

# Zen Hollow

“Zen Hollow” is a one-of-a-kind, 6200 sq ft. private home situated on over five acres in beautiful Williamson County, Nashville, Tennessee.

The unique design of this custom-built residence is inspired by the Japanese pavilion home style, providing a tranquil living experience aligned with Zen practice.

*Principles of Zen-*

*Meditation: Encourages mindfulness and awareness.*

*Simplicity: Encompasses thought, lifestyle, and surroundings.*

*Presence: Supports living fully in the moment.*

*Direct Experience: Encourages one to experience life directly without any thoughts, labels or judgments.*

The home and grounds provide ample space for peaceful living in constant connection with the natural world, designed in collaboration with architects Manuel Zeitlin and Lesley Beeman. [value ± \$1M]

Prominent features of the meticulously crafted landscape include a Bonsai garden and gravel garden, designed and maintained by the late Bonsai master, Ben Oki. Bonsai artist Owen Reich, who studied in Japan for several years, continues Ben’s work in the gardens – a Zen place that draws one to sit and enjoy the privacy, seclusion, and soothing silence. [value ± \$350k]

Art-formed Japanese cherries, gingkos, oaks, sugar maples and Japanese apricots add grace and beauty, blooming with a heavenly fragrance in winter and springtime. A Torii gate with decorative grass gardens and extensive plantings of native

Tennessee hellebore species bring joy to the senses both indoors and out. [value ± \$150k]

Geothermal HVAC is another Zen element of this home, supporting the natural world by minimizing the carbon footprint with a HERS rating of 75. [value ± \$150k]

Moving indoors, Japanese-style carpentry of exceptionally high quality is integrated throughout the construction of this unique residence. Bulthaup premium gourmet kitchen and pantry artfully connect to the formal dining room, with floor to ceiling windows offering a captivating view of the green space. Yann Giguere (certified Japanese carpenter of Mokuchi Woodworking), designed a “moon gate” shoji screen and marvelous dovetailed staircase in addition to the Ryōbu Torii gate and trellised path. [value ± \$350k]

The integrated automation system with HVAC, Lutron lighting and shade control provided controlled scenes using a Savant system for iPhones and iPads. Low voltage exterior lighting has been customized to create an intriguing visual experience of shadows and light. Throughout the house and gardens, a Savant sound system allows for simultaneous audio and video. [value ± \$400k]

The great room, with an 18-foot ceiling, is the acoustic container for a space certified equivalent to a recording studio by acoustic engineer, Steve Durr. The Steinway-Lyngdorf bespoke SL and boundary speakers are assembled at right angles, with the woofers facing center. They are powered by a SP-1 pre-amplifier and 4 A1/A2 power digital amplifiers. Five locations of voicing were accomplished. Most rooms include professional quality in-wall or ceiling speakers. [value ± \$350k]

The custom wine cellar, with capacity for over six thousand bottles, took six months to complete. The design provides for optimal storage and enjoyment of one's collection. Tabletops are Corton limestone and floor tiling is Crab orchard limestone from the Tennessee plateau. All wine racks are composed of redwood. Most bins are for burgundy bottles; others are designed for Bordeaux style, splits, Magnum and Jeroboam bins. Quake-guardians are installed throughout the cellar, engineered to allow minimal earthquake damage. See attached document for additional details. [value ± \$300k]

The property, 5.37 acres, is one item on the county plat map. Fred Stephenson was the general contractor and Katie Chudacoff served as the consultant for interior design elements. Construction features all poured concrete, rebar walls 12 inches thick, confirmed by testing, all 4000-psi strength. Extensive use of LVLs, Simpson straps, hold-downs and tie-downs. Structural engineer Mark Savage states this home should only sustain minimal damage during a Richter scale 6 earthquake. A safe room with tornado barrier door is lined with 14-gauge steel and designed to maintain itself even if all else was destroyed. Extensive HVAC, dehumidification and humidification systems, fifteen tons geothermal units, seven zones, and five independent units. A stainless-steel fire pit is constructed on the wine outdoor social area. A natural gas line is available below the slab. There are four automated Mommessin fireplaces.

Additional details may be found within the home appraisal information. Note: most values noted above are circa 2012.

# Additional Specifications

## HVAC and Plumbing

- Total of 15 tons of geothermal, 7 zones in 5 systems
  - Wine Cellar: two redundant units controlled with thermostat and a dehumidistat.
  - Upper Level: Master suite, tasting room and mechanical room
  - Lower Level: Library, lounge, media, billiards and bathroom, Guest bedroom suites, laundry and attic
  - Lower Level: A/V closet, archive and storm shelter
  - Upper Level: Great room, kitchen, dining and foyer
- D-superheater for hot water production
- Whole house dehumidification system, max 125 pints/day
- Five geothermal wells, 500' deep, sub-slab distribution
- Three filtered fresh air intakes on automated dampers.
- Honeywell ASHRAE 62.2 compliant automated air quality system to maintain positive pressure pushing allergens, et. al. outside.
- Titus linear diffusers: architectural component throughout house to lower noise below STC rating 30.
- All utilities are underground
- Instant hot water re-circulating system
- Whole house water charcoal filtration system with reverse osmosis for drinking water and icemakers
- Aqua-boost variable pump to maintain water pressure upon increased demand or low Harpeth water pressure.
- Water supply 1.5" Uponor Pex main line.
- Large septic tank with large overflow fields.
  - Secondary fields available for future needs mapped out by county.
- Hans-Grohë plumbing fixtures.
- Low GPF Toto Toilets.
- Automatic water shutoff-system with multiple sensors and flow monitoring

## Electrical and Automation

- Savant Home Automation system and Lutron HomeWorks lighting system.
  - Automated integrated lighting and shades
  - HVAC and security integration
  - AV system control, home music system
  - IP telephones and video conferencing
  - Monitor lightning protection and surge suppression systems
  - Generator control
  - Gate Control with FAAC Italian hydraulic arms.
- Kohler Whole House 125kW Natural Gas Generator
  - 200 amp, 240v single phase transfer switches with built-in TVSS protection (3)
  - Power line protected by MOV surge units at line intake
  - MOV surge protectors on each circuit breaker.
  - Annunciator & Savant connected for monitoring
  - Remote Kohler software allows home computer monitoring of genset health parameters & setting one hour exercise cycles every two weeks.
  - Kohler bi-annual maintenance and routine battery replacement every two years is done.
- Preventia Monitored Alarm System
  - Central station connection with dedicated cell phone and redundant landline.
  - Eleven monitored video cameras with continuous video recording
  - Water sensors in walls, floors and other high-risk areas.
  - Heat-of-rise, smoke and CO detectors are connected to the security system.

## Thermal Envelope

- Exterior aluminum framed doors & windows by Thermal Windows
  - designed with the aspect ratio of a Tatami mat, They are made in standard sizes, twice as long as wide, about 0.9 by 1.8 meters
- Doors & windows with multipoint locks & double-glazed, PPG Solarban 70XL tempered glass.
- All glass panes were tested to confirm UV transmittance of <6%.
- Thermal breaks in all doors & windows.
- All windows set-in stainless-steel pans to increase probability of repelling water.
- All windows & doors passed HERS vacuum test.
- Front door escutcheon to be replaced.

## Construction Details

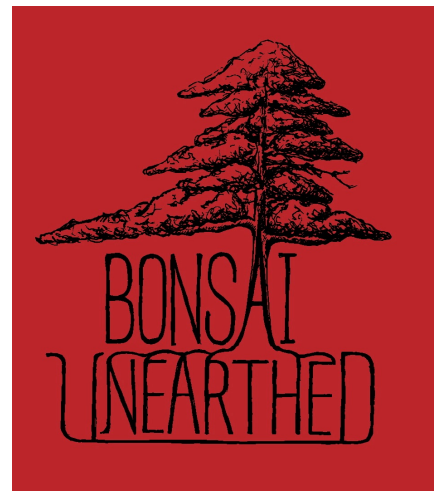
- Poured concrete and rebar walls
  - 12 inches thick
  - 4000-psi strength concrete confirmed by testing
- Extensive use of structural LVLs
  - Simpson straps, hold-downs and tie-downs.
- Minimum 6" thick exterior wall stud spaces
  - filled with blown cellulose,
  - 3/4" plywood lateral shear exterior wall covered by Tyvek Stucco Wrap and Dow extruded polystyrene foam blue board (1" = R5)
- Custom joists at 12" to 16" O.C. used for stiffness and stability.
- I-Joists used for support of roof.
- 2" interval spaces nailed, glued & taped, wine cellar
- cellar/hallway walls:
  - 1" interval spaces nailed, glued & taped everywhere
  - covered by Felt/tar paper and Cementous stucco on standard metal lath board
- All exterior non-stucco veneers are plastic
- Insulation: Exterior Wall R-39; Roof R-22; Wine Cellar Walls R-62
- Interior Doors
  - Custom 8' rift cut solid oak doors (12)
    - Assa Abloy mortise lock sets and 4 ball bearing hinges
  - Extra-large custom rift cut solid oak pocket doors (5)
    - Acoustic brushes to dampen sound transmission
    - FSB stainless pull sets

## Appliance Details

- Kitchen
  - Wolfe cooktop hood with roof mounted external motor
  - Miele Induction Cooktop
  - Miele Convection Oven
  - Miele Speed Oven with Microwave
  - Miele Warming Drawer
  - Sub-Zero Double Door Refrigerator
- Lounge
  - Sub-Zero Ice-maker
  - Sub-Zero Refrigerator
- Elevator
  - Home lift elevator, automated,
  - provided with a Home lift UPS unit to prevent stranding which integrates with total house genset.
- Fireplaces
  - Monossen automated direct vent contemporary fireplaces 35,000 BTU/hr
    - Great Room
    - Master Bedroom
    - Media Room
    - Tasting Room

## Exterior Details

- Custom gunite saline swimming pool with hydrazo Maui finish (\$75k)
- Extensive landscaping & plantings
- Extensive automatic irrigation system from road to around behind Pool deck & wine social deck.
- 14" square umbrella on upper deck. Covered in winter.
- Extensive outside LED lighting controlled with Lutron Homeworks automated lighting system
- Front porch
  - Custom green harvested Brazilian Ipe porch
  - secured by stainless steel screws with insect screen below.
  - Custom steel work,
  - 6" thick, ±6-7' long Crab orchard plateau limestone bridge from east plinth Ipe landing/steps.
- Two Decks
- Custom green harvested Brazilian Ipe decks
- secured by stainless steel screws with insect screen below.
- Custom steel work
- Custom designed deck railings
- Stainless steel railing for exterior steps and swimming pool



I've had the privilege to work at the Dopp residence in some capacity since 2007; first consulting on healthcare of the time honored Japanese maples during construction phase, and eventually taking on the aesthetic pruning and advisory role on plant health care in 2013.

My background in ornamental horticulture BSA The University of Georgia ('06), construction and management of wholesale nursery at Samara Farms LLC ('06-10), and formal traditional Japanese art apprenticeship at Fujikawa Kouka-en in Osaka, Japan ('10-12) allowed me to promote and preserve the art formed plants throughout this site.

This garden is quite special, as it is full of both older ginkgos, maples and oaks surrounding the home. The art-formed pine showcase framed by stone walls comprised of multiple types of local stone is the centerpiece of the space, and essentially a large Tokonoma (display alcove). The central pine is an Austrian Black pine that is approximately 80 years old. The flanking trees are Japanese Black and Red pines grown by a fellow bonsai artist in Georgia, and about 40 years old.

The Japanese flowering apricot art form by the Torii Gate is has been made from a young seedling, and custom pruned in the central Kansai region style like those at Osaka castle and eastern Kyoto.

The property has many unique structural art forms we have cared for as a team for almost 50 years, making it one of my favorite gardens in Nashville to both appreciate and work in. The new stewards of this land have great structural elements to preserve and a blank canvass of understory to adapt to their taste.

Regards,

Owen Reich  
owenbonsai@me.com



# steven durr designs

CONSULTING - SOUND REINFORCEMENT - ROOM ACOUSTICS - STUDIO DESIGN - NOISE CONTROL

October 13, 2015

Alan,

Our goal was to design a room in your home that would acoustically complement your spectacular piano.

To that end we provided the architect and the mechanical engineer with a written noise criterion for the mechanical system. This NC15 requirement is equal to a concert hall or recording studio. The mechanical system is unique for this space; oversized ducts, specific sized unit and careful attention to the diffusers and the air flow around the piano were specified.

In order for the room to acoustically complement the piano, the partitions, ceiling and floor were specifically constructed of multiple layers of materials. Included were standard 5/8" type X sheet rock, 5/8" Quiet Rock and 1/2" sound board and 3/4" plywood. All partitions were isolated with rubber under both the top and bottom plates.

This specialized acoustical construction traditionally would be \$ 330 to \$355 per sq. foot in Nashville, Tennessee.

Please feel free to contact our office if further clarification is required,

Sincerely,



Steven Durr  
Principal, Steven Durr Designs

Phn: 615-383-1580  
Fax: 615-385-5168

3715 Princeton Avenue  
Nashville, TN 37205

[steve@stevendurr.com](mailto:steve@stevendurr.com)  
[www.stevendurr.com](http://www.stevendurr.com)



---

**STRUCTURAL ENGINEERS, P.C.**

4525 Trousdale Drive  
Nashville, Tennessee 37204  
(615) 781-8199 ■ Fax (615) 781-4088  
www.emcnashville.com

September 25, 2012

Mr. Alan Dopp  
586 Natchez Bend Road  
Nashville, Tennessee 37064

**RE: Dopp Residence  
EMC Project No. 10903**

Dear Mr. Dopp:

At your request, we are writing to summarize our structural involvement in the construction of your residence located at 586 Natchez Bend Road. EMC Structural Engineers, P.C. has continually been involved in the design and inspection of this residence since 2009. The design philosophy used during the construction process typically exceeded the minimum design requirements of the building code. The following is a summary of structural items that we believe were beyond minimum code requirements implemented throughout the construction of the residence.

- EMC Structural Engineers, P.C. was involved throughout the design and construction process.
- EMC Structural Engineers, P.C. performed framing inspections and reinforcing inspections of the foundation prior to construction (photograph 1).
- A concrete testing company was involved in the testing of the foundations and the testing of the concrete used in construction of the foundation, the slab-on-grade, and the basement walls.
- Simpson hold-downs were used at all corners of the residence to provide increased seismic resistance (photograph 10).
- The exterior plywood sheathing was attached at a reduced spacing in order to increase the lateral shear resistance of the exterior walls.
- Seismic strapping was added to the mechanical and plumbing system to provide lateral restraint during a seismic event (photographs 7 and 8).
- EMC Structural Engineers, P.C. was involved in the design of the attachment of the speakers shown in photographs 2 and 3. These speakers are mechanically connected to the plywood shear walls to prevent toppling of the speakers during a lateral seismic event.

### **Seismic Resistance**

The items listed above are typically not structurally required or are they used in typical residential-type construction. We used this type of design philosophy in order to increase the seismic resistance of the structure beyond the required code minimum. We believe that the structure can effectively resist the design earthquake for Middle Tennessee and would only sustain minor structural damage during a major earthquake event.

### **Wind Resistance**

In addition to the lateral seismic resistance, Simpson hurricane ties were used at all significant load points for the roof structure to hold down the wind uplift forces. Similar to the design philosophy for the seismic resistance of the structure, these hold-downs were designed well beyond the calculated values per the building code. The unique geometry for the areas of the residence at the corners were vertically restrained by vertical steel tubing that provides vertical support for uplift and gravity of the roof structure (photograph 9). Again, the roof structure is anchored to the shear walls of the residence well beyond the minimum code values.

### **Wine Racking Structure**

EMC was deeply involved in the design and construction of the Wine Racking Structure (photograph 3). We routinely made site visits during and after construction to monitor the construction of these frames and to evaluate the installation. The design philosophy that was implemented for the main portion of the residence was applied to the Wine Racking Structure. We evaluated the Wine Racking Structure to resist the design for earthquakes for Middle Tennessee and added lateral strapping to the back of each of the racks to provide ductility for racking during an earthquake event. In addition, Quake Guard Rings® were added to each bottle to prevent the bottles falling out of the racks when exposed to a seismic event (photographs 5 and 6). In our professional opinion, the Wine Racking Structure would only sustain minimum damage during a major seismic event.

### **Summary**

In summary, it is important to understand the design philosophy used during the construction of the house. Mr. Dopp insisted that a robust lateral-resisting design be used for each of the structural and non-structural elements in the building. This design philosophy resulted in the

Mr. Alan Dopp  
EMC Project No. 10903  
September 25, 2012  
Page 3

construction of a house that is more resistant to a seismic and wind event than typical code-required construction.

Please call if you have any questions or require further assistant.

Sincerely,

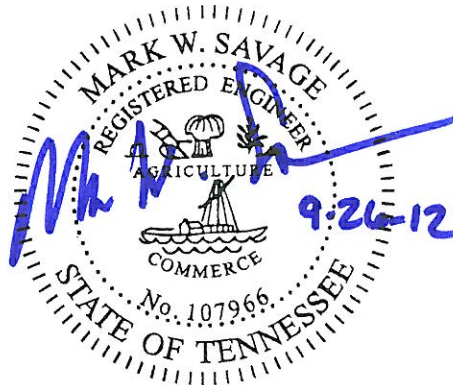
**EMC Structural Engineers, P.C.**



Mark W. Savage, P.E.  
Principal

MWS/pjs

Attachments





**Photograph 1: Reinforcing for the concrete basement walls.**

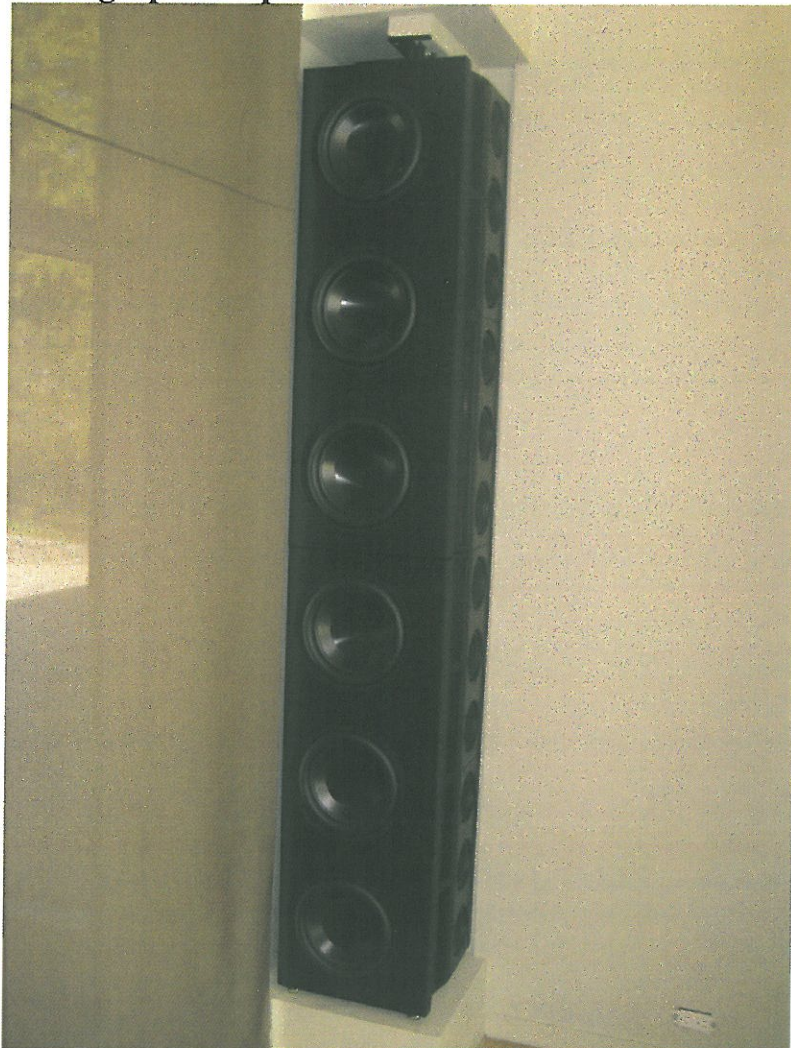
**Photograph 2: Speaker connection.**

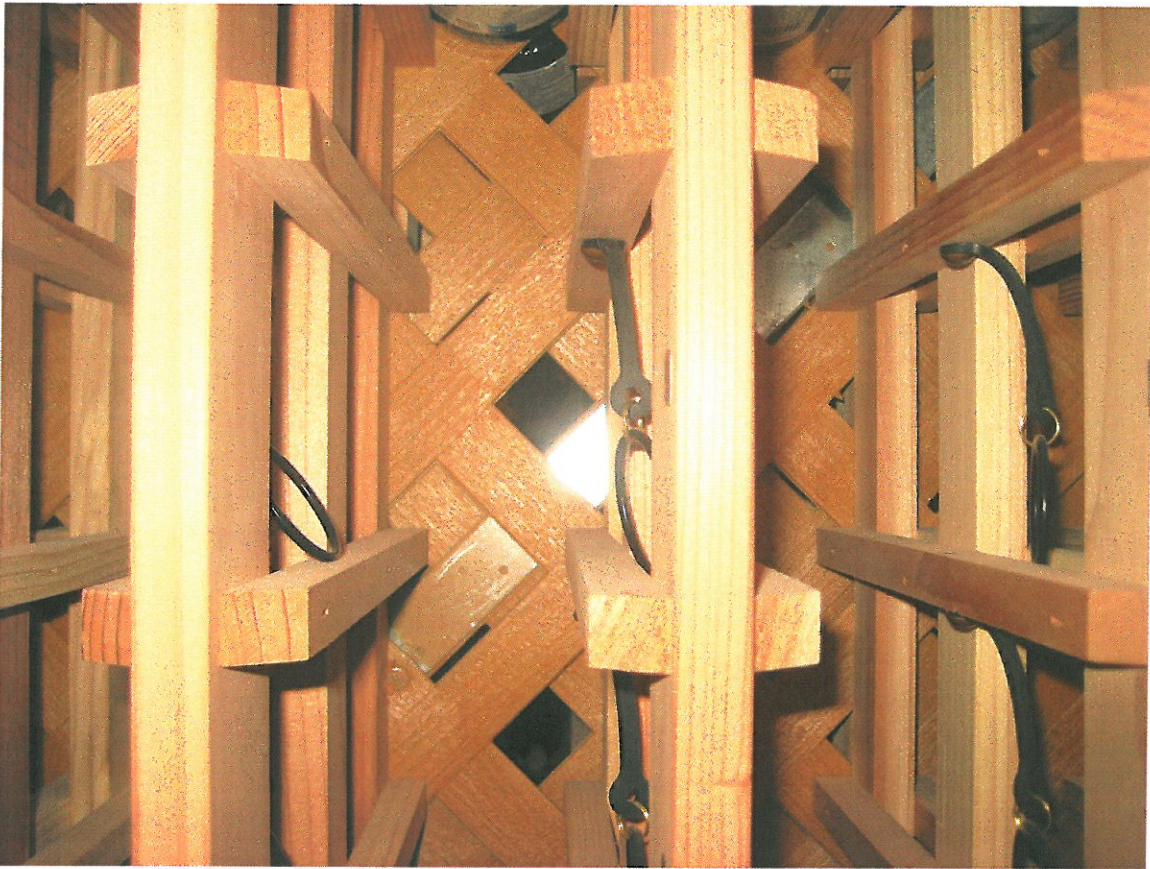




**Photograph 3: Wine rack strapping.**

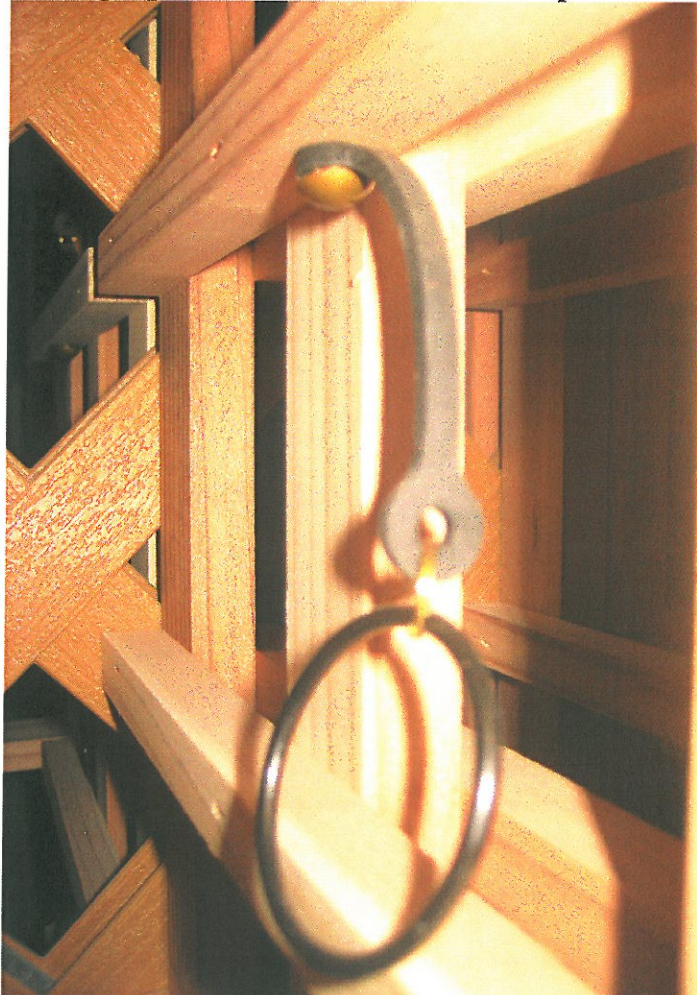
**Photograph 4: Speaker.**





**Photograph 5: Quake Guardian strap.**

**Photograph 6: Quake Guardian strap.**





**Photograph 7: Tank strapping.**

**Photograph 8: Water heater strapping.**





**Photograph 9: Roof tube framing.**

**Photograph 10: Simpson holddowns.**





**Photograph 11: Simpson ties.**

**Photograph 12: Simpson ties.**



## Wine Cellar Details

Installed by Amore' Wine Cellars of Nashville, TN

<http://www.amorewinecellars.com/>

### Residential Cellar Gallery

“This cellar is different because this one was made to resist earthquake conditions. It took much longer to construct because of this. Made of Redwood with a stone floor and a glass entrance, it holds roughly 6500 bottles, mostly of single Burgundy-style. It was built onsite and took about 5 months. Every bin and opening has a SKU number assigned to it with a quakeguardian restraining bungee strap. A Burgundy Corton natural stone, that was mined from under a wine vineyard, was used for the work station and the landing area. It looks great!”



**\$300,000**

This cellar is different because this one was made to resist earthquake conditions. It took much longer to construct because of this. Made of Redwood with a stone floor and a glass entrance, it holds roughly 6500 bottles, mostly of single Burgundy-style. It was built onsite and took about 5 months. Every bin and opening has a SKU number assigned to it with a quakeguardian restraining bungee strap. A Burgundy Corton natural stone, that was mined from under a wine vineyard, was used for the work station and the landing area. It looks great!















Steinway-Lyngdorf Speakers





