

PROPERTY REPORT

2260 Hayward Ln, Spring Hill, TN 37174



*RealTracs Real Property  
Resources report*

Presented by

**Frank Baugh**

Tennessee NMLS License: 229476

Tennessee Other License: Auctioneer #2435



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HATHAWAY**  
HomeServices

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**Berkshire Hathaway Woodmont Realty**

5701 Maryland Way

Suite 100

Brentwood, TN 37027

# 2260 Hayward Ln, Spring Hill, TN 37174



Legend:  Subject Property

 Hold • Hold: 7/6/2021, MLS Listing 2269416: 7/5/2021

## Current Estimated Value

# \$343,500

Last RVM® Update: 6/29/2021

RVM® Est. Range: \$306K – \$381K

RVM® Confidence: ★★★★★

 RVM® Change - Last 1 Month: \$20,990

 RVM® Change - Last 12 Months: 15.36%

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# Home Facts

## Public Remarks

Estate Sale/Auction: Saturday, August 14, Sale at 11:00 AM. Nice 4 bedroom, 2.5 bath home in a perfect location selling "as is." This 2001 two-story home with privacy - a walking trail and park behind, level 0.19 ac. lot with mature backyard trees. The home is in good condition with damage to the rear door and some flooring. Needs updating. It will be shown/inspections the day of the Estate Sale only, 10% Buyer's Premium. Bid accordingly. Bid online at [ffbaugh.com](http://ffbaugh.com)

Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Single Family	Single Family	—
Property Subtype	Single Family Residential	Site Built	—
Bedrooms	—	4	—
Total Baths	—	3	—
Full Baths	—	2	—
Partial Baths	—	1	—
Living Area (sq ft)	1,998	1,998	—
Lot Size	7,345 sqft	9,147 sqft based on length x width only	—
Lot Dimensions	65X113	65 X 113	—
Garage	Yes	Attached	—
Garage (spaces)	2	2	—
Pool	—	None	—
Year Built	2001	2001	—
Roofing	Asphalt	Asphalt	—
Heating	Central	—	—
Cooling	Yes	—	—
Fireplaces	1	—	—
Basement	No Basement	Crawl, None	—
Exterior Walls	Siding (Alum/Vinyl)	Vinyl Siding	—
Number of Units	0	—	—
Number of Stories	2	2 Story	—

## Homeowner Facts

Owner Name (Public)	Dunham Wade Edward; Dunham Ingrid H
Mailing Address	2260 Hayward Ln Spring Hill TN 37174-8238
Owner Occupied	Yes



# Extended Home Facts



Legend:  Subject Property

## Interior Features

Basement	Crawl, None
Bedroom	Full Bath
Floor	Carpet, Laminate, Tile
Kitchen	Eat In

## Interior Details

Number of Plumbing Fixtures	8
Finished Area	1998 sq ft
Total Area	1998 sq ft
Garage	440 sq ft
Canopy/Awning	80 sq ft

## Exterior Features

Fence	Privacy
Garage	Attached
Patio	Patio
Roof	Asphalt
Pool	None
Levels	2 Story
Water	Utility Co.
Lot Size Dimensions	65 X 113
Lot Size Features	Level

## Exterior Details

Lot Size - Frontage Feet	65.0 sq ft
Lot Size - Depth Feet	113.0 sq ft
Neighborhood Code	1008

## Room Sizes

Bedroom	15x24	Kitchen	12x11
Den	23x13	Living Room	12x11

## Location Details

Directions to Property	From I-65 South of Nashville take exit 53, SR 396, Port Royal Rd. Continue on Saturn Pkwy Port Royal Rd. exit, turn right and continue on Port Royal, bearing left at the curve, to Prescott Way, turn right to Hayward Ln, turn left to property on the right.
Subdivision	Wyngate Est Ph 11
Area Description	Williamson County, Tn
Walkability Score (out of 5)	Overall: 0.6   Amenity: 0.6   Leisure: 0.9

## Homeowners Association Info

**Dues** \$20

## Schools (from Listing Data)

<b>Elementary School</b>	Allendale Elementary School
<b>Middle School</b>	Spring Station Middle School
<b>High School</b>	Summit High School

## (based on location)

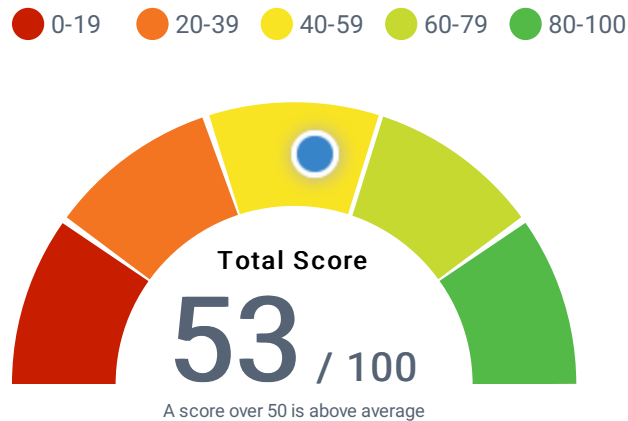
<b>Elementary School</b>	Allendale Elementary School
<b>Middle School</b>	Spring Station Middle School
<b>High School</b>	Summit High School
<b>School District</b>	Williamson County Schools

## AARP Livability™ Index for 37174

This chart rates the overall livability of a selected ZIP code on a scale from 0 to 100. AARP Livability™ is a trademark of AARP Inc.

Data Source: [AARP](#)

Update Frequency: Annual



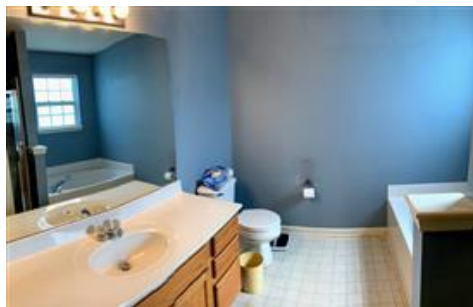
<b>Housing</b>	<b>37</b>
Affordability & Access	
<b>Neighborhood</b>	<b>44</b>
Access to Life, Work & Play	
<b>Transportation</b>	<b>43</b>
Safe & Convenient Options	
<b>Environment</b>	<b>63</b>
Clean Air & Water	
<b>Health</b>	<b>54</b>
Prevention, Access & Quality	
<b>Engagement</b>	<b>61</b>
Civic & Social Involvement	
<b>Opportunity</b>	<b>70</b>
Inclusion & Possibilities	

## Property Photos









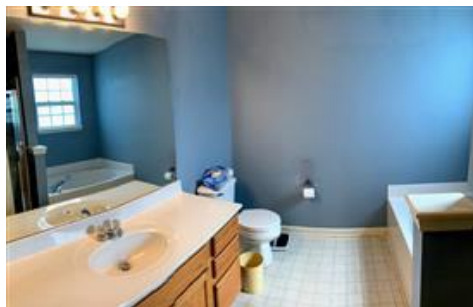


## Historical Photos



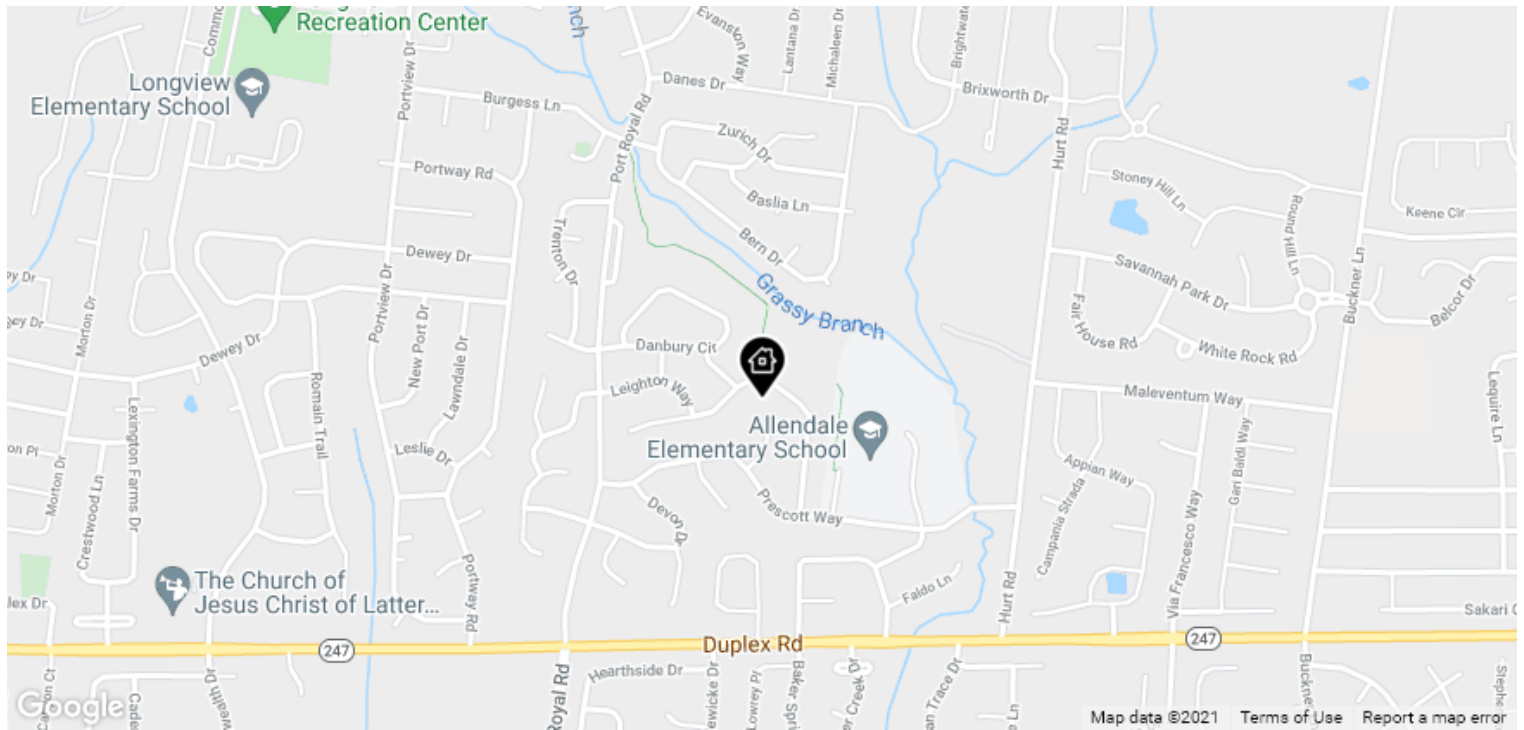








# Comps and Adjustments



LEGEND: Subject Property Pending For Sale or For Lease Distressed Recent Sale Off Market

## This Property



Hold

2260 Hayward Ln, Spring Hill, TN 37174

Proxim.	Days in RPR	Date	Amount	\$/sq ft	Living Area	Lot Size	Beds	Baths	Built
—	1 day	—	—	\$172	1,998 sqft	9,147 sqft	4	3	2001

No comps have been selected for this property.

## Property History

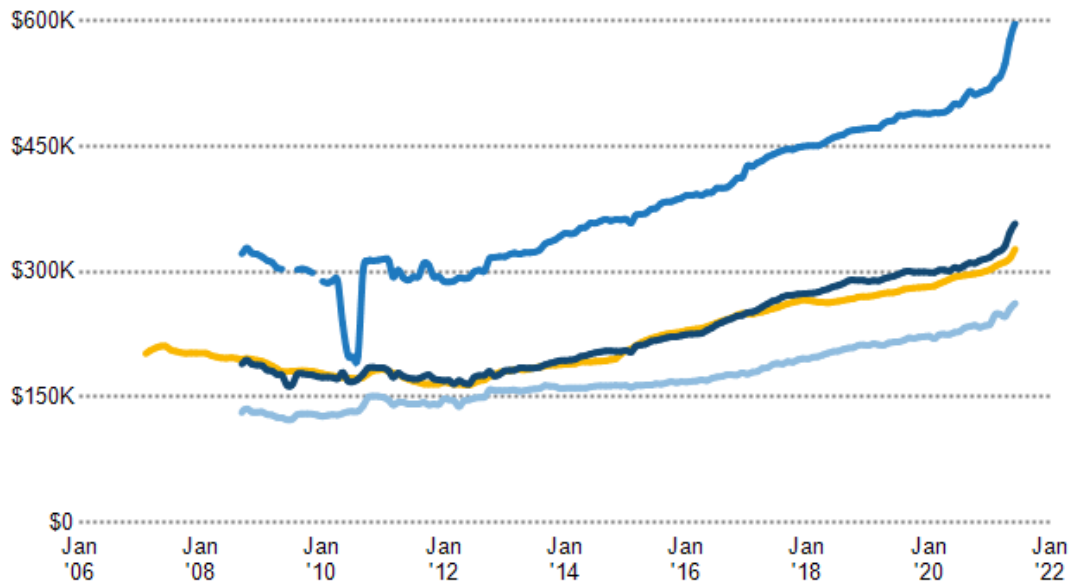
### Median Estimated Home Value

This chart displays property estimates for an area and a subject property, where one has been selected. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Valuation calculations based on public records and MLS sources where licensed

Update Frequency: Monthly

- This House
- 37174
- Williamson County
- Tennessee



### Sales History

Sales Date	Sales Amount	Price per sq. ft.
5/16/2007	\$197,000	\$98
10/16/2001	\$161,888	\$81

### Assessed Values

Date	Improvements	Land	Total	Tax
2020	\$41,175	\$11,250	\$52,425	\$1,613
2019	\$41,175	\$11,250	\$52,425	\$1,613
2018	\$41,175	\$11,250	\$52,425	\$1,440
2017	\$41,175	\$11,250	\$52,425	\$1,367
2016	\$41,175	\$11,250	\$52,425	\$1,069
2015	\$34,000	\$10,000	\$44,000	—
2014	\$34,000	\$10,000	\$44,000	—
2012	\$34,000	\$10,000	\$44,000	—
2011	\$34,000	\$10,000	\$44,000	—
2010	—	—	—	\$1,254
2009	—	—	—	—
2006	—	—	\$43,861	—
2005	—	—	\$39,381	—

### Legal Description

APN: 094167L B 00400	Tax ID: —	Zoning: —	Census Tract: 471870512.024030	Abbreviated Description: DIST:701 CITY/MUNI/TWP:SPRING HILL SUBD WYNGATE EST PH 11 PB 28 PG 100 LOT 0243 MAP REF:BK 28 PG 100	City/Municipality/Township: Spring Hill, TN 37174
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## Mortgage Records

Recording Date	9/30/2011	4/2/2009	8/21/2006	11/4/2003
Borrower Name	KELLY DUNHAM	KELLY DUNHAM, WADE DUNHAM	RANDOLPH BROOKS, LINDA MARIE BROOKS	RANDOLPH BROOKS
Lender Name	JPMORGAN CHASE BANK NA	CHURCHILL MORTGAGE CORP	WELLS FARGO BANK NA	WELLS FARGO HOME MORTGAGE INC
Lender Type	Bank	Lending institution	Bank	Mortgage company
Loan Amount	\$100,677	\$103,500	\$40,000	\$160,264
Document Number	11033076	09014610	06041268	03585887
Loan Type	New Conventional	Unknown	Unknown	FHA
Contract Date	9/21/2011	3/24/2009	8/2/2006	10/24/2003
Due Date	10/1/2041	4/1/2039	8/20/2016	11/1/2018

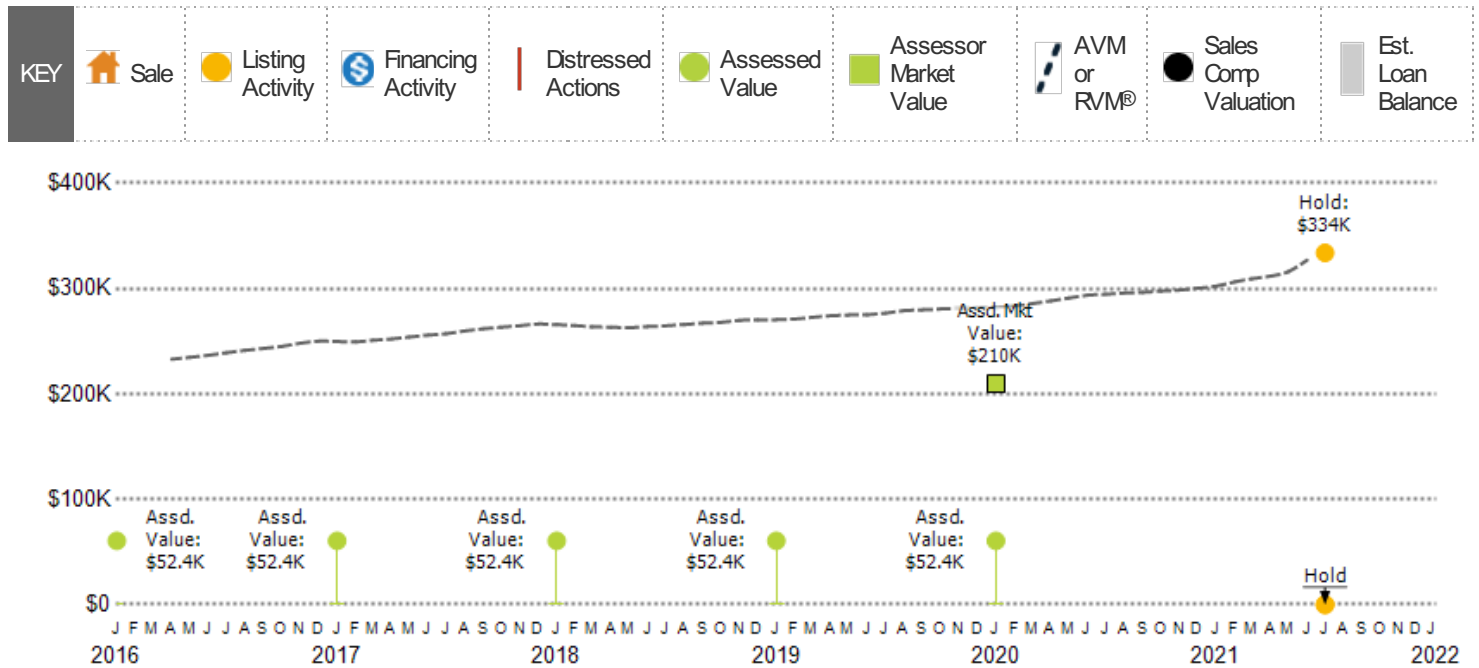
## Deed Records

Recording Date	4/2/2009	5/16/2007
Document Type	IT	WD
Sales Price	—	\$197,000
Sales Price Code	Non-arms length transaction.	Full amount stated on Document
Buyer Name	WADE E DUNHAM	KELLY DUNHAM
Buyer ID	Married Man as his sole and separate property	Married women as her sole and separate property
Seller Name	KELLY DUNHAM	RANDOLPH BROOKS, LINDA BROOKS
Seller ID	—	Husband and Wife
Document #	09014609	07022213
Total Transfer Tax	—	\$729
Book #	4778	4263
Page #	0701	0646
Contract Date	3/24/2009	5/11/2007
Inter-family Transfer	1	—



## Sales and Financing Activity

This chart shows a property's sales and financing history. It can be used to compare the value of the property as seen by public records, such as deeds and tax records, with the estimated home value. Actions taken against the owner, such as the issuance of a Notice of Default, are noted. Sales activity, such as listing date and price reductions, are highlighted.



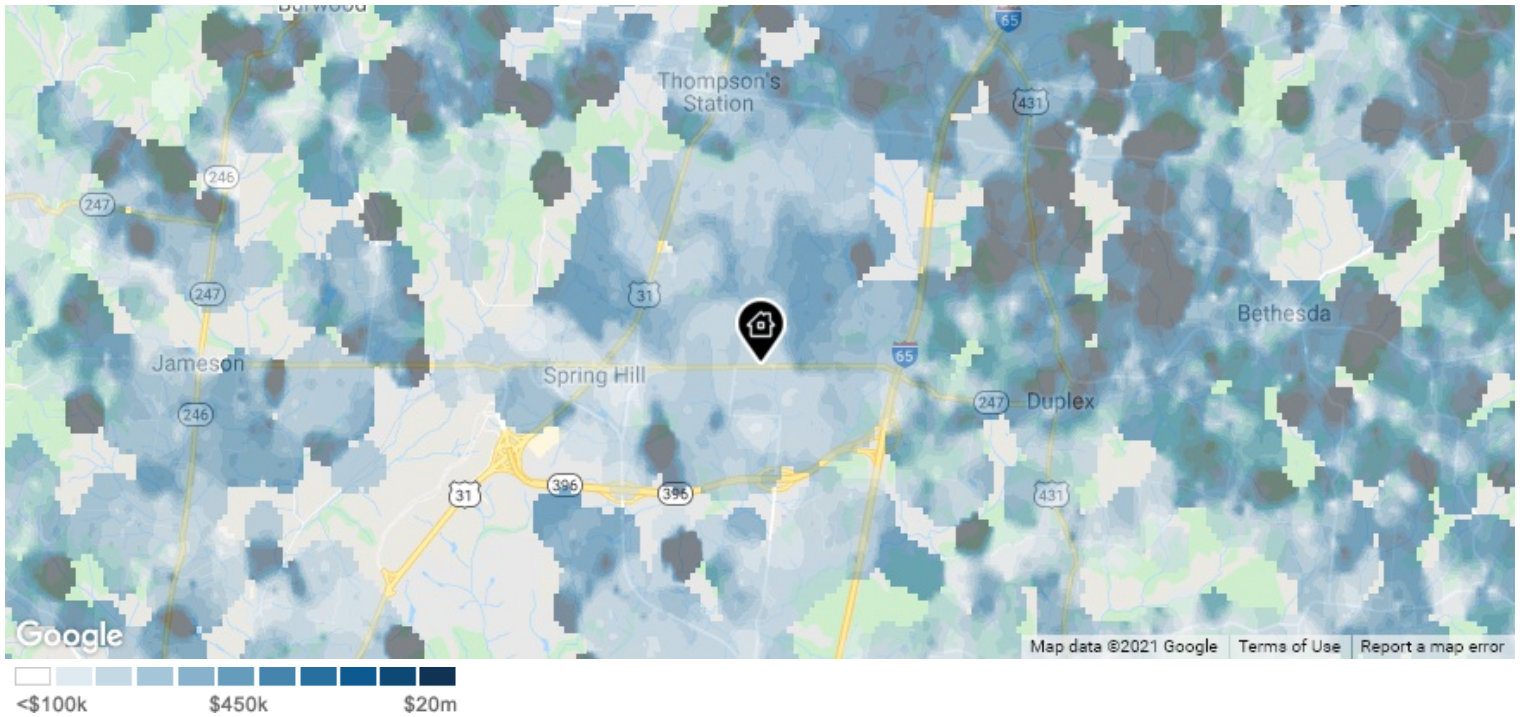
Data Source: Public records and proprietary data; listing data from on- and off-market listings sources

