

Neighborhood and Property Report

MINC



Ownership Profile

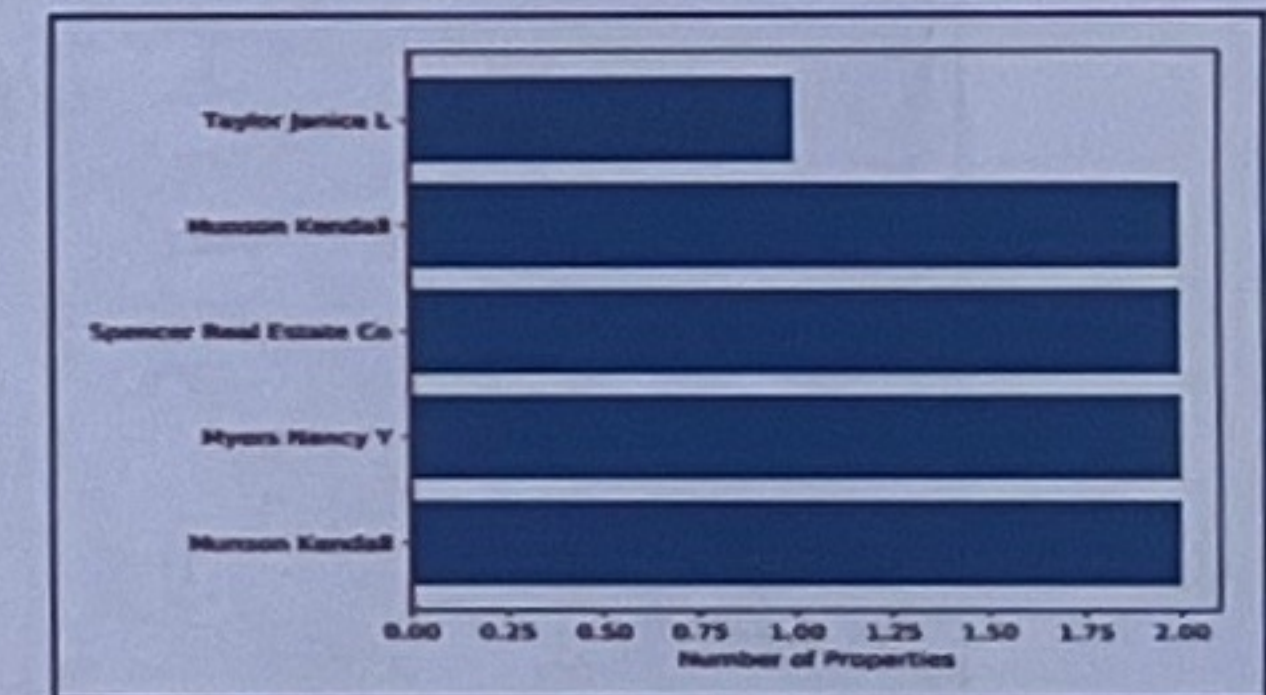
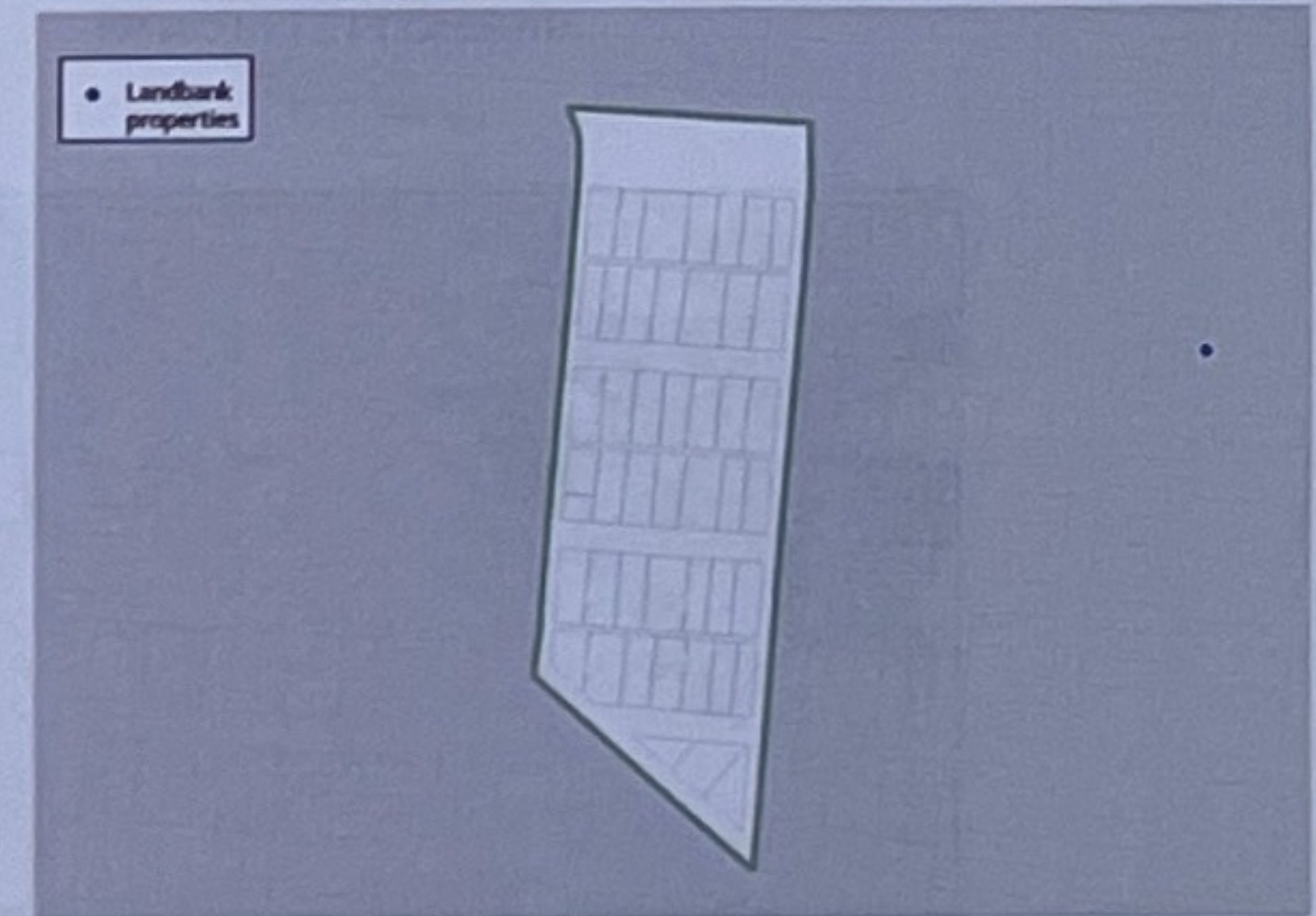
MINC February 21, 2019

