

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 P & B MCMANUS HOLDINGS
 GEN PRTNSHP & ROBERT E MCMANUS
 1455 E CENTER ST
 KINGSPORT TN 37664

Current Owner

POST ST 1337

Ctrl Map: 061C Group: D Parcel: 029.00 Pl: SI: 000

Value Information

Land Market Value: \$20,000
Improvement Value: \$213,100
Total Market Appraisal: \$233,100
Assessment Percentage: 25%
Assessment: \$58,275

Subdivision Data

Subdivision:
 GARDEN SUB
Plat Book: 5 **Plat Page:** 164 **Block:** 88 **Lot:** 12

Additional Information

General Information

Class: 00 - Residential **City:** KINGSPORT
City #: 380 **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** K01
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

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
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Sale Information

Long Sale Information list on subsequent pages

Land Information

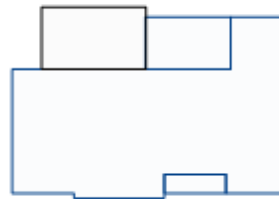
Deed Acres: 0 **Calculated Acres:** .2 **Total Land Units:** 0.2

Land Code	Soil Class	Units
01 - RES		0.20

Residential Building #: 1

Improvement Type:
 01 - SINGLE FAMILY
Exterior Wall:
 04 - SIDING AVERAGE
Heat and AC:
 8 - HEAT AND COOLING PKG
Quality:
 1 - AVERAGE
Square Feet of Living Area:
 1607
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:
 1953
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	1,607
EPF - ENCLOSED PORCH FINISHED	198
OPF - OPEN PORCH FINISHED	52
CPF - CARPORT FINISHED	286

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
10/24/2019	\$0	3365	286		QC - QUITCLAIM DEED	-
11/14/2013	\$40,000	3102	1323	I - IMPROVED	WD - WARRANTY DEED	J - ESTATE SALE
8/30/1977	\$0	139C	281		-	-
3/10/1972	\$0	375A	288		-	-