

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

Jan 1 Owner  
 HONAKER CLYDE W &  
 MABELINE T  
 451 SHADY VIEW RD  
 KINGSPORT TN 37664

Current Owner

**SHADY VIEW RD 451**

Ctrl Map: 091    Group:    Parcel: 030.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$49,600  
**Improvement Value:** \$221,200  
**Total Market Appraisal:** \$270,800  
**Assessment Percentage:** 25%  
**Assessment:** \$67,700

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:**  
**Special Service District 1:** 000  
**District:** 13  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 11 - INDIVIDUAL / 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:** R-1

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

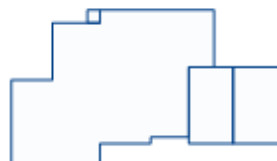
**Deed Acres:** 5.67      **Calculated Acres:** 0      **Total Land Units:** 5.67

Land Code	Soil Class	Units
04 - IMP SITE		5.67

**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:**  
 2294  
**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

**Building Sketch**



**Stories:**

1.00

**Actual Year Built:**

1930

**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 Areas**

Areas	Square Feet
BAS - BASE	2,294
CPF - CARPORT FINISHED	408
SPU - SCREEN PORCH UNFINISHED	16
GRU - GARAGE UNFINISHED	336

**Outbuildings & Yard Items**

<b>Building #</b>	<b>Type</b>	<b>Description</b>	<b>Area/Units</b>
1	PBN - POLE BARN	30X28	840
1	PTO - PATIO	7X15	105
1	WDK - WOOD DECK		16
1	CPY - CANOPY	4X8	32
1	STP - STOOP	6X8	48

**Sale Information**

<b>Sale Date</b>	<b>Price</b>	<b>Book</b>	<b>Page</b>	<b>Vacant/Improved</b>	<b>Type Instrument</b>	<b>Qualification</b>
5/25/1978	\$0	165C	486		-	-
2/25/1978	\$0	165C	493		-	-
1/1/1978	\$35,000	165C	0486	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
11/25/1947	\$0	99A	544		-	-