JOHNSON KATHY FREEZE Parcel ID: 4909720893 Account: 7092 1275 CRESS SCHOOL RD Reval Year: 2021 Tax Year: 2021 NB: 300 BULLHEAD MTN AREA CARD NO. 1 of 1 **DEED INFORMATION** #10&11 COLONIAL R/E TWP: CHERRY LANE **DEED DATE: 3/2016** Appraised By TAD on 10/24/2019 **DEED BOOK/PAGE:** 00377/0391 LAST ACTION 20201104 SALISBURY, NC 28147 Property Location: 1310 ARBOR LN 4.7100 AC FIRE: CHERRY LAN MARKET VALUE CORRELATION OF VALUE PROPERTY TYPE CDU PHYSICAL CONDITION GRADE MARKET USE EYB AYB CREDENCE TO R-RESIDENTIAL 3-AVERAGE 1996 1996 Residential ΑV PARCEL VALUATION SUMMARY **DWELLING DATA** BILLABLE LAND VALUE 56,000 KITCHEN HOUSE **FAMILY FULL** HALF BILLABLE IMPROVEMENT VALUE 77800 BED CONDO STYLE STYLE WALLS STORY HT. # ROOMS **KITCHENS** REMODELED COLOR ROOMS ROOMS **BATHS BATHS** TOTAL BILLABLE VALUE 133,800 PERMIT 6-ALUM/VINYL 15-GARRISON NO GRY 1.8 CODE DATE NO. AMT. BATH HEATING UNFINISHED UNHEATED BSMT LIVING BSMT REC ADD'L TOTAL 04/01/2010 6346 **BMST** ATTIC HEATING TYPE 5000 REMODELED **FIXTURES FIXTURES** SYSTEM **AREA AREA AREA AREA** SALES DATA 2-CRAWL 1-NONE 2-BASIC 4-OIL 3-FORCED AIR NO 0.000 0.00 0.00 2.00 TYPE OFF. RECORD DATE **BSMT GARAGE** WOODBURNING/METAL **TRUE TLA** INT/EXT MARKET ADJUSTMENT **COST & DESIGN TRUE GFA** BOOK PAGE MO YR VALID V/I SALES PRICE (# CARS) **FIREPLACES** 0391 3 2016 E I 2-SAME 0/0 500.00 875.00 **BUILDING VALUATION SUMMARY** SKETCH INFORMATION 32520 Base Price LOWER LEVEL FIRST FLOOR SECOND FLOOR THIRD FLOOR AREA VALUE Plumbing 800 ONE STY FRM 500 ONE STY FRM Additions 3900 OPN FRM PRCH 200 Unfin. Area OPN FRM PRCH 320 Basement -294 NOTES Attic Heat / AC Adi. FBLA Rec Room Fireplace **Basement Garage** SUBTOTAL 93,584 Grade Factor(C) 1.00000 C & D Factor 0.00000 TOTAL RCN 93,58 % Good 0.81000 Market Adjustment Factor 0.00 Market Value Per Sq. Ft. 152.91 RCNLD 75,800 **BUILDING ADJUSTMENTS OB/XF DEPR** CODE DESCRIPTION COUNT LTH WTH SIZE **UNIT PRICE** ORIG % COND BLDG # AYB **EYB DEP SCH OVR** % COND VALUE RC3 CARPORT - PREFAB 1.000 18 21 378 0.00 0.00 2000 0 0 Ω SHED-FRAME RS1R 1.000 16 192 0.00 0.00 0.00 2000 0 0 TOTAL OB/XF VALUE BLDG DIMENSIONS (Levels1-2)=N20E25S20W25Area:1000;=E25S8W25N8Area:200;=N10E32S10W32Area:320;TotalArea:1520 LAND INFORMATION **HIGHEST AND** USE DEPTH / COND **INFLUENCES AND** LAND UNIT **TOTAL LAND** UNIT TOTAL ADJUSTED UNIT **OVERRIDE** LAND VALUE FRONTAGE DEPTH LAND NOTES CODE VALUE **BEST USE** SIZE **FACT TOPOGRAPHY PRICE** UNITS **TYPE ADJST PRICE** PRIMARY 01 0 0 1.0000 ROLLING/0 30,000.00 1.000 AC 0.000 30,000.00 30000 25970 FOREST LAND 09 0 0 1.0000 ROLLING/0 7,000.00 3.710 AC 0.000 7,000.00

4.7

TOTAL MARKET LAND DATA

TOTAL PRESENT USE DATA 4909720893 (770905) Group:0 5597

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