

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

Jan 1 Owner  
 RINGWAY INC  
 4726 N ROAN ST  
 JOHNSON CITY TN 37615

Current Owner

**LYNN GARDEN DR 513**

Ctrl Map: 046A    Group: E    Parcel: 032.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$176,000  
**Improvement Value:** \$365,200  
**Total Market Appraisal:** \$541,200  
**Assessment Percentage:** 40%  
**Assessment:** \$216,480

**Subdivision Data**

**Subdivision:**  
 T L NELMS SUB NO 2 &

**Plat Book:** 2    **Plat Page:** 80B    **Block:** 13    **Lot:** 1-4

**Additional Information**

**General Information**

**Class:** 08 - Commercial  
**City #:** 380  
**Special Service District 1:** 000  
**District:** 11  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC  
**Utilities - Gas/Gas Type:** 01 - PUBLIC - NATURAL GAS

**City:** KINGSPORT  
**Special Service District 2:** 000  
**Neighborhood:** K20  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:**

**Commercial Building #: 1**

**Improvement Type:**  
 42 - AUTO CENTER  
**Quality:**  
 1 - AVERAGE  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 05 - BAR JOIST/RIGID FRAME  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 03 - CEILING FIN ONLY AVG  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE  
**Heat and AC:**  
 08 - HVAC PKG  
**Building Sketch**

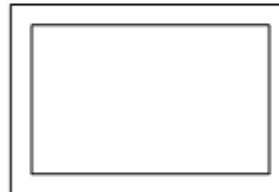
**Actual Year Built:**  
 1974  
**Business Living Area:**  
 4000  
**Floor System:**  
 01 - SLAB ON GRADE  
**Roof Cover/Deck:**  
 10 - BUILT-UP COMPOSITION  
**Floor Finish:**  
 14 - HARD TILE  
**Paint/Decor:**  
 03 - AVERAGE  
**Electrical:**  
 03 - AVERAGE  
**Structural Frame:**  
 05 - RIGID FRAME  
**Plumbing Fixtures:**  
 4

**Interior/Exterior Areas**

Type	Square Feet	Exterior Wall
20 - STORE	4,000	17 - GLASS

**Commercial Features**

Type	Units
CAW - CANOPY	2016 X 1



**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	ASP - ASPHALT PAVING		21,000

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 0    **Calculated Acres:** .7    **Total Land Units:** 220

Land Code	Soil Class	Units
10 - COM		220.00

**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>
6/6/2024	\$315,000	3608	2442	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
8/11/2023	\$0	3570	545		PR - PERSONAL REP DEED	-
2/23/2023	\$0	3546	1810		WL - WILL BOOK	-
2/11/1997	\$500,000	1196C	399	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
9/10/1986	\$0	516C	155		-	-
4/1/1967	\$0	298A	585		-	-