

Sullivan (082)	Jan 1 Owner	Current Owner	VOLUNTEER PKWY S OF		
Tax Year 2026 Reappraisal 2025	GUIST PROPERTIES INC		Ctrl Map:	Group:	Parcel:
	320 TIMBER RIDGE RD		067		077.50
	BLUFF CITY TN 37618			PI:	SI:
					000

Value Information

Land Market Value:	\$419,600	Land Use Value:	\$73,200
Improvement Value:	\$0	Improvement Value:	\$0
Total Market Appraisal:	\$419,600	Total Use Appraisal:	\$73,200
		Assessment Percentage:	25%
		Assessment:	\$18,300

Subdivision Data

Subdivision:
THUNDER VALLEY CAMPGROUND

Plat Book:	Plat Page:	Block:	Lot:
52	487		

Additional Information

General Information

Class: 12 - Forest	City: BRISTOL
City #: 090	Special Service District 2: 000
Special Service District 1: 000	Neighborhood: B01
District: 04	Number of Mobile Homes: 0
Number of Buildings: 0	Utilities - Electricity: 01 - PUBLIC
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC	Zoning:
Utilities - Gas/Gas Type: 01 - PUBLIC - NATURAL GAS	

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: 49.02 **Calculated Acres:** 0 **Total Land Units:** 49.02

Land Code	Soil Class	Units
46 - ROTATION	G	6.80
62 - WOODLAND 2	A	42.22

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
3/24/2022	\$0	3499	1134		GB - GREENBELT APPLICATION	-
10/15/2021	\$1,900,000	3472	2277	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
3/1/2017	\$0	3234	1208		GB - GREENBELT APPLICATION	-
5/24/2016	\$19,000	3208	1809	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
5/9/2014	\$1,500,000	3119	1738	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
6/29/2012	\$0	3040	690		-	-
8/24/2010	\$0	2901C	525		-	-