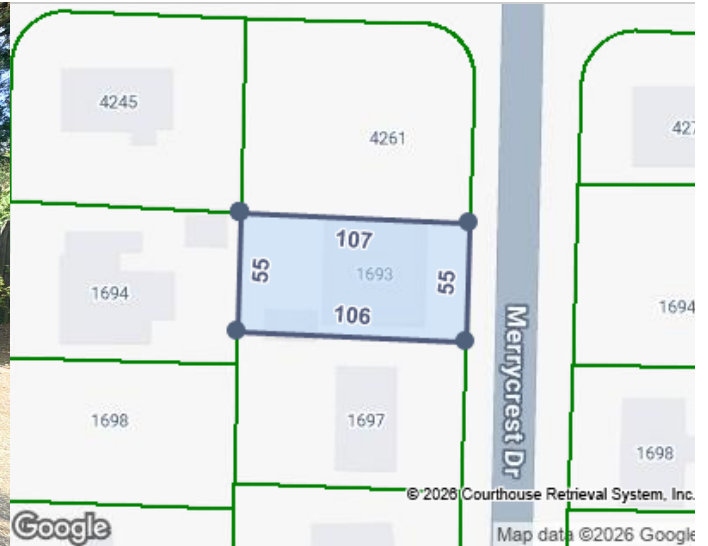




LOCATION

Property Address	1693 Merrycrest Dr Memphis, TN 38111	
MAAR Subdivision	Inmans Goodlett-Willow	
Legal Subdivision	Inmans Goodlett-Willow	
County/MLS Area	Shelby/758E	
GENERAL PARCEL INFORMATION		
Parcel ID/Tax ID	058160 00003	
Alternate Parcel ID		
Account Number		
District/Ward	Memphis	
2020 Census Trct/Blk	97/1	
Assessor Roll Year	2026	
Plat Book/Page		
Zoning Code	R-6- Residential Single-Family-6	
Permits	Permits	

PROPERTY SUMMARY

MAAR Data #	92792
Class	Residential Single Family
Land Use	Single-Family
MAAR Square Feet	1346
Beds / Baths	3 / 1.0
Stories	1
Year Built	1957
Lot Dim /Acres	65X108 / 0.16
Lot Square Feet	7,020
Last Sale	\$89,000 (\$66/sf) on 9/23/2026 N(WD) 1346 SQFT Seller Concessions N/A

CURRENT OWNER

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

SCHOOL ZONE INFORMATION

Willow Oaks Elementary School	0.3 mi
Elementary: Pre K to 5	Distance
Colonial Middle School	1.2 mi
Middle: 6 to 8	Distance
Overton High School	0.9 mi
High: 9 to 12	Distance

SALES HISTORY THROUGH 10/14/2026

Date	Amount	Buyer/Owners	Instrument	Book/Page or Document#	Seller Concessions	Sale Type
9/23/2026	\$89,000	Memphis Investment Properties Iv	Warranty	26083629		Normal Sale

LLC				
6/16/2026	Fitzgerald William III	Quit Claim	26073748	Non-Sale Transfer

TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
Appraisal Year	2026	Assessment Year	2026	Memphis	2.58081
Appraised Land	\$18,700	Assessed Land		Shelby County	2.69
Appraised Improvements	\$96,400	Assessed Improvements			
Total Tax Appraisal	\$115,100	Total Assessment	\$28,775		
		Exempt Amount			
		Exempt Reason			

TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2025	\$742.63	\$774.05	\$1,516.68
2024	\$674.23	\$715.29	\$1,389.52
2023	\$570.05	\$715.29	\$1,285.34
2022	\$570.05	\$715.29	\$1,285.34
2021	\$572.45	\$727.95	\$1,300.40
2020	\$570.48	\$722.93	\$1,293.41
2019	\$570.48	\$722.93	\$1,293.41
2018	\$569.42	\$722.93	\$1,292.34
2017	\$583.94	\$733.64	\$1,317.58
2016	\$547.40	\$703.57	\$1,250.97
2014	\$547.40	\$703.57	\$1,250.97
2013	\$547.40	\$705.18	\$1,252.58

MORTGAGE HISTORY

No mortgages were found for this parcel.

FORECLOSURE HISTORY

No foreclosures were found for this parcel.

PROPERTY CHARACTERISTICS: BUILDING

Physical Data	Appraiser	Assessor	MAAR MLS
Class		RS	
Year Built		1957	
Square Feet		1346	
Stories		1	
Rooms		6	
Bedrooms		3	
Baths		1.0	
Parking			
Pool/Fireplaces		No/	
Exterior		Brick Veneer	
Heat/Central Air		Central Heat And Air/Central Heat & Air	
Basement Sq Ft/ % Finished			

Shop Sq Ft/Barn Sq Ft			
Appraiser/MLS			
Quality		Res Average-(Cd)	
Condition		3 - Average	
Appraisers Other Features			

LEGAL DESCRIPTION

Subdivision	Inmans Goodlett-Willow	Plat Book/Page	
Block/Lot	/59	District/Ward	Memphis
Description	Neighborhood: 00716E02		

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.	47157C0435F	09/28/2007

SUBJECT SALES INFORMATION

\$89,000 ON **09/23/26**, Warranty Deed, 26083629. Recorded 2026. FITZGERALD WILLIAM III to MEMPHIS INVESTMENT PROPERTIES IV LLC. Loan \$100,000, 112% Private Or Owner Financed. Normal Sale. (Physical Data from Tax on 12/2025) Residential Single Family, built in 1957, 1346 sq ft, (\$66/sq.ft.), 1 stories, 6 rooms, 3 bedrooms, 1 full bath(s), 0 half bath(s), 1 car attached Carport, , fireplace(s), Brick/ Construction, Forced Air, Central Air, .

ON **06/16/26**, Quit Claim Deed, 26073748. Recorded 2026. KILGORE RODNEY to FITZGERALD WILLIAM III. Loan \$0, % Cash Sale Or Mortgage Type Unknown. Non-Sale Transfer. (Physical Data from on 06/2026) Residential Single Family, built in , sq ft, (\$/sq.ft.), stories, rooms, bedrooms, 0 full bath(s), 0 half bath(s), , fireplace(s), / Construction, , , .

LISTING ARCHIVE

MLS #	Address	Cat	Status	Sale	Listing Agent	List Date	Sold Date	CDOM	List Price	Sold Price
10231882	1693 Merrycrest Dr	RESI	For Sale	Normal Sale	Mark Hart (RECO)	10/06/2026		15	\$113,000	