

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

Jan 1 Owner  
 ELSEA CHARLES J &  
 LINDA S  
 2445 BROAD ST  
 BRISTOL TN 37620

Current Owner

**BROAD ST 2445**  
 Ctrl Map: 020G    Group: F    Parcel: 038.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$12,200  
**Improvement Value:** \$137,100  
**Total Market Appraisal:** \$149,300  
**Assessment Percentage:** 25%  
**Assessment:** \$37,325

**Subdivision Data**

**Subdivision:**  
 DELANEY ADD  
**Plat Book:** 1    **Plat Page:** 89    **Block:** 9    **Lot:** 8

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:** 090  
**Special Service District 1:** 000  
**District:** 17  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC  
**Utilities - Gas/Gas Type:** 01 - PUBLIC - NATURAL GAS

**City:** BRISTOL  
**Special Service District 2:** 000  
**Neighborhood:** B01  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:**

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

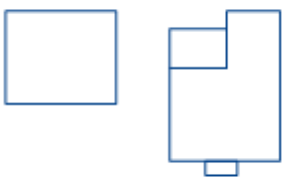
<b>Deed Acres:</b> 0	<b>Calculated Acres:</b> .16	<b>Total Land Units:</b> 0.16
Land Code	Soil Class	Units
01 - RES		0.16

**Residential Building #: 1**

**Improvement Type:**  
 51 - SINGLE FAMILY  
**Exterior Wall:**  
 04 - SIDING AVERAGE  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 1046  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 02 - L-SHAPED

**Stories:**  
 1.00  
**Actual Year Built:**  
 1940  
**Plumbing Fixtures:**  
 5  
**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 Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	1,046
EPF - ENCLOSED PORCH FINISHED	176
OPF - OPEN PORCH FINISHED	36
BMU - BASEMENT UNFINISHED	806

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	14X15	210
1	CPY - CANOPY	14X15	210
1	CPY - CANOPY	4X6	24
1	CPY - CANOPY	10X20	200
1	STP - STOOP	4X6	24

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
5/22/2020	\$0	3390	1466		QC - QUITCLAIM DEED	-
1/16/2002	\$40,000	508	726	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
8/25/1961	\$0	00115	00268		-	-