

Melvin Burgess  
Assessor Of Property  
Shelby County Government

Property Location and Owner Information

Parcel ID	081081 00029
Property Address	7948 WINCHESTER RD
Municipal Jurisdiction	MEMPHIS
Neighborhood Number	00912A50
Tax Map Page	199E
Land Square Footage	291939
Acres	6.702
Lot Dimensions	106.25 719.51 IRR
Subdivision Name	COUNTY GATE PD PHASE 3
Subdivision Lot Number	
Plat Book and Page	244-020
Number of Improvements	1
Owner Name	KRG MEMPHIS WINCHESTER LLC
Owner Mailing Address	30 S MERIDIAN
Owner City/State/Zip	INDIANAPOLIS IN 46204

## Appraisal and Assessment Information

Class	COMMERCIAL
Land Appraisal	\$3,615,800
Building Appraisal	\$1,665,200
Total Appraisal	\$5,281,000
Total Assessment	\$2,112,400
Greenbelt Land Appraisal	\$0
Homesite Land Appraisal	\$0
Homesite Building Appraisal	\$0
Greenbelt Appraisal	\$0
Greenbelt Assessment	\$0

## Improvement/Commercial Details

Land Use	- SHP-CTR-NBRD
Total Living Units	
Structure Type	NBHD SHOPPING CENTER
Year Built	1998
Investment Grade	B

Other Buildings

Card	Year Built	Length	Width	Area	Type
1	1998			110,000	PAVING ASPHALT 75,001-200,000

# Permits

Date of Permit	Amount of Permit	Permit Number	Reason
09/26/2019	\$19,600	B1109828	ALT
07/15/2019	\$172,500	B1110727	ALT
05/21/2019	\$0	BC0013224	C&O
12/17/2018	\$0	BC0013270	C&O
03/16/2017	\$80,000	B1084897	ALT
04/29/2015	\$0	BC0008956	UO
02/12/2014	\$0	BC0005199	UO
02/15/2011	\$0	BC0001204	UO
05/27/2010	\$1,385	B1020565	TFN
04/01/2010	\$0	B1024987	UO
06/09/2008		B1005406	UO

## Sales

Date of Sale	Sales Price	Deed Number	Instrument Type
06/10/2022	\$0	20	L
01/04/2017	\$0	44	CR
11/04/2004	\$13,022,687	04194034	SW

The aerial map shows a property with a cyan-colored area. The area is labeled with several numbers: 81, 200, 237, 292, 10, 14, 45, 141, 82, 208, 232, 10, and 464. A small pink area is labeled A2. The text 'RETAIL-S.CNT (33774)' and 'CANPY RF/SLB (5770)' is visible on the map.

Code	Description	Area
030	RETAIL S...	33774
CP6	CANOPY...	5770
CP6	CANOPY...	630
SS1	SPRINKL...	33774*
PA2	PAVING A...	110000*

Jur: 000  
Parcel: 081081 00029  
Taxyr: 2024  
Card: 1

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