.57Mi.	**Dyersburg Primary School** Number of Students: 744 Student-Teacher Ratio: NA	NA	Public	PK - 2
1.29Mi.	**Dyersburg High School** Number of Students: 680 Student-Teacher Ratio: NA Advanced Placement: Yes	B+	Public	9 - 12
0.48Mi.	**Dyersburg Intermediate School** Number of Students: 587 Student-Teacher Ratio: NA	C	Public	3 - 5

Flood Report

The Subject Property of **820 HARRELL AVE, DYERSBURG, TN 38024-3406** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
The flood information contained in this report was obtained from maps provided by the Federal Emergency Management Agency (FEMA). Whenever possible we will report if the subject property is inside or outside of a 100 year Flood Hazard Area. These areas are defined as areas that have a one percent (1%) chance in any given year of being affected by a significant flood.

The flood information contained in this report is merely a preliminary review intended to provide the buyer, seller or agent guidance and general proximity of the subject property in relation to the 100 years flood hazard area. The buyer should obtain exact specific information from the seller or agent prior to finalizing his decision regarding the purchase of a given property.

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	120%	HIGHER
BURGLARY	116%	HIGHER
MOTOR VEHICLE THEFT	123%	HIGHER
FORCIBLE ROBBERY	108%	SIMILAR
AGGRAVATED ASSAULT	120%	HIGHER
FORCIBLE RAPE	128%	HIGHER
MURDER	129%	HIGHER
OVERALL	121%	HIGHER

Disaster Alerts

4/2/2025 - Severe Tornados, Flooding 1/22/2026 - Severe Winter Storm

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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ICE SiteX Report

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