

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 REPASS PATSY E TRUSTEE
 1403 FAIRIDGE DR
 KINGSPORT TN 37660

Current Owner

FAIRIDGE DR 1403

Ctrl Map: 046K Group: H Parcel: 013.00 Pl: Sl: 000

Value Information

Land Market Value: \$76,100
Improvement Value: \$1,384,200
Total Market Appraisal: \$1,460,300
Assessment Percentage: 25%
Assessment: \$365,075

Subdivision Data

Subdivision:
 THE NURSERY TRACT
Plat Book: 2 **Plat Page:** 267B **Block:** C **Lot:** 5

Additional Information

LIVING TRUST
General Information
Class: 00 - Residential
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: K01
Number of Mobile Homes: 0
Utilities - Electricity: 01 - PUBLIC
Zoning:

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
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Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0 **Calculated Acres:** 1.02 **Total Land Units:** 1.02

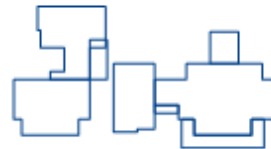
Land Code	Soil Class	Units
01 - RES		1.02

Residential Building #: 1

Improvement Type:
 03 - SPECIAL_RES
Exterior Wall:
 05 - SIDING ABOVE AVG
Heat and AC:
 7 - HEAT AND COOLING SPLIT
Quality:
 3 - EXCELLENT
Square Feet of Living Area:
 5282
Foundation:
 02 - CONTINUOUS FOOTING
Roof Framing:
 02 - GABLE/HIP
Cabinet/Millwork:
 04 - ABOVE AVG
Interior Finish:
 07 - DRYWALL
Bath Tiles:
 00 - NONE
Shape:
 05 - H-SHAPED

Stories:
 2.00
Actual Year Built:
 2003
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:
 04 - ABOVE AVERAGE
Electrical:
 04 - ABOVE AVG
Structural Frame:
 00 - NONE

Building Sketch



Building Areas

Areas	Square Feet
BAS - BASE	2,680
USF - UPPER STORY FINISHED	1,560
SPF - SCREEN PORCH FINISHED	360
OPF - OPEN PORCH FINISHED	75
OPF - OPEN PORCH FINISHED	576
GRF - GARAGE FINISHED	1,096
USH - UPPER STORY HIGH	1,461
USH - UPPER STORY HIGH	275

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
1/29/2009	\$0	2736C	366		-	-
1/8/2009	\$0	2731C	487		-	-
11/29/2001	\$139,000	1700C	196	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
7/15/1986	\$123,000	503C	0008	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED