

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 KITE JOHN ALLEN & NANCY ANN
 TRUSTEES
 261 SOUTH ACRES DR
 BRISTOL TN 37620

Current Owner

BOOHER DR 535

Ctrl Map: 054K Group: B Parcel: 001.00 Pl: SI: 000

Value Information

Land Market Value:	\$193,300	Land Use Value:	\$61,400
Improvement Value:	\$418,300	Improvement Value:	\$418,300
Total Market Appraisal:	\$611,600	Total Use Appraisal:	\$479,700
		Assessment Percentage:	25%
		Assessment:	\$119,925

Subdivision Data

Subdivision:
 MARJORIE GRAY ESTATE SEC 3

Plat Book:	Plat Page:	Block:	Lot:
5	76		18&

Additional Information

General Information

Class: 11 - Agricultural	City:
City #:	Special Service District 2: 000
Special Service District 1: 000	Neighborhood: B03
District: 21	Number of Mobile Homes: 0
Number of Buildings: 1	Utilities - Electricity: 01 - PUBLIC
Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL	Zoning: R-1
Utilities - Gas/Gas Type: 03 - PRIVATE - NATURAL GAS	

Outbuildings & Yard Items

Long OutBuilding & Yard Items list on subsequent pages

Sale Information

Long Sale Information list on subsequent pages

Land Information

Long Land Information list on subsequent pages

Residential Building #: 1

Improvement Type:
 01 - SINGLE FAMILY

Exterior Wall:
 05 - SIDING ABOVE AVG

Heat and AC:
 7 - HEAT AND COOLING SPLIT

Quality:
 2 - ABOVE AVERAGE

Square Feet of Living Area:
 1692

Foundation:
 02 - CONTINUOUS FOOTING

Roof Framing:
 02 - GABLE/HIP

Cabinet/Millwork:
 03 - AVERAGE

Interior Finish:
 07 - DRYWALL

Bath Tiles:
 00 - NONE

Shape:
 01 - RECTANGLE

Stories:
 2.00

Actual Year Built:
 2022

Plumbing Fixtures:
 7

Condition:
 AV - AVERAGE

Floor System:
 04 - WOOD W/ SUB FLOOR

Roof Cover/Deck:
 13 - PREFIN METAL CRIMPED

Floor Finish:
 10 - HARDWOOD-TERR-TILE

Paint/Decor:
 03 - AVERAGE

Electrical:
 03 - AVERAGE

Structural Frame:
 00 - NONE

Building Sketch



Building Areas

Areas	Square Feet
BAS - BASE	1,116
OPF - OPEN PORCH FINISHED	176
USH - UPPER STORY HIGH	960
OPF - OPEN PORCH FINISHED	272

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	PBN - POLE BARN		960
1	ASH - ATTACHED SHED		480
1	ASH - ATTACHED SHED		480
1	OSH - OPEN SHED		210

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
2/27/2020	\$0	3371	224		GB - GREENBELT APPLICATION	-
5/31/2019	\$0	3335	1934		QC - QUITCLAIM DEED	-
12/31/1988	\$0	282	785		-	-
1/4/1988	\$0	WB43	87		-	-

Land Information

Land Code	Soil Class	Units
45 - CROP	A	0.17
46 - ROTATION	G	4.78
46 - ROTATION	A	1.68
54 - PASTURE	G	2.16
54 - PASTURE	A	0.86
62 - WOODLAND 2	P	7.52
01 - RES		0.50

Deed Acres: 17.67 Calculated Acres: 0 Total Land Units: 17.67