



ONLINE LAND MARKET

LAND DATA	
QUESTION/S	DATA
APN / Parcel #:	102-054.06
Ownership?	No
Lot Count:	1
Account # or GEO #:	Bill Number: 37104
Property Address:	327 Lohrig Rd, Jackson, TN 38301
If No Address or 0 address: Closest Property with Numbered Address	N/A
County:	Madison
State:	TN
Lot Number:	No lot number indicated
Legal Description:	No legal description is given on the county's website
Parcel Size:	13.30
Subdivision:	Not in subdivision
Approximate Dimensions:	341.55 ft North 1,463.79 ft East 1,345.20 ft West 547.52 ft South
GPS Center Coordinates (Approximate):	35.57263, -88.72639
GPS Corner Coordinates (Approximate):	35.5739,-88.7272 35.5737,-88.726 35.5716,-88.7253 35.5714,-88.7261 35.5703,-88.7258 35.5704,-88.7276 35.5709,-88.7271
Google map link:	https://maps.app.goo.gl/gpUQ35gLFQaj3Eqs8
Elevation:	485.6 feet
Market Value:	\$103,350

Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	Paved - https://drive.google.com/file/d/15PXIOioXnn0hWe-CGAxIWpbyUVZEq5r0/view?usp=sharing
If others, please specify:	None
Is there a Structure (Yes or No (If Yes: Explain)	There is a structure on the property but unsure what it is
Property miscellaneous images	
YouTube Link:	
ADDITIONAL LAND INFO	
QUESTION/S	DATA
Closest major city:	Memphis, TN - 1 hr 32 min (96.6 miles)
Closest small town:	Pinson, TN - 12 min (7.2 miles)
Nearby attractions:	Cypress Grove Nature Park - 19 min (10.6 miles) Casey Jones Home & Railroad Museum - 21 min (11.6 miles) Liberty Garden Park & Arboretum - 23 min (13.2 miles) Muse Park - 14 min (8.5 miles) Pinson Mounds State Archaeological Park - 16 min (8.4 miles)
COUNTY DATA	
QUESTION/S	DATA
Assessor Website	https://tnmap.tn.gov/assessment/
Assessor Contact	731-423-6063
Treasurer Website	https://paymadisontaxes.com/property-tax/bill/37000
Treasurer Contact	731-423-6027
Recorder/Clerk Website	https://www.madisoncountyttn.gov/118/Register-of-Deeds
Recorder/Clerk Contact	(731) 423-6089
Zoning or Planning Department Website	https://www.madisoncountyttn.gov/261/Zoning-Land-Use-Information
Zoning or Planning Department Contact	731-425-8282
County Environmental Health Department Website	https://www.madisoncountyttn.gov/181/Environmental-Health
County Environmental Health Department Contact	731-988-3960
GIS Website	https://tnmap.tn.gov/assessment/

CAD Website	https://tnmap.tn.gov/assessment/
TAX DATA	
QUESTION/S	DATA
Are the taxes of this property current or delinquent? (If Current, then means no back taxes), (If Delinquent, just put delinquent and ask the next question below.)	Current
Are there any back taxes for this property? If yes, how much is the amount owed? (From what year to what year)	\$ -
How much is the annual property tax? (Current Year if available, if not get the previous year)	\$200.00
Are there any tax liens for this property? If yes, how much is the amount owed? (From what year to what year? Note: Most of the time the county does not have access to this data because they don't know if there are any mortgages or any kinds of liens.	None
Is the property part of an HOA (Homeowners Association) or any community? (Yes/No)	No
How much is the annual HOA due?	\$ -
Are there any HOA dues? If yes, how much is the total amount owed?	\$ -
County Operator Details who Confirmed the Information:	https://paymadisontaxes.com/property-tax/bill/37000
ZONING DATA	
QUESTION/S	DATA
What is the zoning of the property? (Residential/Commercial/Agricultural/etc)	FAR - Forestry Agriculture Recreation District
Terrain type? (Is it flat /slope/etc)	Rolling
Property use code?	Residential
Is the land cleared? (Yes/No)	Not cleared
Is the property buildable? (Yes/ No/Maybe/ etc.. write whatever the county has to say)	Yes
What can be built on the property? (Different types of homes that we can build on the lots.)	Single-family
Can we camp on the property? (If we buy this property can the owner camp there?) Yes/No	No

Notes on Camping (please take note of the allowed time for camping or whatever the county has to say)	Camping is not allowed, there is specific zoning for this one
Are RV's allowed on the property? (Please ask if there are any restrictions.) Yes/ No	No
Notes on RV's (jot down notes about whatever the county has to say)	RV is not allowed only for parks and storage use
Are Mobile homes allowed on the property? (Please ask if there are restrictions.) Yes/No	Yes
Notes on mobile homes (jot down notes whatever the county has to say)	Only 1 for this property, would need to subdivide to have multiple lots
Are tiny houses or small cabins allowed on the property? Yes/ No (Please ask if there are restrictions.) Yes/No	Yes
Is there a total size restriction for any structures on the lot? Yes/ No (Please jot down the notes from the county)	None
Are there any building height restrictions? (Yes/ No) How many feet... please take down notes from the county	35ft
What are the setbacks of the lot?	40ft front 15ft side 10ft Rear
What is the minimum lot size to build on the property?	1 acre
Is there any time limit to build?	The building permit is good for a year
Is there a County or City Impact fee required to build and if so how much does this cost?	None
Is the property in a flood zone and if so what needs to be done to the lot to build?	Not in a flood zone area
Any other restrictions?	None
Is the property in a flood zone? (if yes add a link to FEMA Website)	Zone X - minimum floodzone hazzard
Link to FEMA website	Check image below
Is property wetland?	Not on wetlands
Link to Wetland website	Check image below
County Operator Details who Confirmed the Information:	
UTILITIES DATA	
QUESTION/S	DATA

<p>Is the property located inside or outside the city limit?</p> <p>Notes: If Inside City: It means water and sewer is provided by the city (You need to confirm it) If Outside City: It is considered under County, which means water can be built through a deep well (You need to confirm it)</p>	County
<p>Does the property have water connected? (Yes, No, Waterline on the street/road or Do Not Know)</p>	Not available
<p>If YES... (Put the company name and the phone number of the provider)</p>	West Tennessee Well Drilling, LLC - +17316107649
<p>If it's in the area (Put the street name where the main water line is located.)</p>	N/A
<p>If NO: (Ask if we do we have to dig a well, or, if is there any utility company that provides water in the area where the property is located.)</p>	Would need to dig a well
<p>Does the property currently have a sewer or septic? (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)</p>	Septic is needed
<p>If YES (confirm if it's a SEWER or SEPTIC: Is it provided by the county/city or private company?)</p>	Private company
<p>Please ask for the details of the Company Name & the Contact information(Call and Confirm if it's the right company)</p>	Jimmy Brittain's Septic Tank Service - +17314277200
<p>If NO: Do we need to install a septic? (YES/NO) or a septic system is already installed on the property?</p>	Would need to install a septic system
<p>If the septic system has to be installed, (Ask if we need to percolate the soil?)</p>	N/A
<p>Does the property currently have electricity connected? (Yes, No, or Do Not Know)</p>	Available in the area
<p>What is the electric company name (Confirm If there is an electric company service in the area - Select either City, Community, None, etc.)</p>	Southwest Tennessee Electric Membership Corporation - +17314273311
<p>What type of gas does this area service? (Propane gas/Natural gas/ tank gas/etc)</p>	Propane gas
<p>For waste.... Will the county or city pick up the trash?</p>	Private company
<p>If YES... Get the details of the company name and contact information of that service in the area...</p>	Green Earth Waste & Recycling - +18882095574

NOTE: If NO, (Ask if it's the responsibility of the property owner.)	
County Operator who Confirmed the Information:	
GENERAL DD NOTES FROM THE OLM TEAM:	
DISCLAIMER	
<p>All information provided is based on preliminary research conducted by the Online Land Market team. The buyer is responsible for verifying all information with the County regarding what can and cannot be done with the property. The buyer will need to work with the County to obtain the proper permits if needed. The buyer will also need to confirm the availability of any utilities needed or services on the property. The seller makes no warranties or representations about the land, its condition, or what can be built on the property.</p>	