

EDWARDS CHRISTOPHER A.

1245 CHARLES ST SW

SUPPLY, NC 28462

NB: 101 RIVER COUNTRY

#31 PRIME MOUNTAIN

Property Location: PRIME MOUNTAIN #31

CARD NO. 1 of 1

TWP: PINEY CREEK

FIRE:PINEY CREE

DEED INFORMATION

DEED DATE: 10/2015

DEED BOOK/PAGE: 00375/0019

Parcel ID: 3012739311

Account: 5192

Reval Year: 2021 Tax Year: 2021

Appraised By RK on 12/17/2018

EX- LAST ACTION 20210112

PROPERTY TYPE		USE		CDU	MARKET VALUE		PHYSICAL CONDITION		GRADE	EYB	AYB	CORRELATION OF VALUE				
R												CREDENCE TO MARKET				
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 18,800				
												BILLABLE IMPROVEMENT VALUE 0				
												TOTAL BILLABLE VALUE 18,800				
BMST	ATTIC	BATH REMODELED	HEATING	HEATING SYSTEM	TYPE	UNFINISHED AREA	UNHEATED AREA	BSMT LIVING AREA	BSMT REC AREA	ADD'L FIXTURES	TOTAL FIXTURES	PERMIT				
												CODE DATE NO.				
SALES DATA																
OFF. RECORD		DATE			TYPE											
BOOK	PAGE	MO	YR	VALID	V/I	SALES PRICE										
00375	0019	10	2015	P	V	7,000										
00365	0354	4	2014	P	V	2,000										
00300	0020	11	2006	Q	V	95,000										
SKETCH INFORMATION												BUILDING VALUATION SUMMARY				
LOWER LEVEL	FIRST FLOOR		SECOND FLOOR		THIRD FLOOR		AREA		VALUE							
NOTES																
												Base Price				
												Plumbing				
												Additions				
												Unfin. Area				
												Basement				
												Attic				
												Heat / AC Adj.				
												FBLA				
												Rec Room				
												Fireplace				
												Basement Garage				
												SUBTOTAL				
												Grade Factor()				
												C & D Factor				
												TOTAL RCN				
												% Good				
												Market Adjustment Factor				
												Market Value Per Sq. Ft.				
												RCNLD				
BUILDING ADJUSTMENTS																
CODE	DESCRIPTION		COUNT	LTH	WTH	SIZE	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
TOTAL OB/XF VALUE																
BLDG DIMENSIONS																
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	
UNDEVELOPED	03	0	0	0.0000	1.0000	ROLLING/0		17,000.00	1.000	AC	0.000	18,800.00	18800			
TOTAL MARKET LAND DATA									1				18800			
TOTAL PRESENT USE DATA																
3012739311 (927235) Group:0																

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ID NO: CARD NO. 1 of 1