

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

Jan 1 Owner  
 BECKETT TINA MARIE &  
 JORDAN  
 224 ROYAL DRIVE  
 KINGSPORT TN 37663

Current Owner

**ROYAL DR 224**  
 Ctrl Map: 1071    Group: B    Parcel: 020.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$16,300  
**Improvement Value:** \$346,200  
**Total Market Appraisal:** \$362,500  
**Assessment Percentage:** 25%  
**Assessment:** \$90,625

**Subdivision Data**

**Subdivision:**  
 ROYAL PINES ESTATES  
**Plat Book:** 10    **Plat Page:** 39    **Block:** D    **Lot:** 7

**Additional Information**

**General Information**

**Class:** 00 - Residential    **City #:**  
**Special Service District 1:** 000    **Special Service District 2:** 000  
**District:** 14    **Neighborhood:** M01  
**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:** R-1

**Outbuildings & Yard Items**

Long OutBuilding & Yard Items list on subsequent pages

**Sale Information**

Long Sale Information list on subsequent pages

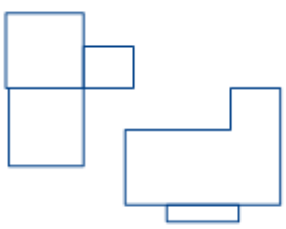
**Land Information**

<b>Deed Acres:</b> 0	<b>Calculated Acres:</b> .63	<b>Total Land Units:</b> 0.63
Land Code	Soil Class	Units
01 - RES		0.63

**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:**  
 1782  
**Foundation:**  
 02 - CONTINUOUS FOOTING  
**Roof Framing:**  
 02 - GABLE/HIP  
**Cabinet/Millwork:**  
 03 - AVERAGE  
**Interior Finish:**  
 07 - DRYWALL  
**Bath Tiles:**  
 00 - NONE  
**Shape:**  
 01 - RECTANGLE

**Building Sketch**



**Stories:**

1.00  
**Actual Year Built:**  
 1969  
**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	1,782
BMF - BASEMENT FINISHED	756
OPF - OPEN PORCH FINISHED	156
BMU - BASEMENT UNFINISHED	756
SPU - SCREEN PORCH UNFINISHED	270

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK	12X15	180
1	UTB - UTILITY BUILDING	12X20	240
1	ASH - ATTACHED SHED	7X10	70
1	GUD - DETACHED GARAGE UNFINISHED	27X29	783

**Sale Information**

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
6/19/2020	\$234,900	3388	1105	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
7/31/1992	\$82,000	854C	364	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
6/18/1975	\$0	0059C	00119		-	-