

Hamilton County Government
Data Processing
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Dear Customer;

The enclosed is a complete description of the files which the Assessor of Property has made available to you. The information following the file layouts, are tables that describe fields that contain codes. The files are stored in a self-extracting archive file called OPTXDNL.D. To extract these files, run the program by double clicking it in windows explorer or by typing the name and pressing enter at the DOS prompt. Once extracted, these files will require about 150mg of hard drive space. Below is a name and brief description of each file.

OPTXNWP.DAT = General Parcel Information – This file contains basic property information, owner information, descriptions, sales information, total land value, building value, appraisal, and assessment.

OPTXNWB.DAT = Building Data – This file contains information directly related to specific buildings for specific parcels. There may be multiple buildings per parcel.

OPTXNWL.DAT = Land Data - This file contains information directly related to the land associated with the parcel. There may be multiple land records per parcel.

OPTXNWC.DAT = Commercial Building Data - This file contains information directly related to specific commercial buildings for specific parcels. There may be multiple commercial buildings per parcel.

OPTXNWM.DAT = Misc. Improvements - This file contains information directly related to misc. improvements for parcels. A misc. improvement may be a parking lot or a fence or other non-building improvement. There may be multiple misc. improvements per parcel.

If I can be of any further assistance, please don't hesitate to contact me.

Sincerely,
David Murphy
Systems Analyst

LAYOUT FOR OPTXNWP FILE - GENERAL PARCEL DATA
record length = 870

Field	Beg. Column	Length	Type	Dec.
Owner Name 1	001	035	A	
Prop. Addr. Street Name	036	022	A	
Prop. Addr. Street Abbreviation	058	005	A	
Prop. Addr. Street Direction	063	003	A	
Prop. Addr. Street Number	066	005	A	
Map	071	005	A	
Group	076	003	A	
Parcel	079	010	A	
Owner Name 2	089	035	A	
Mail. Addr. Street Number	124	005	A	
Mail. Addr. Street Direction	129	003	A	
Mail. Addr. Street Name	132	022	A	
Mail. Addr. Street Abbreviation	154	005	A	
Mailing Address Line 2	159	035	A	
Mailing Address City	194	024	A	
Mailing Address State	218	002	A	
Mailing Address Zip Code	220	010	A	
Legal Description 1	230	035	A	
Legal Description 2	265	035	A	
Legal Description 3	300	035	A	
Legal Description 4	335	035	A	
Legal Description 5	370	035	A	
Legal Description 6	405	035	A	
Legal Description 7	440	035	A	
Legal Description 8	475	035	A	
Lot Dimensions 1	510	015	A	
Lot Dimensions 2	525	015	A	
Calculated Acres	540	009	N	3
Deeded Acres	549	009	N	3
Land Use Code	558	005	N	2
Neighborhood Code	563	006	A	
Land Value	569	009	N	0
Building Value	578	009	N	0
Appraised Value	587	009	N	0
Assessed Value	596	009	N	0
District	605	003	A	
Control Map	608	005	A	
Zoning	613	005	A	
Improve Code	618	005	N	0
Property Type	623	002	N	0
Exempt Code	625	002	A	
Plat 1 Book	627	004	A	
Plat 1 Page	631	004	A	

Field	Beg. Column	Length	Type	Dec.
Plat 1 Block	635	004	A	
Plat 1 Lot	639	008	A	
Plat 2 Book	647	004	A	
Plat 2 Page	651	004	A	
Plat 2 Block	655	004	A	
Plat 2 Lot	659	008	A	
Tax Relief Code	667	001	A	
Blank	668	001	A	
Tax Bill Number	669	006	N	0
Last Years Bill Number	675	007	N	0
Print Map	682	005	A	
Mortgage Company	687	002	A	
Mortgage Account Number	689	008	A	
Bank Rupt Indicator	697	001	A	
Back Tax Years	698	005	A	
Sale 1 Date	703	008	N	0
Sale 1 Consideration	711	009	N	0
Sale 1 Book	720	004	A	
Sale 1 Page	724	004	A	
Sale 1 Type	728	002	A	
Sale 1 Confirmation	730	002	A	
Sale 2 Date	732	008	N	0
Sale 2 Consideration	740	009	N	0
Sale 2 Book	749	004	A	
Sale 2 Page	753	004	A	
Sale 2 Type	757	002	A	
Sale 2 Confirmation	759	002	A	
Sale 3 Date	761	008	N	0
Sale 3 Consideration	769	009	N	0
Sale 3 Book	778	004	A	
Sale 3 Page	782	004	A	
Sale 3 Type	786	002	A	
Sale 3 Confirmation	788	002	A	
Sale 4 Date	790	008	N	0
Sale 4 Consideration	798	009	N	0
Sale 4 Book	807	004	A	
Sale 4 Page	811	004	A	
Sale 4 Type	815	002	A	
Sale 4 Confirmation	817	002	A	
Municiple Tax Amount	819	009	N	2
County Tax Amount	828	009	N	2
Blank	837	002	A	

Field	Beg. Column	Length	Type	Dec.
Subdivision Name	839	030	A	
Sort District	869	002	A	

Types are A=Alpha, N=Numeric.

LAYOUT FOR OPTXNWB FILE - BUILDING DATA
record length = 128

Field	Beg. Column	Length	Type	Dec.
Map	001	005	A	
Group	006	003	A	
Parcel	009	010	A	
Sequence Number	019	003	N	0
Type Record	022	002	N	0
Calculation Method	024	002	A	
Structure	026	015	A	
Determine Appraisal Switch	041	001	A	
Current Use	042	003	A	
Year Built	045	004	N	0
Effective Year Built	049	004	N	0
Adjusted Rate	053	005	N	2
Rate Table	058	003	A	
Final Condition	061	003	N	2
Base Area	064	007	N	0
Total Adjusted Area	071	007	N	0
Appraisal Value	078	009	N	0
Assessed Value	087	009	N	0
Construction Quality	096	002	A	
District	098	003	A	
Mobil Home Decal Number	101	005	N	0
Mobil Home Length	106	002	N	0
Mobil Home Width	108	002	N	0
Mobil Home Pad	110	004	A	
Mobil Home Owner	114	015	A	

Types are A=Alpha, N=Numeric.

LAYOUT FOR OPTXNWL FILE - LAND DATA
record length = 99

Field	Beg. Column	Length	Type	Dec.
Map	001	005	A	
Group	006	003	A	
Parcel	009	010	A	
Sequence Number	019	003	N	0
Type Record	022	002	N	0
Calculation Method	024	002	A	
Determine Appraisal Switch	026	001	A	
Current Use	027	003	A	
Description	030	015	A	
Appraisal Value	045	009	N	0
Assessed Value	054	009	N	0
Unit Price	063	009	N	2
Size	072	007	N	2
Size in Square Feet	079	007	N	0
Road Code	086	002	A	
Topo Percentage	088	003	N	2
Utilities	091	006	A	
District	097	003	A	

Types are A=Alpha, N=Numeric.

LAYOUT FOR OPTXNWC FILE - COMMERCIAL BUILDING DATA
 record length = 93

Field	Beg. Column	Length	Type	Dec.
Map	001	005	A	
Group	006	003	A	
Parcel	009	010	A	
Sequence Number	019	003	N	0
Type Record	022	002	N	0
Calculation Method	024	002	A	
Purpose	026	015	A	
Framing	041	001	A	
Quality	042	002	A	
Current Use	044	003	A	
Year Built	047	004	N	0
Effective Year Built	051	004	N	0
Final Condition	055	003	N	2
Structure Area	058	007	A	
Non-Structure Area	065	007	N	0
Appraised Value	072	009	N	0
Assessed Value	081	009	N	0
Determine Appraisal Switch	090	001	A	
District	091	003	A	

Types are A=Alpha, N=Numeric.

LAYOUT FOR OPTXNWM FILE - MISC. IMPROVEMENT DATA
record length = 74

Field	Beg. Column	Length	Type	Dec.
Map	001	005	A	
Group	006	003	A	
Parcel	009	010	A	
Sequence Number	019	003	N	0
Type Record	022	002	N	0
Calculation Method	024	002	A	
Structure	026	015	A	
Quality	041	002	A	
Current Use	043	003	A	
Year Built	046	004	N	0
Final Condition	050	003	N	2
Appraised Value	053	009	N	0
Assessed Value	062	009	N	0
Determine Appraisal Switch	071	001	A	
District	097	003	A	

Types are A=Alpha, N=Numeric.

PROPERTY TYPE
TABLE

CODE DESCRIPTION

01	County Owned
02	City Owned
03	State Owned
04	Federally Owned
05	Religious Usage
06	Fraternal Usage
07	Utility and Public Service
08	Commercial
09	Deletes or Combines
10	Industrial
11	Chattanooga Housing Authority
12	Back Tax
13	Hospital Authority
14	County Schools
15	City Schools
16	Cemeteries
17	Farms
18	Forest
19	Homestead
20	Mineral
21	Community Lot
22	Residential
23	Town of Lookout Mtn
24	Signal Mtn
25	East Ridge
26	Red Bank
27	Soddy Daisy
28	Collegedale
29	Ridgeside
30	Lakesite
31	Walden
32	Rental Property 40%, e.g. Apartment
33	Former Greenbelt
34	Open Space
40	Apartment (117)
45	Golf Courses
98	In Lieu of & Deferred Taxes
99	Unworked Parcel

SALES TYPE
TABLE

CODE DEFINITIOII

A Assumption Deed B Combination Sale C Deed In Lieu of Foreclosure D Deed of

A	Assumption Deed
B	Combination Sale
C	Deed In Lieu of Foreclosure
D	Deed of Correction
E	Deed --Tenants by Entirety
F	Decree of Redemption
G	Divorce
H	Family Sale
I	Government Sale
I	Judgement
K	Partnership
L	Refile Deed
M	Sale Including Personal Property
N	Substitute Trustee Deed
O	Tax Sales
P	Trustees Sale
Q	Will

DISTRICT NAMES
TABLE

Code Description

1 City 2 County 3 County 2C Collegedale 2E East

1	City
2	County
3	County
2C	Collegedale
2E	East Ridge
2R	Ridgeside
3L	Lookout Mountain
3LS	Lakesite
3R	Red Bank
3S	Signal Mountain
3SD	Soddy Daisy
3W	Walden

Exempt Codes

C	Community Lot
E	Exempt
P	Partially Exempt
S	OSAP State
X	Leased Land

STANDARD LAND USE CODES
TABLE 1.0

The system may best be described as hierarchical to the extent that property may always be described in some fashion (e. g. subdivision, division, and category).

100 RESIDENTIAL

110 Household Units

- 111 One Family Household Unit
- 112 Two Family Household Unit (Duplex)
- 113 Multi-Family (4-9 unit Apartment)
- 114 Two Family Units (Duplex Owner Occupied)
- 115 Triplex
- 116 Condominium,
- 117 Apartment: 10 units or more

120 Group Quarters

Rooming and boarding houses, fraternity and sorority house and other membership lodgings. Nursing homes, college dormitories, other halls or dormitories, retirement homes, religious quarters, orphanages, convents.

130 (Reserved for future use)

140 Mobile Homes

- 141 Mobile Homes (Single Trailer)
- 142 Mobile Home Park
- 143 Mobile Home Park (Privately Owned)

150 Transient Lodging

Motels, tourist courts, lodges, hotels and other transient lodgings.

200 MANUFACTURING

210 Food Manufacturing

Meat, poultry and small game dressing and packing. Creamery butter, cheese natural and processed, Milk, ice cream and frozen desserts. Seafoods, fruits, vegetables, jams, and jellies canning. Flour and other grain mill products. Bakery products.

220 Textile Mill Products Manufacturing

Woven fabrics, knit goods, dying and finishing of textile, floor coverings, yarn and threads and other textile mill products.

230 Apparel Manufacturing

Men and boys clothing, women and girl clothing
Leather and leather products, fun goods and miscellaneous apparel and accessories.

STANDARD LAND USE CODES
TABLE 1.0

- 240 Lumber and Wood Products Manufacturing
Logging camp and logging contractors, sawmills,
mill work, wooden container products.
- 250 Furniture and Fixtures Manufacturing
Household furniture, office furniture partitions
shelving, lockers and store fixtures.
- 260 Paper products Manufacturing
Paper, paperboard, converted paper products, containers
and boxes and building board paper.
- 270 Printing, Publishing and Allied Industries
Manufacturing, newspapers, periodicals, books and
commercial publishing and printing.
- 280 Chemicals and Allied Products Manufacturing
Industrial chemicals, plastic, synthetic and rubber
man-made fibers, drugs, soaps,, cosmetics, paint,
varnishes, and allied products, agriculture chemicals and
all other allied products.
- 290 Petroleum Refining Manufacturing
Refining petroleum products and allied products.
- 291 Petroleum Tank Farms
- 292 Paving and Roofing Materials
- 293 Paving Equipment
- 300 MANUFACTURING
 - 310 Ancillary to Manufacturing
 - 311 office Building Ancillary to Manufacturing
 - 312 Warehouse Building Ancillary to Manufacturing
 - 313 Service or Parking Building Ancillary to Manufacturing
 - 314 Retail or wholesale ancillary to manufacturing
 - 320 Stone, Concrete and Glass Products Manufacturing
Flatglass, glass containers, cement, brick, ceramic
tile, and clay products, china plumbing fixtures,
porcelain, electrical supplies, concrete, brick and block
and concrete mix, cut stone and stone products.
 - 330 Iron, Steel and Metal Manufacturing, Blast Furnaces, steel
works rolling and finishing, iron and steel foundries
smelting and refining metals, steel pipe and tubes.

STANDARD LAND USE CODES
TABLE 1.0

- 460 Automobile Parking
 - 461 Private parking (service or garage)
 - 462 Parking ancillary to manufacturing
 - 468 Commercial service parking lots
 - 469 Commercial parking garage
 - 470 Communications (Telephone, Radio, T.V., etc.)
Telephone exchange stations, relay towers,
telegraph message centers transmitting and receiving
stations, radio and T.V. broadcasting studios,
transmitting stations and relay towers.
 - 480 utilities
 - 481 Electric utilities
 - 482 Gas utilities
 - 483 Water utilities
 - 484 Sewage utilities
 - 485 Solid waste disposal utilities
 - 486 Other transportation comm and utilities
 - 490 Warehouse
 - 491 (Reserved for future use)
 - 492 Warehouse Storage
 - 493 Distribution-Warehouse
 - 494 Mini Warehouse
- 500 WHOLESALE AND RETAIL TRADE
- 510 Wholesale Trade
Automotive equipment, drugs, chemicals, dry goods
and apparel, groceries, farm products, electrical
goods, hardware, plumbing, heating equipment and
supplies, machinery, equipment and supplies.
 - 520 Retail Trade Equipment
 - 521 Lumber and other building materials
 - 522 Heating and plumbing equipment
 - 523 Paint, glass and wall paper
 - 524 Electrical supplies
 - 525 Hardware and farm equipment
 - 526 Sporting goods
 - 530 Retail Trade - General
 - 531 Department stores
 - 536 Discount department stores
 - 537 Antiques and second hand
 - 538 Drugstores

STANDARD LAND USE CODES
TABLE 1.0

- 340 Fabricated Metal Products Manufacturing
Guns and accessories, general industrial machinery and equipment, office, computing and accounting machines, household appliances, communications equipment, motor vehicles and motor vehicle equipment, aircraft parts, railroad equipment, metal cans, cutlery, hand tools and general hardware.
- 350 Professional, Scientific, and Controlling Instruments, Photographic and Optical Goods, Watch and Clocks Manufacturing
Engineering, laboratory and scientific equipment, instruments for measuring, optical instruments and lenses, ophthalmic goods, photographic equipment, watches, clock operated devices, dental equipment.
- 390 Miscellaneous Manufacturing_.
 - 391 Jewelry, silverware and plated ware
 - 392 musical instruments and parts
 - 393 Toys, amusement, sporting and athletic goods
 - 394 Pens, pencils and other office and artist materials
 - 395 Costume jewelry, costume novelties, buttons and miscellaneous notions
 - 396 (Reserved for future use)
 - 397 Recording studios and movie studios
- 400 TRANSPORTATION, COMMUNICATIONS AND UTILITIES
 - 410 Rail Transportation
Railroad right-of-way, railroad repair yards, railroad terminals.
 - 420 Motor Vehicle Transportation
Bus terminals, bus repairs, motor freight terminals, motor freight repair, garages, taxicabs.
 - 430 Aircraft Transportation
 - 431 Airports
 - 432 Airports repair hangers
 - 440 Marine Craft Transportation
Marine terminals, marine repair docks, other marine craft or terminals.
 - 450 Highway and Street Right of Way

STANDARD LAND USE CODES
TABLE 1.0

- 540 Retail Trade - Food
 - 541 Groceries (supermarkets)
 - 542 Meats and fish markets
 - 543 Fruits and vegetables
 - 544 Candy, nuts and confectionery
 - 545 Dairy products
 - 546 Bakeries
 - 547 Liquor
 - 548 Groceries, convenience shops (drive-in type)

- 550 Retail Trade - Automotive, marine, Aircraft
 - 551 Motor vehicle new
 - 552 Tires, batteries and auto accessories
 - 553 Service stations
 - 554 motor vehicles used
 - 555 Automotive junkyards
 - 556 Marine craft and accessories
 - 557 Farm equipment
 - 558 Motorcycles (new and used)

- 560 Retail - Apparel and Accessories
 - Men's and boys' furnishings
 - Women's and girls' furnishings
 - children's and infants' -furnishings
 - Accessories and specialties
 - Shoes, custom tailoring, fun apparel.

- 570 Retail Furniture, Home Furnishings and Equipment
 - Furniture and home furnishings, household appliances, radios, televisions and home electronic supplies and music supplies, florists and garden supplies, floor coverings, draperies, china, glass and metal ware.

- 580 Retail Trade Eating and Drinking
 - 583 Restaurants typically those which provide full-course meals
 - 584 Diners and luncheonettes characterized by counter service, limited.
 - 585 Snack bars, drive-ins with window and/or car service, possibly limited counter service.
 - 586 (Reserved for future use)
 - 587 Bars and taverns
 - 590 Other Retail Trades

STANDARD LAND USE CODES
TABLE 1.0

600 SERVICES

- 610 Finance, Insurance and Real Estate Services
- 611 Banking and bank related services
- 612 Credit and loan (other than bank)
- 613 Bank complex with office building
- 614 Insurance carriers, agents and brokers
- 615 Real estate brokers
- 616 (Reserved for future use)
- 617 Insurance corporate.office
- 620 Personal Service
 - Laundering, dry cleaning, laundromat,,
 - photographic service, beauty and barber services,
 - apparel repair, shoe repair, funeral and cemetery services.
- 630 Business Services
 - Advertising, consumer and mercantile, credit reporting,
 - duplicating, mailing, janitorial, exterminating
 - employment equipment rental, photo finishing and all
 - other business services.
- 640 Repair Services
 - Automobile repair, wash service, electrical, radio,
 - T.V. repair service, watch, clock, and jewelry
 - repair services, re-upholstery and furniture repair
 - service.
- 650 Professional Services
 - 651 (Reserved for future use)
 - 652 Legal services
 - 653 Medical clinics and doctors out-patient service
 - 654 Hospitals, convalescent and sanitariums
 - 655 Engineering and architectural
 - 656 Accounting, auditing, and bookkeeping
 - 657 Medical and dental labs
 - 658 Dentists
 - 659 Veterinarian Clinics & Hospitals

STANDARD LAND USE CODES
TABLE 1.0

- 660 Contract Construction Services
Building contractors, plumbing, heating and
air-conditioning, painting, paper hanging and decorating,
electrical, masonry, carpentering, roofing, and other
special contract construction services.
- 670 Governmental Functions and Services
 - 671 Executive, legislative, and judicial functions
 - 672 Protective functions (police, fire, civil defense)
 - 673 Postal functions
 - 674 Correctional functions
 - 675 Reserved for future use
 - 676 Government construction and maintenance yards
- 680 Educational Services
 - 682 University, colleges and junior colleges
 - 683 Vocational and special training
 - 684 Nursery schools and day care centers
 - 685 Elementary schools
 - 686 Junior high schools
 - 687 Senior high schools
- 690 Other Services
 - 691 Churches-, synagogues, and temples
 - 692 Welfare and charitable services
 - 693 (Reserved for future use)
 - 694 (Reserved for future use)
 - 695 Labor unions and fraternal associations
- 700 CULTURAL, ENTERTAINMENT, AND RECREATIONAL
 - 710 Cultural activities and nature exhibitions
Libraries, museums and art galleries, planetaria,
aquariums and zoos, botanical gardens, arboretums and
bird sanctuaries and other nature exhibitions, historic
and other nature exhibitions.
 - 720 Public Assembly - Auditoriums and exhibiton halls,
theaters, and amphitheaters, motion picture theaters
drive in, arenas and stadiums race tracks and
other public assembly.
 - 730 Amusement
Fairgrounds, miniature golf, golf driving ranges, go -cart
tracts and other amusements.

STANDARD LAND USE CODES
TABLE 1.0

- 740 Community lots, Playgrounds and athletic areas, swimming areas, boat docks., skating areas, riding stables, etc. -
- 741 Marinas and Camping Areas
- 742 Bowling Alleys
- 743 Golf Courses - Public and Private
- 750 Resort and Group Camps
General resorts, group or organized camps, health resorts, hunting and fishing clubs. -
- 760 Parks
Parks leisure or ornamental, neighborhood, and regional parks.

800 RESOURCE PRODUCTION AND EXTRACTIONS

- 810 Agricultural
Predominant crop of fruits, nuts, vegetables or dairy, poultry, livestock or general farm.
- 820 Agricultural Related Activities
Poultry hatchery services, horticultural services.
- 830 Forestry Activities and Related Services
Forestry nurseries, commercial forestry production
- 850 Mining Activities and Related Services
Metal ore, coal, and crude petroleum mining and natural gas mining and quarrying of nonmetallic minerals.

900 UNDEVELOPED LAND AND WATER AREAS

- 910 Undeveloped and Unused Land
 - 911 Vacant land suitable for development
 - 912 Vacant land not suitable for development
 - 914 Vacant land commercial
 - 915 Vacant land industrial
 - 916 Vacant land commercial (fenced)
 - 917 Vacant land industrial (fenced)
 - 918 Vacant land condominiums
 - 920 Forests
 - 930 Water Areas
 - 960 Cemeteries
 - 970 Combined or Deleted - Properties combined or deleted from property file.

BUILDING CURRENT USE

PHYSICAL CONDITION

CODE	DISCRIPTION		CODE	DISCRIPTION	COND
AG	Agricultural	25%	01	1st year	98
CD	Commercial	40%	02	2nd year	97
DU	Dup owner occ	25%	03	3rd year	95
IN	Industrial	40%	04	4th year	94
MF	Multi-family	40%	05	5th year	92
RS	Residential	25%	06	6th year	91
			07	7th year	90
	SALES CONFIRMATION		10	8th thru 10th	85
			20	11th thru 20th yr	80
c	Confirmed Sales		30	21st thru 30th yr	75
L	Limited Confirmed Sale		40	31st thru 40th yr	70
R	Rejected Sale		50	41st thru 50th yr	65
v	Vacant Land Sale		99	over 50 years	60

PUBLIC UTILITY

PHYSICAL CONDITION (M/H)

A	All: E, W, S, & G		02	up to 2 years	95
E	Electric		05	3 to 5 years	85
G	Gas		08	6 to 8 years	75
N	None		11	9 to 11 years	65
s	Sewer		14	12 to 14 years	55
w	Water		17	15 to 17 year s	45
			99	18 and over	35

ROAD CODE

SALES TYPES

A	Asphalt		A	Assumption Deed	
D	Dirt		B	Combination Sale	
G	Gravel		c	In lieu of Foreclosure	
N	No Road		D	Deed of Correction	
TG	Tar & Gravel		E	Tenants by Enterety	
	LAND CALCULATION METHOD		F	Decree of Redemption	
AC	Per Acre		G	Divorce	
BC	Base Cost		H	Family Sale	
FF	Front Foot		I	Government Sale	
SC	Site Cost		J	Judgement	
SF	Square Foot		K	Partnership	
	LAND CURRENT USE		L	Refile Deed	
AG	Agricultural	25%	M	Includes Personalty Pty	
co	Commercial	40%	N	Substitute Trustee	
DU	Dup-Owner Occ	25%	0	Tax Sale	
IN	Industrial	40%	p	Trustees Sale	
MF	Multi-Family	40%	Q	Will	
RS	Residential	25%			