# Property Recs

Property Report For:

586 NATCHEZ BEND RD

Nashville, TN

37221

Prepared On:

**January 6, 2026**

[Report Link](#)

YOU MAY NOT USE OUR SERVICE OR THE INFORMATION IT PROVIDES TO MAKE DECISIONS ABOUT CONSUMER CREDIT, EMPLOYMENT, INSURANCE OR TENANT SCREENING. BECAUSE ERRORS CAN OCCUR WITH ANY DATA SOURCES, SOME RECORDS MAY NOT BE ACCURATE OR UP TO DATE.

# 586 Natchez Bend Rd

Nashville TN 37221 (Williamson County)

**Built in 2012 • Residential • 6173 sq. ft. Living Area • 3 Bed**  
**• 4.5 Bath**

 MLS-Image-1

# Satellite View & Map



# Owners & Residents

MOST RECENT OWNER OR RESIDENT

## **Linda Blevins Dopp**

81 Years Old

DATES AT LOCATION: 08/18/1989 to 01/06/2026

---

MOST RECENT OWNER OR RESIDENT

## **Alan C Dopp**

81 Years Old

DATES AT LOCATION: 05/01/1986 to 01/06/2026

---

## **Michelle Dopp Geiser**

49 Years Old

DATES AT LOCATION: 06/01/1995 to 09/26/1997

# Ownership Timeline

 2009 - Present

**Alan C Dopp**

DATE OF PURCHASE

November 2009

---

 N/A - 2009

**Linda B Dopp**

# Property Details

Luxury Online Absolute Auction Bidding Ends January 29 at 2:00pm. Zen Hollow is a rare architectural offering located within Natchez Bend Estates in Williamson County. Designed by Manuel Zeitlin Architects & interiors by Katie Chudacoff, this 6,100

## Interior

### OVERVIEW

BEDROOMS: 3

BATHROOMS: 4

HALF BATHROOMS: 1

INTERIOR FEATURES: Bookcases, Built-in Features, Elevator, Entrance Foyer, Extra Closets, High Ceilings, Smart Camera(s)/Recording, Smart Light(s), Smart Thermostat, Walk-In Closet(s)

### BASEMENT

BELOW GRADE SIZE: 2759

FEATURES: Finished

TOTAL SQFT: 2759

FINISHED AREA: 2675 sq.ft.

### UTILITIES

UTILITIES: Water Available

WATER SOURCE: Public

SEWER: Septic Tank

OTHER EQUIPMENT: Irrigation System

APPLIANCES: Built-In Electric Oven, Built-In Electric Range, Cooktop, Dishwasher, Microwave, Refrigerator

### HEATING AND COOLING

COOLING: Central Air

HEATING FEATURES: Central

FIREPLACE: Gas

FIREPLACE COUNT: 4

## Exterior

### **BUILDING INFORMATION**

STORIES: 2

YEAR BUILT: 2012

BUILDING AREA: 6173 sq.ft.

PATIO AND PORCH: Patio,Covered,Porch,Deck

### **LOT INFORMATION**

LOT SIZE: 233917 sq.ft.

LOT SIZE ACRES: 5.37 acres

### **OVERVIEW**

EXTERIOR FEATURES: Balcony,Smart Camera(s)/Recording,Smart Irrigation,Smart Light(s),Smart Lock(s),Storm Shelter

CONSTRUCTION MATERIALS: ICFs (Insulated Concrete Forms)

### **POOL AND VIEW**

TYPE: Private

POOL FEATURES: In Ground

## Parking

### **GARAGE/CARPORT INFORMATION**

GARAGE: Yes

ATTACHEDGARAGE: Yes

GARAGE SPACES: 2

TOTAL PARKING: 2

### **PARKING FEATURES**

FEATURES: Garage Door Opener, Attached, Concrete, Driveway, Parking Pad

## **Other**

### **SCHOOL INFORMATION**

ELEMENTARY: Grassland Elementary School

ELEMENTARY DISTRICT: Williamson County School District

MIDDLE: Grassland Middle School

MIDDLE DISTRICT: Williamson County School District

HIGH: Franklin High School

HIGH DISTRICT: Williamson County School District

### **GREEN ENERGY INFORMATION**

BUILDING VERIFICATION TYPE: Earth Craft Certified Home

ENERGY EFFICIENT: Water Heater,Windows,Thermostat

# MLS Details

## Overview

### MLS INFORMATION

RECORD #: 500987921811

LISTING #: RTC3065477

LISTING STATUS: Active

LISTING DATE: Dec. 2025

SOURCE: Middle Tennessee MLS - REALTRACS

DAYS ON MARKET: 2

ORIGINAL LISTING DATE: Dec. 2025

### MLS INFORMATION

MARKET VALUE DATE: Nov. 2025

MARKET VALUE: \$2,652,980

AVG MARKET PRICE: \$256 / sq.ft.

SPECIAL LISTING CONDITIONS: Auction

### LISTING AGENT

NAME: Jennifer Telwar

MLS #: RTC39002

STATE LICENSE: 326355

PHONE: 615-405-5107

EMAIL: jenny.telwar@zeitlin.com

### LISTING AGENT OFFICE

NAME: Zeitlin Sotheby's International Realty

MLS #: RTC4343

PHONE: 615-383-0183

EMAIL: dustin.taggart@zeitlin.com

# MLS Transaction History

DATE	EVENT	PRICE
12/17/2025	For Sale	-
11/24/2025	cancelled	-
11/24/2025	For Sale	-

# Lot Information



## Overview

### LEGAL DESCRIPTION

5-ANATCHEZ HILLS ESTSP53 105ANAT  
CHEZ HILLS ESTS4 385-ANATCHEZ HIL  
LS ESTATESP53 104-BNATCHEZ HILLS  
ESTATESP53 105ANATCHEZ HILLS EST  
ATES REV PLAN4 38

### COUNTY LAND USE CODE

47187

### LAND USE CODE

Single Family Residence

### COUNTY

Williamson

SUBDIVISION NAME  
Minor Revision & Combination

TYPE OF DEED  
Deed Of Trust

COORDINATES  
36.017243, -86.963529

LAND SQFT  
233,917 sq. ft.

LAND ACRES  
5.37 acres

ASSESSED YEAR  
2025

ASSESSED VALUE  
\$613,475

LAND VALUE  
\$265,500

IMPROVEMENTS VALUE  
\$347,975

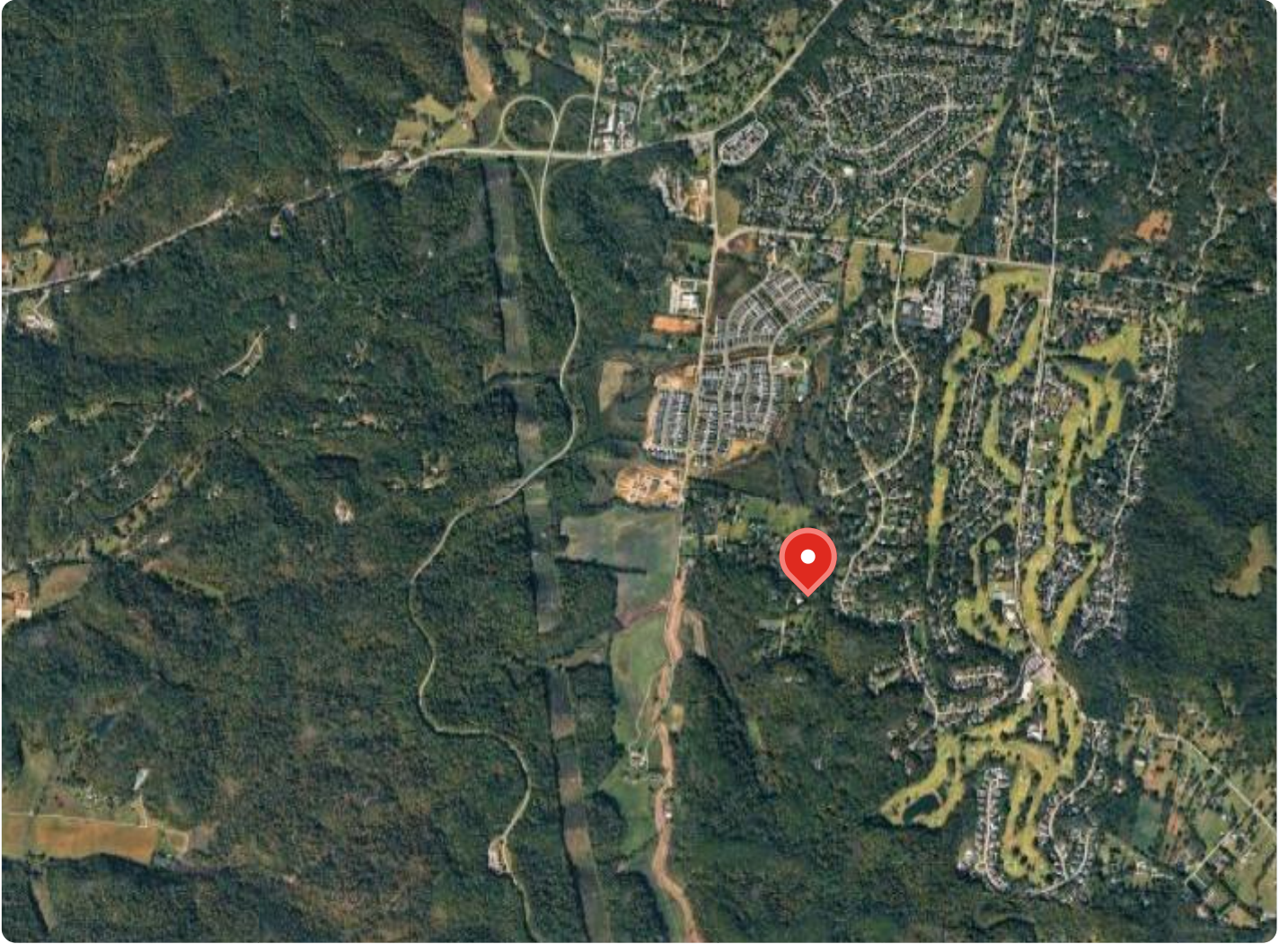
PARCEL NUMBER  
094015 02100

TRACT NAME  
Census Tract 504.03

GEOID  
47187050403

QUALIFIED GEOID  
1400000US47187050403

# Flood Information



# Liens

NO SOLAR, MECHANICAL, TAX, OR TRANSACTION LIENS FOUND IN OUR DATABASE

# Loans, Assignment & Releases

## Loan Summary

AMORTIZATION DATE

April 06, 2024

EST. AVAILABLE EQUITY

\$1,522,247

EST. LENDABLE EQUITY

\$1,217,797

AMORTIZED LOAN TO VALUE

42%

## First Loan Position

RECORDING DATE

February 28, 2013

LOAN AMOUNT

\$1,200,000

RATE TYPE

ADJUSTABLE RATE

DOCUMENT NUMBER

0058490085

LENDER NAME

SUNTRUST MORTGAGE INC

CLASSIFICATION

MORTGAGE COMPANY

## Second Loan Position

RECORDING DATE

January 12, 2016

LOAN AMOUNT

\$900,000

RATE TYPE

MORTGAGE TYPE

ADJUSTABLE RATE

LINE OF CREDIT

DOCUMENT NUMBER

LENDER NAME

0066510758

AVENUE BANK

CLASSIFICATION

BANK

# Home Value

TOTAL VALUE - UPDATED 11-26-2025

**\$2,652,980**

CONFIDENCE  
SCORE

**90**

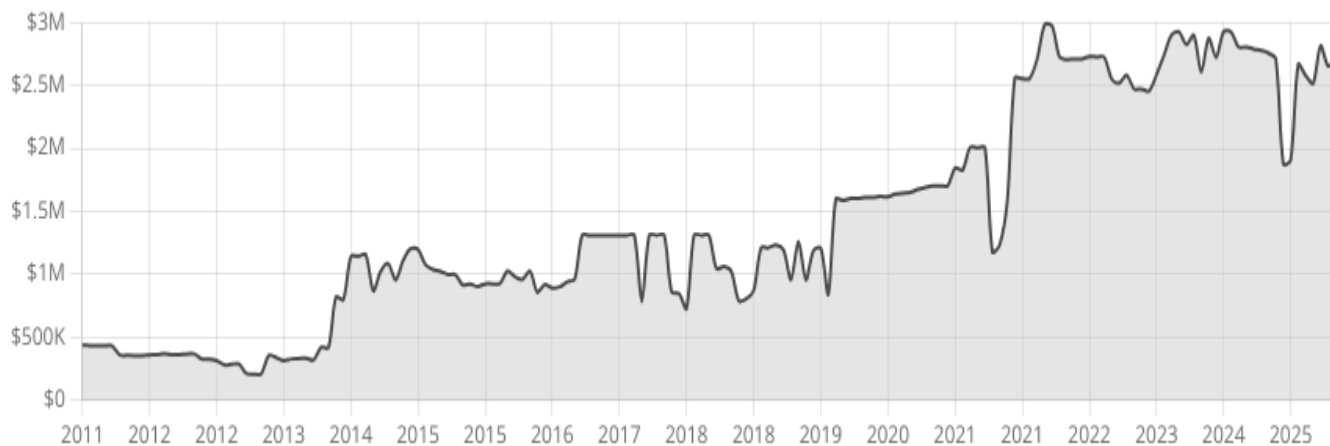
PROBABLE MARKET RANGE

**\$2,387,680 - \$2,918,280**

CHANGE FROM  
LAST YEAR

**-3.8%**

## Historical Market Value



**DATE**

**TOTAL VALUE**

**CHANGE**

2025-11

\$2,652,980

**-3.8%**

2024-12

\$2,756,480

**-5.8%**

2023-12	\$2,925,800	<b>+7.2%</b>
2022-12	\$2,729,390	<b>+6.9%</b>
2021-12	\$2,554,110	<b>+50.0%</b>
2020-12	\$1,703,000	<b>+6.3%</b>
2019-12	\$1,601,400	<b>+32.3%</b>
2018-12	\$1,210,000	<b>+43.4%</b>
2017-12	\$844,000	<b>-35.5%</b>
2016-12	\$1,309,000	<b>+41.4%</b>
2015-12	\$926,000	<b>-22.9%</b>
2014-12	\$1,201,630	<b>+186.9%</b>
2013-12	\$418,825	<b>+47.6%</b>
2012-12	\$283,783	<b>-19.7%</b>
2011-12	\$353,554	-

# Deeds & Sales Records



February 05, 2021

## Deed Of Trust

RESIDENTIAL • LINE OF CREDIT

### BUYER

Alan C Dopp Linda B Dopp

---

### LENDER DETAILS

LENDER

Bank

MORTGAGE

\$900,000

---

### COUNTY RECORDS

APN #

094015 02100

DOCUMENT TYPE

Deed Of Trust

COUNTY

Williamson

PURCHASE TYPE

Mortgage

---

### TITLE RECORDS

TRANSACTION ID

563292391

---

## **MORTGAGES RECORDS**

TERM

12 years

TERM DATE

01/04/2028

RATE TYPE

Adjustable Rate

INTEREST CHANGE FREQUENCY

Monthly - Revolving Credit Lines Are Always Monthly, Unless Otherwise Stated  
On Document.

BOOK

6651

PAGE

0758

LENDER NAME

Avenue Bank

LENDER ADDRESS

Nashville, TN

DOCUMENT NUMBER

0066510758

INSTRUMENT NUMBER

16001267

---

## **BUYER RECORDS**

## VESTING CHANGES

# Property Taxes

PROPERTY TAX

**\$7,975**

TAX RATE

**1.30%**

CHANGE FROM  
LAST YEAR

**+9.7%**

LAND VALUE

**\$265,500**

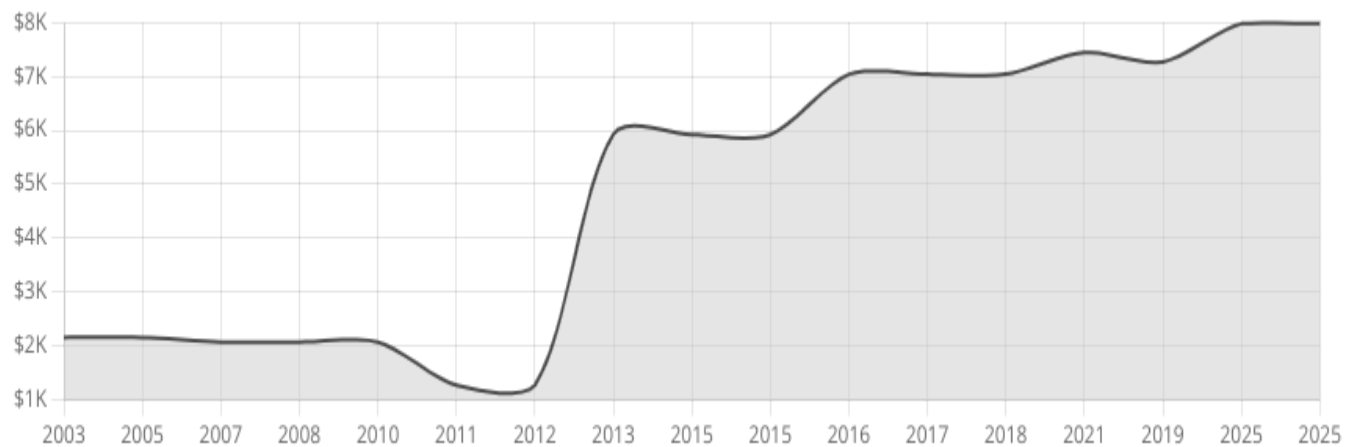
IMPROVEMENT VALUE

**\$347,975**

TOTAL VALUE

**\$613,475**

## Property Tax History



YEAR

2025

PROPERTY TAX

\$7,975

CHANGE

**+9.7%**

LAND

\$265,500

ADDITIONS

+ \$347,975

ASSESSMENT

= \$613,475

YEAR	PROPERTY TAX	CHANGE
2020	\$7,267	<b>-2.4%</b>
LAND	ADDITIONS	ASSESSMENT
\$73,750	+ \$253,600	= \$327,350
YEAR	PROPERTY TAX	CHANGE
2020	\$7,443	<b>+5.8%</b>
LAND	ADDITIONS	ASSESSMENT
\$73,750	+ \$253,600	= \$327,350
YEAR	PROPERTY TAX	CHANGE
2019	\$7,038	<b>0.0%</b>
LAND	ADDITIONS	ASSESSMENT
\$73,750	+ \$253,600	= \$327,350
YEAR	PROPERTY TAX	CHANGE
2018	\$7,038	<b>0.0%</b>
LAND	ADDITIONS	ASSESSMENT
\$73,750	+ \$253,600	= \$327,350
YEAR	PROPERTY TAX	CHANGE
2017	\$7,038	<b>+18.9%</b>
LAND	ADDITIONS	ASSESSMENT
\$73,750	+ \$253,600	= \$327,350
YEAR	PROPERTY TAX	CHANGE
2016	\$5,918	<b>0.0%</b>
LAND	ADDITIONS	ASSESSMENT
\$73,750	+ \$253,600	= \$327,350
YEAR	PROPERTY TAX	CHANGE
2015	\$5,918	<b>0.0%</b>
LAND	ADDITIONS	ASSESSMENT
\$199,700	+ \$825,000	= \$256,175
YEAR	PROPERTY TAX	CHANGE
2013	\$5,918	<b>+364.9%</b>
LAND	ADDITIONS	ASSESSMENT
\$199,700	+ \$825,000	= \$256,175
YEAR	PROPERTY TAX	CHANGE
2012	\$1,273	<b>0.0%</b>
LAND	ADDITIONS	ASSESSMENT

\$199,700	+	\$20,800	=	\$55,125
YEAR		PROPERTY TAX		CHANGE
2011		\$1,273		<b>-38.6%</b>
LAND		ADDITIONS		ASSESSMENT
\$199,700	+	\$20,800	=	\$55,125
YEAR		PROPERTY TAX		CHANGE
2010		\$2,074		<b>0.0%</b>
LAND		ADDITIONS		ASSESSMENT
\$141,200	+	\$218,000	=	\$89,800
YEAR		PROPERTY TAX		CHANGE
2008		\$2,074		<b>0.0%</b>
LAND		ADDITIONS		ASSESSMENT
\$141,200	+	\$218,000	=	\$89,800
YEAR		PROPERTY TAX		CHANGE
2007		\$2,074		<b>-4.0%</b>
LAND		ADDITIONS		ASSESSMENT
\$141,200	+	\$218,000	=	\$89,800
YEAR		PROPERTY TAX		CHANGE
2005		\$2,160		<b>0.0%</b>
LAND		ADDITIONS		ASSESSMENT
\$189,700	+	\$114,500	=	\$76,050
YEAR		PROPERTY TAX		CHANGE
2003		\$2,160		-
LAND		ADDITIONS		ASSESSMENT
-		-		\$76,050

## Building Permits

No Building Permits found

## Foreclosures

No Foreclosures found