

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 Current Owner
 ROSS ROBERT C &
 CAROLYN D
 2244 PENDRAGON RD
 KINGSPORT TN 37660

PENDRAGON RD 2244
 Ctrl Map: 0450
 Group: A
 Parcel: 017.20
 Pl:
 SI: 000

Value Information

Land Market Value: \$27,700
Improvement Value: \$584,300
Total Market Appraisal: \$612,000
Assessment Percentage: 25%
Assessment: \$153,000

Subdivision Data

Subdivision: RIDGEFIELDS REPLAT
Plat Book: 55 **Plat Page:** 275 **Block:** **Lot:** 8R2

Additional Information

General Information

Class: 00 - Residential **City:** KINGSPORT
City #: 380 **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** K01
District: 12 **Number of Mobile Homes:** 0
Number of Buildings: 1 **Utilities - Electricity:** 01 - PUBLIC
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC **Zoning:**
Utilities - Gas/Gas Type: 01 - PUBLIC - NATURAL
 GAS

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	POL - SWIMMING POOL		448

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0.39 **Calculated Acres:** .38 **Total Land Units:** 0.38

Land Code	Soil Class	Units
01 - RES		0.38

Residential Building #: 1

Improvement Type: 01 - SINGLE FAMILY
Exterior Wall: 05 - SIDING ABOVE AVG
Heat and AC: 7 - HEAT AND COOLING SPLIT
Quality: 2- - ABOVE AVERAGE -
Square Feet of Living Area: 2568
Foundation: 02 - CONTINUOUS FOOTING
Roof Framing: 02 - GABLE/HIP
Cabinet/Millwork: 03 - AVERAGE
Interior Finish: 07 - DRYWALL
Bath Tiles: 00 - NONE
Shape: 01 - RECTANGLE

Building Sketch



Stories: 1.00
Actual Year Built: 2019
Plumbing Fixtures: 11
Condition: AV - AVERAGE
Floor System: 04 - WOOD W/ SUB FLOOR
Roof Cover/Deck: 03 - COMPOSITION SHINGLE
Floor Finish: 09 - HARDWOOD/PARQUE
Paint/Decor: 03 - AVERAGE
Electrical: 03 - AVERAGE
Structural Frame: 00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	2,304
OPF - OPEN PORCH FINISHED	434
OPF - OPEN PORCH FINISHED	78
GRF - GARAGE FINISHED	704
USH - UPPER STORY HIGH	440

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
3/17/2017	\$48,000	3237	180	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED
3/8/2016	\$0	P55	275		-	-
2/8/2011	\$0	2947C	683		-	-