

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

Jan 1 Owner  
 MULLINS JOHN D TRUSTEE  
 1371 BIG SPRINGS RD  
 BLUFF CITY TN 37618

Current Owner

**BIG SPRINGS RD 1371**  
 Ctrl Map: 083M    Group: A    Parcel: 002.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$28,600  
**Improvement Value:** \$391,800  
**Total Market Appraisal:** \$420,400  
**Assessment Percentage:** 25%  
**Assessment:** \$105,100

**Subdivision Data**

**Subdivision:** RIVERVIEW ESTATES REPLAT  
**Plat Book:** 44    **Plat Page:** 26    **Block:**    **Lot:** 5&5A

**Additional Information**

**General Information**

**Class:** 00 - Residential    **City #:**    **City:**  
**Special Service District 1:** 000    **Special Service District 2:** 000  
**District:** 03    **Neighborhood:** Z02  
**Number of Buildings:** 1    **Number of Mobile Homes:** 0  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL    **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Gas/Gas Type:** 00 - NONE    **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**

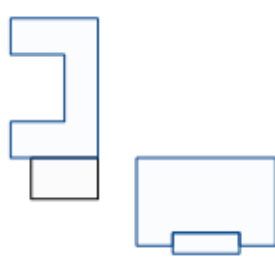
**Deed Acres:** 0.85    **Calculated Acres:** .96    **Total Land Units:** 1.48

| Land Code    | Soil Class | Units |
|--------------|------------|-------|
| 01 - RES     |            | 0.48  |
| 02 - RES WAT |            | 1.00  |

**Residential Building #: 1**

**Improvement Type:** 01 - SINGLE FAMILY  
**Exterior Wall:** 04 - SIDING AVERAGE  
**Heat and AC:** 7 - HEAT AND COOLING SPLIT  
**Quality:** 2- - ABOVE AVERAGE -  
**Square Feet of Living Area:** 2122  
**Foundation:** 02 - CONTINUOUS FOOTING  
**Roof Framing:** 02 - GABLE/HIP  
**Cabinet/Millwork:** 03 - AVERAGE  
**Interior Finish:** 07 - DRYWALL  
**Bath Tiles:** 00 - NONE  
**Shape:** 02 - L-SHAPED

**Building Sketch**



**Stories:**

1.00  
**Actual Year Built:** 1997  
**Plumbing Fixtures:** 9  
**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 Areas**

| Areas                     | Square Feet |
|---------------------------|-------------|
| BAS - BASE                | 1,706       |
| BSF - BASE SEMI FINISHED  | 416         |
| OPF - OPEN PORCH FINISHED | 208         |
| BMU - BASEMENT UNFINISHED | 1,290       |

**Outbuildings & Yard Items**

| Building # | Type            | Description | Area/Units |
|------------|-----------------|-------------|------------|
| 1          | WDK - WOOD DECK | 8X14        | 112        |
| 1          | PTO - PATIO     | 8X26        | 208        |
| 1          | WDK - WOOD DECK | 8X23        | 184        |

**Sale Information**

| Sale Date  | Price     | Book  | Page | Vacant/Improved | Type Instrument     | Qualification |
|------------|-----------|-------|------|-----------------|---------------------|---------------|
| 2/24/2021  | \$0       | 3430  | 1230 |                 | QC - QUITCLAIM DEED | -             |
| 4/27/2019  | \$222,500 | 3331  | 707  | I - IMPROVED    | WD - WARRANTY DEED  | A - ACCEPTED  |
| 5/23/2016  | \$189,000 | 3200  | 1975 | I - IMPROVED    | WD - WARRANTY DEED  | A - ACCEPTED  |
| 6/8/2012   | \$169,900 | 3037  | 1433 | I - IMPROVED    | WD - WARRANTY DEED  | A - ACCEPTED  |
| 1/19/2004  | \$144,900 | 2064C | 455  | I - IMPROVED    | WD - WARRANTY DEED  | A - ACCEPTED  |
| 12/17/1998 | \$126,500 | 1439C | 458  | I - IMPROVED    | WD - WARRANTY DEED  | A - ACCEPTED  |