

COMMUNITY PROFILE: JACKSON CITY, TN

Jackson City, TN (FIPS: 4737640) | Geography: Place | Benchmark: Madison County, TN (FIPS: 47113)

68,941

Population Total

Madison Co: 99,242

0.17%

Pop Growth (Ann.)

2020-26 | '26-31: 0.01%

2.27

Average HH Size

28,263 Households (2026)

64.0

Diversity Index

Madison Co: 62.1

37.8

Median Age

Madison Co: 40.2

\$60,438

Median HH Income

Madison Co: \$66,574

EMPLOYED WORKFORCE (31,880)

20.1%

Services

6,405 workers

County: 19.0%

22.0%

Blue Collar

7,011 workers

County: 24.2%

57.9%

White Collar

18,464 workers

County: 56.8%

\$242,397

Median Home Value

2031 Forecast: \$345,189

\$114,900

Median Net Worth

Average: \$737,154

21.6%

Age <18 (Youth)

14,919 Residents (<18)

59.8%

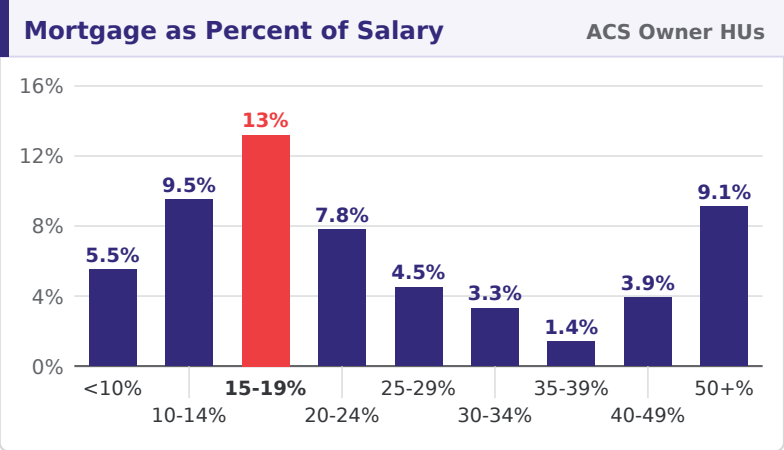
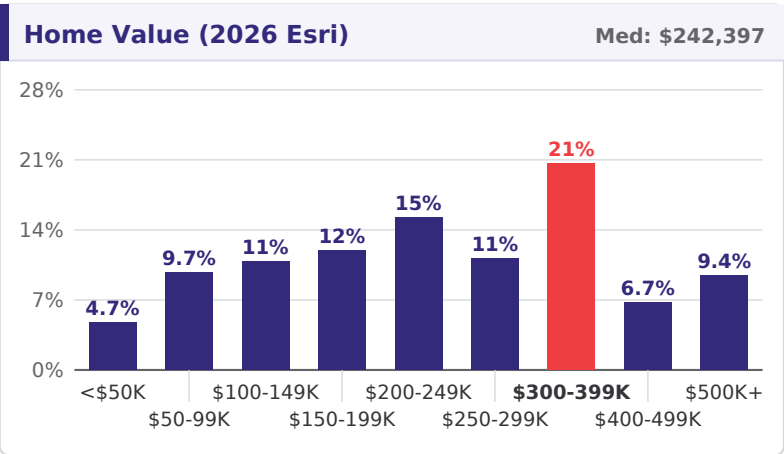
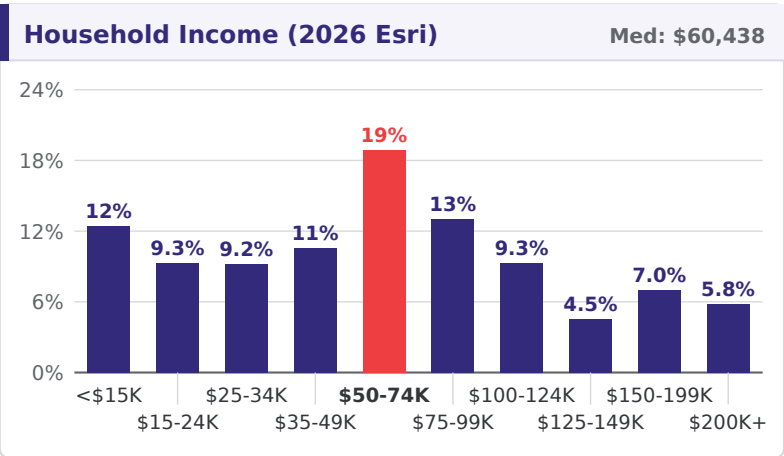
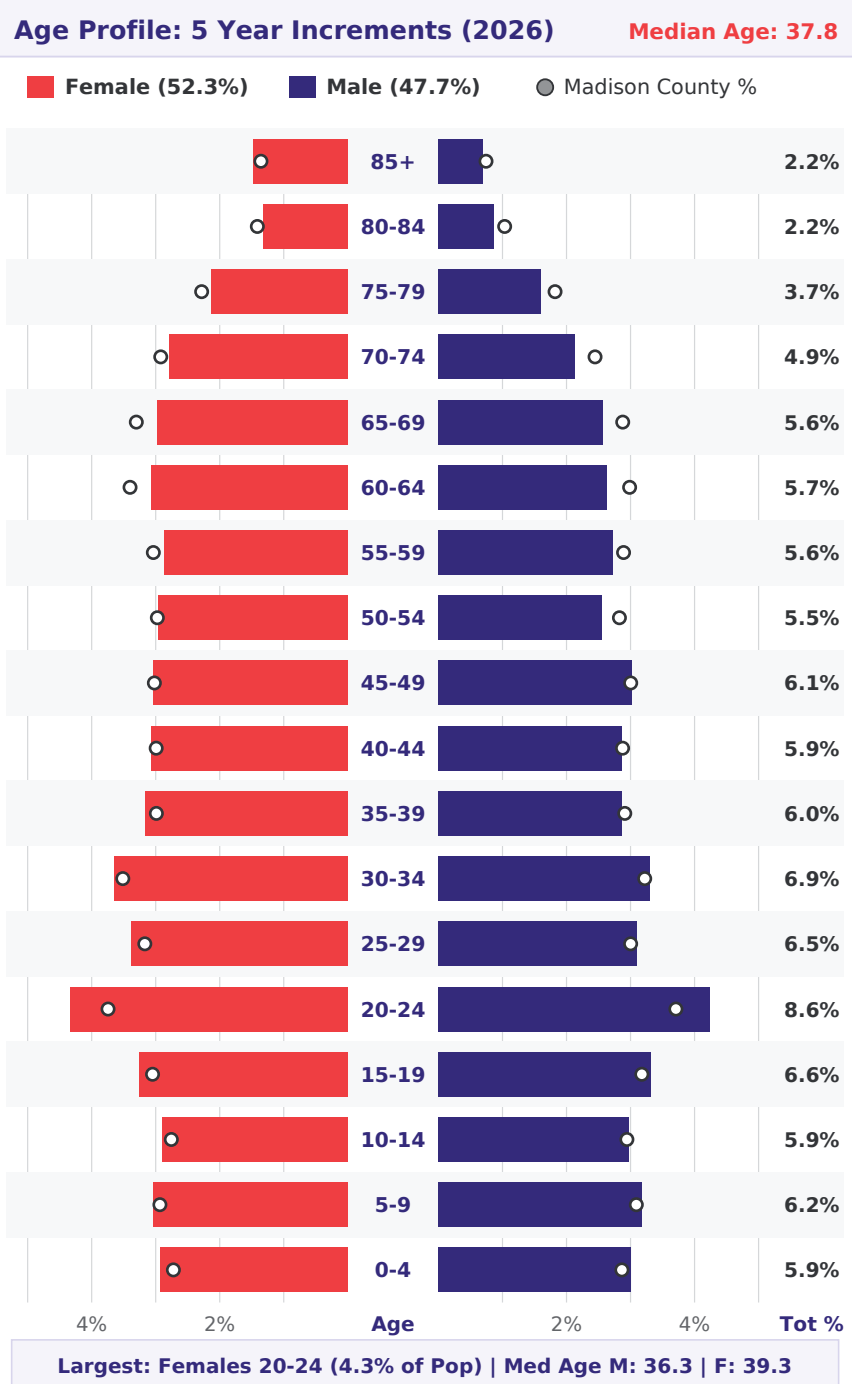
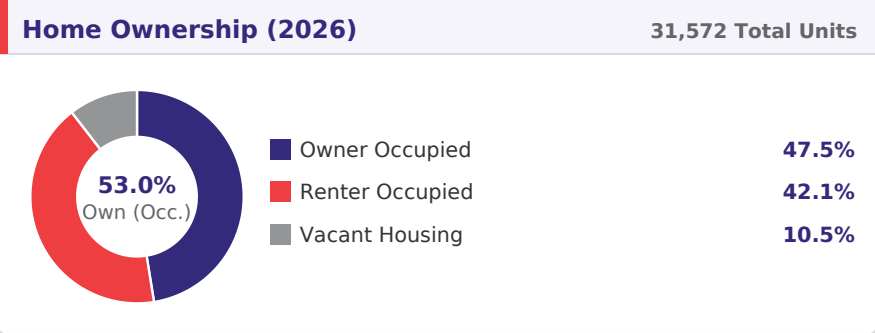
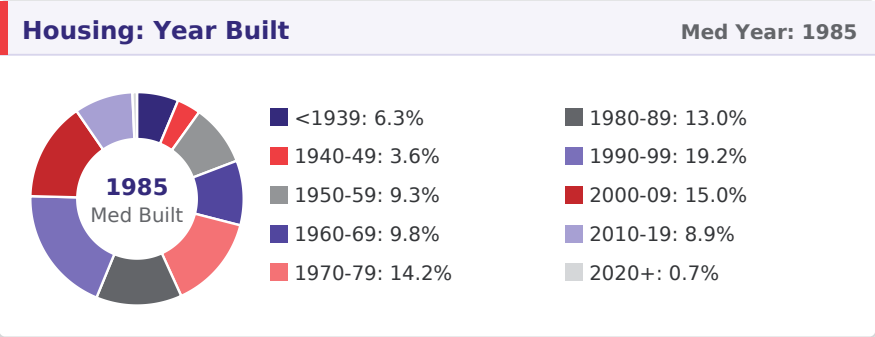
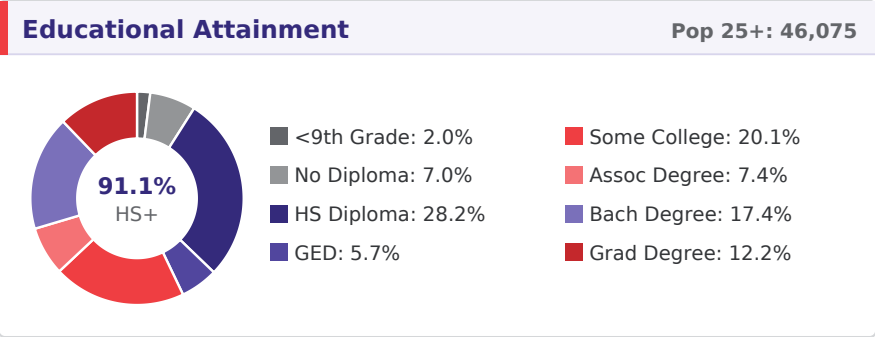
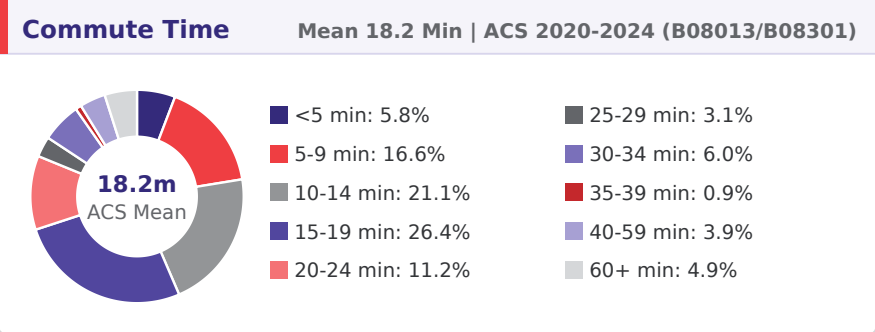
Age 18-64 (Workforce)

