



LOCATION		PROPERTY SUMMARY	
Property Address	4520 Royalview Rd Knoxville, TN 37921-3130	Property Type	Residential
Subdivision	Cumberland Est Sec 12	Land Use	1 Family
County	Knox County, TN	Improvement Type	Single Family Residential
GENERAL PARCEL INFORMATION		Square Feet	1716
Parcel ID/Tax ID	079MA009	SCHOOL ZONE INFORMATION	
Alternate Parcel ID	50087	Pleasant Ridge Elementary School	1.0 mi
Account Number		Elementary: Pre K to 5	Distance
District/Ward	City Of Knoxville	Northwest Middle School	1.2 mi
2020 Census Trct/Blk	47/2	Middle: 6 to 8	Distance
Assessor Roll Year	2024	Karns High School	6.2 mi
		High: 9 to 12	Distance

TAX ASSESSMENT					
Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
Appraisal Year	2025	Assessment Year	2025	City Of Knoxville	2.1556
Appraised Land	\$19,300	Assessed Land		Knox County	1.554
Appraised Improvements	\$159,100	Assessed Improvements			
Total Tax Appraisal	\$178,400	Total Assessment	\$44,600		
		Exempt Amount			
		Exempt Reason			

TAXES			
Tax Year	City Taxes	County Taxes	Total Taxes
2025	\$961.40	\$693.08	\$1,654.48
2024	\$961.40	\$693.08	\$1,654.48
2023	\$961.40	\$693.08	\$1,654.48
2022	\$961.40	\$693.08	\$1,654.48
2021	\$617.80	\$531.59	\$1,149.39
2020	\$617.80	\$532.00	\$1,149.80
2019	\$617.80	\$532.00	\$1,149.80
2018	\$617.80	\$532.00	\$1,149.80
2017	\$617.80	\$532.00	\$1,149.80
2016	\$718.22	\$611.00	\$1,329.22
2015	\$718.22	\$611.00	\$1,329.22
2014	\$718.22	\$611.32	\$1,329.54
2013	\$628.63	\$611.32	\$1,239.95

PROPERTY CHARACTERISTICS: BUILDING					
Building # 1					
Type	Single Family Residential	Condition	Normal For Age	Units	
Year Built	1963	Effective Year	1990	Stories	1
BRs	3	Baths	2 F H	Rooms	7
Total Sq. Ft.	1,716				
Building Square Feet (Living Space)		Building Square Feet (Other)			
Base Area 1316		Open Frame Porch 16			
		Masonry Stoop 40			
		Finished Basement 400			

- CONSTRUCTION					
Quality	Average	Roof Framing			
Shape		Roof Cover Deck		Composition Shingles	
Partitions		Cabinet Millwork			
Common Wall		Floor Finish			
Foundation	Full Basement	Interior Finish			
Floor System		Air Conditioning		Yes	
Exterior Wall		Heat Type		Forced Hot Air	
Structural Framing		Bathroom Tile			
Fireplace	Y	Plumbing Fixtures		10	
- OTHER					
Occupancy		Building Data Source			

PROPERTY CHARACTERISTICS: LOT

Land Use	1 Family	Lot Dimensions	100M X 182.75 X IRR
Block/Lot	Ff/9	Lot Square Feet	17,860
Latitude/Longitude	35.983438°/-84.020773°	Acreage	0.41

PROPERTY CHARACTERISTICS: UTILITIES/AREA

Gas Source	Gas	Road Type	
Electric Source		Topography	
Water Source	Water	District Trend	
Sewer Source	Sewer	Special School District 1	
Zoning Code	RN-1: Single-Family Residential	Special School District 2	
Owner Type			

LEGAL DESCRIPTION

Subdivision	Cumberland Est Sec 12	Plat Book/Page	27/111
Block/Lot	Ff/9	District/Ward	City Of Knoxville
Description	Subdivisionname Cumberland Est Sec 12 Mapplatb 27 Mapplatp 111 Dimensions 100M X 182.75 X 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.	47093C0257G	08/05/2013