

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

Jan 1 Owner  
 ROESER WILLIAM P & TERRY E  
 216 PARK RIDGE CT  
 KINGSPORT TN 37664

Current Owner

**PARK RIDGE CT 216**  
 Ctrl Map: 078H    Group: A    Parcel: 005.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$37,000  
**Improvement Value:** \$588,400  
**Total Market Appraisal:** \$625,400  
**Assessment Percentage:** 25%  
**Assessment:** \$156,350

**Subdivision Data**

**Subdivision:** PARK RIDGE ESTATES  
**Plat Book:** 27    **Plat Page:** 47    **Block:** B    **Lot:** 5

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:**  
**Special Service District 1:** 000  
**District:** 07  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:**  
**Special Service District 2:** 000  
**Neighborhood:** K03  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:** A-1

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

<b>Deed Acres:</b> 0	<b>Calculated Acres:</b> .46	<b>Total Land Units:</b> 0.46
Land Code	Soil Class	Units
01 - RES		0.46

**Residential Building #: 1**

**Improvement Type:** 03 - SPECIAL\_RES  
**Exterior Wall:** 11 - COMMON BRICK  
**Heat and AC:** 7 - HEAT AND COOLING SPLIT  
**Quality:** 1+ - AVERAGE +  
**Square Feet of Living Area:** 2969  
**Foundation:** 02 - CONTINUOUS FOOTING  
**Roof Framing:** 02 - GABLE/HIP  
**Cabinet/Millwork:** 04 - ABOVE AVG  
**Interior Finish:** 07 - DRYWALL  
**Bath Tiles:** 00 - NONE  
**Shape:** 02 - L-SHAPED

**Building Sketch**



**Stories:**

2.00

**Actual Year Built:**

1989

**Plumbing Fixtures:**

10

**Condition:**

AV - AVERAGE

**Floor System:**

04 - WOOD W/ SUB FLOOR

**Roof Cover/Deck:**

03 - COMPOSITION SHINGLE

**Floor Finish:**

11 - CARPET COMBINATION

**Paint/Decor:**

04 - ABOVE AVERAGE

**Electrical:**

04 - ABOVE AVG

**Structural Frame:**

00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,282
USF - UPPER STORY FINISHED	1,235
SPF - SCREEN PORCH FINISHED	300
GRF - GARAGE FINISHED	754
BMU - BASEMENT UNFINISHED	1,261
USH - UPPER STORY HIGH	754

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	IRR	508
1	STP - STOOP	IRR	45
1	WDK - WOOD DECK	IRR	353

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
4/3/1996	\$225,000	1168C	757	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/26/1990	\$192,570	711C	401	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
8/11/1989	\$30,000	685C	313	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED
5/9/1988	\$0	635C	532		-	-