Update Frequency: Valuations are updated twice monthly; actions on the home, such as listing activity or distressed property notices, are updated daily as made available from public records sources

## Price Change History

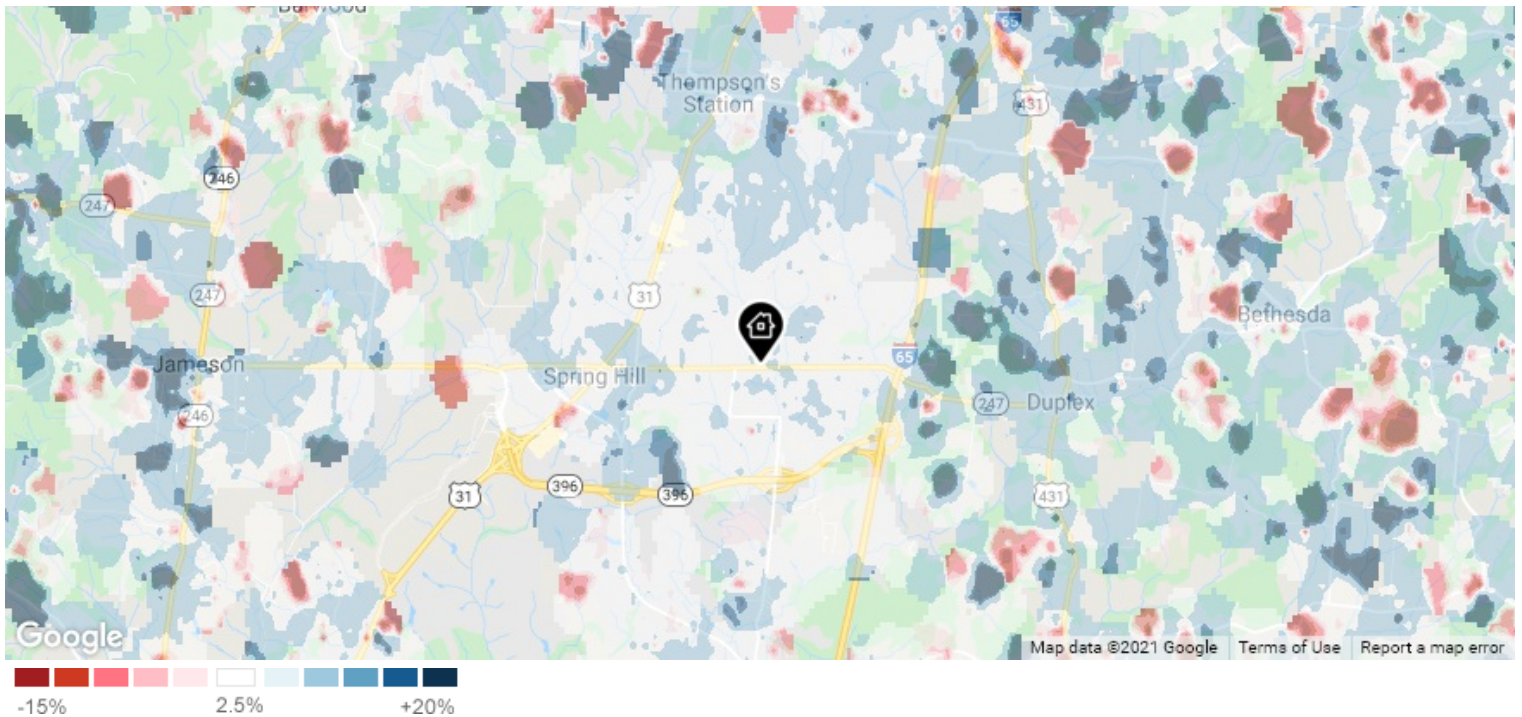
Change Date	Description	New List Price	% Change
7/6/2021	Hold	\$334,000	—
7/6/2021	—	—	—

## Estimated Home Values



This map layer shows the average estimated home values, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

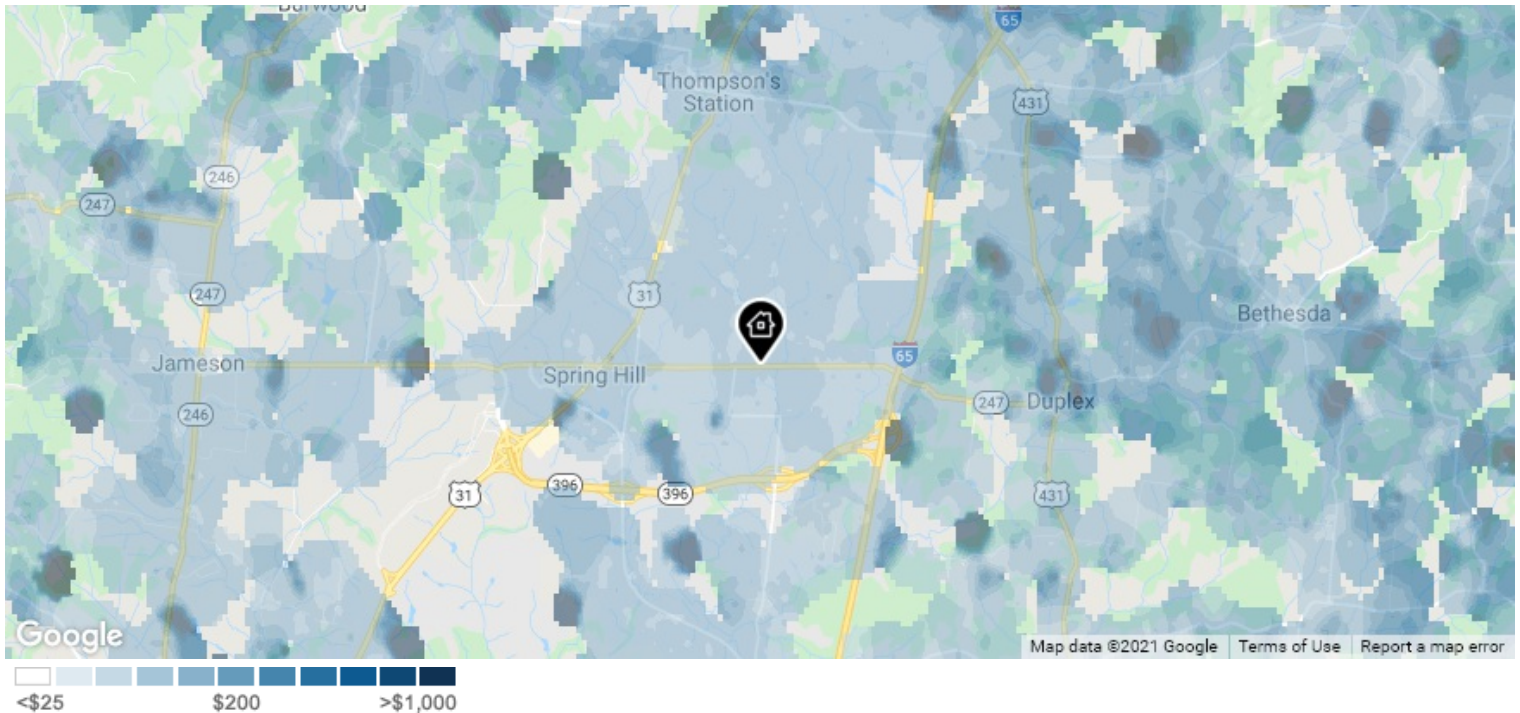
## 12-Month Change in Estimated Value



This map layer shows the change in estimated home values over the past 12 months, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.



## Estimated Value per Square Foot

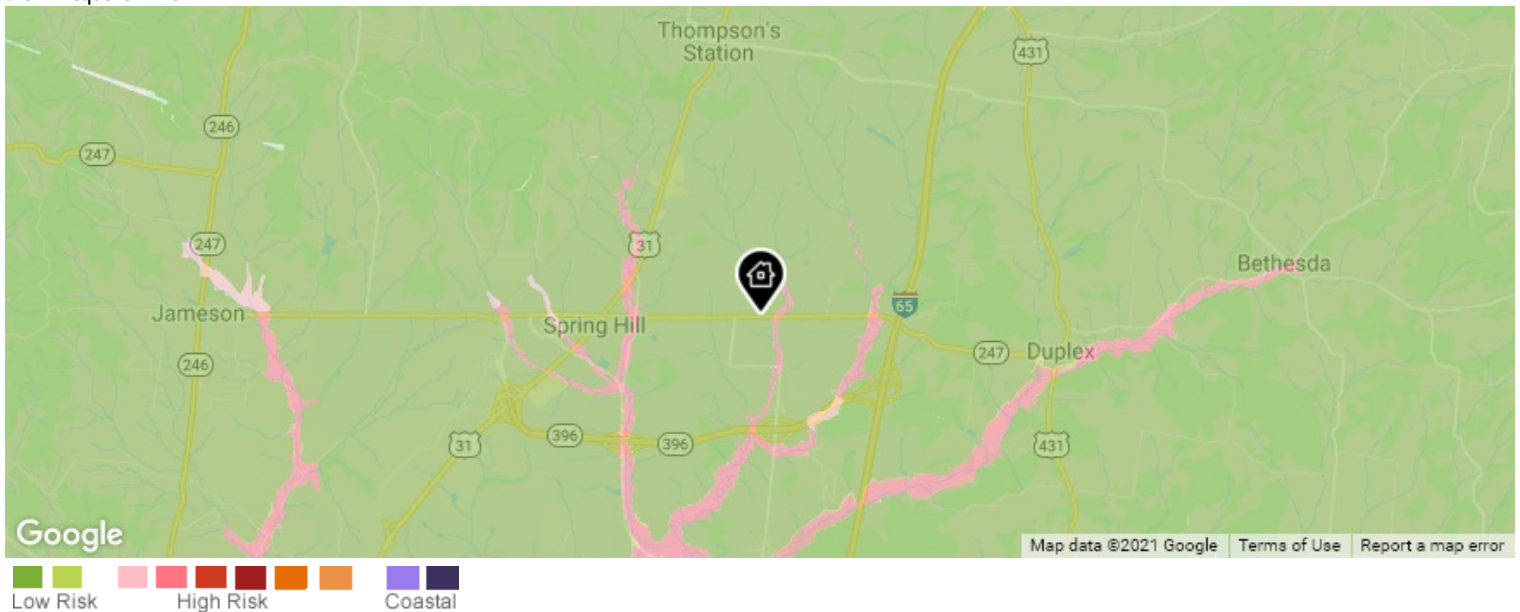


This map layer shows average estimated value per square foot of homes, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

## Flood Zone

**This property is in Flood Zone: X (unshaded), Low Risk**

Area of moderate flood hazard, usually the area between the limits of the 100-year and 500-year floods. B Zones are also used to designate base floodplains of lesser hazards, such as areas protected by levees from 100-year flood, or shallow flooding areas with average depths of less than one foot or drainage areas less than 1 square mile.



This map layer shows an area's flood zone designation as determined by the Federal Emergency Management Agency (FEMA). A high-risk area has a 1 percent or greater annual chance of flooding and a 26 percent chance of flooding over the life of a 30-year mortgage. High-risk areas are red or orange. The coast areas, shown in purple, are also considered high risk. Green areas are low to moderate risk. A moderate-risk area is between risk limits of a 100-year and 500-year flood. White areas are undetermined, and all other areas are considered no or low risk. For more details on the categories of flood risk, see <http://support.nampr.com/entries/319901-what-is-the-flood-zone-heat-map>. Source(s): FEMA; updated Annually.



# Neighborhood: Housing Stats and Charts

	37174	Williamson County	Tennessee	USA
Median Estimated Home Value	\$358K	\$597K	\$262K	\$268K
Estimated Home Value 12-Month Change	+17.2%	+19.2%	+15.2%	+7.8%
Median List Price	\$395K	\$695K	\$283K	\$150K
List Price 1-Month Change	—	+3%	+1.1%	+1.6%
List Price 12-Month Change	+18.1%	+18.2%	+13.2%	+11%
Median Home Age	14	24	40	41
Own	78%	81%	66%	64%
Rent	22%	19%	34%	36%
\$ Value of All Buildings for which Permits Were Issued	—	\$867M	\$7.88B	\$281B
% Change in Permits for All Buildings	—	+6%	+6%	+1%
% Change in \$ Value for All Buildings	—	+15%	+12%	+3%

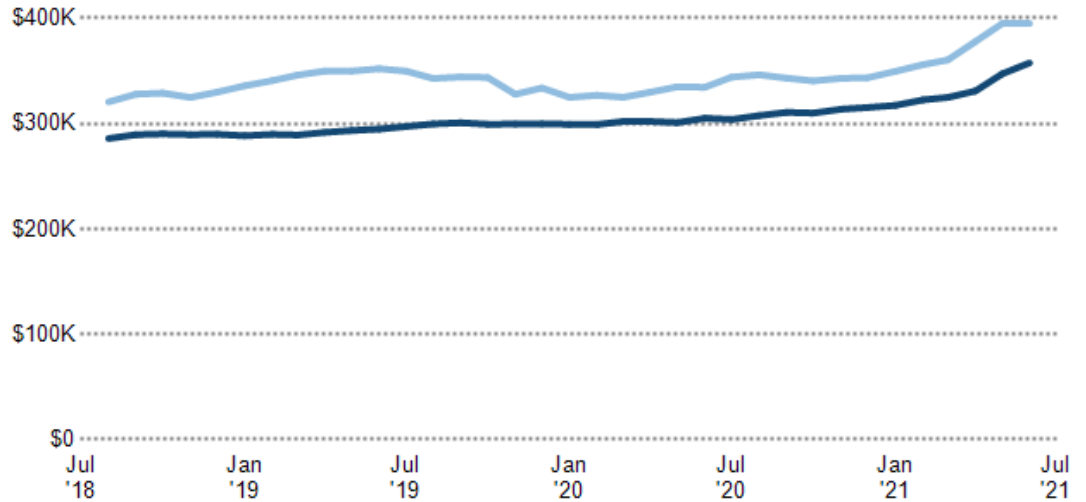
## Median Estimated Home Value vs. Median Listing Price

This chart compares a ZIP code's median estimated home value with its median listing price. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Public records data; listing price data from on- and off-market listings sources

Update Frequency: Monthly

■ Median Estimated Value  
■ Median List Price



## Median Sales Price vs. Sales Volume

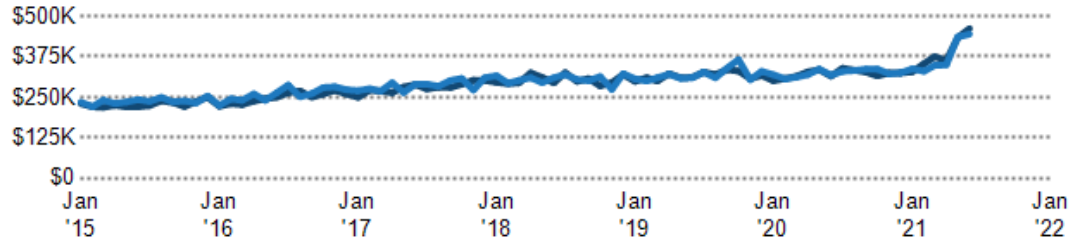
This chart compares the price trend and sales volume for homes in an area. Home prices typically follow sales volume, with a time lag, since sales activity is the driver behind price movements.

Data Source: Public records and listings data

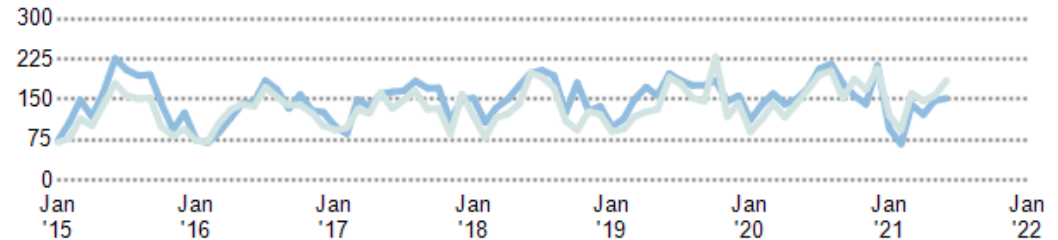
Update Frequency: Monthly

- Median Sales Price Public Records
- Median Sales Price Listings
- Sales Volume Public Records
- Sales Volume Listings

### Median Sales Price



### Sales Volume



## Median Listing Price vs. Listing Volume

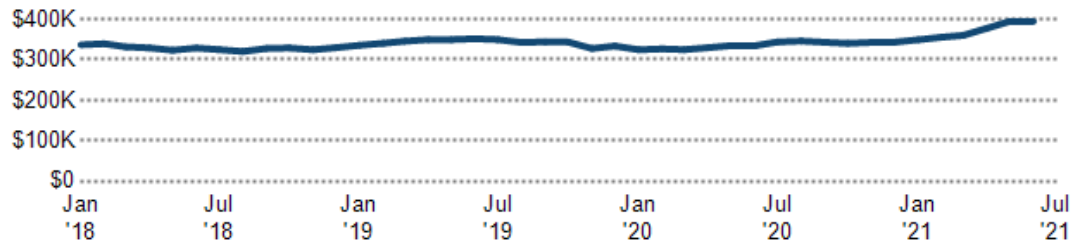
This chart compares the listing price and listing volume for homes in an area. Listing prices often follow listing volume, with a time lag, because supply can drive price movements.

Data Source: On- and off-market listings sources

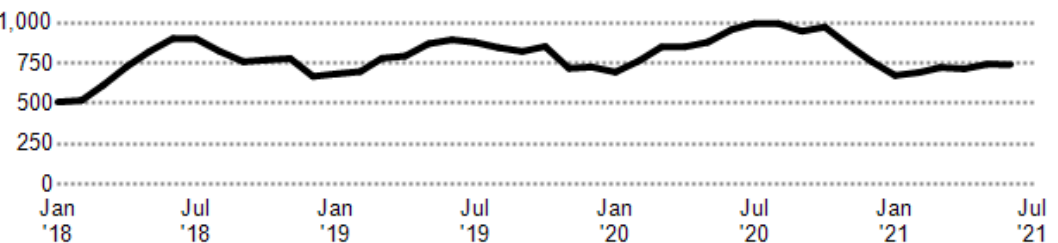
Update Frequency: Monthly

- Median List Price
- Listing Volume

### Median List Price



### Listing Volume



## Listing Inventory

This chart shows the number of For Sale listings in a ZIP code.

Data Source: On- and off-market listings sources

Update Frequency: Daily

- ZIP Count Listings by Property Type



## Inventory of Distressed Listings

Foreclosure

1

This chart shows the count of distressed properties (all stages of foreclosure) that are for sale in a ZIP code.

Data Source: Public records and MLS data where licensed

Update Frequency: Daily

Inventory of Distressed Listings

## Median Sales Price by Square Footage

This chart shows the median price of homes reported sold in the past six months, according to the size of the living space (square footage sourced from public records). The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as non-disclosure states) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

This House  
Comps

### This House

1,998 sq. ft.

\$343,500

### Comps

&gt; 2,400 sq. ft.

\$385,000

2,200 - 2,400 sq. ft.

\$322,500

2,000 - 2,200 sq. ft.

\$350,000

1,800 - 2,000 sq. ft.

\$339,200

1,600 - 1,800 sq. ft.

\$370,000

## Price per Bedroom of Homes Sold

This chart shows the distribution of homes reported sold in the past six months at different prices per bedroom in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

This House  
Comps

### This House

\$86K

1

### Comps

\$100K - \$125K

3

\$75K - \$100K

1



## Price per Square Foot of Homes Sold

This chart shows the distribution of homes reported sold in the past six months at different prices per square foot (living area sourced from public records).

Data Source: Public records data

Update Frequency: Monthly

■ This House  
■ Comps

### This House

\$171 1

### Comps



## Price Range of Homes Sold

This chart shows the distribution of homes reported sold in the past six months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Monthly

■ This House  
■ Comps

### This House

\$344K 1

### Comps



## Age Range of Homes Sold

This chart shows the distribution of homes reported sold in the past six months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ This House  
■ Comps

### This House

20 yrs 1

### Comps



## Size of Homes Sold

This chart shows the distribution of homes reported sold in the past six months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ Sales Count By Living Area




## Number of Bedrooms in Homes Sold

This chart shows the distribution of homes reported sold in the past six months, according to the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Monthly



 Sales Count by Bedroom



## Neighborhood: People Stats and Charts

	37174	Williamson County	Tennessee	USA
Population	40K	219K	6.65M	323M
Population Density per Sq Mi	507	375	161	—
Population Change since 2010	+54.5%	+33.2%	+8.5%	+7.7%
Median Age	34	39	39	38
Male / Female Ratio	49%	49%	49%	49%

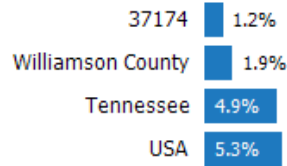
## Education Levels of Population

This chart shows the educational achievement levels of adults in an area, compared with other geographies.

