

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

Jan 1 Owner  
 FRANTZ SAMUEL C JR & LAURA R  
 5700 STREAM RIDGE DR  
 CHARLOTTE NC 28269

Current Owner

**BECK DR 429**

Ctrl Map: 108K    Group: B    Parcel: 001.10    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$39,800  
**Improvement Value:** \$350,600  
**Total Market Appraisal:** \$390,400  
**Assessment Percentage:** 25%  
**Assessment:** \$97,600

**Additional Information**

PLUS .5 AC EAS

**General Information**

**Class:** 00 - Residential  
**City #:**  
**Special Service District 1:** 000  
**District:** 20  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:**  
**Special Service District 2:** 000  
**Neighborhood:** P02  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:** R1

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK	IRR	290
1	SIM - SITE IMPROVEMENT	16X24	1

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

**Deed Acres:** 0      **Calculated Acres:** 0      **Total Land Units:** 0.6

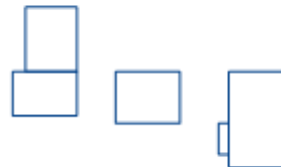
Land Code	Soil Class	Units
02 - RES WAT		0.60

**Residential Building #: 1**

**Improvement Type:**  
 01 - SINGLE FAMILY  
**Exterior Wall:**  
 05 - SIDING ABOVE AVG  
**Heat and AC:**  
 7 - HEAT AND COOLING SPLIT  
**Quality:**  
 2- - ABOVE AVERAGE -  
**Square Feet of Living Area:**  
 1650  
**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

**Stories:**  
 2.00  
**Actual Year Built:**  
 1999  
**Plumbing Fixtures:**  
 9  
**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 Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	925
BSF - BASE SEMI FINISHED	425
OPF - OPEN PORCH FINISHED	48
BMU - BASEMENT UNFINISHED	500
USH - UPPER STORY HIGH	500

**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>
10/13/2016	\$217,000	3218	2369	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
6/27/2011	\$225,000	2980C	82	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
8/3/2005	\$215,000	2288C	341	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
7/28/2005	\$249,750	2288C	338	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
8/15/2002	\$245,000	1806C	142	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED