

LOCATION

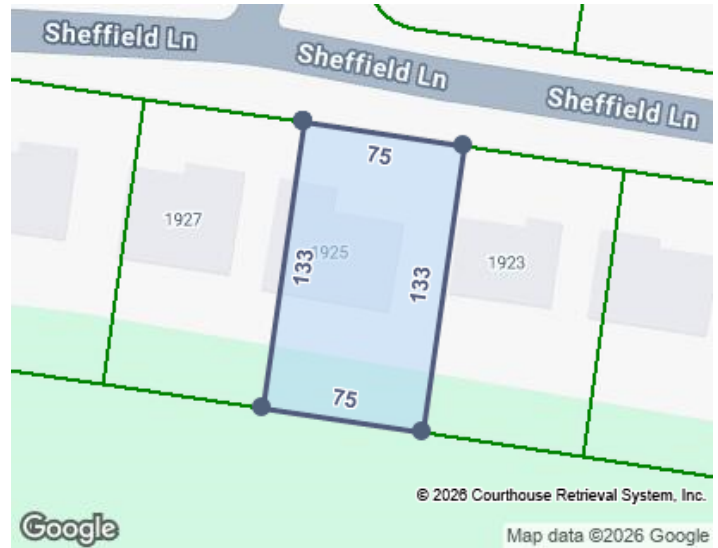
Property Address	1925 Sheffield Ln Columbia, TN 38401-6860
Subdivision	Fieldstone Farms Sec 3
County	Maury County, TN

PROPERTY SUMMARY

Property Type	Residential
Land Use	Household Units
Improvement Type	Single Family
Square Feet	2049

GENERAL PARCEL INFORMATION

Parcel ID/Tax ID	088J B 025.00
Special Int	000
Alternate Parcel ID	
Land Map	088J
District/Ward	09
2020 Census Trct/Blk	108.02/4
Assessor Roll Year	2025



CURRENT OWNER

Name	Hilzinger Family Trust Hilzinger Kenneth James
Mailing Address	1925 Sheffield Ln Columbia, TN 38401-6860

SCHOOL ZONE INFORMATION

Whitthorne Middle School	1.9 mi
Primary Middle: Pre K to 8	Distance
Columbia Central High School	2.0 mi
High: 9 to 12	Distance

SALES HISTORY THROUGH 04/24/2026

Date	Amount	Buyer/Owners	Seller	Instrument	No. Parcels	Book/Page Or Document#
1/18/2025		Hilzinger Family Trust & Hilzinger Kenneth James	Hilzinger Kenneth James & Hilzinger Diana Gail	Quit Claim Deed		R3046/1423 25001920
7/21/2023	\$455,000	Hilzinger Kenneth James & Hilzinger Diana Gail	Grooms Ritchie Lee & Brenda	Warranty Deed		R2937/792 23010739
9/20/2021	\$385,000	Grooms Richie Lee & Spears Brenda Cher	Potts Erik Sean	Warranty Deed		R2771/991 21020614
6/15/2020	\$260,000	Potts Erik Sean	Lotz Jacquelyn Marie	Warranty Deed		R2641/604 20010042
5/2/2019	\$250,000	Lotz Jacquelyn Marie	Scott Miaschia B & Scott Kenyatta	Warranty Deed		R2554/1401 19006290
7/28/2017	\$230,000	Scott Miaschia B	Rash James W	Warranty Deed		R2446/889
1/20/2017	\$20,740	Rash James W	Swindle Zeke	Warranty Deed		R2413/462
1/20/2017	\$20,740	Rash James W	Swindle Zeke	Warranty Deed		1541/462
6/9/2006	\$214,500	Swindle Zeke		Warranty Deed	11	R1923/656
10/29/1999		Evers Cyril Etal C/O Eg Development			89	R1460/427

TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
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Appraisal Year	2025	Assessment Year	2025	Columbia	0.8251
Appraised Land	\$60,000	Assessed Land		Maury	1.91
Appraised Improvements	\$285,100	Assessed Improvements			
Total Tax Appraisal	\$345,100	Total Assessment	\$86,275		
		Exempt Amount			
		Exempt Reason			

TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2025	\$711.86	\$1,647.85	\$2,359.71
2024	\$711.86	\$1,647.85	\$2,359.71
2023	\$711.86	\$1,647.85	\$2,359.71
2022	\$711.86	\$1,647.85	\$2,359.71
2021	\$712.35	\$1,373.71	\$2,086.05
2020	\$712.35	\$1,373.71	\$2,086.05
2019	\$712.35	\$1,373.71	\$2,086.05
2018	\$712.35	\$1,373.71	\$2,086.05
2017	\$884.52	\$1,729.11	\$2,613.63
2016	\$90.00	\$175.94	\$265.94
2015	\$90.00	\$163.75	\$253.75
2014	\$90.00	\$163.75	\$253.75
2013	\$90.00	\$162.31	\$252.31

MORTGAGE HISTORY

Date	Loan Amount	Borrower	Lender	Book/Page or Document#
08/29/2025	\$445,156	Davis Brent Edward Latham Harmony Lynn	Crosscountry Mortgage	R3093/72 25012788
07/24/2023	\$204,750	Hilzinger Kenneth James Hilzinger Diana Gail	United Wholesale	R2937/795 23010740
09/20/2021	\$365,750	Grooms Richie Lee Spears Brenda Cher	Gardner Financial Services	R2771/993 21020615
06/15/2020	\$269,360	Potts Erik Sean	Crosscountry Mortgage	R2641/606 20010043
05/02/2019	\$242,500	Lotz Jacquelyn Marie	Loan Depot Com	R2554/1403 19006291
07/28/2017	\$222,323	Scott Miaschia B Scott Kenyatta J	Guaranty Trust	R2446/891
01/20/2017	\$174,650	Rash James W	Heritage Bank And Trust	R2413/464

PROPERTY CHARACTERISTICS: BUILDING

Building # 1

Type	Single Family	Condition	Average	Units	
Year Built	2017	Effective Year	2017	Stories	2
BRs		Baths	3 F H	Rooms	
Total Sq. Ft.	2,049				
Building Square Feet (Living Space)			Building Square Feet (Other)		
Base 1718			Garage Finished 552		
Upper Story High 552			Open Porch Finished 114		

- CONSTRUCTION

Quality	Average +	Roof Framing	
Shape		Roof Cover Deck	
Partitions		Cabinet Millwork	
Common Wall		Floor Finish	
Foundation		Interior Finish	
Floor System		Air Conditioning	Cooling Package
Exterior Wall	Siding Average	Heat Type	Heat Pakage
Structural Framing		Bathroom Tile	
Fireplace		Plumbing Fixtures	10
- OTHER			
Occupancy	Vacant	Building Data Source	

PROPERTY CHARACTERISTICS: EXTRA FEATURES

Feature	Size or Description	Year Built	Condition
Wood Deck	336	2017	AVERAGE
Driveway		2017	SALVAGE

PROPERTY CHARACTERISTICS: LOT

Land Use	Household Units	Lot Dimensions	75X134.98
Block/Lot	/87	Lot Square Feet	
Latitude/Longitude	35.626406°/-87.113400°	Acreage	

PROPERTY CHARACTERISTICS: UTILITIES/AREA

Gas Source		Road Type	Urban Paved
Electric Source	Public	Topography	Level
Water Source	Public	District Trend	Transition
Sewer Source		Special School District 1	
Zoning Code		Special School District 2	
Owner Type			

LEGAL DESCRIPTION

Subdivision	Fieldstone Farms Sec 3	Plat Book/Page	16/177
Block/Lot	/87	District/Ward	09
Description			

INTERNET ACCESS

courtesy of Fiberhomes.com

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.	47119C0165E	04/16/2007