41,224 Residents (18-64)

18.6%

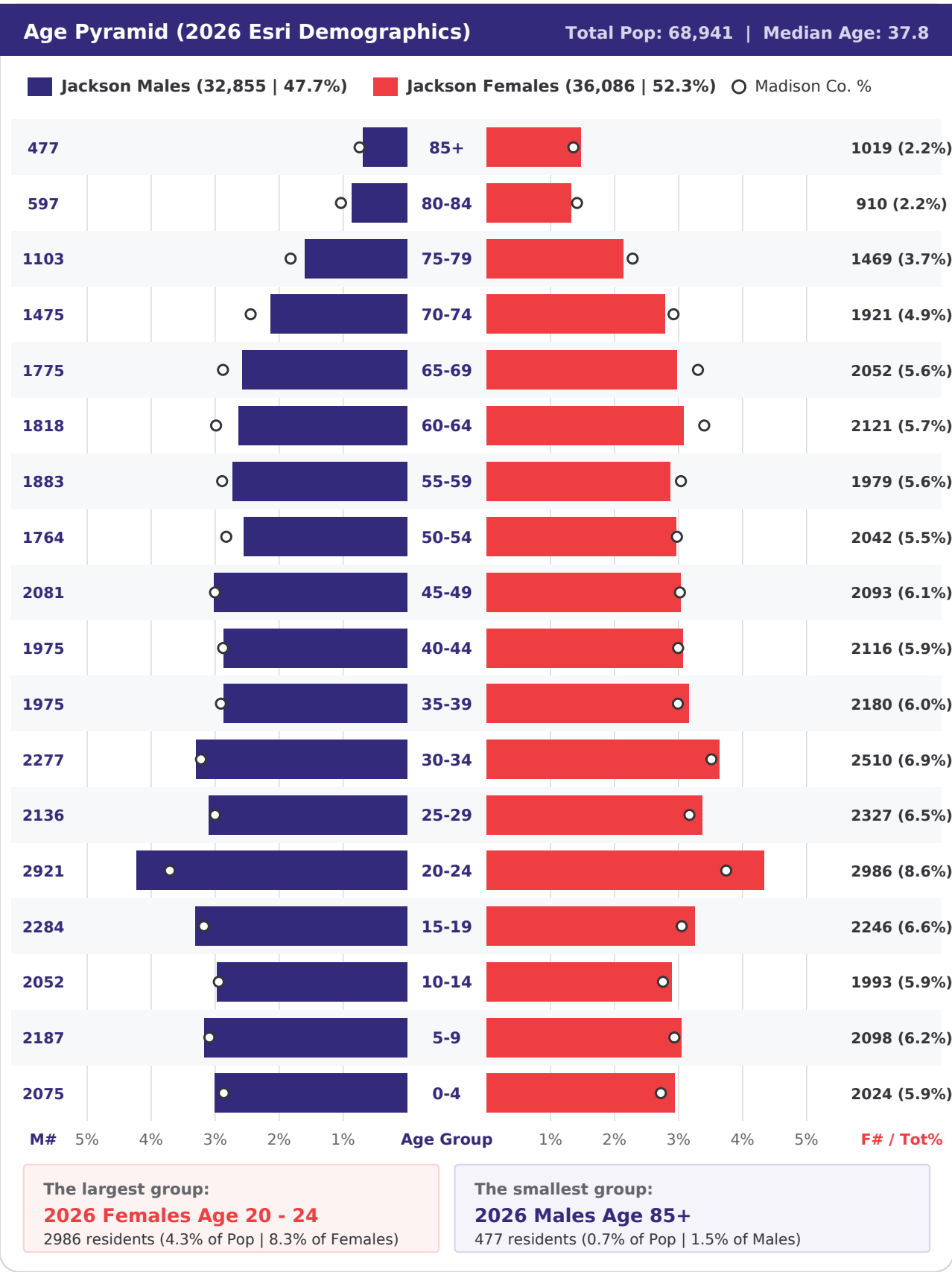
