

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

Jan 1 Owner  
 GUERDAT DEBORAH B L/E &  
 BLAISE RASPANTI R/M  
 1345 CATAWBA ST  
 KINGSPORT TN 37660

Current Owner

**CATAWBA ST 1345**

Ctrl Map: 046N    Group: K    Parcel: 009.00    Pl:    Sl: 000

**Value Information**

**Land Market Value:** \$19,100  
**Improvement Value:** \$171,200  
**Total Market Appraisal:** \$190,300  
**Assessment Percentage:** 25%  
**Assessment:** \$47,575

**Subdivision Data**

**Subdivision:**  
 DOBYNS ADD  
**Plat Book:** 3    **Plat Page:** 115    **Block:** 1    **Lot:** 31

**Additional Information**

**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
1	GUD - DETACHED GARAGE UNFINISHED	13X20	260

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 0    **Calculated Acres:** .19    **Total Land Units:** 0.19

Land Code	Soil Class	Units
01 - RES		0.19

**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:**  
 1435  
**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:**

2.00

**Actual Year Built:**

1930

**Plumbing Fixtures:**

3

**Condition:**

AV - AVERAGE

**Floor System:**

04 - WOOD W/ SUB FLOOR

**Roof Cover/Deck:**

13 - PREFIN METAL CRIMPED

**Floor Finish:**

09 - HARDWOOD/PARQUE

**Paint/Decor:**

03 - AVERAGE

**Electrical:**

03 - AVERAGE

**Structural Frame:**

00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,235
OPF - OPEN PORCH FINISHED	296
BMU - BASEMENT UNFINISHED	250
SPU - SCREEN PORCH UNFINISHED	30
ATF - ATTIC FINISHED	1,000

**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>
9/29/2023	\$0	3578	319		QC - QUITCLAIM DEED	-
4/19/2023	\$0	3554	228		QC - QUITCLAIM DEED	-
1/24/2014	\$126,500	3108	2321	I - IMPROVED	WD - WARRANTY DEED	H - BUSINESS/CORPORATE SALE
7/12/2013	\$70,000	3087	1521	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
7/8/2013	\$0	3087	1520		-	-
9/20/1965	\$0	0264A	00290		-	-