

CARRANZA JAVIER RIOS

44 SOUTHSIDE DR

SPARTA, NC 28675

NN: 07 - NOT AT HOME

NB: 800 TOWN OF SPARTA

Property Location: 44 SOUTHSIDE DR

0.4800 AC

CARD NO. 1 of 1

TWP: GAP CIVIL

FIRE:SPARTA

CITY:SPARTA

DEED INFORMATION

DEED DATE: 5/2003

DEED BOOK/PAGE: 00257/1108

Parcel ID: 3070968344

Account: 1085

Reval Year: 2021 Tax Year: 2021

Appraised By RK on 02/28/2020

PROPERTY TYPE		USE		CDU	PHYSICAL CONDITION		GRADE	EYB		AYB		CREDENCE TO				MARKET															
Residential		R-RESIDENTIAL		AV	4-FAIR		D	1960		1960																					
DWELLING DATA														PARCEL VALUATION SUMMARY																	
CONDO STYLE	KITCHEN REMODELED	HOUSE COLOR	STYLE	WALLS	STORY HT.	# ROOMS	BED ROOMS	FAMILY ROOMS	KITCHENS	FULL BATHS	HALF BATHS	BILLABLE LAND VALUE					24,800														
	NO		3-RANCH	2-BRICK	1.0	5	3		1	2	0	BILLABLE IMPROVEMENT VALUE					106100														
												TOTAL BILLABLE VALUE			130,900																
PERMIT																															
BMST		ATTIC		BATH REMODELED		HEATING		HEATING SYSTEM		TYPE		UNFINISHED AREA		UNHEATED AREA		BSMT LIVING AREA		BSMT REC AREA		ADD'L FIXTURES		TOTAL FIXTURES		CODE		DATE		NO.		AMT.	
6-FULL		1-NONE		NO		2-BASIC		4-OIL		10-MONITOR		0.000				0.00		0.00				3.00		10/27/2010		6489		3000			
BSMT GARAGE (# CARS)		WOODBURNING/METAL FIREPLACES		INT/EXT		MARKET ADJUSTMENT		COST & DESIGN		TRUE GFA		TRUE TLA																			
		1/0		2-SAME						1,036.00		2,281.00																			
SKETCH INFORMATION														BUILDING VALUATION SUMMARY																	
LOWER LEVEL		FIRST FLOOR		SECOND FLOOR		THIRD FLOOR		AREA		VALUE		Base Price										35810									
BSMNT		ONE STY MSNRY						1036				Plumbing										1200									
		OPN MSNRY PRCH						208				Additions										40500									
		CNC PATIO						88				Unfin. Area										0									
		ONE STY FRM						985				Basement										0									
		CNC PATIO						60				Attic										0									
		ONE STY MSNRY						120				Heat / AC Adj.										0									
		ONE STY FRM						140				FBLA										0									
NOTES														Rec Room										0							
														Fireplace										2330							
														Basement Garage										0							
														SUBTOTAL										161,916							
														Grade Factor(D)										0.78000							
														C & D Factor										0.00000							
														TOTAL RCN										161,916							
														% Good										0.55000							
														Market Adjustment Factor										0.00							
														Market Value Per Sq. Ft.										57.39							
														RCNLD										89,100							
														BUILDING ADJUSTMENTS																	
CODE	DESCRIPTION		COUNT	LTH	WTH	SIZE	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE															
RS1R	SHED-FRAME		1.000	24	10	240	0.00	0.00	-	0.00	1960	0	0		0																
RG1	GARAGE FRM/CV		1.000	16	28	448	0.00	0.00	-	0.00	2013	0	0		0																
AL1	LEAN TO		2.000	16	12	192	0.00	0.00	-	0.00	2013	0	0		0																
TOTAL OB/XF VALUE																															
BLDG DIMENSIONS																															
=N30E36S28W22S2W14Area:1036;=W15N12E22S4W7S8Area:208;=E22S4W22N4Area:88;=N15E15N5E14S52W15N32EW14Area:985;=N4E15S4W15Area:60;=N6E20S6W20Area:120;=S10E14N10W14Area:140;Total Area:2637																															
LAND INFORMATION																															
HIGHEST AND BEST USE	USE CODE	FRONTAGE	DEPTH	DEPTH / SIZE	COND FACT	INFLUENCES AND TOPOGRAPHY			LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES															
PRIMARY	01	0	0	0.0000	1.0000	ABOVE STREET/ROLLING			30,000.00	0.480	AC	0.000	51,666.67	24800																	
TOTAL MARKET LAND DATA										0.48				24800																	
TOTAL PRESENT USE DATA																															
3070968344 (992938) Group:0																															
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