

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

Jan 1 Owner  
 LYSOHIR DANIEL A  
 258 SHADOW LN  
 KINGSPORT TN 37664

Current Owner

**SHADOW LN 258**

Ctrl Map: 063A    Group: B    Parcel: 008.00    Pl:    SI: 000

**Value Information**

<b>Land Market Value:</b>	\$132,000	<b>Land Use Value:</b>	\$35,700
<b>Improvement Value:</b>	\$134,000	<b>Improvement Value:</b>	\$134,000
<b>Total Market Appraisal:</b>	\$266,000	<b>Total Use Appraisal:</b>	\$169,700
		<b>Assessment Percentage:</b>	25%
		<b>Assessment:</b>	\$42,425

**Additional Information**

**General Information**

<b>Class:</b> 11 - Agricultural	<b>City:</b>
<b>City #:</b>	<b>Special Service District 2:</b> 000
<b>Special Service District 1:</b> 000	<b>Neighborhood:</b> K03
<b>District:</b> 07	<b>Number of Mobile Homes:</b> 0
<b>Number of Buildings:</b> 1	<b>Utilities - Electricity:</b> 01 - PUBLIC
<b>Utilities - Water/Sewer:</b> 03 - PUBLIC / INDIVIDUAL	<b>Zoning:</b> R-1
<b>Utilities - Gas/Gas Type:</b> 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**

Long Land Information list on subsequent pages

**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:**  
 736

**Foundation:**  
 02 - CONTINUOUS FOOTING

**Roof Framing:**  
 02 - GABLE/HIP

**Cabinet/Millwork:**  
 02 - BELOW AVG

**Interior Finish:**  
 11 - PANELING BELOW AVG

**Bath Tiles:**  
 00 - NONE

**Shape:**  
 01 - RECTANGLE

**Stories:**  
 1.00

**Actual Year Built:**  
 1989

**Plumbing Fixtures:**  
 6

**Condition:**  
 AV - AVERAGE

**Floor System:**  
 04 - WOOD W/ SUB FLOOR

**Roof Cover/Deck:**  
 03 - COMPOSITION SHINGLE

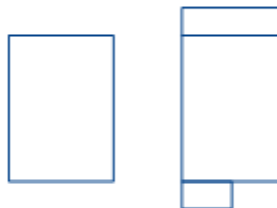
**Floor Finish:**  
 11 - CARPET COMBINATION

**Paint/Decor:**  
 03 - AVERAGE

**Electrical:**  
 03 - AVERAGE

**Structural Frame:**  
 00 - NONE

**Building Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	736
BMF - BASEMENT FINISHED	736
OPF - OPEN PORCH FINISHED	66
OPU - OPEN PORCH UNFINISHED	138

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
2/29/2024	\$0	3594	2362		GB - GREENBELT APPLICATION	-
11/22/2023	\$168,000	3583	2214	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
11/20/2023	\$0	3583	2210		QC - QUITCLAIM DEED	-
11/20/2023	\$0	3583	2208		HR - AFFIDAVIT OF HEIRSHIP	-
11/20/2023	\$0	3583	2206		HR - AFFIDAVIT OF HEIRSHIP	-
11/14/2023	\$0	3582	1426		QC - QUITCLAIM DEED	-
6/27/2011	\$0	2979C	798		-	-
6/27/2011	\$0	2979C	795		-	-
12/28/2010	\$0	2936C	623		-	-
4/19/2005	\$0	2241C	713		-	-

**Land Information**

Deed Acres: 0	Calculated Acres: 15.7	Total Land Units: 15.67
Land Code	Soil Class	Units
01 - RES		0.50
62 - WOODLAND 2	P	14.85
54 - PASTURE	A	0.32