MINC contains a total of **46** parcels with **42** unique owners. **9** parcels (20%) are owned by 5 different owners and **18** (39%) are owner occupied.

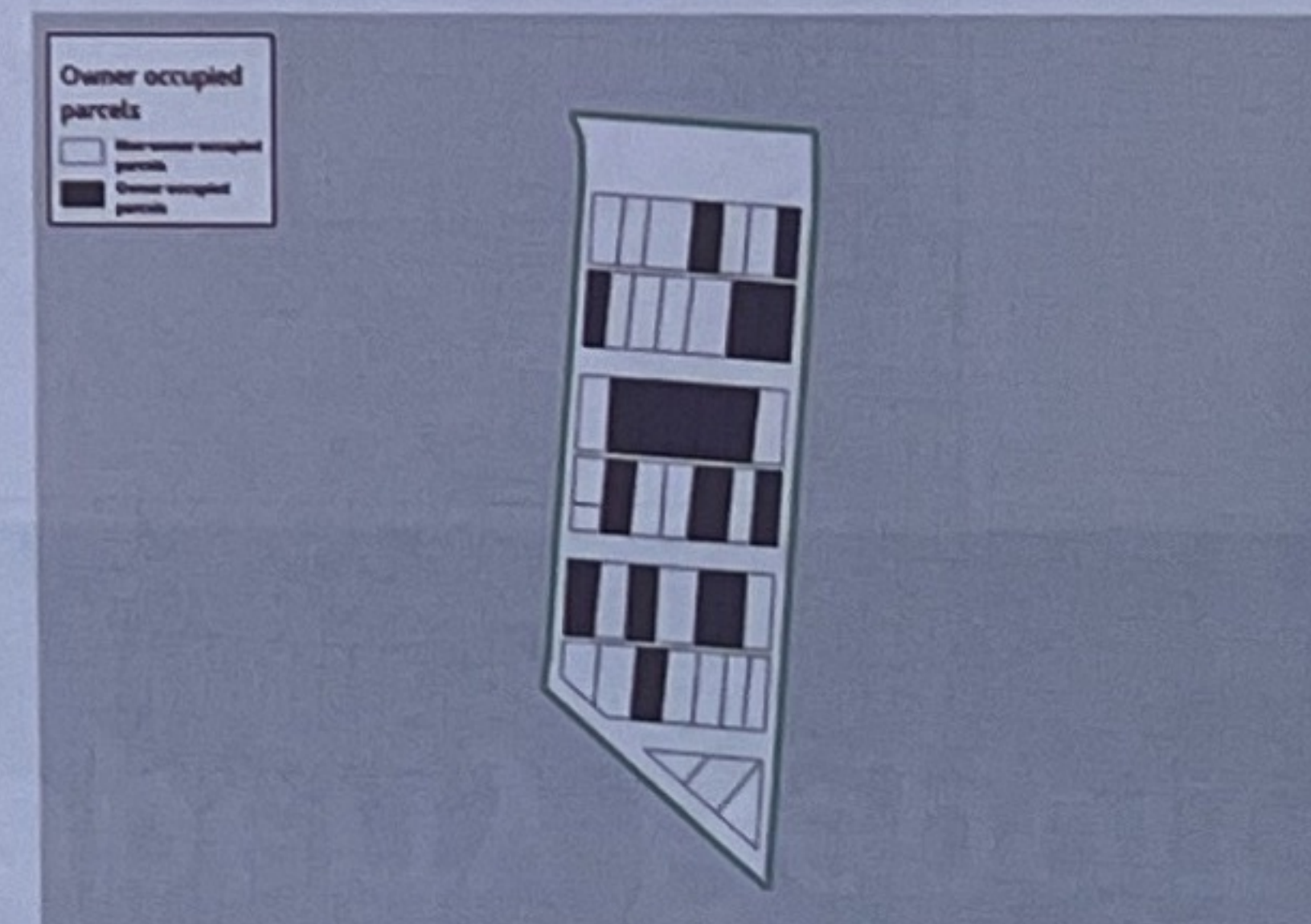
ID	Owner Name	Owner Address	No. Props
1	Munson Kendall	1996 Mclemore Memphis Tn 38114	2
2	Myers Nancy Y	2023 Waverly Memphis Tn 38114	2
3	Spencer Real Estate Co	2471 Lakeland Grand Prairie Tx 75054	2
4	Munson Kendall	4653 Park Ridge Collierville Tn 38017	2
5	Taylor Janice L	1254 Hester Memphis Tn 38116	1



Land Bank Properties



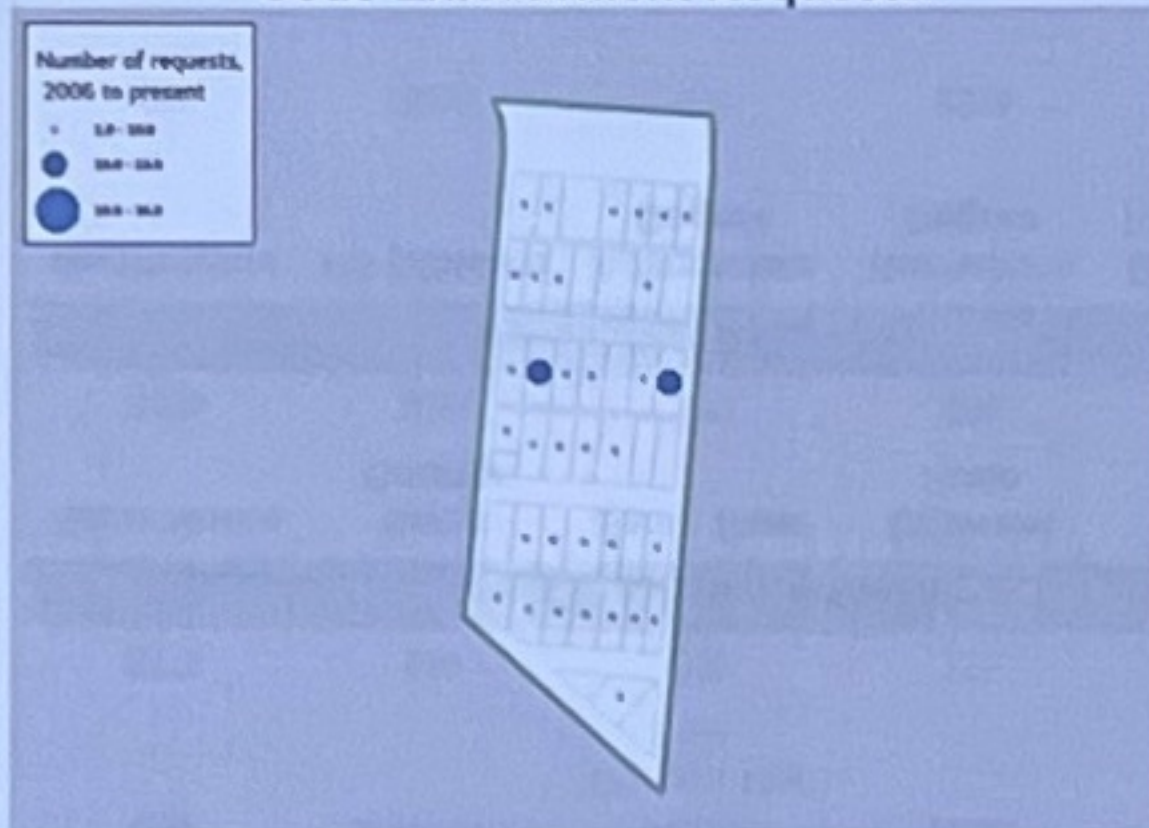
Absentee Owner



Property Conditions

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Code Enforcement Requests



24%

Properties with 1 or more enforcement tickets over the last 12 months

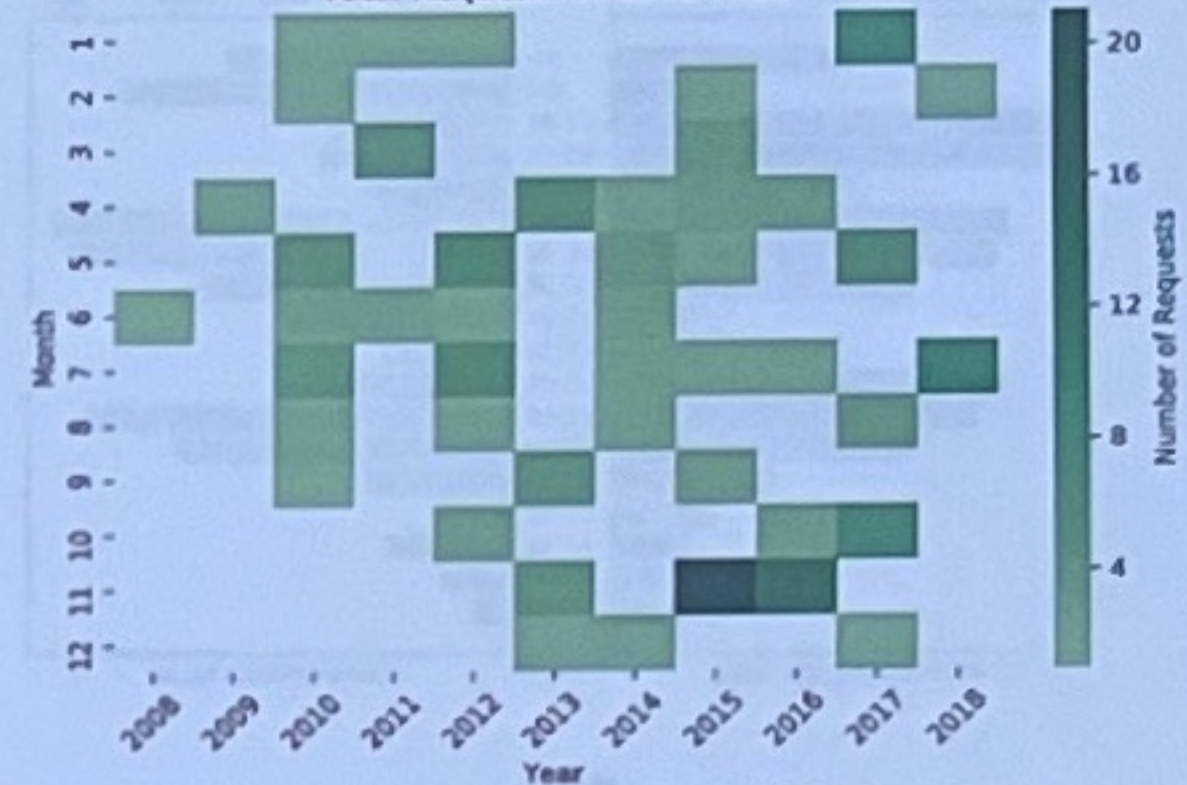
0%

No Electric Utilities from the most recent dataset obtained on 07/06/2018

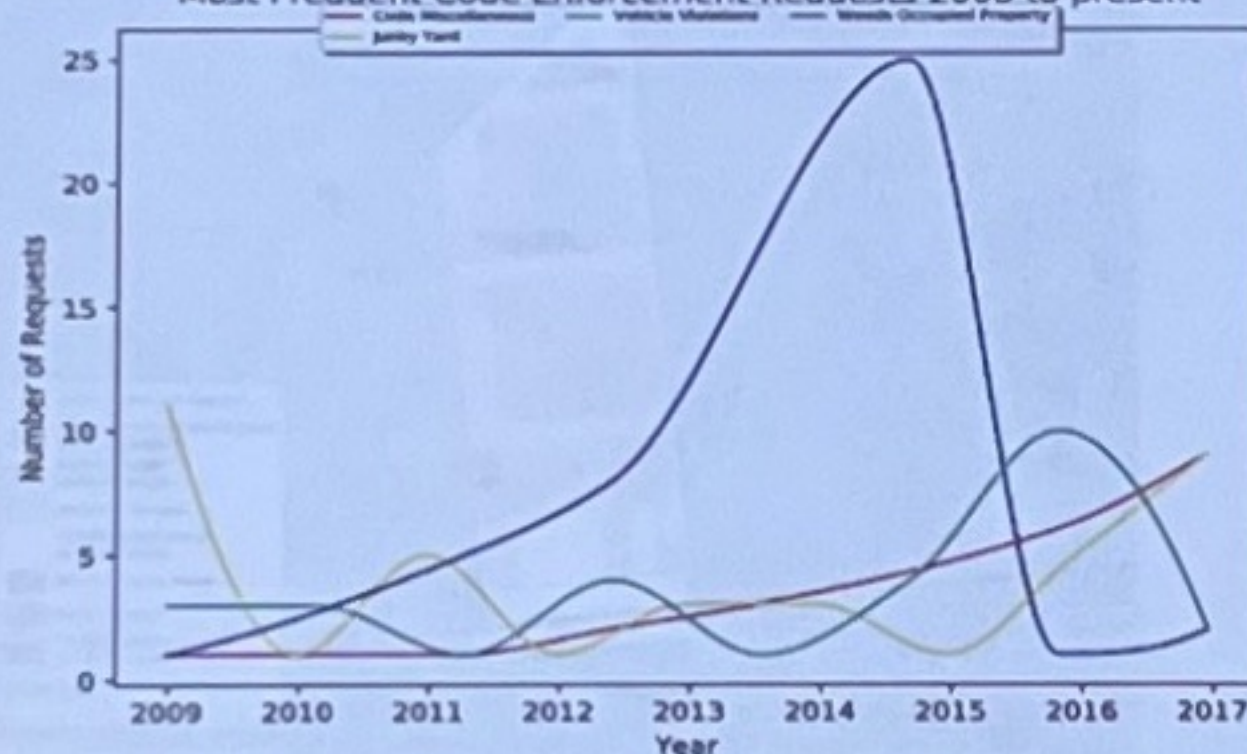
20%

Vacant Lots from the 2018 Shelby County Assessor

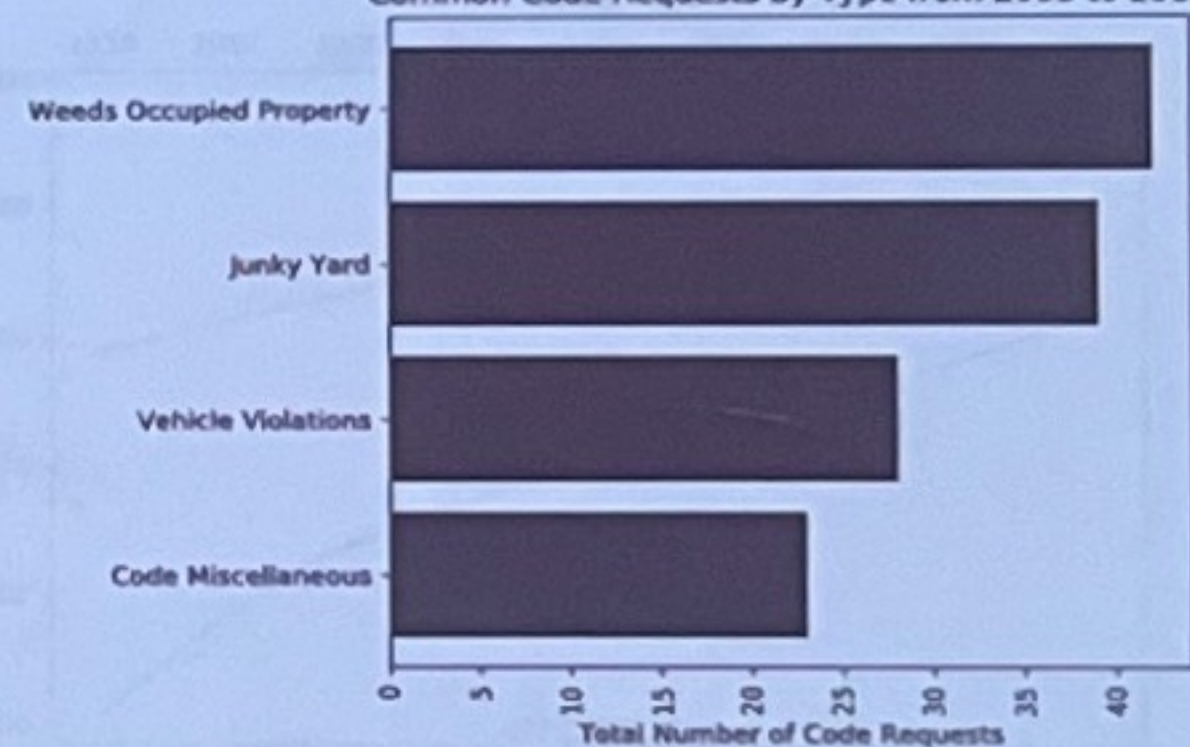
Total Requests 2008 to 2018



Most Frequent Code Enforcement Requests 2008 to present



Common Code Requests by Type from 2008 to 2018



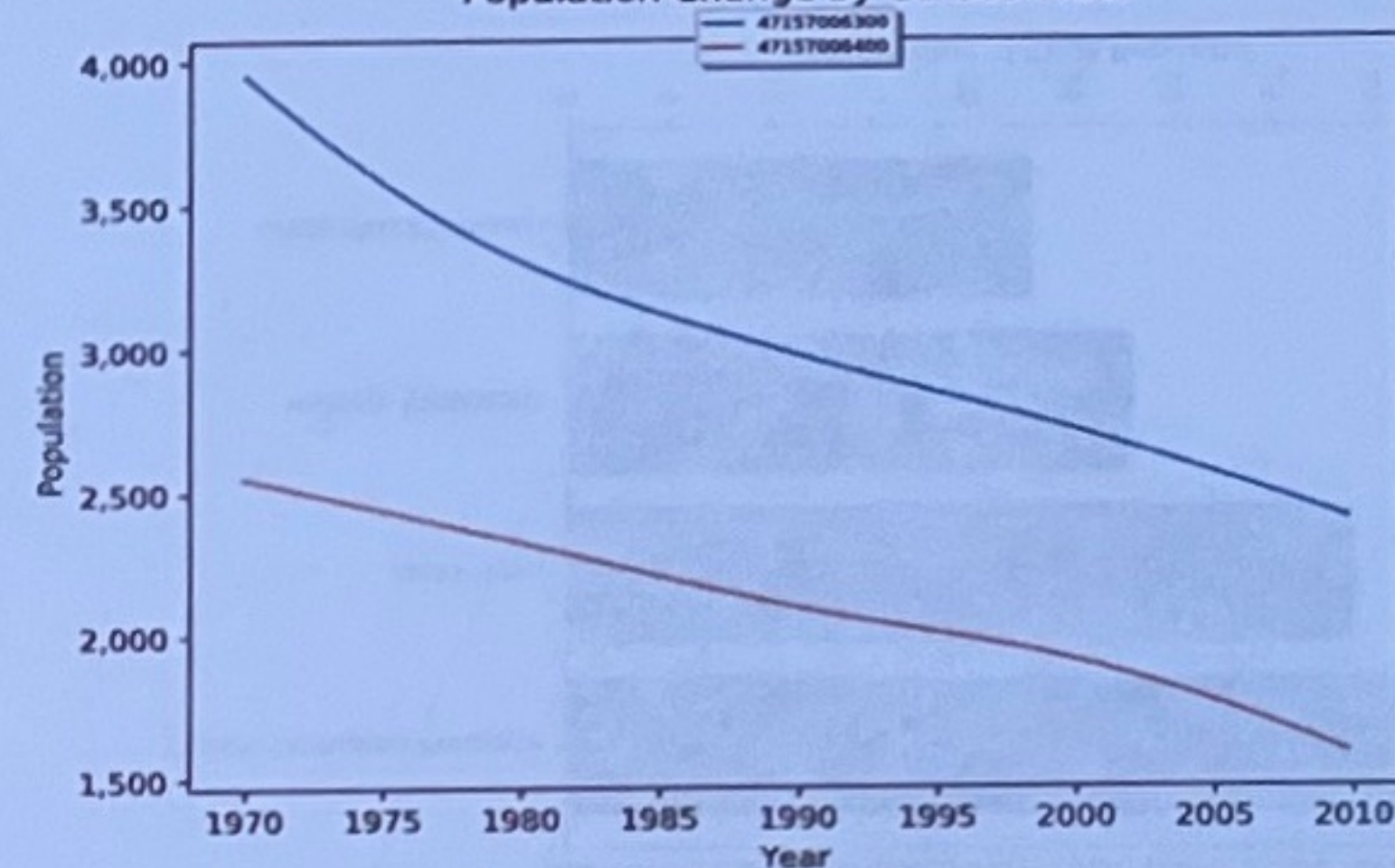
