

2020 TENNESSEE HOUSING PROFILE



Across Tennessee, there is a shortage of rental homes affordable and available to extremely low income households (ELI), whose incomes are at or below the poverty guideline or 30% of their area median income (AMI). Many of these households are severely cost burdened, spending more than half of their income on housing. Severely cost burdened poor households are more likely than other renters to sacrifice other necessities like healthy food and healthcare to pay the rent, and to experience unstable housing situations like evictions.

SENATORS: Lamar Alexander and Marsha Blackburn

KEY FACTS

238,039

OR

27%

Renter Households that are extremely low income

\$25,100

Maximum income of 4-person extremely low income households (state level)

(126,597)

Shortage of rental homes affordable and available for extremely low income renters

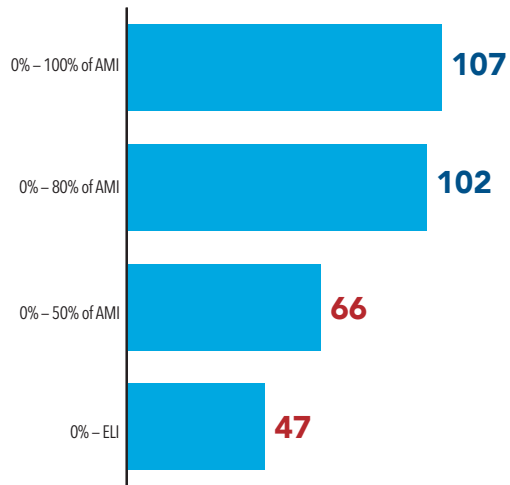
\$34,492

Annual household income needed to afford a two-bedroom rental home at HUD's Fair Market Rent.

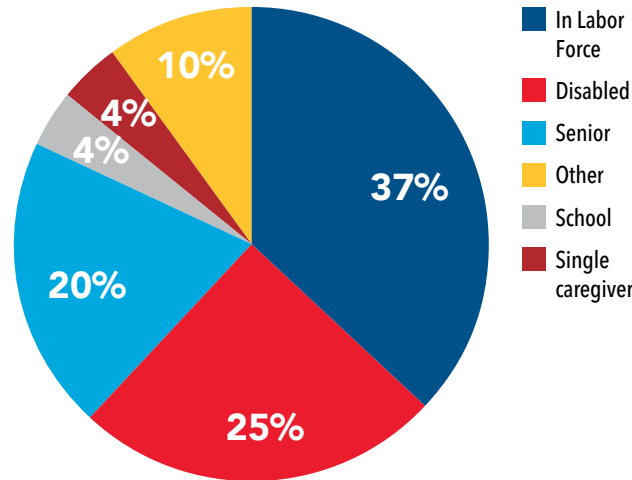
66%

Percent of extremely low income renter households with severe cost burden

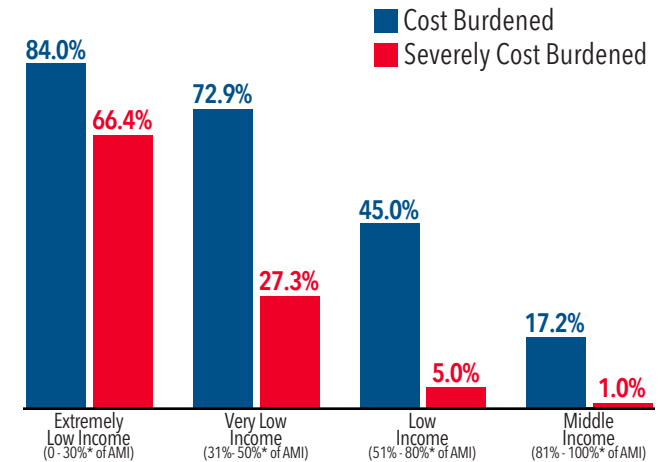
EXTREMELY LOW INCOME RENTER HOUSEHOLDS



AFFORDABLE AND AVAILABLE HOMES PER 100 RENTER HOUSEHOLDS



HOUSING COST BURDEN BY INCOME GROUP



Note: Mutually exclusive categories applied in the following order: senior, disabled, in labor force, enrolled in school, single adult caregiver of a child under 7 or a person with a disability, and other. Fifteen percent of extremely low income renter households include a single adult caregiver, more than half of whom usually work more than 20 hours per week. Eleven percent of extremely low-income renter households are enrolled in school, 48% of whom usually work more than 20 hours per week. Source: 2018 ACS PUMS

Source: NLIHC tabulations of 2018 ACS PUMS.

Note: Renter households spending more than 30% of their income on housing costs and utilities are cost burdened; those spending more than half of their income are severely cost burdened. Source: NLIHC tabulations of 2018 ACS PUMS.

Updated: 04/28/2020

1000 Vermont Avenue, NW, Suite 500, Washington, DC 20005 WWW.NLIHC.ORG

Extremely Low Income = 0-30%* of AMI
Low Income = 51-80% of AMI
Note:*Or poverty guideline, if higher.

Very Low Income = 31%-50% of AMI
Middle Income = 81%-100% of AMI