

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 MANNING THOMAS & AMANDA
 2312 AMES ST
 KINGSPORT TN 37660

Current Owner

AMES ST 2312

Ctrl Map: 076P Group: A Parcel: 005.10 Pl: SI: 000

Value Information

Land Market Value: \$12,600
Improvement Value: \$184,100
Total Market Appraisal: \$196,700
Assessment Percentage: 25%
Assessment: \$49,175

Subdivision Data

Subdivision: C W CREASY SUB
Plat Book: 3 **Plat Page:** 5D **Block:** **Lot:** P 50

Additional Information

PT LOT 52

General Information

Class: 00 - Residential **City:**
City #: **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** K03
District: 13 **Number of Mobile Homes:** 0
Number of Buildings: 1 **Utilities - Electricity:** 01 - PUBLIC
Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL **Zoning:** M-2
Utilities - Gas/Gas Type: 00 - NONE

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK	3X12	36
1	CFD - DETACHED CARPORT FINISHED	20X14	280

Sale Information

Long Sale Information list on subsequent pages

Land Information

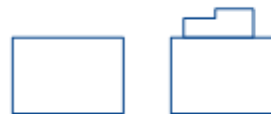
Deed Acres: 0 **Calculated Acres:** .42 **Total Land Units:** 0.42

Land Code	Soil Class	Units
01 - RES		0.42

Residential Building #: 1

Improvement Type: 51 - SINGLE FAMILY
Exterior Wall: 04 - SIDING AVERAGE
Heat and AC: 7 - HEAT AND COOLING SPLIT
Quality: 1 - AVERAGE
Square Feet of Living Area: 840
Foundation: 02 - CONTINUOUS FOOTING
Roof Framing: 02 - GABLE/HIP
Cabinet/Millwork: 02 - BELOW AVG
Interior Finish: 07 - DRYWALL
Bath Tiles: 00 - NONE
Shape: 01 - RECTANGLE

Building Sketch



Stories: 1.00
Actual Year Built: 1961
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: 02 - BELOW AVG
Structural Frame: 00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	840
EPF - ENCLOSED PORCH FINISHED	168
BMU - BASEMENT UNFINISHED	840

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
1/5/2023	\$161,000	3541	575	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
3/21/2018	\$64,000	3281	2014	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
12/9/2016	\$0	3230	1596		QC - QUITCLAIM DEED	-
8/30/2011	\$60,000	3006	1904	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
6/30/2009	\$65,000	2790C	539	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
10/23/1989	\$33,500	695C	56	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
4/19/1989	\$20,250	660C	521	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED