

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

Jan 1 Owner  
 RYBURN CHARLES JR &  
 CAROLINE A RYBURN FRIEDMAN  
 102 W PARK DR  
 KINGSPORT TN 37660

Current Owner

**W PARK DR 102**

Ctrl Map: 046G    Group: E    Parcel: 008.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$15,600  
**Improvement Value:** \$120,300  
**Total Market Appraisal:** \$135,900  
**Assessment Percentage:** 25%  
**Assessment:** \$33,975

**Subdivision Data**

**Subdivision:**  
 CASSEL MANOR  
**Plat Book:** 4    **Plat Page:** 94    **Block:** 135    **Lot:** 9

**Additional Information**

**General Information**

**Class:** 00 - Residential    **City:** KINGSPORT  
**City #:** 380    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** K20  
**District:** 11    **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	STP - STOOP	5X19	95

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

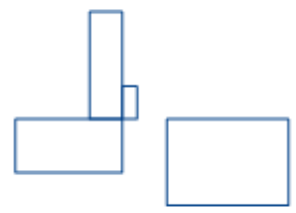
**Deed Acres:** 0    **Calculated Acres:** .21    **Total Land Units:** 0.21

Land Code	Soil Class	Units
01 - RES		0.21

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 04 - SIDING AVERAGE  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 1189  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 08 - PLASTERED DIRECT  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Building Sketch**



**Stories:**

1.00

**Actual Year Built:**

1950

**Plumbing Fixtures:**

5

**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:**

02 - BELOW AVG

**Structural Frame:**

00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,189
BMF - BASEMENT FINISHED	648
BMU - BASEMENT UNFINISHED	396
UTU - UTILITY UNFINISHED	55

**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>
8/8/2013	\$0	3090	168		-	-
7/28/1980	\$0	252C	441		-	-
10/29/1979	\$0	226C	31		-	-
12/6/1978	\$0	190C	434		-	-