Neighborhood Profile

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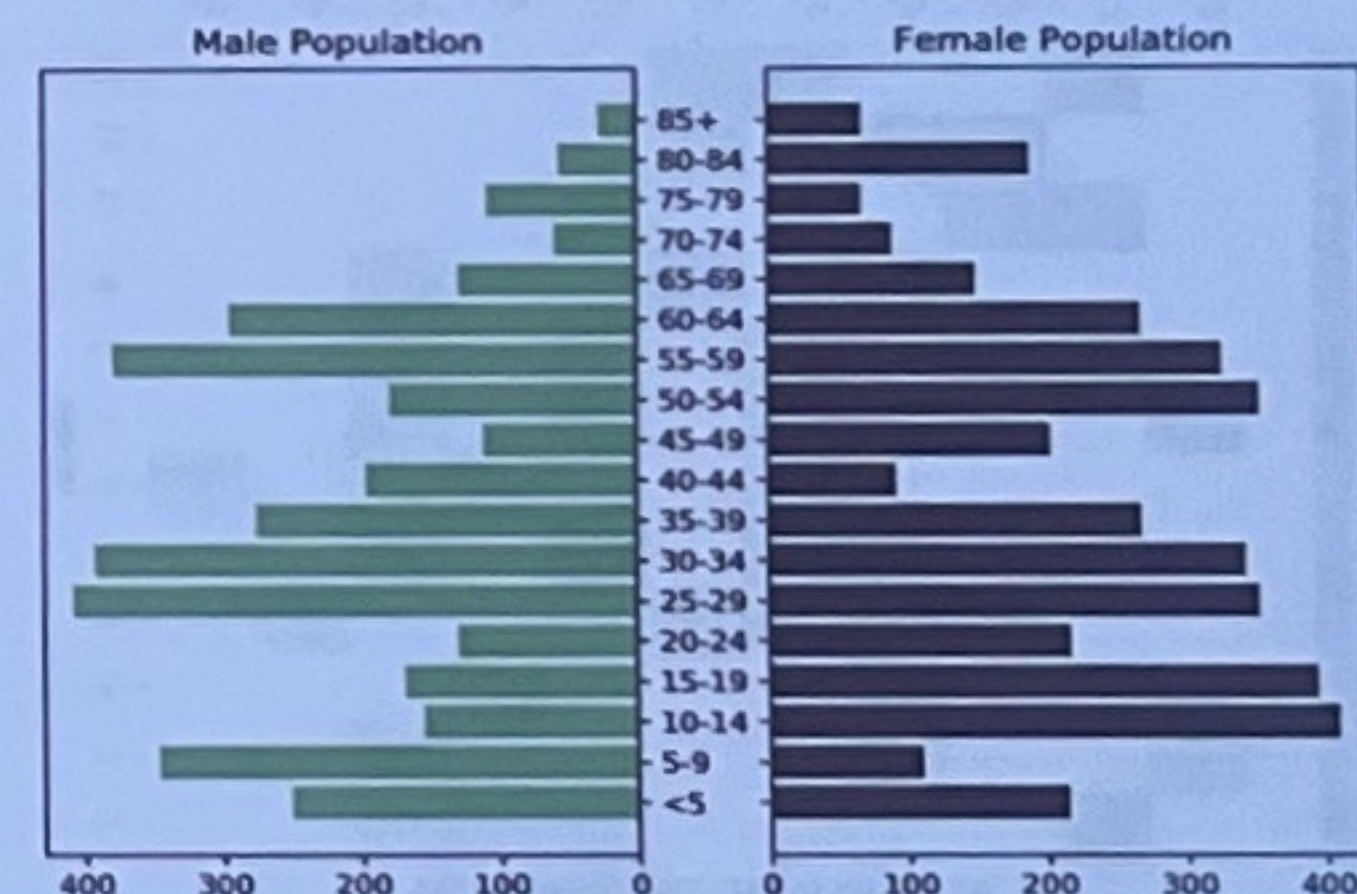
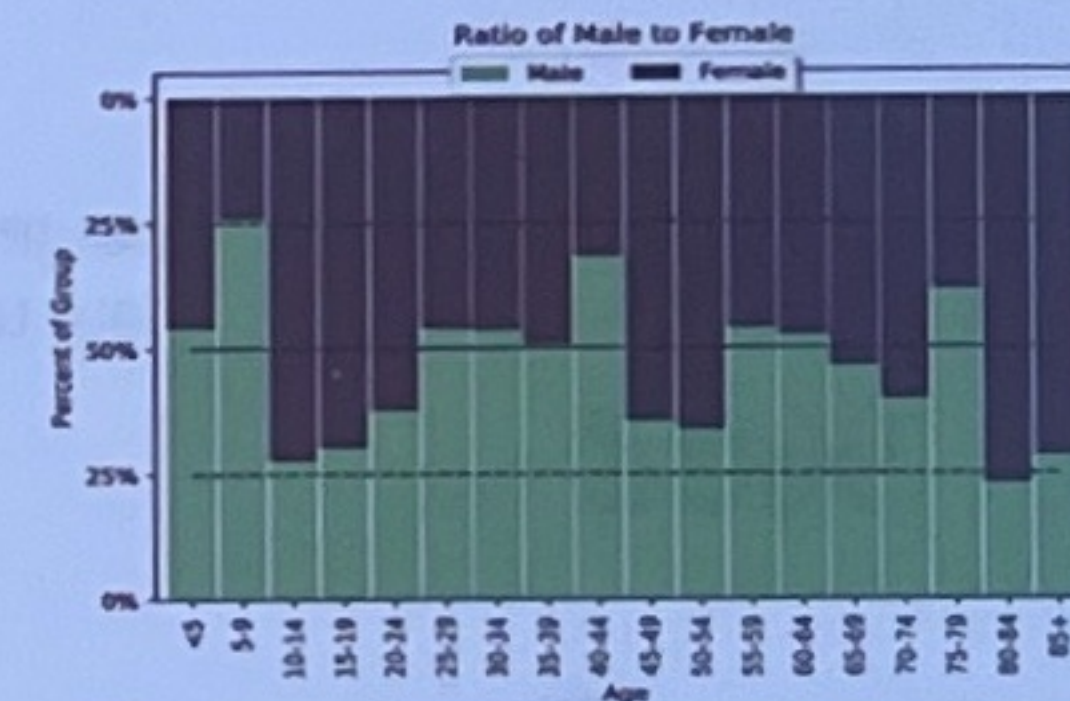
Neighborhood Land Use



