

FY 2024 FAIR MARKET RENT DOCUMENTATION SYSTEM

The FY 2024 Tennessee FMR Summary

Final FY2024 Tennessee FMR Metropolitan Area Summary						
Metropolitan Area Name	Efficiency	One-Bedroom	Two-Bedroom	Three-Bedroom	Four-Bedroom	FMR Percentile
Campbell County, TN HUD Metro FMR Area	\$618	\$695	\$912	\$1,202	\$1,215	40
Chattanooga, TN-GA MSA	\$1,068	\$1,085	\$1,232	\$1,569	\$1,784	40
Clarksville, TN-KY HUD Metro FMR Area	\$887	\$970	\$1,246	\$1,750	\$2,114	40
Cleveland, TN MSA	\$789	\$848	\$1,114	\$1,462	\$1,529	40
Crockett County, TN HUD Metro FMR Area	\$755	\$756	\$993	\$1,213	\$1,563	40
Gibson County, TN HUD Metro FMR Area	\$654	\$722	\$861	\$1,213	\$1,461	40
Grainger County, TN HUD Metro FMR Area	\$683	\$687	\$903	\$1,198	\$1,203	40
Jackson, TN HUD Metro FMR Area	\$771	\$866	\$1,138	\$1,558	\$1,563	40
Johnson City, TN MSA	\$864	\$870	\$1,070	\$1,343	\$1,561	40
Kingsport-Bristol-Bristol, TN-VA MSA	\$677	\$717	\$905	\$1,179	\$1,335	40
Knoxville, TN HUD Metro FMR Area	\$985	\$1,000	\$1,221	\$1,578	\$1,833	40
Macon County, TN HUD Metro FMR Area	\$789	\$794	\$927	\$1,185	\$1,404	40
Maury County, TN HUD Metro FMR Area	\$1,011	\$1,018	\$1,337	\$1,725	\$1,784	40
Memphis, TN-MS-AR HUD Metro FMR Area	\$1,031	\$1,146	\$1,298	\$1,711	\$1,995	40
Morgan County, TN HUD Metro FMR Area	\$651	\$655	\$861	\$1,142	\$1,147	40
Morristown, TN HUD Metro FMR Area	\$787	\$792	\$1,023	\$1,375	\$1,653	40
Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Roane County, TN HUD Metro FMR Area	\$793	\$824	\$980	\$1,272	\$1,663	40
Smith County, TN HUD Metro FMR Area	\$619	\$691	\$908	\$1,209	\$1,214	40
Stewart County, TN HUD Metro FMR Area	\$677	\$816	\$960	\$1,333	\$1,629	40

FY2024 Tennessee FMR Local Area Summary

Locality Name	Metropolitan Area Name	Efficiency	One-Bedroom	Two-Bedroom	Three-Bedroom	Four-Bedroom	FMR Percentile
<u>Anderson County</u>	<i>Knoxville, TN HUD Metro FMR Area</i>	\$985	\$1,000	\$1,221	\$1,578	\$1,833	40
<u>Bedford County</u>	Bedford County, TN	\$835	\$906	\$1,017	\$1,261	\$1,359	40
<u>Benton County</u>	Benton County, TN	\$651	\$655	\$861	\$1,062	\$1,461	40
<u>Bledsoe County</u>	Bledsoe County, TN	\$651	\$655	\$861	\$1,208	\$1,461	40
<u>Blount County</u>	<i>Knoxville, TN HUD Metro FMR Area</i>	\$985	\$1,000	\$1,221	\$1,578	\$1,833	40
<u>Bradley County</u>	<i>Cleveland, TN MSA</i>	\$789	\$848	\$1,114	\$1,462	\$1,529	40
<u>Campbell County</u>	<i>Campbell County, TN HUD Metro FMR Area</i>	\$618	\$695	\$912	\$1,202	\$1,215	40
<u>Cannon County</u>	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
<u>Carroll County</u>	Carroll County, TN	\$707	\$767	\$861	\$1,098	\$1,219	40
<u>Carter County</u>	<i>Johnson City, TN MSA</i>	\$864	\$870	\$1,070	\$1,343	\$1,561	40
<u>Cheatham County</u>	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
<u>Chester County</u>	<i>Jackson, TN HUD Metro FMR Area</i>	\$771	\$866	\$1,138	\$1,558	\$1,563	40
<u>Claiborne County</u>	Claiborne County, TN	\$707	\$767	\$861	\$1,127	\$1,147	40
<u>Clay County</u>	Clay County, TN	\$651	\$655	\$861	\$1,213	\$1,277	40
<u>Cocke County</u>	Cocke County, TN	\$651	\$655	\$861	\$1,156	\$1,160	40
<u>Coffee County</u>	Coffee County, TN	\$721	\$726	\$931	\$1,283	\$1,519	40
<u>Crockett County</u>	<i>Crockett County, TN HUD Metro FMR Area</i>	\$755	\$756	\$993	\$1,213	\$1,563	40
<u>Cumberland County</u>	Cumberland County, TN	\$719	\$723	\$881	\$1,242	\$1,400	40
<u>Davidson County</u>	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
<u>Decatur County</u>	Decatur County, TN	\$651	\$655	\$861	\$1,154	\$1,209	40
<u>DeKalb County</u>	DeKalb County, TN	\$671	\$676	\$888	\$1,074	\$1,507	40

Dickson County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Dyer County	Dyer County, TN	\$681	\$685	\$861	\$1,213	\$1,315	40
Fayette County	<i>Memphis, TN-MS-AR HUD Metro FMR Area</i>	\$1,031	\$1,146	\$1,298	\$1,711	\$1,995	40
Fentress County	Fentress County, TN	\$651	\$655	\$861	\$1,093	\$1,298	40
Franklin County	Franklin County, TN	\$731	\$735	\$909	\$1,175	\$1,384	40
Gibson County	<i>Gibson County, TN HUD Metro FMR Area</i>	\$654	\$722	\$861	\$1,213	\$1,461	40
Giles County	Giles County, TN	\$739	\$759	\$900	\$1,106	\$1,480	40
Grainger County	<i>Grainger County, TN HUD Metro FMR Area</i>	\$683	\$687	\$903	\$1,198	\$1,203	40
Greene County	Greene County, TN	\$584	\$767	\$861	\$1,213	\$1,371	40
Grundy County	Grundy County, TN	\$707	\$742	\$861	\$1,069	\$1,209	40
Hamblen County	<i>Morristown, TN HUD Metro FMR Area</i>	\$787	\$792	\$1,023	\$1,375	\$1,653	40
Hamilton County	<i>Chattanooga, TN-GA MSA</i>	\$1,068	\$1,085	\$1,232	\$1,569	\$1,784	40
Hancock County	Hancock County, TN	\$707	\$767	\$861	\$1,041	\$1,384	40
Hardeman County	Hardeman County, TN	\$651	\$655	\$861	\$1,213	\$1,232	40
Hardin County	Hardin County, TN	\$651	\$655	\$861	\$1,142	\$1,147	40
Hawkins County	<i>Kingsport-Bristol-Bristol, TN-VA MSA</i>	\$677	\$717	\$905	\$1,179	\$1,335	40
Haywood County	Haywood County, TN	\$651	\$655	\$861	\$1,144	\$1,392	40
Henderson County	Henderson County, TN	\$717	\$778	\$873	\$1,112	\$1,163	40
Henry County	Henry County, TN	\$682	\$686	\$902	\$1,091	\$1,201	40
Hickman County	Hickman County, TN	\$707	\$767	\$861	\$1,213	\$1,461	40
Houston County	Houston County, TN	\$707	\$718	\$861	\$1,067	\$1,297	40

Humphreys County	Humphreys County, TN	\$707	\$767	\$861	\$1,183	\$1,256	40
Jackson County	Jackson County, TN	\$651	\$655	\$861	\$1,041	\$1,209	40
Jefferson County	<i>Morristown, TN HUD Metro FMR Area</i>	\$787	\$792	\$1,023	\$1,375	\$1,653	40
Johnson County	Johnson County, TN	\$707	\$761	\$861	\$1,063	\$1,209	40
Knox County	<i>Knoxville, TN HUD Metro FMR Area</i>	\$985	\$1,000	\$1,221	\$1,578	\$1,833	40
Lake County	Lake County, TN	\$690	\$694	\$861	\$1,118	\$1,209	40
Lauderdale County	Lauderdale County, TN	\$651	\$655	\$861	\$1,130	\$1,376	40
Lawrence County	Lawrence County, TN	\$679	\$683	\$898	\$1,102	\$1,196	40
Lewis County	Lewis County, TN	\$651	\$655	\$861	\$1,091	\$1,461	40
Lincoln County	Lincoln County, TN	\$707	\$767	\$861	\$1,213	\$1,450	40
Loudon County	<i>Knoxville, TN HUD Metro FMR Area</i>	\$985	\$1,000	\$1,221	\$1,578	\$1,833	40
Macon County	<i>Macon County, TN HUD Metro FMR Area</i>	\$789	\$794	\$927	\$1,185	\$1,404	40
Madison County	<i>Jackson, TN HUD Metro FMR Area</i>	\$771	\$866	\$1,138	\$1,558	\$1,563	40
Marion County	<i>Chattanooga, TN-GA MSA</i>	\$1,068	\$1,085	\$1,232	\$1,569	\$1,784	40
Marshall County	Marshall County, TN	\$764	\$769	\$1,010	\$1,311	\$1,345	40
Maury County	<i>Maury County, TN HUD Metro FMR Area</i>	\$1,011	\$1,018	\$1,337	\$1,725	\$1,784	40
McMinn County	McMinn County, TN	\$719	\$813	\$950	\$1,234	\$1,265	40
McNairy County	McNairy County, TN	\$651	\$655	\$861	\$1,189	\$1,329	40
Meigs County	Meigs County, TN	\$651	\$655	\$861	\$1,204	\$1,209	40
Monroe County	Monroe County, TN	\$584	\$685	\$861	\$1,153	\$1,176	40
Montgomery County	<i>Clarksville, TN-KY HUD Metro FMR Area</i>	\$887	\$970	\$1,246	\$1,750	\$2,114	40
Moore County	Moore County, TN	\$704	\$709	\$887	\$1,146	\$1,245	40

