

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

Jan 1 Owner  
 BAUMANN JANET TRUSTEE  
 4316 OREBANK RD  
 KINGSPORT TN 37664

Current Owner

**OREBANK RD 4316**

Ctrl Map: 062B    Group: B    Parcel: 001.01    Pl:    SI: 000

**Value Information**

Land Market Value: \$36,200  
 Improvement Value: \$350,800  
 Total Market Appraisal: \$387,000  
 Assessment Percentage: 25%  
 Assessment: \$96,750

**Subdivision Data**

Subdivision: FOX RUN  
 Plat Book: 14    Plat Page: 3    Block: 279    Lot: 1

**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: 03 - PUBLIC / INDIVIDUAL  
 Utilities - Gas/Gas Type: 00 - NONE

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	14X20	280
1	STP - STOOP	IRR	38

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

Deed Acres: 0    Calculated Acres: .8    Total Land Units: 0.8

Land Code	Soil Class	Units
01 - RES		0.80

**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: 1643  
 Foundation: 02 - CONTINUOUS FOOTING  
 Roof Framing: 02 - GABLE/HIP  
 Cabinet/Millwork: 03 - AVERAGE  
 Interior Finish: 07 - DRYWALL  
 Bath Tiles: 00 - NONE  
 Shape: 01 - RECTANGLE

**Building Sketch**



**Stories:**

1.00

**Actual Year Built:**

1976

**Plumbing Fixtures:**

9

**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	1,643
BMF - BASEMENT FINISHED	810
CPF - CARPORT FINISHED	576
BMU - BASEMENT UNFINISHED	729
UTU - UTILITY UNFINISHED	144
SPU - SCREEN PORCH UNFINISHED	280
CPU - CARPORT UNFINISHED	240

**Sale Information**

<b>Sale Date</b>	<b>Price</b>	<b>Book</b>	<b>Page</b>	<b>Vacant/Improved</b>	<b>Type Instrument</b>	<b>Qualification</b>
7/21/2020	\$0	3394	356		QC - QUITCLAIM DEED	-
6/9/2020	\$213,500	3386	2323	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
11/29/2012	\$175,000	3059	27	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/22/2007	\$0	2507C	396		-	-
11/3/1975	\$0	0069C	00663		-	-