LICENSEDRENTAL.COM

Unincorporated Loudon County vacation rental checklist

Loudon County, Tennessee | Rules checked November 5, 2026

Scan for the latest version

We found no Loudon County short-term rental permit. You owe 14% tax (9% sales plus 5% county occupancy) and a state business tax license once gross receipts reach $3,000 a year. In Tellico Village, the POA's rental rules apply.

We couldn't open the county zoning resolution. Ask Loudon County Planning whether zoning allows a short-term rental at your address.

Parts of Tellico Village lie in Monroe County. Check which county your parcel is in.

Licensing steps

STATE OF TENNESSEE

- [ ] **Register for sales tax**
  Register through the Tennessee Taxpayer Access Point (TNTAP). One registration covers all your rentals in the same city or county. If you take direct bookings, collect 7% plus the local rate and file by the 20th of each month. Once registered, file every month, even a $0 return.
  TNTAP: https://tntap.tn.gov/
- [ ] **Get a business tax license**
  Rentals under 180 days owe business tax. With $3,000 to $100,000 a year in gross receipts in a city or county you need a minimal activity license; at $100,000 or more, a standard license. Booking platforms don't handle this for you.
- [ ] **Know what the platform collects**
  Airbnb, VRBO, and other marketplaces collect and remit sales tax and local occupancy tax on their bookings. Keep records showing they did. For direct bookings, you pay sales tax to the state and occupancy tax to the city or county.
- [ ] **Then your county and city**
  Permits, zoning, and occupancy tax rates are where Tennessee towns differ most. Pick your area.

LOUDON COUNTY, TENNESSEE

- [ ] **Then your city or area**
  Pick your area.

LOUDON COUNTY (UNINCORPORATED AREAS)

- [ ] **Check your HOA or POA**
  In Loudon County, subdivision covenants are the main limit on short-term rentals. Tellico Village's POA proposed rental permits and annual fees in 2023; ask the POA what applies now.
- [ ] **Register for sales and occupancy tax**
  Tax on stays here is 9% sales tax plus 5% county occupancy tax. Airbnb and VRBO collect both on their bookings. For direct bookings, file sales tax with the state through TNTAP by the 20th of each month. Ask the Loudon County Clerk where to file the county tax on direct bookings.

Official sources

Tennessee Department of Revenue: Taxation of short-term vacation rentals-
. https://www.tn.gov/content/dam/tn/revenue/documents/taxpayer_education/misc/taxation-of-short-term-vacation-rentals.pdf

Tennessee Department of Revenue: SUT-48: Short-term rentals, reporting requirements-
. https://revenue.support.tn.gov/hc/en-us/articles/360058190432-SUT-48-Short-Term-Rentals-Reporting-Requirements

vanshaver.com: POA proposes more protective covenants (August 14, 2023). https://my.vanshaver.com/poa_proposes_more_protective_cov.htm

Tennessee Department of Revenue: Local occupancy tax rates (map and report)-
. https://www.tn.gov/revenue/taxes/local-occupancy-tax/due-date-and-tax-rate/local-occupancy-tax-rates.html

vanshaver.com: Air B&B issues (January 16, 2023). https://my.vanshaver.com/air_bb_issues.htm