

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

Jan 1 Owner  
 DUNHAM RICHARD W & CLARA O  
 1697 RIDGEWAY DR  
 KINGSPORT TN 37664

Current Owner

**RIDGEWAY DR 1697**  
 Ctrl Map: 062J    Group: B    Parcel: 009.10    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$29,600  
**Improvement Value:** \$250,700  
**Total Market Appraisal:** \$280,300  
**Assessment Percentage:** 25%  
**Assessment:** \$70,075

**Subdivision Data**

**Subdivision:** BK 38 PG 94 LOT PTA  
**Plat Book:** 38    **Plat Page:** 94    **Block:**    **Lot:** PTA

**Additional Information**

**General Information**

**Class:** 00 - Residential    **City:** KINGSPORT  
**City #:** 380    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** V01  
**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  
 GAS

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
6/25/2002	\$0	1789C	401		-	-
12/10/1993	\$58,500	963C	206	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED

**Land Information**

**Deed Acres:** 0    **Calculated Acres:** .46    **Total Land Units:** 0.46

Land Code	Soil Class	Units
01 - RES		0.46

**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:** 1440  
**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:**

1953

**Plumbing Fixtures:**

3

**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	1,440
OPF - OPEN PORCH FINISHED	336
GRF - GARAGE FINISHED	360
BMU - BASEMENT UNFINISHED	1,440

## Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	CPY - CANOPY	6X12	72
1	PTO - PATIO	6X6	36
1	PTO - PATIO	10X14	140