Population Change by Census Tract



Economic Indicators			Language Spoken at Home	
Median Household Income	Percent at or Below Poverty		English Only	Spanish
\$39,581	25%		98%	1%
Travel Mode to Work				
Car	Carpool	Public Transportation	Walk	Other
81%	6%	3%	1%	6%
Place of Residence 1 Year Ago				
Same Home	Same County	Same State	Different State	Abroad
84%	10%	1%	5%	0%
Educational Attainment				
No Diploma	HS Diploma	Associate's Degree	Bachelor's Degree	Graduate or Professional Degree
8%	30%	8%	23%	12%



Financial Profile

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Percent Change in Appraised Value, 2001 to 2017



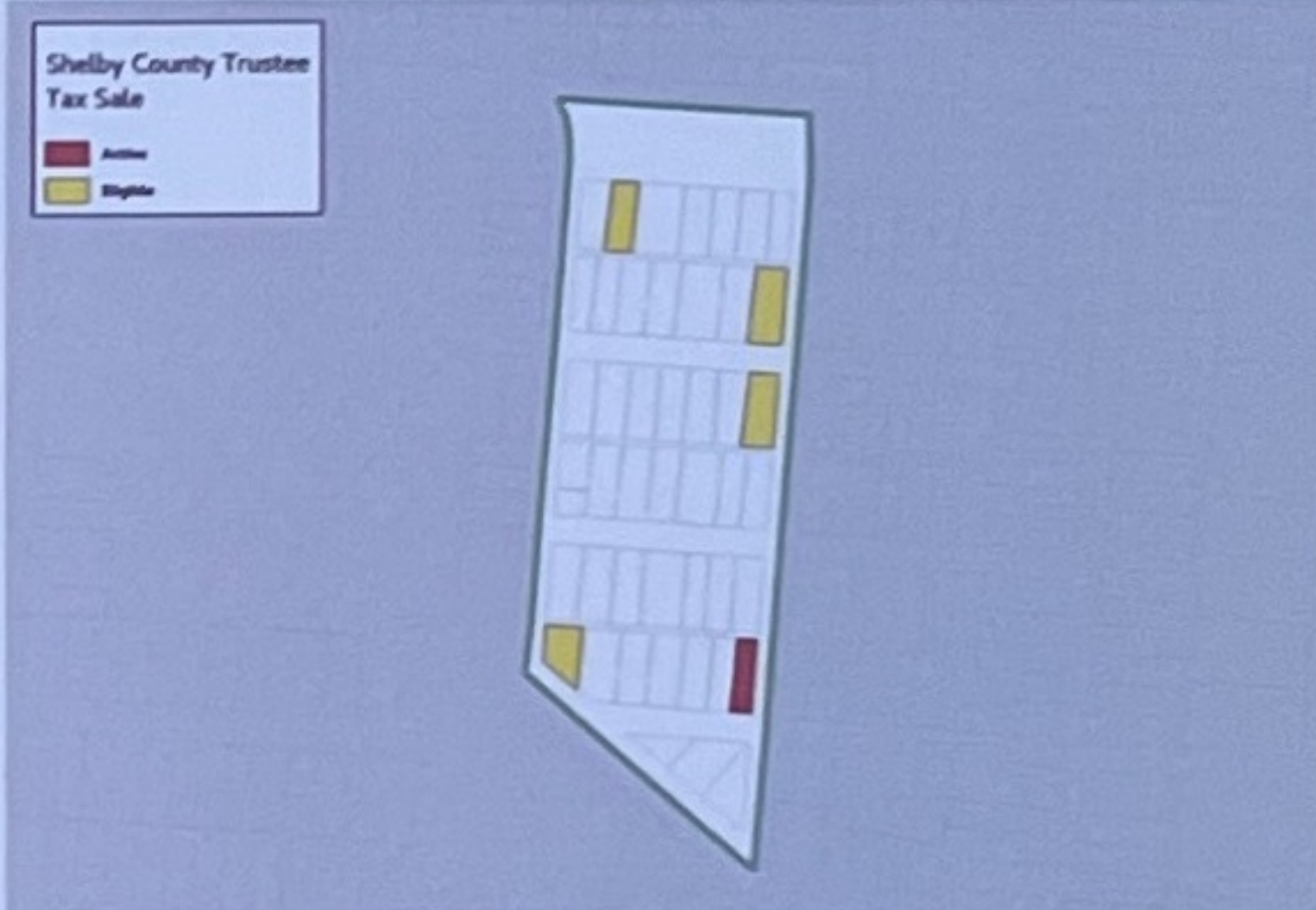
-41%

Combined change in
appraised value

\$844

Average gross rent
(utilities + rent); averaged
across census tracts within
neighborhood boundary
from census data

Active and Eligible Tax Sale Properties
from the most recent dataset obtained on 04/18/2017



9%

Properties Tax Sale
Eligible from the most
recent dataset obtained
on 04/18/2017

2%

Properties in Active Tax
Sale from the most
recent dataset obtained
on 04/18/2017

\$48,000

Median Neighborhood
residential sales price

\$89,900

Median Memphis
residential sales price

\$129,300

Median County
residential sales price