



# ONLINE LAND MARKET

LAND DATA	
QUESTION/S	DATA
APN / Parcel #:	046A G 01100 000
Lot Count:	1
Account # or GEO #:	046A G 01100 000
Property Address:	616 Jackson Street, Kingsport, TN 37660
If No Address or 0 address: Closest Property with Numbered Address	613 Jackson St, Kingsport, TN 37660
County:	Sullivan
State:	TN
Lot Number:	LOT 18
Legal Description:	Jackson Heights Pb 5 Pg 168 Blk 143, Lot 18 Dim 81.66 X 149.27 Irr
Parcel Size:	0.23
Subdivision:	Jackson Heights
Approximate Dimensions:	168.16 ft North 101.26 ft West 151.82 ft South
GPS Center Coordinates (Approximate):	36.558379679920144, -82.5631199973146
GPS Corner Coordinates (Approximate):	36.55850677411112, -82.5632853077559 36.55846029959185, -82.56292989083566 36.55832656574579, -82.56281063172123 36.55823171881616, -82.56331718786382
Google map link:	<a href="https://maps.app.goo.gl/ZNCWY3ZvHbsec6Bw8">https://maps.app.goo.gl/ZNCWY3ZvHbsec6Bw8</a>
Elevation:	1227.8 feet
Market Value:	\$25,479
Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	Paved - <a href="https://drive.google.com/file/d/1ianbWjToBl4xmjxIFv84gJrp86JIQUcb/view?usp=sharing">https://drive.google.com/file/d/1ianbWjToBl4xmjxIFv84gJrp86JIQUcb/view?usp=sharing</a>
If others, please specify:	None

Is there a Structure (Yes or No (If Yes: Explain)	No structure
Property miscellaneous images	
YouTube Link:	
ADDITIONAL LAND INFO	
QUESTION/S	DATA
Closest major city:	Knoxville, TN - 1 hr 30 min (101 miles)
Closest small town:	Bloomington, TN - 10 min (4.6 miles)
Nearby attractions:	Bays Mountain Park & Planetarium - 15 min (8.7 miles) Netherland Inn Museum - 6 min (2.0 miles) Bays Mountain Nature Preserve - 15 min (8.7 miles) Boundless Playground - 20 min (8.5 miles) Warriors' Path State Park - 17 min (8.2 miles)
COUNTY DATA	
QUESTION/S	DATA
Assessor Website	<a href="#">Link</a>
Assessor Contact	(423) 323-6464
Treasurer Website	<a href="#">Link</a>
Treasurer Contact	(423) 323-6464
Recorder/Clerk Website	<a href="#">Link</a>
Recorder/Clerk Contact	(423) 323-6420
Zoning or Planning Department Website	<a href="#">Link</a>
Zoning or Planning Department Contact	423-229-9400
County Environmental Health Department Website	<a href="#">Link</a>
County Environmental Health Department Contact	423-279-2777
GIS Website	<a href="#">Link</a>
CAD Website	<a href="#">Link</a>
Electricity Company Name & Phone Number	
Water Company Name & Phone Number	
Sewer Company Name & Phone Number	
Gas Company Name & Phone Number	
Waste Company Name & Phone Number	
TAX DATA	
QUESTION/S	DATA
Are the taxes of this property current or delinquent? (If	Current

Current, then means no back taxes), (If Delinquent, just put delinquent and ask the next question below.)	
<b>Are there any back taxes for this property?</b> If yes, how much is the amount owed? ( From what year to what year)	No back taxes
<b>How much is the annual property tax?</b> (Current Year if available, if not get the previous year)	\$ 657.00
<b>Are there any tax liens for this property?</b> If yes, how much is the amount owed?( From what year to what year?  <b>Note: Most of the time the county does not have access to this data because they don't know if there are any mortgages or any kinds of liens.</b>	
<b>Is property part of an HOA (Home Owners Association) or any communities?</b> (Yes/No)	No
<b>How much is the annual HOA due?</b>	None
<b>Are there any HOA dues?</b> If yes, how much is the total amount owed?	None
<b>County Operator Details who Confirmed the Information:</b>	<a href="#">Link</a>
<b>ZONING DATA</b>	
<b>QUESTION/S</b>	<b>DATA</b>
<b>What is the zoning of the property?</b> (Residential/Commercial/Agricultural/etc)	R-1B, Residential District.
<b>Terrain type?</b> (Is it flat /slope/etc)	Quite a slope
<b>Property use code?</b>	Residential
<b>Is the land cleared?</b> (Yes/No)	Few trees on the property
<b>Is the property buildable?</b> (Yes/ No/Maybe/ etc.. write whatever the county has to say)	Yes
<b>What can be built on the property?</b> (Different types of homes that we can build on the lots.)	(1)Single-family detached dwellings.(2)Small group residential projects.
<b>Can we camp on the property?</b> (If we buy this property can the owner camp there?) Yes/No	No
<b>Notes on Camping</b> (please take note of the allowed time for camping or whatever the county has to say)	Can only camp while building a structure on the property
<b>Are RV's allowed on the property?</b> (Please ask if there are any restrictions.) Yes/ No	No

<b>Notes on RV's</b> (jot down notes about whatever the county has to say)	Can only park and use it as storage but can't live in it
<b>Are Mobile homes allowed on the property?</b> (Please ask if there are restrictions.) Yes/No	No
<b>Notes on mobile homes</b> (jot down notes whatever the county has to say)	Only single-family dwelling allowed
<b>Are tiny houses or small cabins allowed on the property?</b> Yes/ No (Please ask if there are restrictions.) Yes/No	No
<b>Is there a total size restriction for any structures on the lot?</b> Yes/ No (Please jot down the notes from the county)	Lot coverage, 30 percent, including accessory buildings.
<b>Are there any building height restrictions?</b> (Yes/ No) How many ft... please take down notes from the county	2 stories
<b>What are the setbacks of the lot?</b>	b.Lot frontage, 50 feet. c.Front yard, 30 feet. d.Each side yard is 8 feet. e.Rear yard, 30 feet.
<b>What is the minimum lot size to build on the property?</b>	7,500 square feet.
<b>Is there any time limit to build?</b>	building permit is good for 6 months
<b>Is there a County or City Impact fee required to build and if so how much does this cost?</b>	<a href="https://www.kingsporttn.gov/wp-content/uploads/2023/07/Fee_Schedule-2023-updated.pdf">https://www.kingsporttn.gov/wp-content/uploads/2023/07/Fee_Schedule-2023-updated.pdf</a>
<b>Is the property in a flood zone and if so what needs to be done to the lot in order to build?</b>	Not in a flood zone
<b>Any other restrictions?</b>	<a href="#">City Ordinance</a>
<b>Is the property in a flood zone? (if yes add a link to FEMA Website)</b>	Zone X minimum floodzone areana
<a href="#">Link to FEMA website</a>	See image below
<b>Is property wetland?</b>	Not on wetlands
<a href="#">Link to Wetland website</a>	See image below
<b>County Operator Details who Confirmed the Information:</b>	
<b>UTILITIES DATA</b>	
<b>QUESTION/S</b>	<b>DATA</b>

<p><b>Is the property located inside or outside the city limit?</b></p> <p><b>Notes:</b>  <b>If Inside City:</b> It means water and sewer are provided by the city <b>(You need to confirm it)</b>  <b>If Outside City:</b> It is considered under County, which means water can be built through a deep well <b>(You need to confirm it)</b></p>	City of Kingsport
<p><b>Does the property have water connected?</b> (Yes, No, Waterline on the street/road or Do Not Know)</p>	Available in the area
<p><b>If YES...</b> (Put the company name and the phone number of the provider)</p>	Kingsport Water Treatment Plant - +14232299452
<p><b>If it's in the area</b> (Put the street name where the main water line is located.)</p>	Lincoln St
<p><b>If NO:</b> (Ask if we do we have to dig a well, or, if is there any utility company that provides water in the area where the property is located.)</p>	No
<p><b>Does the property currently have a Sewer or septic?</b> (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)</p>	Available in the area
<p><b>If YES</b> (confirm if it's a SEWER or SEPTIC: Is it provided by the county/city or private company?)</p>	City of Kingsport
<p><b>Please ask for the details of the Company Name &amp; the Contact information ....</b>(Call and Confirm if it's the right company)</p>	Kingsport Sewage Services Department - +14233439860
<p><b>If NO:</b> Do we need to install a septic? (YES/NO) or a septic system is already installed on the property?</p>	No
<p><b>If the septic system has to be installed,</b> (Ask if do we need to percolate the soil?)</p>	No
<p><b>Does the property currently have electricity connected?</b> (Yes, No, or Do Not Know)</p>	Available in the area
<p><b>What is the electric company name</b> (Confirm If there is Electric company Service in the area - Select either City, Community, None, etc.)</p>	AEP Tennessee - +18009564237
<p><b>What type of gas does this area service?</b> (Propane gas/Natural gas/ tank gas/etc)</p>	Propane gas Propane Refill at U-Haul - +14233435593
<p><b>For waste....</b> <b>Will the county or city pick up the trash?</b></p>	City of Kingsport
<p><b>If YES...</b> Get the details of the company name and contact information of that service in the area...</p>	City of Kingsport - 423-229-9451.

<b>NOTE: If NO,</b> (Ask if it's the responsibility of the property owner.)	
<b>County Operator who Confirmed the Information:</b>	
<b>GENERAL DD NOTES FROM THE LM TEAM:</b>	
<b>DISCLAIMER</b>	
<p>All information provided is based on preliminary research conducted by the Online Land Market team. The buyer is responsible for verifying all information with the County regarding what can and cannot be done with the property. The buyer will need to work with the County to obtain the proper permits if needed. The buyer will also need to confirm the availability of any utilities needed or services on the property. The seller makes no warranties or representations about the land, its condition, or what can be built on the property.</p>	