

<b>Sullivan (082)</b>	Jan 1 Owner	Current Owner	<b>ARBUTUS AVE 109</b>				
<b>Tax Year 2026   Reappraisal 2025</b>	EVANRIDGE PROPERTIES LLC		Ctrl Map:	Group:	Parcel:	PI:	SI:
	139 SIMPSON RD		030O	B	007.00		000
	CHURCH HILL TN 37642						

**Value Information**

Land Market Value: \$14,700  
 Improvement Value: \$71,400  
 Total Market Appraisal: \$86,100  
 Assessment Percentage: 25%  
 Assessment: \$21,525

**Subdivision Data**

Subdivision:  
 BLOOMINGTON HGTS RESUB

<b>Plat Book:</b>	<b>Plat Page:</b>	<b>Block:</b>	<b>Lot:</b>
60	228		4R

**Additional Information**

**General Information**

<b>Class:</b> 00 - Residential	<b>City:</b> KINGSPORT
<b>City #:</b> 380	<b>Special Service District 2:</b> 000
<b>Special Service District 1:</b> 000	<b>Neighborhood:</b> K01
<b>District:</b> 11	<b>Number of Mobile Homes:</b> 0
<b>Number of Buildings:</b> 0	<b>Utilities - Electricity:</b> 01 - PUBLIC
<b>Utilities - Water/Sewer:</b> 03 - PUBLIC / INDIVIDUAL	<b>Zoning:</b> R-1
<b>Utilities - Gas/Gas Type:</b> 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:** 0.45      **Calculated Acres:**      **Total Land Units:** 0.45

Land Code	Soil Class	Units
01 - RES		0.45

**Outbuildings & Yard Items**

<b>Building #</b>	<b>Type</b>	<b>Description</b>	<b>Area/Units</b>
1	MH3 - MOBILE HOME CLASS 3		980
1	HAC - HEATING AND COOLING		980
1	WDK - WOOD DECK		36

**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>
1/7/2022	\$0	3490	928		QC - QUITCLAIM DEED	-
5/1/2006	\$92,000	2410C	290	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
9/21/1999	\$70,000	1460C	480	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
8/9/1988	\$0	1404C	319		-	-
5/21/1986	\$11,000	494C	0341	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED