LINEBERRY JENNIFER LEA Parcel ID: 4908052523 SANDERS PAUL SCOTT Account: 79810 1044 PULLTAIL RD Reval Year: 2021 Tax Year: 2021 NB: 300 BULLHEAD MTN AREA CARD NO. 1 of 2 **DEED INFORMATION** #35-36 LAUREL BREEZE TWP: CHERRY LANE **DEED DATE: 12/2013** Appraised By TAD on 11/09/2020 **DEED BOOK/PAGE:** 00362/1412 LAST ACTION 20210415 GLADE VALLEY, NC 28627 Property Location: 17 WOOD RD 0.2000 AC FIRE: CHERRY LAN MARKET VALUE CORRELATION OF VALUE PROPERTY TYPE CDU PHYSICAL CONDITION GRADE USE EYB AYB CREDENCE TO MARKET R-RESIDENTIAL 1984 1984 Residential FR 4-FAIR PARCEL VALUATION SUMMARY BILLABLE LAND VALUE **DWELLING DATA** 22,800 KITCHEN HOUSE **FAMILY FULL** HALF BILLABLE IMPROVEMENT VALUE 17200 BED STORY HT. CONDO STYLE STYLE WALLS # ROOMS **KITCHENS** REMODELED COLOR ROOMS ROOMS **BATHS BATHS** TOTAL BILLABLE VALUE 40,000 PERMIT 1-FRAME NO 16-OTHER 1.0 CODE DATE NO. BATH HEATING UNFINISHED UNHEATED BSMT LIVING BSMT REC ADD'L TOTAL **BMST** ATTIC HEATING TYPE SALES DATA REMODELED **AREA FIXTURES FIXTURES** SYSTEM **AREA AREA AREA** OFF. RECORD DATE TYPE 2-CRAWL 1-NONE 2-BASIC 4-OIL 3-FORCED AIR 2.00 NO 0.000 **BSMT GARAGE** BOOK PAGE MO YR VALID V/I SALES PRICE WOODBURNING/METAL INT/EXT MARKET ADJUSTMENT **COST & DESIGN TRUE GFA** TRUE TLA (# CARS) **FIREPLACES** 00362 1412 12 2013 E I **BUILDING VALUATION SUMMARY** 2-SAME 0/0 920.00 920.00 3313 Base Price **SKETCH INFORMATION** Plumbing 80 LOWER LEVEL FIRST FLOOR SECOND FLOOR THIRD FLOOR AREA VALUE Additions 1700 ONE STY FRM 920 Unfin. Area WD DECK 48 -4180 Basement OPN FRM PRCH 208 Attic NOTES Heat / AC Adj. **İ**FBLA Rec Room Fireplace **Basement Garage** SUBTOTAL Grade Factor() C & D Factor 0.00000 TOTAL RCN 0.6100 % Good Market Adjustment Factor 0.0 Market Value Per Sq. Ft. 43.48 RCNLD **BUILDING ADJUSTMENTS OB/XF DEPR** DESCRIPTION COUNT WTH **UNIT PRICE** ORIG % COND BLDG # **DEP SCH** % COND CODE LTH SIZE AYB **EYB** OVR VALUE RS2R SHED-METAL 1.000 24 12 288 0.00 0.00 1990 0 0 RM2 MH DOUBLE WD 1.000 40 23 920 0.00 0.00 0.00 1984 0 0 0 SM5 MH WOOD DECK 1.000 48 0.00 0.00 0.00 1985 0 6 1 0 SM7 MH OPEN PORCH 1.000 208 0.00 0.00 1985 0.00 26 O O TOTAL OB/XF VALUE BLDG DIMENSIONS =N23E40S23W40Area:920;=N6E8S6W8Area:48;=N8E26S8W26Area:208;TotalArea:1176 LAND INFORMATION **HIGHEST AND** DEPTH / COND **INFLUENCES AND** LAND UNIT **TOTAL LAND** UNIT TOTAL ADJUSTED UNIT **OVERRIDE** USE FRONTAGE **DEPTH** LAND VALUE LAND NOTES **BEST USE** CODE FACT **TOPOGRAPHY** PRICE UNITS **TYPE ADJST** VALUE SIZE **PRICE**

AC

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114,000.00

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30,000.0

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2280

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PRIMARY

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TOTAL MARKET LAND DATA

TOTAL PRESENT USE DATA 4908052523 (1101462) Group:0

0

0

1.0000

0/0

LINEBERRY JENNIFER LEA Parcel ID: 4908052523 SANDERS PAUL SCOTT Account: 79810 1044 PULLTAIL RD Reval Year: 2021 Tax Year: 2021 NB: 300 BULLHEAD MTN AREA CARD NO. 2 of 2 **DEED INFORMATION** #35-36 LAUREL BREEZE TWP: CHERRY LANE **DEED DATE: 12/2013** Appraised By TAD on 11/09/2020 **DEED BOOK/PAGE:** 00362/1412 LAST ACTION 20210415 GLADE VALLEY, NC 28627 Property Location: 17 WOOD RD 0.2000 AC FIRE: CHERRY LAN MARKET VALUE CORRELATION OF VALUE CDU MARKET PROPERTY TYPE USE PHYSICAL CONDITION GRADE EYB AYB CREDENCE TO R-RESIDENTIAL 7-UNSOUND 1960 1960 Residential UN PARCEL VALUATION SUMMARY BILLABLE LAND VALUE **DWELLING DATA** 22,800 **KITCHEN** HOUSE **FAMILY FULL** BILLABLE IMPROVEMENT VALUE 17200 BED HALF CONDO STYLE STYLE WALLS STORY HT. # ROOMS **KITCHENS** REMODELED COLOR ROOMS ROOMS BATHS **BATHS** TOTAL BILLABLE VALUE 40,000 PERMIT 16-OTHER 10-LOG 1.0 Ω CODE DATE NO. BATH HEATING UNFINISHED UNHEATED BSMT LIVING **BSMT REC** ADD'L TOTAL **BMST** ATTIC **HEATING** TYPE SALES DATA REMODELED **FIXTURES FIXTURES** SYSTEM **AREA AREA AREA AREA** OFF. RECORD DATE TYPE 1-NONE/SLAB 2-UNFIN 1-NONE 1-NONE 5-NONE 0.00 0.000 0.00 0.00 BOOK PAGE MO YR VALID V/I SALES PRICE **BSMT GARAGE** WOODBURNING/METAL INT/EXT MARKET ADJUSTMENT **COST & DESIGN TRUE GFA** TRUE TLA (# CARS) **FIREPLACES** 00362 1412 12 2013 E I **BUILDING VALUATION SUMMARY** 2-SAME 0/0 0.80000 600.00 936.00 25720 Base Price **SKETCH INFORMATION** Plumbing **LOWER LEVEL** FIRST FLOOR SECOND FLOOR THIRD FLOOR AREA VALUE Additions 12000 ONE STY FRM UNFIN ATTIC 600 Unfin. Area CNPY 224 -3560 Basement ONE STY FRM 336 Attic 2110 OPN FRM PRCH 60 Heat / AC Adj. -1230 NOTES ÍFBLA Rec Room Fireplace Basement Garage 47,830 SUBTOTAL Grade Factor(E) 0.50000 C & D Factor 0.00000 TOTAL RCN 47,830 % Good 0.10000 Market Adjustment Factor 0.80 Market Value Per Sq. Ft. 42.74 RCNLD 3,800 **BUILDING ADJUSTMENTS** MarketAdjust MarketAdjus MarketAdiustment 0.80 ment **OB/XF DEPR ORIG % COND** DESCRIPTION COUNT LTH WTH SIZE **UNIT PRICE** BLDG # **EYB DEP SCH** OVR % COND CODE AYB **VALUE** TOTAL OB/XF VALUE BLDG DIMENSIONS (Levels1-2)=N15E40S15W40Area:1200;=N14E16S14W16Area:224;=N14E24S14W24Area:336;=N6E10S6W10Area:60;TotalArea:1820 LAND INFORMATION **HIGHEST AND** DEPTH COND **INFLUENCES AND** LAND UNIT **TOTAL LAND** UNIT TOTAL ADJUSTED UNIT **OVERRIDE** USE FRONTAGE DEPTH **LAND VALUE** LAND NOTES

PRICE

UNITS

ADJST

PRICE

TYPE

VALUE

6/16/2021 2:45:28 AM

CODE

SIZE

FACT

TOPOGRAPHY

BEST USE

TOTAL MARKET LAND DATA **TOTAL PRESENT USE DATA** 4908052523 (1101462) Group:0