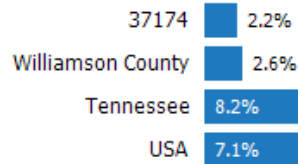
Data Source: U.S. Census American Community Survey via Esri, 2016

Update Frequency: Annually

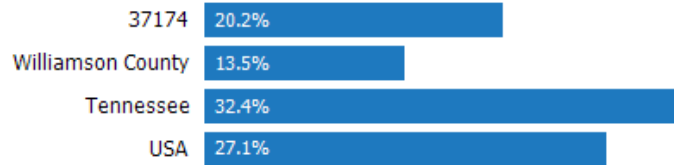
### Less Than 9th Grade



### 9-12th Grade/No Diploma



### High School Graduate



### Associate Degree



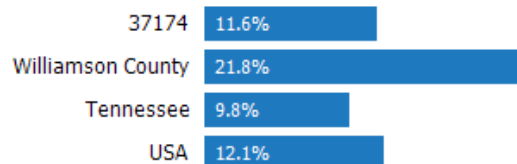
### Bachelor's Degree



### At Least a College Education



### Grad/Professional Degree





## Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

37174



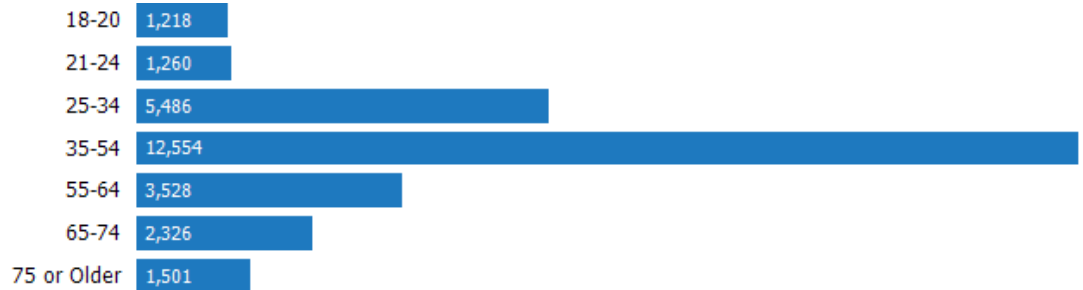
## Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

37174



## Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

37174



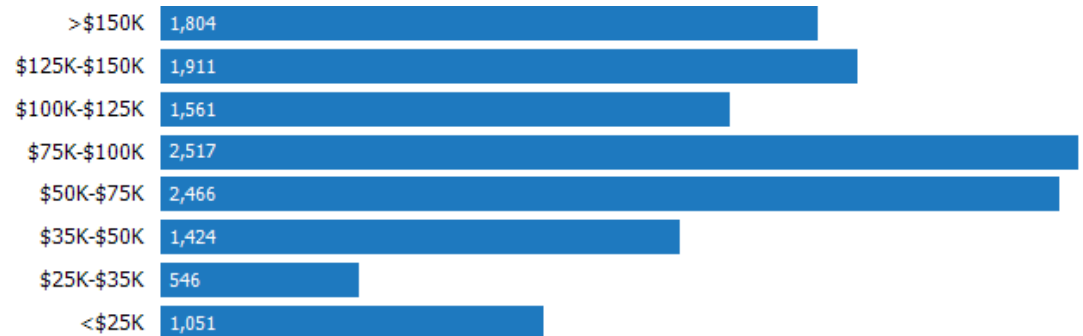
## Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

37174



## Presidential Voting Pattern

This chart shows how residents of a county voted in the 2012 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Quadrennially



# Neighborhood: Economic Stats and Charts

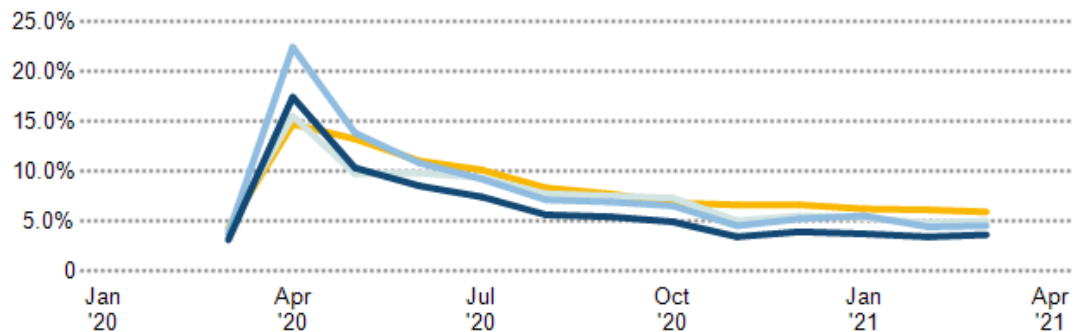
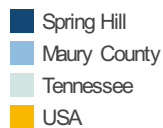
	37174	Williamson County	Tennessee	USA
Income Per Capita	\$34,010	\$50,931	\$28,511	\$32,621
Median Household Income	\$86,452	\$109,026	\$50,972	\$60,293
Unemployment Rate	—	3.3%	5.1%	6%
Unemployment Number	—	4.25K	167K	—
Employment Number	—	125K	3.13M	—
Labor Force Number	—	130K	3.3M	—

## Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

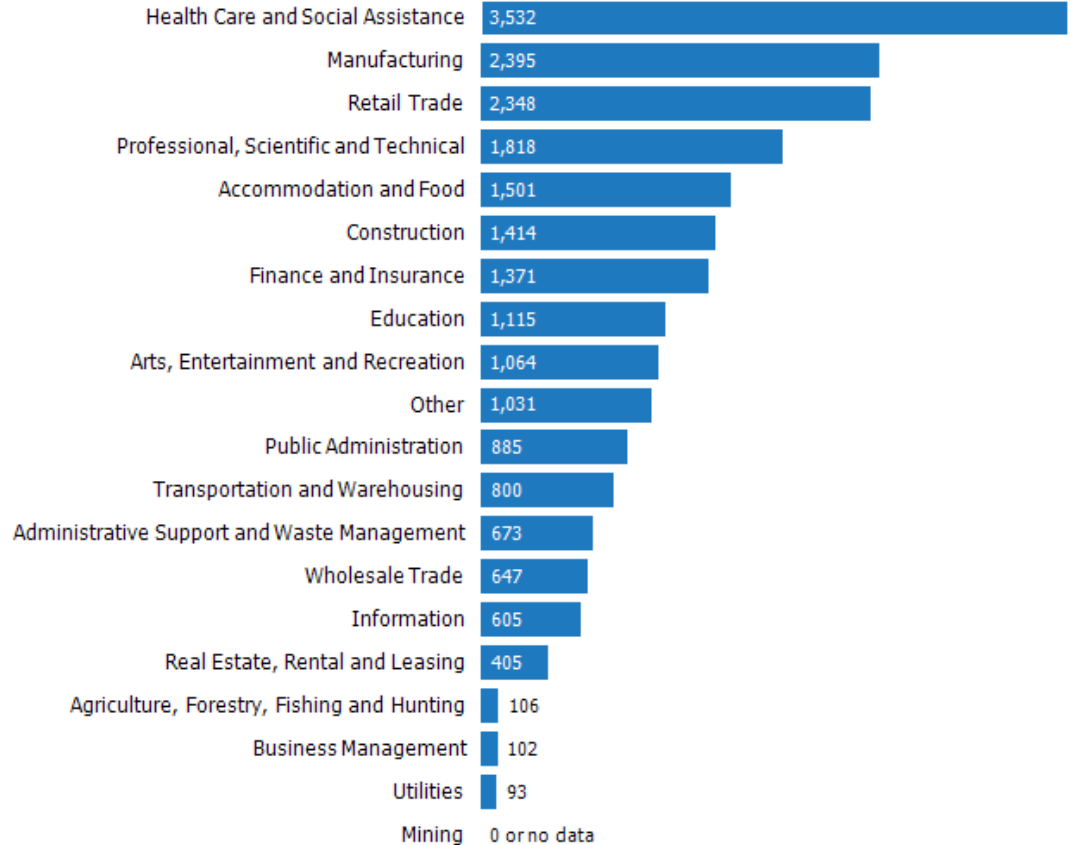


## Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually



# Neighborhood: Quality of Life Stats and Charts

## Quality of Life in 37174

	37174	Williamson County	Tennessee	USA
Elevation (in feet)	1,747	1,747	—	—
Annual Rainfall (in inches)	60	60	58.09	—
Annual Snowfall (in inches)	9.05	8.99	10.25	—
Days of Full Sun (per year)	98	98	99	—
Travel Time to Work (in minutes)	32	28	25	27
Water Quality - Health Violations	—	2	—	—
Water Quality - Monitoring and Report Violations	—	1	—	—
Superfund Sites	0	0	28	2,402
Brownfield Sites	No	No	Yes	Yes

## Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually

37174

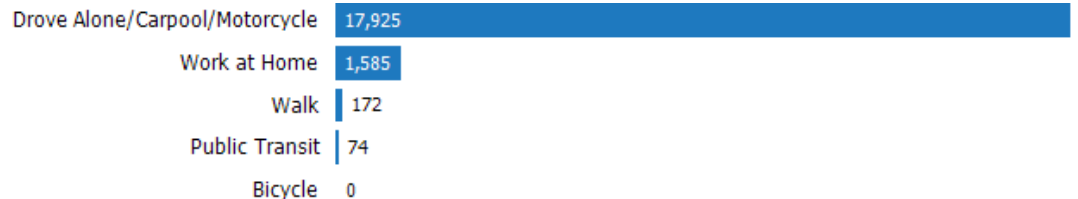


## How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually



## Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually



# School: Allendale Elementary School

## School Details

**Name**  
Allendale Elementary School

**Level**  
Elementary

**Type**  
Public

**Grades Served**  
K-5

**School District**  
Williamson County Schools

**Address**  
2100 Prescott Way, Spring Hill, TN 37174

**Phone**  
(615) 472-5130

## School Facts

### Allendale Elementary School

### Williamson County Schools

#### Overall Grade

A

A

Total Enrollment

746

40,475

Students per Teacher

12:1

17:1

Students in Free Lunch Program

2%

4%

#### Academic Grade

A

A+

Average GPA

—

3.64 (out of 7252 responses)

Math Proficiency

64%

67%

Reading Proficiency

54%

63%

Gifted Students

1%

—

AP Enrollments

—

—

Graduation Rate

—

96%

Average ACT Score

—

28 (out of 3704 responses)

Average SAT Score

—

1,320 (out of 463 responses)

#### Teacher Grade

A

A-

Average Teacher Salary

\$50,533

\$50,533

Teachers in 1st or 2nd Year

8%

4%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others.  
Source: Niche Update Frequency: Quarterly



# School: Spring Station Middle School

## School Details

**Name**  
Spring Station Middle School

**Level**  
Middle

**Type**  
Public

**Grades Served**  
6-8

**School District**  
Williamson County Schools

**Address**  
1000 Spring Station Dr,  
Spring Hill, TN 37174

**Phone**  
(615) 472-5080

## School Facts

### Spring Station Middle School

### Williamson County Schools

#### Overall Grade

A

A

#### Total Enrollment

1,000

40,475

#### Students per Teacher

16:1

17:1

#### Students in Free Lunch Program

4%

4%

#### Academic Grade

A

A+

#### Average GPA

—

3.64 (out of 7252 responses)

#### Math Proficiency

60%

67%

#### Reading Proficiency

53%

63%

#### Gifted Students

4%

—

#### AP Enrollments

—

—

#### Graduation Rate

—

96%

#### Average ACT Score

—

28 (out of 3704 responses)

#### Average SAT Score

—

1,320 (out of 463 responses)

#### Teacher Grade

A

A-

#### Average Teacher Salary

\$50,533

\$50,533

#### Teachers in 1st or 2nd Year

6%

4%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others.  
Source: Niche Update Frequency: Quarterly

## Community Reviews for this School

Posted: 12/14/2020 by Alum

My teachers from 6th grade were all new and didn't work well with kids that's why I am rating very good. My teachers from 7th and 8th grade helped mold me into who I am today and helped me gain a deep-rooted love for learning.

Posted: 7/19/2020 by Alum

It is an overall ok school. The teachers are fine but not the best. Sports and facilities are beautiful and well kept.

Posted: 7/19/2020 by Alum

I had fun going here. It was not the best experience but I survived. I would not send your kids here sorry.



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Posted: 3/16/2020 by Middle School Student

The school offers a beneficial variety of classes and activities to choose from and its students perform near the top state-wide in nearly every subject.

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Posted: 2/13/2018 by Alum

I liked the teachers. I wasn't a huge fan of the way the dress code changed. A very few months when it first opened, and the band was awesome.



# School: Summit High School

## School Details

**Name**  
Summit High School

**Level**  
High

**Type**  
Public

**Grades Served**  
9-12

**School District**  
Williamson County Schools

**Address**  
2830 Twin Lakes Dr, Spring Hill, TN 37174

**Phone**  
(615) 472-5100

## School Facts

### Overall Grade

A-

A

Total Enrollment

1,533

40,475

Students per Teacher

18:1

17:1

Students in Free Lunch Program

5%

4%

### Academic Grade

A-

A+

Average GPA

3.55 (out of 812 responses)

3.64 (out of 7252 responses)

Math Proficiency

28%

67%

Reading Proficiency

53%

63%

Gifted Students

3%

—

AP Enrollments

356

—

Graduation Rate

96%

96%

Average ACT Score

26 (out of 394 responses)

28 (out of 3704 responses)

Average SAT Score

1,210 (out of 38 responses)

1,320 (out of 463 responses)

### Teacher Grade

B-

A-

Average Teacher Salary

\$50,533

\$50,533

Teachers in 1st or 2nd Year

10%

4%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others.  
Source: Niche Update Frequency: Quarterly

## Community Reviews for this School

Posted: 3/29/2021 by Freshman

very good educators but a rampant drug problem among most upper and lower classmen. Also, the school does almost nothing to stop the problem.

Posted: 3/26/2021 by Senior

Overall, SUMmit is a very good school. There is great resources for students and all the teachers are really nice and helpful. I think it could be better if the teachers took more into account the different learning types that students have. For example, I can not learn when I sit in a classroom and my teacher talks the whole time. I need hands on activities and worksheets and notes to do.



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Posted: 3/13/2021 by Senior

I loved Summit High School for its convenience, potential, and just the people that were there. I was always supported by my teachers, admin, and my school counselors. I'm so thankful for the opportunities I've been offered with my AP classes and honors curriculum. I'm excited to represent the culture of Summit High School in the coming years. I'm confident in their ability to continue to diversify the student body, encourage college readiness and continuing to guide their students to success. I even attended a different high school Freshman year of my academic career however, it is no where as good as Summit. Summit reflects its values even in its building and I am so excited for my own siblings to experience what Summit High School has to offer.

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Posted: 2/19/2021 by Junior

Summit High School is, above all, an exceptional school that has the capability to bound a student to the free whelms of learning. Possibilities express themselves strongly and permeate the student culture. The academics of the school is able to open horizons in almost every field. Teachers often know their subject matter well enough to properly communicate the breadth of their knowledge to the class. A great deal of students are actively willing to learn more. During my experience here, the wide expansiveness of possibilities that the school offers has given me an idea of what I want to do once I graduate. With the mostly-glowing academic foundation of the school, the student community is what gives it a unique character. I have found most people to be friendly. Sadly, some groups here, in my experience, create needless drama which can harm the curricular environment. Also, despite Spring Hill's growing population, there is not much diversity in the student body.

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Posted: 5/9/2020 by Junior

Summit's teachers are nothing short of incredible. I have been blessed with numerous teachers who are relentlessly motivated toward and passionate about their students and curriculum. No student would be successful without the teaching staff. Less can be said for administration, however, and there is usually an issue or two surrounding how the administration staff handles certain occurrences each year. Besides this, Summit's student body is flamboyant and excellent, and there will always be an activity for your student, whether he or she loves attending football games or prefers reading books. I have never felt upset about attending Summit, and I'm glad to have a great high school experience.

## About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



## About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



## Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

## Learn more

For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>

