

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 WINEGAR DAVID WAYNE &
 SARA DAPHINE
 541 FORESTDALE RD
 KINGSPORT TN 37660

Current Owner

FORESTDALE RD 541
 Ctrl Map: 060A Group: A Parcel: 003.00 Pl: SI: 000

Value Information

Land Market Value: \$33,800
Improvement Value: \$308,700
Total Market Appraisal: \$342,500
Assessment Percentage: 25%
Assessment: \$85,625

Subdivision Data

Subdivision: RIDGEFIELDS SUB
Plat Book: 7 **Plat Page:** 44 **Block:** 10 **Lot:** 25

Additional Information

General Information

Class: 00 - Residential
City #: 380
Special Service District 1: 000
District: 12
Number of Buildings: 1
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC
Utilities - Gas/Gas Type: 00 - NONE

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
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Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0 **Calculated Acres:** .71 **Total Land Units:** 0.71

Land Code	Soil Class	Units
01 - RES		0.71

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: 2202
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

Building Sketch

Stories:

1.00

Actual Year Built:

1961

Plumbing Fixtures:

6

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 Areas

Areas	Square Feet
BAS - BASE	2,202
OPF - OPEN PORCH FINISHED	477
CPF - CARPORT FINISHED	440
UTU - UTILITY UNFINISHED	187

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
7/26/2013	\$190,000	3088	2355	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
9/16/2002	\$155,000	1817C	258	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
11/17/1997	\$126,500	1265C	132	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
3/23/1959	\$0	0193A	00432		-	-