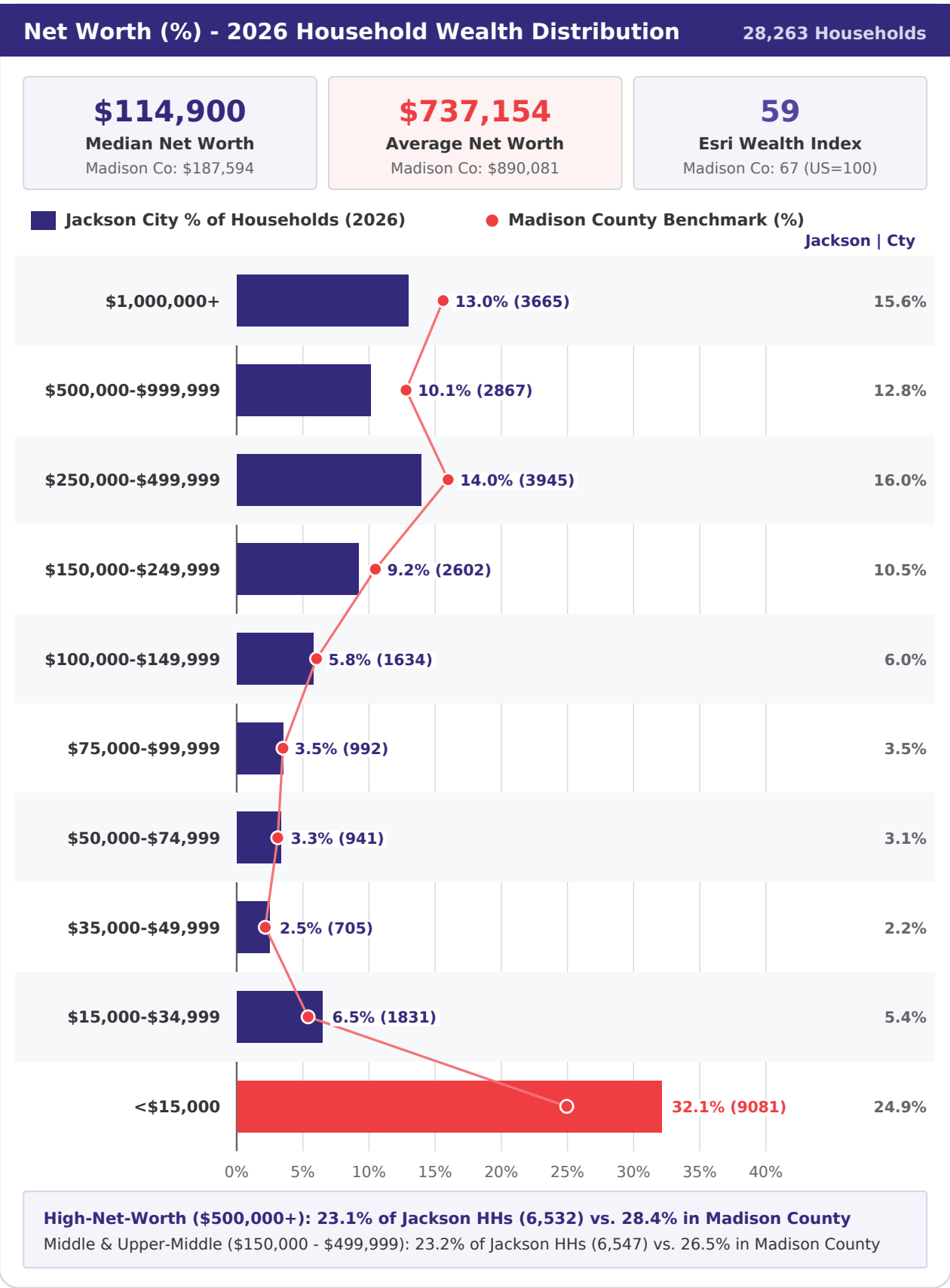
Age 65+ (Senior)

