

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

Jan 1 Owner  
 NIDIFFER JANE E  
 613 CEDAR VALLEY RD  
 BRISTOL TN 37620

Current Owner

**CEDAR VALLEY RD 613**  
 Ctrl Map: 037L    Group: A    Parcel: 009.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$25,200  
**Improvement Value:** \$144,800  
**Total Market Appraisal:** \$170,000  
**Assessment Percentage:** 25%  
**Assessment:** \$42,500

**Subdivision Data**

**Subdivision:** BELLE BROOK ADD  
**Plat Book:** 2    **Plat Page:** 174    **Block:**    **Lot:** 13

**Additional Information**

**General Information**

**Class:** 00 - Residential    **City:** BRISTOL  
**City #:** 090    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** B01  
**District:** 17    **Number of Mobile Homes:** 0  
**Number of Buildings:** 1    **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC    **Zoning:**  
**Utilities - Gas/Gas Type:** 00 - NONE

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

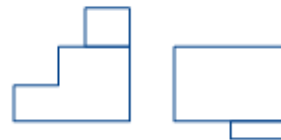
**Land Information**

| <b>Deed Acres:</b> 0 | <b>Calculated Acres:</b> .7 | <b>Total Land Units:</b> 0.7 |
|----------------------|-----------------------------|------------------------------|
| Land Code            | Soil Class                  | Units                        |
| 01 - RES             |                             | 0.70                         |

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 04 - SIDING AVERAGE  
**Heat and AC:**  
 3 - RADIANT HEAT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 975  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 02 - BELOW AVG  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Building Sketch**



**Stories:**  
 1.00  
**Actual Year Built:**  
 1953  
**Plumbing Fixtures:**  
 6  
**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 Areas**

| Areas                       | Square Feet |
|-----------------------------|-------------|
| BAS - BASE                  | 975         |
| BMF - BASEMENT FINISHED     | 780         |
| SPF - SCREEN PORCH FINISHED | 120         |
| BMU - BASEMENT UNFINISHED   | 195         |

**Outbuildings & Yard Items**

| Building # | Type            | Description | Area/Units |
|------------|-----------------|-------------|------------|
| 1          | STP - STOOP     | 10X39       | 390        |
| 1          | CPY - CANOPY    | 10X20       | 200        |
| 1          | WDK - WOOD DECK | 10X19       | 190        |
| 1          | WDK - WOOD DECK | 4X6         | 24         |
| 1          | CPY - CANOPY    | 4X6         | 24         |

**Sale Information**

| Sale Date  | Price    | Book | Page | Vacant/Improved | Type Instrument    | Qualification |
|------------|----------|------|------|-----------------|--------------------|---------------|
| 11/10/1983 | \$0      | 222  | 229  |                 | -                  | -             |
| 8/28/1980  | \$0      | 207  | 674  |                 | -                  | -             |
| 3/7/1980   | \$0      | 194  | 3    |                 | -                  | -             |
| 1/1/1980   | \$32,500 | 0194 | 0003 | I - IMPROVED    | WD - WARRANTY DEED | A - ACCEPTED  |