

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 SPEROPULOS JOHN W &
 SOURCE ONE DEVELOPMENT GP
 PO BOX 4062
 JOHNSON CITY TN 37602

Current Owner

RYDER DR 1828

Ctrl Map: 047P	Group: B	Parcel: 007.00	PI:	SI: 000
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Value Information

Land Market Value: \$203,000
Improvement Value: \$56,700
Total Market Appraisal: \$259,700
Assessment Percentage: 40%
Assessment: \$103,880

Subdivision Data

Subdivision:
 KINGSPORT HGTS
Plat Book: A **Plat Page:** 68 **Block:** **Lot:** P 33

Additional Information

General Information

Class: 08 - Commercial	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	ASP - ASPHALT PAVING	IRR	34,000

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 4.35 **Calculated Acres:** 0 **Total Land Units:** 4.35

Land Code	Soil Class	Units
10 - COM		4.35

Commercial Building #: 2

Improvement Type:

40 - WAREHOUSE

Quality:

1- - AVERAGE -

Foundation:

02 - CONTINUOUS FOOTING

Roof Framing:

04 - WOODFRAME/TRUSS

Cabinet/Millwork:

00 - NONE

Interior Finish:

04 - WOOD WALLS

Bath Tiles:

00 - NONE

Shape:

01 - RECTANGLE

Heat and AC:

00 - NONE

Building Sketch



Actual Year Built:

1999

Business Living Area:

1500

Floor System:

01 - SLAB ON GRADE

Roof Cover/Deck:

13 - PREFIN METAL CRIMPED

Floor Finish:

01 - CONCRETE FINISH

Paint/Decor:

02 - BELOW AVERAGE

Electrical:

03 - AVERAGE

Structural Frame:

01 - WOOD BEAM & COLUMN

Plumbing Fixtures:

0

Interior/Exterior Areas

Type	Square Feet	Exterior Wall
40 - WAREHOUSE	1,500	03 - SIDING BELOW AVG

Commercial Features

Type	Units
CAW - CANOPY	750 X 1

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
6/19/2015	\$240,000	3162	1187	I - IMPROVED	WD - WARRANTY DEED	I - FINANCIAL INSTITUTION
10/16/2013	\$437,750	3098	661	I - IMPROVED	WD - WARRANTY DEED	G - FORCED SALE
12/20/2005	\$0	2347C	159		-	-
3/11/1996	\$180,000	1120C	665	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED