

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

Jan 1 Owner  
 BARGER BURGER INC  
 1001 KONNAROCK RD  
 KINGSPORT TN 37664

Current Owner

**KONNAROCK RD 999**  
 Ctrl Map: 061M    Group: A    Parcel: 002.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$361,100  
**Improvement Value:** \$357,900  
**Total Market Appraisal:** \$719,000  
**Assessment Percentage:** 40%  
**Assessment:** \$287,600

**Subdivision Data**

**Subdivision:**  
 SECURITIES CO IND SITES  
**Plat Book:** 51    **Plat Page:** 702    **Block:**    **Lot:** 1 A

**Additional Information**

PT2

**General Information**

**Class:** 08 - Commercial  
**City #:** 380  
**Special Service District 1:** 000  
**District:** 11  
**Number of Buildings:** 2  
**Utilities - Water/Sewer:** 01 - PUBLIC / PUBLIC  
**Utilities - Gas/Gas Type:** 01 - PUBLIC - NATURAL GAS

**City:** KINGSPORT  
**Special Service District 2:** 000  
**Neighborhood:** K40  
**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**

**Deed Acres:** 6.8    **Calculated Acres:** 0    **Total Land Units:** 6.79

Land Code	Soil Class	Units
10 - COM		6.79

**Commercial Building #: 1**

**Improvement Type:**  
 40 - WAREHOUSE  
**Quality:**  
 1 - AVERAGE  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 00 - FLAT  
**Cabinet/Millwork:**  
 00 - NONE  
**Interior Finish:**  
 01 - UNFINISHED  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE  
**Heat and AC:**  
 01 - UNIT HEATER  
**Building Sketch**



**Actual Year Built:**  
 1991  
**Business Living Area:**  
 4800  
**Floor System:**  
 01 - SLAB ON GRADE  
**Roof Cover/Deck:**  
 10 - BUILT-UP COMPOSITION  
**Floor Finish:**  
 01 - CONCRETE FINISH  
**Paint/Decor:**  
 03 - AVERAGE  
**Electrical:**  
 03 - AVERAGE  
**Structural Frame:**  
 00 - NONE  
**Plumbing Fixtures:**  
 4  
**Interior/Exterior Areas**

Type	Square Feet	Exterior Wall
40 - WAREHOUSE	3,280	07 - CONCRETE BLOCK
OFA - Office - Average	1,520	07 - CONCRETE BLOCK

**Commercial Features**

Type	Units
OPU - OPEN PORCH UNFINISHED	1360 X 1

**Commercial Building #: 2**

**Improvement Type:**

40 - WAREHOUSE

**Quality:**

1 - AVERAGE

**Foundation:**

02 - CONTINUOUS FOOTING

**Roof Framing:**

00 - FLAT

**Cabinet/Millwork:**

03 - AVERAGE

**Interior Finish:**

01 - UNFINISHED

**Bath Tiles:**

02 - 1/2 WALL

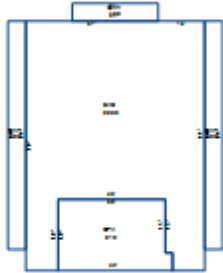
**Shape:**

01 - RECTANGLE

**Heat and AC:**

01 - UNIT HEATER

**Building Sketch**



**Actual Year Built:**

1949

**Business Living Area:**

3500

**Floor System:**

02 - SLAB ABOVE GRADE

**Roof Cover/Deck:**

10 - BUILT-UP COMPOSITION

**Floor Finish:**

01 - CONCRETE FINISH

**Paint/Decor:**

03 - AVERAGE

**Electrical:**

03 - AVERAGE

**Structural Frame:**

05 - RIGID FRAME

**Plumbing Fixtures:**

4

**Interior/Exterior Areas**

Type	Square Feet	Exterior Wall
40 - WAREHOUSE	2,890	10 - CONC BLOCK/BRICK
OFA - Office - Average	610	10 - CONC BLOCK/BRICK

**Commercial Features**

Type	Units
CAW - CANOPY	120 X 1
CAW - CANOPY	320 X 1
CAW - CANOPY	320 X 1
STP - STOOP	20 X 1
STP - STOOP	16 X 1

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	ASP - ASPHALT PAVING		30,000
1	GUD - DETACHED GARAGE UNFINISHED	24X41	816
1	CNC - CONCRETE PAVING	IRR	984
1	CLF - CHAIN LINK FENCE	6'	94
2	CPY - CANOPY		16
2	CPY - CANOPY		16
2	CPY - CANOPY		27

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
10/17/2012	\$0	3053	1981		-	-
11/9/2005	\$0	2353C	59		-	-
11/9/2005	\$0	2353C	57		-	-
2/18/1961	\$0	0295A	00283		-	-