

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 HORIZON PROPERTIES GROUP GP
 3312 WAYFIELD DR
 JOHNSON CITY TN 37601

Current Owner

FRYLEE CT 3412
 Ctrl Map: 062G Group: H Parcel: 038.00 Pl: SI: 000

Value Information

Land Market Value: \$20,000
Improvement Value: \$362,500
Total Market Appraisal: \$382,500
Assessment Percentage: 25%
Assessment: \$95,625

Subdivision Data

Subdivision: FRYLEE CT
Plat Book: 58 **Plat Page:** 327 **Block:** **Lot:** 38

Additional Information

General Information

Class: 00 - Residential
City #: 380
Special Service District 1: 000
District: 11
Number of Buildings: 1
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC
Utilities - Gas/Gas Type: 01 - PUBLIC - NATURAL GAS

City: KINGSPORT
Special Service District 2: 000
Neighborhood: K01
Number of Mobile Homes:
Utilities - Electricity: 01 - PUBLIC
Zoning:

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
------------	------	-------------	------------

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
9/7/2022	\$800,000	3525	1422	V - VACANT	WD - WARRANTY DEED	P - MULTIPLE PARCELS
10/5/2021	\$0	3473	559	-	-	-

Land Information

Deed Acres: 0.13	Calculated Acres:	Total Land Units: 0.13
Land Code	Soil Class	Units
01 - RES		0.13

Residential Building #: 1

Improvement Type:
 01 - SINGLE FAMILY
Exterior Wall:
 04 - SIDING AVERAGE
Heat and AC:
 7 - HEAT AND COOLING SPLIT
Quality:
 1+ - AVERAGE +
Square Feet of Living Area:
 1868
Foundation:
 02 - CONTINUOUS FOOTING
Roof Framing:
 02 - GABLE/HIP
Cabinet/Millwork:
 03 - AVERAGE
Interior Finish:
 07 - DRYWALL
Bath Tiles:
 00 - NONE
Shape:
 03 - U-SHAPED

Stories:
 2.00
Actual Year Built:
 2023
Plumbing Fixtures:
 9
Condition:
 AV - AVERAGE
Floor System:
 01 - SLAB ON GRADE
Roof Cover/Deck:
 03 - COMPOSITION SHINGLE
Floor Finish:
 11 - CARPET COMBINATION
Paint/Decor:
 03 - AVERAGE
Electrical:
 03 - AVERAGE
Structural Frame:
 00 - NONE

Building Sketch



Building Areas

Areas	Square Feet
BAS - BASE	724
USF - UPPER STORY FINISHED	1,144
OPF - OPEN PORCH FINISHED	160
OPF - OPEN PORCH FINISHED	40
GRF - GARAGE FINISHED	420