

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 GEESAMAN HERMAN & BETTY
 221 EAUCLAIR ST
 KINGSPORT TN 37664

Current Owner

EAUCLAIR ST 221

Ctrl Map: 063A Group: A Parcel: 006.00 Pl: SI: 000

Value Information

Land Market Value: \$33,600
 Improvement Value: \$240,000
 Total Market Appraisal: \$273,600
 Assessment Percentage: 25%
 Assessment: \$68,400

Subdivision Data

Subdivision: HOLIDAY HILLS
 Plat Book: 8 Plat Page: 68 Block: B Lot: 2&3

Additional Information

General Information

Class: 00 - Residential City #: City: Special Service District 2: 000
 Special Service District 1: 000 Neighborhood: K03
 District: 07 Number of Mobile Homes: 0
 Number of Buildings: 1 Utilities - Electricity: 01 - PUBLIC
 Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL Zoning: R-1
 Utilities - Gas/Gas Type: 00 - NONE

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: .7	Total Land Units: 0.7
Land Code	Soil Class	Units
01 - RES		0.70

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: 1150
 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: 1959
 Plumbing Fixtures: 8
 Condition: AV - AVERAGE
 Floor System: 04 - WOOD W/ SUB FLOOR
 Roof Cover/Deck: 03 - COMPOSITION SHINGLE
 Floor Finish: 09 - HARDWOOD/PARQUE
 Paint/Decor: 03 - AVERAGE
 Electrical: 03 - AVERAGE
 Structural Frame: 00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	1,150
BMF - BASEMENT FINISHED	874
OPF - OPEN PORCH FINISHED	96
CPF - CARPORT FINISHED	300
BMU - BASEMENT UNFINISHED	276
DGU - DETACHED GARAGE UNFINISHED	600

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
7/10/2018	\$135,000	3295	1744	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
8/21/2015	\$125,000	3170	2417	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
5/10/2003	\$80,000	1925C	380	I - IMPROVED	WD - WARRANTY DEED	I - FINANCIAL INSTITUTION
8/9/2002	\$100,500	1817C	588	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
11/30/1999	\$96,000	1478C	555	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED