

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

Jan 1 Owner  
 HARTZELL ROBERT & JANINE  
 548 N HOLSTON RIVER DR  
 KINGSPORT TN 37660

Current Owner

**N HOLSTON RIVER DR 548**

Ctrl Map: 029G    Group: A    Parcel: 002.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$14,400  
**Improvement Value:** \$305,500  
**Total Market Appraisal:** \$319,900  
**Assessment Percentage:** 25%  
**Assessment:** \$79,975

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:**  
**Special Service District 1:** 000  
**District:** 12  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 11 - INDIVIDUAL / INDIVIDUAL  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:**  
**Special Service District 2:** 000  
**Neighborhood:** K03  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:** R-1

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 12 - BRICK/WOOD  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 1538  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Stories:**  
 1.00  
**Actual Year Built:**  
 1978  
**Plumbing Fixtures:**  
 9  
**Condition:**  
 AV - AVERAGE  
**Floor System:**  
 04 - WOOD W/ SUB FLOOR  
**Roof Cover/Deck:**  
 13 - PREFIN METAL CRIMPED  
**Floor Finish:**  
 12 - CARPET  
**Paint/Decor:**  
 03 - AVERAGE  
**Electrical:**  
 03 - AVERAGE  
**Structural Frame:**  
 00 - NONE

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 0      **Calculated Acres:** .67      **Total Land Units:** 0.67

Land Code	Soil Class	Units
01 - RES		0.67

**Building Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	1,538
BMF - BASEMENT FINISHED	1,050
OPF - OPEN PORCH FINISHED	112
CPF - CARPORT FINISHED	420
BMU - BASEMENT UNFINISHED	600
SPU - SCREEN PORCH UNFINISHED	176

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK	12X16	192
1	UTB - UTILITY BUILDING	16X24	384
1	OSH - OPEN SHED	10X21	210
1	WDK - WOOD DECK		240

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
7/8/2025	\$347,000	3658	2932	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
12/15/2017	\$225,000	3270	2081	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
11/24/1975	\$0	75C	55		-	-
4/24/1975	\$0	52C	675		-	-