

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 GRAYBEAL JOHN JAMESON
 908 ECHO LN
 JOHNSON CITY TN 37604

Current Owner

RIDGECREST AVE 1260
 Ctrl Map: 030A Group: D Parcel: 008.00 Pl: SI: 000

Value Information

Land Market Value: \$11,900
Improvement Value: \$241,600
Total Market Appraisal: \$253,500
Assessment Percentage: 25%
Assessment: \$63,375

Subdivision Data

Subdivision: LYNNCREST
Plat Book: 3 **Plat Page:** 62B **Block:** **Lot:**

Additional Information

PT LTS 373 376 381
General Information
Class: 00 - Residential
City #: 380
Special Service District 1: 000
District: 11
Number of Buildings: 1
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC
Utilities - Gas/Gas Type: 01 - PUBLIC - NATURAL GAS

City: KINGSPORT
Special Service District 2: 000
Neighborhood: K01
Number of Mobile Homes: 0
Utilities - Electricity: 01 - PUBLIC
Zoning: R-3A

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: .43 | Total Land Units: 0.43 |
|----------------------|------------------------------|-------------------------------|
| Land Code | Soil Class | Units |
| 01 - RES | | 0.43 |

Residential Building #: 1

Improvement Type:
 01 - SINGLE FAMILY
Exterior Wall:
 04 - SIDING AVERAGE
Heat and AC:
 7 - HEAT AND COOLING SPLIT
Quality:
 1 - AVERAGE
Square Feet of Living Area:
 1610
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:
 1980
Plumbing Fixtures:
 9
Condition:
 AV - AVERAGE
Floor System:
 04 - WOOD W/ SUB FLOOR
Roof Cover/Deck:
 13 - PREFIN METAL CRIMPED
Floor Finish:
 09 - HARDWOOD/PARQUE
Paint/Decor:
 03 - AVERAGE
Electrical:
 03 - AVERAGE
Structural Frame:
 00 - NONE

Building Sketch



Building Areas

| Areas | Square Feet |
|-----------------------------|-------------|
| BAS - BASE | 1,610 |
| BMF - BASEMENT FINISHED | 720 |
| SPF - SCREEN PORCH FINISHED | 200 |
| GRF - GARAGE FINISHED | 230 |
| UTU - UTILITY UNFINISHED | 115 |

Outbuildings & Yard Items

| Building # | Type | Description | Area/Units |
|------------|-----------------|-------------|------------|
| 1 | WDK - WOOD DECK | 12X29 | 348 |
| 1 | STP - STOOP | 3X6 | 18 |
| 1 | PTO - PATIO | IRR | 486 |

Sale Information

| Sale Date | Price | Book | Page | Vacant/Improved | Type Instrument | Qualification |
|-----------|-----------|------|------|-----------------|--------------------|----------------------|
| 11/5/2024 | \$100,000 | 3629 | 869 | I - IMPROVED | WD - WARRANTY DEED | N - NON-ARM'S LENGTH |
| 8/26/2024 | \$75,928 | 3621 | 39 | I - IMPROVED | WD - WARRANTY DEED | N - NON-ARM'S LENGTH |
| 8/21/1978 | \$0 | 179C | 451 | | - | - |
| 4/15/1975 | \$0 | 49C | 996 | | - | - |