

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

Jan 1 Owner  
 CRV REAL ESTATE  
 4533 BRISTOL HWY  
 JOHNSON CITY TN 37601

Current Owner

**BRISTOL HWY 4533**  
 Ctrl Map: 134    Group:    Parcel: 028.70    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$764,400  
**Improvement Value:** \$512,400  
**Total Market Appraisal:** \$1,276,800  
**Assessment Percentage:** 40%  
**Assessment:** \$510,720

**Subdivision Data**

**Subdivision:** TR 19-23&27 MASENGILL  
**Plat Book:** NR    **Plat Page:**    **Block:**    **Lot:** TR 19-23

**Additional Information**

**General Information**

**Class:** 08 - Commercial    **City:** JOHNSON CITY  
**City #:** 371    **Special Service District 2:** 000  
**Special Service District 1:** 000    **Neighborhood:** P20  
**District:** 09    **Number of Mobile Homes:** 0  
**Number of Buildings:** 1    **Utilities - Electricity:** 01 - PUBLIC  
**Utilities - Water/Sewer:** 12 - NONE / NONE    **Zoning:**  
**Utilities - Gas/Gas Type:** 00 - NONE

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	ASP - ASPHALT PAVING		130,763

**Sale Information**

Long Sale Information list on subsequent pages

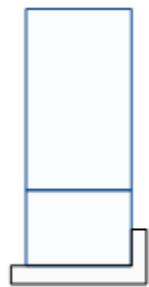
**Land Information**

**Deed Acres:** 7.79    **Calculated Acres:** 0    **Total Land Units:** 7.79

Land Code	Soil Class	Units
11 - COM RURAL		5.00
11 - COM RURAL		2.79

**Commercial Building #: 1**

**Improvement Type:** 41 - GARAGE  
**Quality:** 1+ - AVERAGE +  
**Foundation:** 03 - SPREAD FOOTING  
**Roof Framing:** 06 - STEEL TRUSS/PURLINS  
**Cabinet/Millwork:** 00 - NONE  
**Interior Finish:** 01 - UNFINISHED  
**Bath Tiles:** 00 - NONE  
**Shape:** 01 - RECTANGLE  
**Heat and AC:** 01 - UNIT HEATER  
**Building Sketch**



**Actual Year Built:** 1987  
**Business Living Area:** 11900  
**Floor System:** 01 - SLAB ON GRADE  
**Roof Cover/Deck:** 13 - PREFIN METAL CRIMPED  
**Floor Finish:** 01 - CONCRETE FINISH  
**Paint/Decor:** 03 - AVERAGE  
**Electrical:** 03 - AVERAGE  
**Structural Frame:** 02 - MASONRY PIL/STL  
**Plumbing Fixtures:** 8  
**Interior/Exterior Areas**

Type	Square Feet	Exterior Wall
41 - GARAGE	8,400	15 - PREFINISHED METAL
SSA - Sales Area	3,500	15 - PREFINISHED METAL

**Commercial Features**

Type	Units
OPF - OPEN PORCH FINISHED	1320 X 1

**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>
12/22/2021	\$938,600	3485	1191	I - IMPROVED	WD - WARRANTY DEED	H - BUSINESS/CORPORATE SALE
9/19/1994	\$0	1022C	229		-	-
3/18/1987	\$150,000	549C	114	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED
8/19/1980	\$0	266C	138		-	-
1/1/1980	\$86,895	266C	138	V - VACANT	WD - WARRANTY DEED	L - LIMITED