

Sullivan (082)
Tax Year 2026 | Reappraisal 2025

Jan 1 Owner
 GAGNIER TROY ALAN &
 NANCY ANN
 3153 PHILLIPS WAY
 KINGSPORT TN 37664

Current Owner

PHILLIPS WAY 3153
 Ctrl Map: 119I Group: H Parcel: 010.00 Pl: SI: 000

Value Information

Land Market Value: \$35,500
Improvement Value: \$249,600
Total Market Appraisal: \$285,100
Assessment Percentage: 25%
Assessment: \$71,275

Subdivision Data

Subdivision:
 GIBSON SPRINGS PH1
Plat Book: 57 **Plat Page:** 73 **Block:** **Lot:** 42

Additional Information

General Information

Class: 00 - Residential
City #: 380
Special Service District 1: 000
District: 14
Number of Buildings: 1
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC
Utilities - Gas/Gas Type: 01 - PUBLIC - NATURAL GAS

City: KINGSPORT
Special Service District 2: 000
Neighborhood: D03
Number of Mobile Homes:
Utilities - Electricity: 01 - PUBLIC
Zoning:

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
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Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres:	Calculated Acres:	Total Land Units:
0.17		0.17

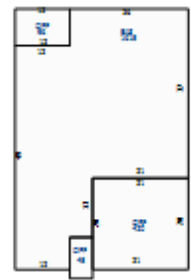
Land Code	Soil Class	Units
01 - RES		0.17

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:
 1615
Foundation:
 02 - CONTINUOUS FOOTING
Roof Framing:
 02 - GABLE/HIP
Cabinet/Millwork:
 03 - AVERAGE
Interior Finish:
 07 - DRYWALL
Bath Tiles:
 00 - NONE
Shape:
 01 - RECTANGLE

Stories:
 1.00
Actual Year Built:
 2020
Plumbing Fixtures:
 7
Condition:
 AV - AVERAGE
Floor System:
 01 - SLAB ON GRADE
Roof Cover/Deck:
 03 - COMPOSITION SHINGLE
Floor Finish:
 11 - CARPET COMBINATION
Paint/Decor:
 03 - AVERAGE
Electrical:
 03 - AVERAGE
Structural Frame:
 00 - NONE

Building Sketch



Building Areas

Areas	Square Feet
BAS - BASE	1,615
OPF - OPEN PORCH FINISHED	96
GRF - GARAGE FINISHED	420
OPF - OPEN PORCH FINISHED	45

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
1/22/2021	\$228,885	3425	442	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
3/18/2020	\$736,250	3374	1041	I - IMPROVED	WD - WARRANTY DEED	P - MULTIPLE PARCELS
7/29/2009	\$0	2801C	284		-	-