



LOCATION

Property Address	2278 Arlene Ave Memphis, TN 38127
MAAR Subdivision	Westwood Manor 2nd Add
Legal Subdivision	Westwood Manor 2nd Addn
County/MLS Area	Shelby/725E

GENERAL PARCEL INFORMATION

Parcel ID/Tax ID	072084 00014
Alternate Parcel ID	
Account Number	
District/Ward	Memphis
2020 Census Trct/Blk	102.10/4
Assessor Roll Year	2026
Plat Book/Page	24/27
Zoning Code	R-6- Residential Single-Family-6
Permits	Permits

PROPERTY SUMMARY

MAAR Data #	132113
Class	Residential Single Family
Land Use	Single-Family
MAAR Square Feet	1356
Beds / Baths	3 / 1.0
Stories	1
Year Built	1963
Lot Dim /Acres	59X113 / 0.15
Lot Square Feet	6,667
Last Sale	\$60,000 (\$44/sf) on 7/30/2026 N(WD) 1356 SQFT Seller Concessions N/A

CURRENT OWNER

Name	Memphis Investment Properties Iv LLC
Mailing Address	4701 Summer Ave Memphis, TN 38122

SCHOOL ZONE INFORMATION

Lucie E. Campbell Elementary School	1.1 mi
Elementary: Pre K to 5	Distance
Georgian Hills Middle School	1.0 mi
Middle: 6 to 8	Distance
Trezevant High School	0.6 mi
High: 9 to 12	Distance

SALES HISTORY THROUGH 10/06/2026

Date	Amount	Buyer/Owners	Instrument	Book/Page or Document#	Seller Concessions	Sale Type
7/30/2026	\$60,000	Memphis Investment Properties Iv	Warranty	26065795		Normal Sale

LLC

3/31/1998	\$55,000	Warranty	HG8440	Normal Sale
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TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
Appraisal Year	2026	Assessment Year	2026	Memphis	2.58081
Appraised Land	\$10,500	Assessed Land		Shelby County	2.69
Appraised Improvements	\$95,600	Assessed Improvements			
Total Tax Appraisal	\$106,100	Total Assessment	\$26,525		
		Exempt Amount			
		Exempt Reason			

TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2025	\$684.56	\$713.52	\$1,398.08
2024	\$640.68	\$679.70	\$1,320.37
2023	\$541.68	\$679.70	\$1,221.37
2022	\$541.68	\$679.70	\$1,221.37
2021	\$543.97	\$691.73	\$1,235.69
2020	\$472.21	\$598.39	\$1,070.59
2019	\$472.21	\$598.39	\$1,070.60
2018	\$471.32	\$598.39	\$1,069.71
2017	\$483.35	\$607.25	\$1,090.60
2016	\$488.75	\$628.19	\$1,116.94
2014	\$488.75	\$628.19	\$1,116.94
2013	\$488.75	\$629.63	\$1,118.38

MORTGAGE HISTORY

Date	Loan Amount	Borrower	Lender	Book/Page or Document#
08/05/2005	\$58,500	Jones Keitrick Jones Lorese	American Equity	05133240
03/31/1998	55,766	Jones Keitrick Jones Lorese	Bartlett Mortgage	HG/8440

FORECLOSURE HISTORY

No foreclosures were found for this parcel.

PROPERTY CHARACTERISTICS: BUILDING

Physical Data	Appraiser (3/1998)	Assessor	MAAR MLS (3/1998)
Class	RS	RS	RS
Year Built	1963	1963	1963
Square Feet	1356	1380	0
Stories	1	1	1
Rooms	7	7	7
Bedrooms	3	3	3
Baths	1.0	1.0	1.1
Parking	1 car carport		1 car garage
Pool/Fireplaces	No Pool/1	No/	/1

Exterior	Brick/Wood Composition	Brick Veneer	Brick/Wood Composition
Heat/Central Air	/Central Air	Central Heat And Air/Central Heat & Air	Forced Air/Gas/Central Air
Basement Sq Ft/ % Finished			
Shop Sq Ft/Barn Sq Ft			
Appraiser/MLS	JTJO		9803999
Quality		Res Average-(Cd)	
Condition	C4 -Average Condition	3 - Average	
Appraisers Other Features	DISHWASHER, RANGE/OVEN		

LEGAL DESCRIPTION

Subdivision	Westwood Manor 2nd Addn	Plat Book/Page	24/27
Block/Lot	/58	District/Ward	Memphis
Description	Neighborhood: 00503E02		

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.	47157C0280F	09/28/2007

SUBJECT SALES INFORMATION

\$60,000 ON **07/30/26**, Warranty Deed, 26065795. Recorded 2026. JONES KEITRICK AND LORESE JONES to MEMPHIS INVESTMENT PROPERTIES IV LLC. Loan \$102,000, 170% Private Or Owner Financed. Normal Sale. (Physical Data from Appraiser JTJO on 03/1998) Residential Single Family, built in 1963, 1356 sq ft, (\$44/sq.ft.), 1 stories, 7 rooms, 3 bedrooms, 1 full bath(s), 0 half bath(s), 1 car attached Carport, No Pool, 1 fireplace(s), Brick/Wood Composition Construction, , Central Air, C4 -Average Condition.

\$55,000 ON **03/31/98**, Warranty Deed, HG8440. Recorded 1001. Loan \$55,766, 101% Fha Mortgage. Normal Sale. (Physical Data from Appraiser JTJO on 03/1998) Residential Single Family, built in 1963, 1356 sq ft, (\$41/sq.ft.), 1 stories, 7 rooms, 3 bedrooms, 1 full bath(s), 0 half bath(s), 1 car attached Carport, No Pool, 1 fireplace(s), Brick/Wood Composition Construction, , Central Air, C4 -Average Condition.

LISTING ARCHIVE

MLS #	Address	Cat	Status	Sale	Listing Agent	List Date	Sold Date	CDOM	List Price	Sold Price
9803999	2278 Arlene Avenue	RESI	Sold		Regina Hubbard (FTR)	03/03/1998	03/31/1998	24	\$57,000	\$55,000