

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

Jan 1 Owner  
 DAVIDSON PAMELA E  
 1196 KENDRICK CREEK RD  
 KINGSPORT TN 37663

Current Owner

**KENDRICK CREEK RD 1196**

Ctrl Map: 106H    Group: B    Parcel: 013.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$36,900  
**Improvement Value:** \$143,100  
**Total Market Appraisal:** \$180,000  
**Assessment Percentage:** 25%  
**Assessment:** \$45,000

**Additional Information**

**General Information**

**Class:** 00 - Residential  
**City #:** 380  
**Special Service District 1:** 000  
**District:** 14  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:** KINGSPORT  
**Special Service District 2:** 000  
**Neighborhood:** K01  
**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**

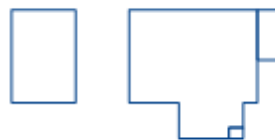
**Deed Acres:** 0      **Calculated Acres:** 1.3      **Total Land Units:** 1.31

Land Code	Soil Class	Units
01 - RES		1.31

**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:**  
 1104  
**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:**  
 1948  
**Plumbing Fixtures:**  
 3  
**Condition:**  
 AV - AVERAGE  
**Floor System:**  
 04 - WOOD W/ SUB FLOOR  
**Roof Cover/Deck:**  
 03 - COMPOSITION SHINGLE  
**Floor Finish:**  
 09 - HARDWOOD/PARQUE  
**Paint/Decor:**  
 03 - AVERAGE  
**Electrical:**  
 03 - AVERAGE  
**Structural Frame:**  
 00 - NONE

**Building Areas**

Areas	Square Feet
BAS - BASE	1,104
UTF - UTILITY FINISHED	98
OPF - OPEN PORCH FINISHED	12
BMU - BASEMENT UNFINISHED	468

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	GUD - DETACHED GARAGE UNFINISHED	22X30	660
1	ISH - IMPLEMENT SHED	9X15	135
1	PTO - PATIO	IRR	280
1	CPY - CANOPY	7X8	56

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
1/20/2023	\$0	3543	917		QC - QUITCLAIM DEED	-
5/3/2002	\$79,500	1771C	130	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
9/18/2001	\$71,000	1752C	804	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
4/22/1954	\$0	0156A	00080		-	-