

**Sullivan (082)**  
**Tax Year 2026 | Reappraisal 2025**  
 Jan 1 Owner  
 NELSON MELINDA D & LARRY S  
 848 FAIN AVE  
 KINGSPORT TN 37660

Current Owner

**FAIN AVE 848**

Ctrl Map: 045D    Group: D    Parcel: 023.00    Pl:    SI: 000

**Value Information**

Land Market Value: \$25,300  
 Improvement Value: \$205,400  
 Total Market Appraisal: \$230,700  
 Assessment Percentage: 25%  
 Assessment: \$57,675

**Subdivision Data**

Subdivision:  
 BK 8 PG 8 BLK 36 LOT 17  
 Plat Book: 8    Plat Page: 8    Block: 36    Lot: 17

**Additional Information**

**General Information**

Class: 00 - Residential    City: KINGSPORT  
 City #: 380    Special Service District 2: 000  
 Special Service District 1: 000    Neighborhood: K01  
 District: 11    Number of Mobile Homes: 0  
 Number of Buildings: 1    Utilities - Electricity: 01 - PUBLIC  
 Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL    Zoning:  
 Utilities - Gas/Gas Type: 00 - NONE

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	14X40	560

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
5/10/2001	\$89,000	1623C	138	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
5/13/1975	\$0	0053C	00280	-	-	-

**Land Information**

Deed Acres: 0    Calculated Acres: .29    Total Land Units: 0.29

Land Code	Soil Class	Units
01 - RES		0.29

**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:  
 1198  
 Foundation:  
 02 - CONTINUOUS FOOTING  
 Roof Framing:  
 02 - GABLE/HIP  
 Cabinet/Millwork:  
 03 - AVERAGE  
 Interior Finish:  
 11 - PANELING BELOW AVG  
 Bath Tiles:  
 00 - NONE  
 Shape:  
 01 - RECTANGLE

**Building Sketch**



**Stories:**

1.00

**Actual Year Built:**

1968

**Plumbing Fixtures:**

6

**Condition:**

AV - AVERAGE

**Floor System:**

04 - WOOD W/ SUB FLOOR

**Roof Cover/Deck:**

03 - COMPOSITION SHINGLE

**Floor Finish:**

11 - CARPET COMBINATION

**Paint/Decor:**

03 - AVERAGE

**Electrical:**

03 - AVERAGE

**Structural Frame:**

00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,198
BMF - BASEMENT FINISHED	1,152
OPF - OPEN PORCH FINISHED	100
GRU - GARAGE UNFINISHED	396