12,798 Residents (65+)



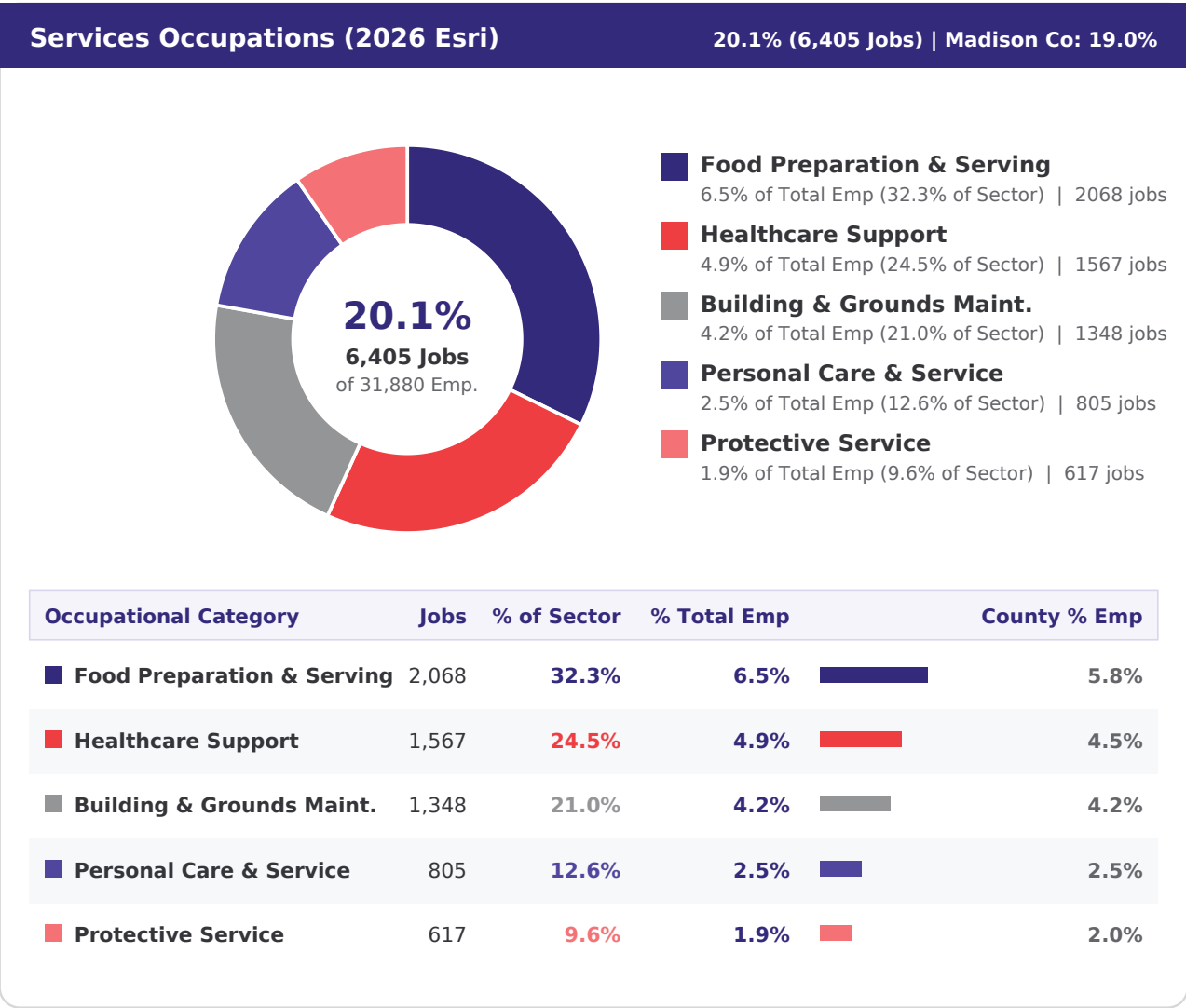
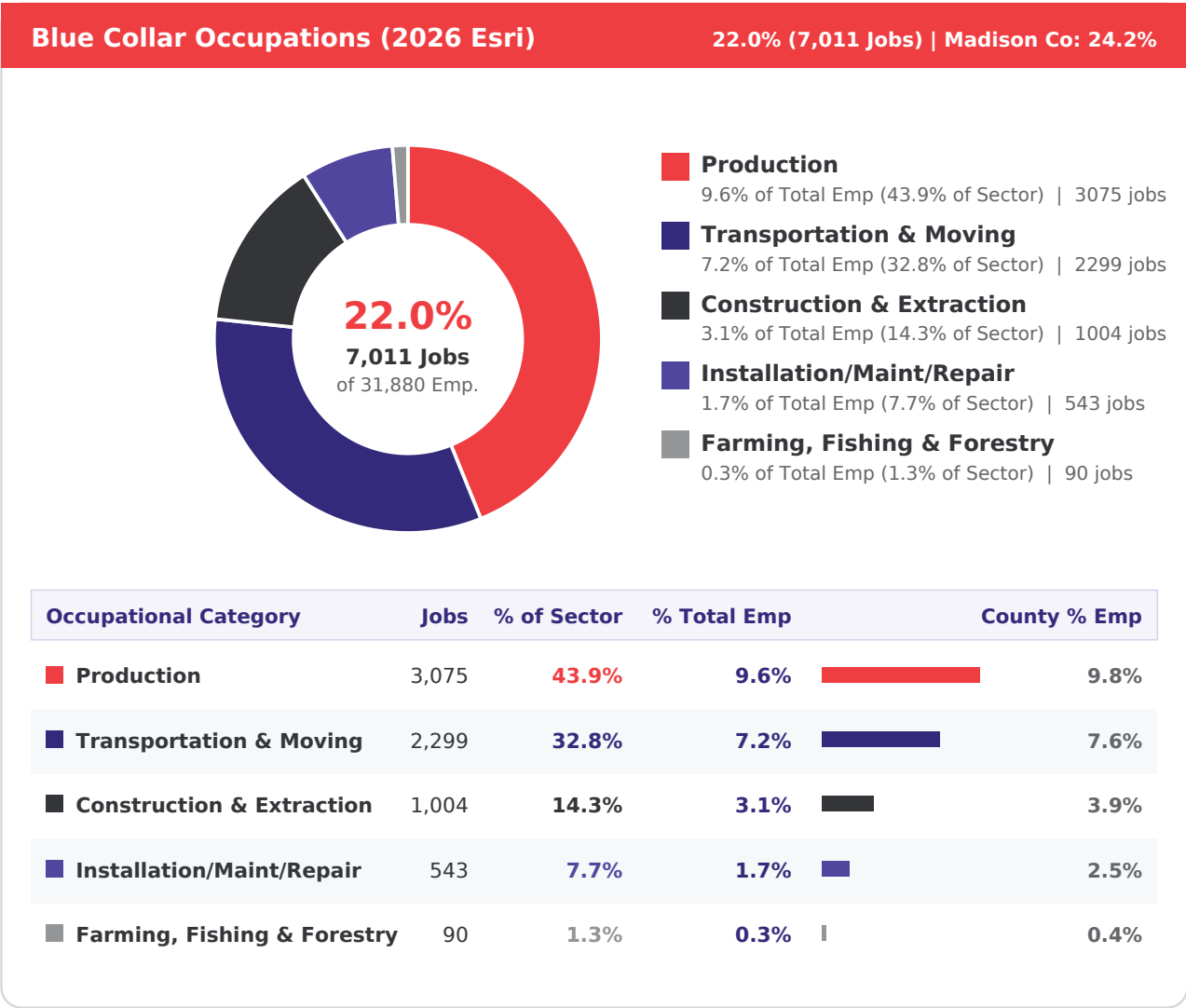
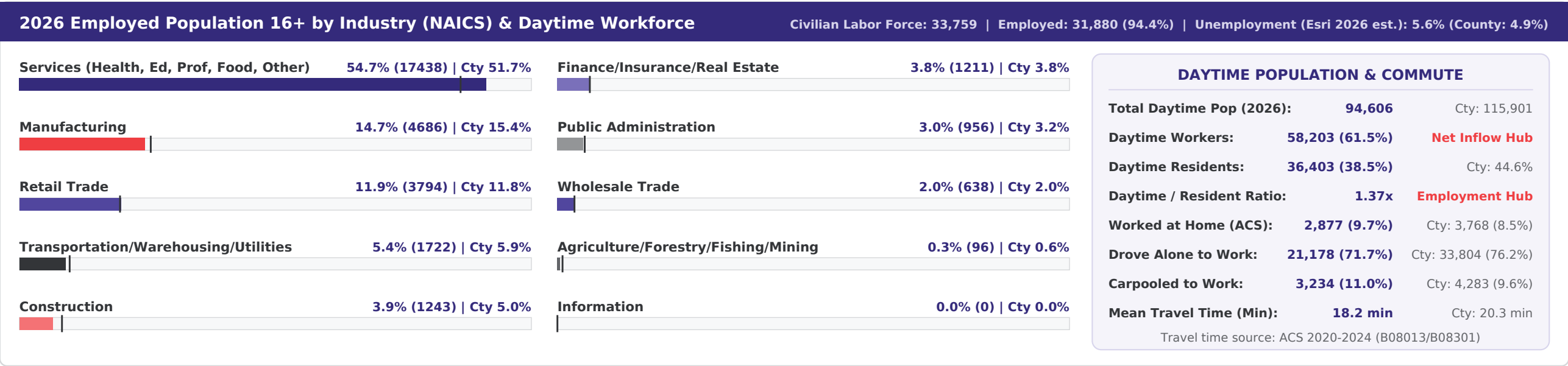
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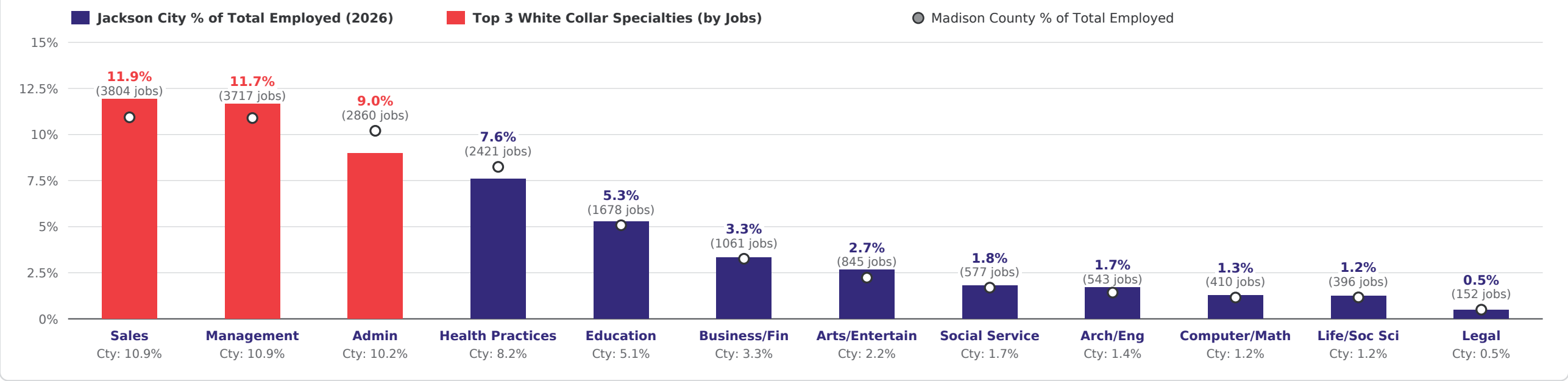
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White Collar Occupations (2026 Esri) - 57.9% of Employed Workforce (18,464 of 31,880 Jobs) Madison County White Collar Benchmark: 56.8% (26,605 of 46,854 Jobs)



Comprehensive Community Profile Table (2010, 2020, 2026 & 2031 Forecast) Jackson City (4737640) vs. Madison County (47113) | Esri 2026 & U.S. Census / ACS 2020-2024

Demographic & Economic Metric	2010	2020	2026 Est.	2031 Proj.	County '26	2026 Race, Diversity, Indices & ACS Profile	Jackson 2026	Jackson 2031	Madison '26
Total Population	66,967	68,228	68,941	68,963	99,242	White Alone (% of Population)	46.2% (31,834)	44.0%	53.6% (53,194)
Household Population	-	64,088	64,293	-	94,296	Black / African American Alone	43.6% (30,082)	45.2%	36.7% (36,417)
Group Quarters Population	-	4,140	4,648	-	4,946	American Indian / Alaska Native	0.3% (192)	0.3%	0.3% (300)
Median Age (Years)	34.1	37.2	37.8	38.9	40.2	Asian & Pacific Islander Alone	1.7% (1,145)	1.8%	1.4% (1,363)
Total Households	25,803	27,125	28,263	28,807	40,940	Some Other Race Alone	3.3% (2,250)	3.4%	3.0% (3,023)
Average Household Size	2.43	2.36	2.27	2.23	2.30	Two or More Races	5.0% (3,438)	5.2%	5.0% (4,945)
Families	-	-	16,950	17,132	25,815	Hispanic Origin (Any Race)	6.2% (4,249)	6.4%	5.8% (5,774)
Average Family Size	-	-	2.95	2.91	2.92	Esri Diversity Index (0-100)	64.0	-	62.1
Total Housing Units	28,688	30,205	31,572	32,094	45,260	Housing Affordability Index (US=100)	97	-	102
Owner Occupied Housing Units	14,430	14,378	14,981	15,341	25,569	Percent of Income for Mortgage	23.6%	-	22.5%
Renter Occupied Housing Units	11,360	12,747	13,282	13,447	15,371	Esri Wealth Index (US=100)	59	-	67
Vacant Housing Units	2,897	3,081	3,309	3,274	4,320	Bachelor's Degree or Higher (Pop 25+)	29.6% (13,647)	-	28.6% (19,621)
Median Household Income	-	-	\$60,438	\$68,197	\$66,574	High School Graduate / GED or Higher	91.1% (41,972)	-	91.7% (62,795)
Average Household Income	-	-	\$80,317	-	\$85,917	Median Gross Rent (ACS 2020-2024)	\$1,145 / mo	-	\$1,123 / mo
Per Capita Income	-	-	\$33,411	\$38,662	\$35,813	Owner HUs with a Mortgage (ACS)	58.5% (8,254)	-	54.4% (13,538)
Median Disposable Income	-	-	\$51,647	-	\$55,661	Households w/ Broadband Internet (ACS)	77.6% (21,364)	-	76.2% (30,594)
Median Home Value	-	-	\$242,397	\$345,189	\$254,677	Households Below Poverty Level (ACS)	21.5% (5,912)	-	18.2% (7,296)
Average Home Value	-	-	\$277,690	-	\$296,789	Land Area (2024 Gazetteer)	58.73 sq mi	-	557 sq mi