

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

Jan 1 Owner  
 NEEL HANS M & KELLY R  
 1185 REYNOLDS RD  
 PINEY FLATS TN 37686

Current Owner

**REYNOLDS RD 1185**  
 Ctrl Map: 096K    Group: B    Parcel: 008.00    Pl:    SI: 000

**Value Information**

Land Market Value: \$74,900  
 Improvement Value: \$628,700  
 Total Market Appraisal: \$703,600  
 Assessment Percentage: 25%  
 Assessment: \$175,900

**Subdivision Data**

Subdivision: REYNOLDS DROKE PLANTATION  
 Plat Book: 52    Plat Page: 462    Block:    Lot: 22

**Additional Information**

**General Information**

Class: 00 - Residential    City #:    City:  
 Special Service District 1: 000    Special Service District 2: 000  
 District: 16    Neighborhood: P01  
 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:

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	PTO - PATIO	IRR	112
1	PTO - PATIO	5X15	80

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
5/1/2012	\$35,000	3032	2181	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED
5/9/2007	\$0	2538C	195	-	-	-

**Land Information**

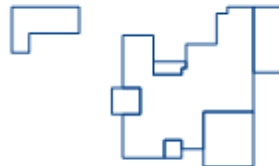
Deed Acres: 0.49    Calculated Acres: .48    Total Land Units: 0.48

Land Code	Soil Class	Units
01 - RES		0.48

**Residential Building #: 1**

Improvement Type: 03 - SPECIAL\_RES  
 Exterior Wall: 04 - SIDING AVERAGE  
 Heat and AC: 7 - HEAT AND COOLING SPLIT  
 Quality: 1 - AVERAGE  
 Square Feet of Living Area: 3007  
 Foundation: 02 - CONTINUOUS FOOTING  
 Roof Framing: 02 - GABLE/HIP  
 Cabinet/Millwork: 03 - AVERAGE  
 Interior Finish: 07 - DRYWALL  
 Bath Tiles: 00 - NONE  
 Shape: 03 - U-SHAPED

**Building Sketch**



Stories: 2.00  
 Actual Year Built: 2013  
 Plumbing Fixtures: 10  
 Condition: AV - AVERAGE  
 Floor System: 01 - SLAB ON GRADE  
 Roof Cover/Deck: 03 - COMPOSITION SHINGLE  
 Floor Finish: 14 - HARD TILE  
 Paint/Decor: 03 - AVERAGE  
 Electrical: 03 - AVERAGE  
 Structural Frame: 00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	2,563
USF - UPPER STORY FINISHED	444
OPF - OPEN PORCH FINISHED	84
OPF - OPEN PORCH FINISHED	156
OPF - OPEN PORCH FINISHED	64
GRF - GARAGE FINISHED	575
GRF - GARAGE FINISHED	480