

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

Jan 1 Owner  
 Current Owner  
 RUNION ANDREW C &  
 JESSICA D  
 441 BELL HOLLOW RD  
 KINGSPORT TN 37664

**BELL HOLLOW RD 441**  
 Ctrl Map: 104M    Group: B    Parcel: 009.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$40,000  
**Improvement Value:** \$250,700  
**Total Market Appraisal:** \$290,700  
**Assessment Percentage:** 25%  
**Assessment:** \$72,675

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:**  
**Special Service District 1:** 000  
**District:** 15  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:**  
**Special Service District 2:** 000  
**Neighborhood:** S01  
**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:** 0      **Calculated Acres:** 4.4      **Total Land Units:** 4.39

| Land Code | Soil Class | Units |
|-----------|------------|-------|
| 01 - RES  |            | 4.39  |

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 11 - COMMON BRICK  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 1 - AVERAGE  
**Square Feet of Living Area:**  
 1248  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 11 - PANELING BELOW AVG  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Building Sketch**



**Stories:**

1.00

**Actual Year Built:**

1982

**Plumbing Fixtures:**

8

**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                      | 1,248       |
| BMF - BASEMENT FINISHED         | 1,248       |
| EPU - ENCLOSED PORCH UNFINISHED | 312         |

**Outbuildings & Yard Items**

| Building # | Type            | Description | Area/Units |
|------------|-----------------|-------------|------------|
| 1          | CPY - CANOPY    | 4X12        | 48         |
| 1          | WDK - WOOD DECK | 8X9         | 72         |
| 1          | PTO - PATIO     | 15X25       | 375        |
| 1          | PTO - PATIO     | 4X12        | 48         |

**Sale Information**

| Sale Date | Price     | Book | Page | Vacant/Improved | Type Instrument    | Qualification |
|-----------|-----------|------|------|-----------------|--------------------|---------------|
| 1/13/2014 | \$116,000 | 3108 | 1279 | I - IMPROVED    | WD - WARRANTY DEED | A - ACCEPTED  |
| 1/30/2012 | \$0       | 3022 | 898  |                 | -                  | -             |
| 9/27/1973 | \$0       | 38C  | 168  |                 | -                  | -             |