Morgan County	<i>Morgan County, TN HUD Metro FMR Area</i>	\$651	\$655	\$861	\$1,142	\$1,147	40
Obion County	Obion County, TN	\$717	\$721	\$861	\$1,098	\$1,147	40
Overton County	Overton County, TN	\$684	\$688	\$861	\$1,096	\$1,147	40
Perry County	Perry County, TN	\$686	\$690	\$907	\$1,097	\$1,229	40
Pickett County	Pickett County, TN	\$725	\$729	\$913	\$1,104	\$1,282	40
Polk County	<i>Cleveland, TN MSA</i>	\$789	\$848	\$1,114	\$1,462	\$1,529	40
Putnam County	Putnam County, TN	\$760	\$764	\$991	\$1,368	\$1,578	40
Rhea County	Rhea County, TN	\$651	\$655	\$861	\$1,142	\$1,147	40
Roane County	<i>Roane County, TN HUD Metro FMR Area</i>	\$793	\$824	\$980	\$1,272	\$1,663	40
Robertson County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Rutherford County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Scott County	Scott County, TN	\$707	\$708	\$861	\$1,180	\$1,364	40
Sequatchie County	<i>Chattanooga, TN-GA MSA</i>	\$1,068	\$1,085	\$1,232	\$1,569	\$1,784	40
Sevier County	Sevier County, TN	\$834	\$896	\$1,082	\$1,403	\$1,441	40
Shelby County	<i>Memphis, TN-MS-AR HUD Metro FMR Area</i>	\$1,031	\$1,146	\$1,298	\$1,711	\$1,995	40
Smith County	<i>Smith County, TN HUD Metro FMR Area</i>	\$619	\$691	\$908	\$1,209	\$1,214	40
Stewart County	<i>Stewart County, TN HUD Metro FMR Area</i>	\$677	\$816	\$960	\$1,333	\$1,629	40
Sullivan County	<i>Kingsport-Bristol-Bristol, TN-VA MSA</i>	\$677	\$717	\$905	\$1,179	\$1,335	40
Sumner County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Tipton County	<i>Memphis, TN-MS-AR HUD Metro FMR Area</i>	\$1,031	\$1,146	\$1,298	\$1,711	\$1,995	40
Trousdale County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Unicoi County	<i>Johnson City, TN MSA</i>	\$864	\$870	\$1,070	\$1,343	\$1,561	40

Union County	<i>Knoxville, TN HUD Metro FMR Area</i>	\$985	\$1,000	\$1,221	\$1,578	\$1,833	40
Van Buren County	Van Buren County, TN	\$680	\$684	\$861	\$1,163	\$1,209	40
Warren County	Warren County, TN	\$679	\$683	\$898	\$1,086	\$1,207	40
Washington County	<i>Johnson City, TN MSA</i>	\$864	\$870	\$1,070	\$1,343	\$1,561	40
Wayne County	Wayne County, TN	\$651	\$655	\$861	\$1,043	\$1,147	40
Weakley County	Weakley County, TN	\$707	\$728	\$861	\$1,041	\$1,461	40
White County	White County, TN	\$730	\$734	\$965	\$1,167	\$1,285	40
Williamson County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40
Wilson County	<i>Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area</i>	\$1,404	\$1,442	\$1,619	\$2,035	\$2,482	40

NOTE: Locality Names are links to the Final FY2024 FMR Documentation System for the specific area.