

**Sullivan (082)**  
**Tax Year 2026 | Reappraisal 2025**

Jan 1 Owner  
 WARD JOHN A JR  
 214 TIPTON STREET  
 KINGSPORT TN 37660

Current Owner

**TIPTON ST 214**

Ctrl Map: 0130    Group: A    Parcel: 022.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$27,200  
**Improvement Value:** \$147,600  
**Total Market Appraisal:** \$174,800  
**Assessment Percentage:** 25%  
**Assessment:** \$43,700

**Subdivision Data**

**Subdivision:**  
 JOHN WARD JR & ERIC THOMPSON SURVEY

**Plat Book:** 58    **Plat Page:** 284    **Block:**    **Lot:** 1

**Additional Information**

**General Information**

**Class:** 00 - Residential    **City:**  
**City #:**    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** K03  
**District:** 11    **Number of Mobile Homes:** 0  
**Number of Buildings:** 1    **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL    **Zoning:** R-1  
**Utilities - Gas/Gas Type:** 00 - NONE

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
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**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

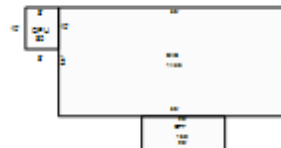
**Deed Acres:** 2.02    **Calculated Acres:** 2.03    **Total Land Units:** 2.02

Land Code	Soil Class	Units
01 - RES		2.02

**Residential Building #: 1**

**Improvement Type:**  
 50 - MANUFACTURED  
**Exterior Wall:**  
 04 - SIDING AVERAGE  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 1456  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Building Sketch**



**Stories:**

1.00

**Actual Year Built:**

1995

**Plumbing Fixtures:**

6

**Condition:**

AV - AVERAGE

**Floor System:**

04 - WOOD W/ SUB FLOOR

**Roof Cover/Deck:**

13 - PREFIN METAL CRIMPED

**Floor Finish:**

11 - CARPET COMBINATION

**Paint/Decor:**

03 - AVERAGE

**Electrical:**

03 - AVERAGE

**Structural Frame:**

00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,456
OPF - OPEN PORCH FINISHED	160
OPU - OPEN PORCH UNFINISHED	80

**Sale Information**

<b>Sale Date</b>	<b>Price</b>	<b>Book</b>	<b>Page</b>	<b>Vacant/Improved</b>	<b>Type Instrument</b>	<b>Qualification</b>
10/5/2022	\$0	3530	1344		QC - QUITCLAIM DEED	-
2/10/2022	\$118,000	3493	1891	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
12/19/2016	\$0	3226	1975		AF - AFFIDAVIT OF AFFIXATION	-
12/15/2016	\$43,000	3226	1933	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
1/12/2016	\$0	3210	2043		-	-
9/15/2015	\$0	3174	2050		-	-
11/25/2008	\$65,000	2725C	20	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
11/10/1996	\$13,300	1180C	467	I - IMPROVED	WD - WARRANTY DEED	M - PHYSICAL DIFFERENCE