

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

Jan 1 Owner  
 SPIVEY SANDRA S  
 520 BRANDONWOOD RD  
 KINGSPORT TN 37660

Current Owner

**BRANDONWOOD RD 520**

Ctrl Map: 0450    Group: G    Parcel: 013.00    Pl:    SI: 000

**Value Information**

Land Market Value: \$30,600  
 Improvement Value: \$364,300  
 Total Market Appraisal: \$394,900  
 Assessment Percentage: 25%  
 Assessment: \$98,725

**Subdivision Data**

Subdivision: RIDGEFIELDS SUB  
 Plat Book: 4    Plat Page: 5B5C    Block: 11    Lot: 9

**Additional Information**

**General Information**

Class: 00 - Residential  
 City #: 380  
 Special Service District 1: 000  
 District: 12  
 Number of Buildings: 1  
 Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC  
 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:

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	18X27	486

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

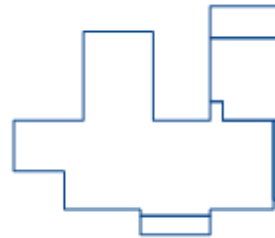
Deed Acres: 0    Calculated Acres: .52    Total Land Units: 0.52

Land Code	Soil Class	Units
01 - RES		0.52

**Residential Building #: 1**

Improvement Type: 01 - SINGLE FAMILY  
 Exterior Wall: 11 - COMMON BRICK  
 Heat and AC: 7 - HEAT AND COOLING SPLIT  
 Quality: 1 - AVERAGE  
 Square Feet of Living Area: 2788  
 Foundation: 02 - CONTINUOUS FOOTING  
 Roof Framing: 02 - GABLE/HIP  
 Cabinet/Millwork: 03 - AVERAGE  
 Interior Finish: 07 - DRYWALL  
 Bath Tiles: 00 - NONE  
 Shape: 03 - U-SHAPED

**Building Sketch**



Stories: 1.00  
 Actual Year Built: 1961  
 Plumbing Fixtures: 8  
 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	2,788
OPF - OPEN PORCH FINISHED	132
OPF - OPEN PORCH FINISHED	100
GRF - GARAGE FINISHED	600
UTU - UTILITY UNFINISHED	240

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
10/24/2023	\$0	3581	580		QC - QUITCLAIM DEED	-
9/20/1984	\$0	414C	261		-	-
9/15/1983	\$0	372C	116		-	-
7/1/1966	\$0	276A	530		-	-