

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

Jan 1 Owner  
 DUDNEY WILLIAM D &  
 JANYCE R TRUSTEES  
 4500 HICKORY HILL RD  
 KINGSPORT TN 37664

Current Owner

**HICKORY HILL RD 4500**  
 Ctrl Map: 047N    Group: A    Parcel: 010.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$33,600  
**Improvement Value:** \$504,900  
**Total Market Appraisal:** \$538,500  
**Assessment Percentage:** 25%  
**Assessment:** \$134,625

**Subdivision Data**

**Subdivision:**  
 PRESTON WOODS ADD  
**Plat Book:** 5    **Plat Page:** 8A-    **Block:** D    **Lot:** 20

**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**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

<b>Deed Acres:</b> 0	<b>Calculated Acres:</b> .7	<b>Total Land Units:</b> 0.7
Land Code	Soil Class	Units
01 - RES		0.70

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 11 - COMMON BRICK  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 3382  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 02 - L-SHAPED

**Stories:**  
 2.00  
**Actual Year Built:**  
 1992  
**Plumbing Fixtures:**  
 13  
**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:**  
 03 - AVERAGE  
**Structural Frame:**  
 00 - NONE

**Building Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	2,235
USF - UPPER STORY FINISHED	1,147
BMF - BASEMENT FINISHED	240
OPF - OPEN PORCH FINISHED	14
BMU - BASEMENT UNFINISHED	1,995

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	STP - STOOP	7X9	63
1	WDK - WOOD DECK	12X30	360
1	PTO - PATIO	12X30	360

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
6/28/2022	\$0	3517	558		QC - QUITCLAIM DEED	-
3/26/1992	\$45,000	839C	465	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
4/21/1959	\$0	0174A	00121		-	-