

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 BEALS CAVAN SEAN &
 THERA DESIREE MARCUM
 1453 RIDGECREST AVE
 KINGSPORT TN 37660

Current Owner

RIDGECREST AVE 1453

Ctrl Map: 030G Group: A Parcel: 020.20 Pl: SI: 000

Value Information

Land Market Value: \$15,000
Improvement Value: \$150,800
Total Market Appraisal: \$165,800
Assessment Percentage: 25%
Assessment: \$41,450

Subdivision Data

Subdivision:
 AMOS & DORAN PROP REPLAT

Plat Book: 58 **Plat Page:** 439 **Block:** **Lot:** 1

Additional Information

General Information

Class: 00 - Residential
City #: 380
Special Service District 1: 000
District: 11
Number of Buildings: 1
Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL
Utilities - Gas/Gas Type: 00 - NONE

City: KINGSPORT
Special Service District 2: 000
Neighborhood: K01
Number of Mobile Homes: 0
Utilities - Electricity: 01 - PUBLIC
Zoning: R-1

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	STP - STOOP	4X18	72
1	STP - STOOP	4X18	72

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0.2 **Calculated Acres:** .2 **Total Land Units:** 0.2

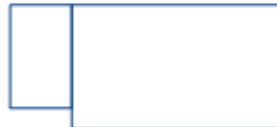
Land Code	Soil Class	Units
01 - RES		0.20

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:
 1008
Foundation:
 02 - CONTINUOUS FOOTING
Roof Framing:
 02 - GABLE/HIP
Cabinet/Millwork:
 03 - AVERAGE
Interior Finish:
 07 - DRYWALL
Bath Tiles:
 00 - NONE
Shape:
 00 - SQUARE

Stories:
 1.00
Actual Year Built:
 1962
Plumbing Fixtures:
 3
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	1,008
CPF - CARPORT FINISHED	240

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
12/28/2022	\$0	3540	625		QC - QUITCLAIM DEED	-
12/6/2022	\$150,000	3540	631	I - IMPROVED	WD - WARRANTY DEED	M - PHYSICAL DIFFERENCE
9/16/1983	\$0	369C	562		-	-
9/2/1983	\$0	369C	560		-	-
1/1/1983	\$8,000	369C	562	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
4/15/1977	\$0	121C	80		-	-