

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 Current Owner
 ROSS KAYLA B
 % TED SHAVER
 3252 WINESAP RD
 KINGSPORT TN 37663

SPRUCE ST 1613
 Ctrl Map: 046M Group: G Parcel: 003.00 Pl: SI: 000

Value Information

Land Market Value: \$24,600
Improvement Value: \$121,400
Total Market Appraisal: \$146,000
Assessment Percentage: 25%
Assessment: \$36,500

Subdivision Data

Subdivision:
 HIGHLAND PARK VANCE ADD
Plat Book: 1 **Plat Page:** 76A **Block:** 3 **Lot:** P 8

Additional Information

General Information

Class: 00 - Residential **City:** KINGSPORT
City #: 380 **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** K01
District: 11 **Number of Mobile Homes:** 0
Number of Buildings: 2 **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
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Sale Information

Long Sale Information list on subsequent pages

Land Information

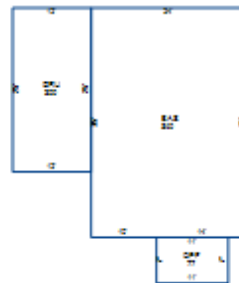
Deed Acres: 0 **Calculated Acres:** .27 **Total Land Units:** 0.27

Land Code	Soil Class	Units
01 - RES		0.27

Residential Building #: 1

Improvement Type:
 51 - SINGLE FAMILY
Exterior Wall:
 04 - SIDING AVERAGE
Heat and AC:
 3 - RADIANT HEAT
Quality:
 1 - AVERAGE
Square Feet of Living Area:
 840
Foundation:
 02 - CONTINUOUS FOOTING
Roof Framing:
 02 - GABLE/HIP
Cabinet/Millwork:
 02 - BELOW AVG
Interior Finish:
 11 - PANELING BELOW AVG
Bath Tiles:
 00 - NONE
Shape:
 01 - RECTANGLE

Building Sketch



Stories:
 1.00
Actual Year Built:
 1930
Plumbing Fixtures:
 3
Condition:
 AV - AVERAGE
Floor System:
 04 - WOOD W/ SUB FLOOR
Roof Cover/Deck:
 00 - CORRUGATED METAL
Floor Finish:
 11 - CARPET COMBINATION
Paint/Decor:
 03 - AVERAGE
Electrical:
 02 - BELOW AVG
Structural Frame:
 00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	840
OPF - OPEN PORCH FINISHED	77
GRU - GARAGE UNFINISHED	300

Residential Building #: 2

Improvement Type:

51 - SINGLE FAMILY

Exterior Wall:

04 - SIDING AVERAGE

Heat and AC:

0 - NONE

Quality:

0 - BELOW AVERAGE

Square Feet of Living Area:

400

Foundation:

02 - CONTINUOUS FOOTING

Roof Framing:

02 - GABLE/HIP

Cabinet/Millwork:

02 - BELOW AVG

Interior Finish:

11 - PANELING BELOW AVG

Bath Tiles:

00 - NONE

Shape:

00 - SQUARE

Building Sketch



Stories:

1.00

Actual Year Built:

1940

Plumbing Fixtures:

3

Condition:

AV - AVERAGE

Floor System:

03 - WOOD W/O SUB FLOOR

Roof Cover/Deck:

00 - CORRUGATED METAL

Floor Finish:

11 - CARPET COMBINATION

Paint/Decor:

02 - BELOW AVERAGE

Electrical:

02 - BELOW AVG

Structural Frame:

00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	400
OPF - OPEN PORCH FINISHED	50
BMU - BASEMENT UNFINISHED	400

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
8/22/2019	\$30,000	3347	1920	I - IMPROVED	WD - WARRANTY DEED	N - NON-ARM'S LENGTH
4/23/2007	\$47,000	2531C	306	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
10/10/1995	\$0	1093C	676		-	-
6/2/1994	\$36,000	1000C	664	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/13/1989	\$0	657C	442		-	-