

HURTADO ELISEO AUGUSTO

10948 NC HWY 113

PINEY CREEK, NC 28663

NB: 100 NEW RIVER AREA

Property Location: 10948 NC HWY 113

CARD NO. 1 of 1

TWP: PINEY CREEK

FIRE:PINEY CREE

6.8500 AC

DEED INFORMATION

DEED DATE: 11/2017

DEED BOOK/PAGE: 00388/1472

Parcel ID: 3023328070

Account: 77252

Reval Year: 2021 Tax Year: 2021

Appraised By TAD on 04/12/2021

EX- LAST ACTION 20210412

PROPERTY TYPE		USE		CDU	PHYSICAL CONDITION		GRADE	EYB		AYB		CORRELATION OF VALUE						
Residential		R-RESIDENTIAL		AV	2-GOOD		C+	2018		2018		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		70,600				
			20-LOG	10-LOG	1.0	7	0	1	1	0	0	BILLABLE IMPROVEMENT VALUE		215400				
BMST	ATTIC	BATH REMODELED	HEATING	HEATING SYSTEM	TYPE	UNFINISHED AREA	UNHEATED AREA	BSMT LIVING AREA	BSMT REC AREA	ADD'L FIXTURES	TOTAL FIXTURES	TOTAL BILLABLE VALUE		286,000				
6-FULL	1-NONE		3-CENTRAL/AC	3-ELE	6-HEAT PMP						5.00	PERMIT						
BSMT GARAGE (# CARS)		WOODBURNING/METAL FIREPLACES		INT/EXT		MARKET ADJUSTMENT		COST & DESIGN		TRUE GFA	TRUE TLA	CODE	DATE	NO.	AMT.			
		0/0		2-SAME						2,162.00	2,162.00		01/02/2018	7503	150000			
SKETCH INFORMATION												SALES DATA						
LOWER LEVEL	FIRST FLOOR		SECOND FLOOR		THIRD FLOOR		AREA		VALUE		OFF. RECORD	DATE	TYPE					
BSMNT	ONE STY FRM						2162		2162		BOOK	PAGE	MO	YR	VALID	V/I	SALES PRICE	
	OPN FRM PRCH						1830		1830		00388	1472	11	2017	B	V	26,000	
	VAULT CEIL						920		920		BUILDING VALUATION SUMMARY							
NOTES												Base Price					61850	
												Plumbing					2000	
												Additions					16200	
												Unfin. Area					0	
												Basement					0	
												Attic					0	
												Heat / AC Adj.					2350	
												FBLA					0	
												Rec Room					0	
												Fireplace					0	
												Basement Garage					0	
												SUBTOTAL					219,810	
												Grade Factor(C+)					1.08000	
												C & D Factor					0.00000	
												TOTAL RCN					219,810	
												% Good					0.98000	
												Market Adjustment Factor					0.00	
												Market Value Per Sq. Ft.					132.28	
												RCNLD					215,400	
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		=S10E14S22W64SW@21.8-SW@45-2.83W3NW@45-2.83W5N22E14N10E48Area:2162;=E5SE@45-2.83E3NE@45-2.83E64N22W14N10W48S10W14S22W8N30E16N8E62S8E14S38W92N8E8Area:1830;=E20S46W20N46Area:920;TotalArea:4912																
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		1.0000	0/0			30,700.00	1.000	AC	0.000	30,700.00	30700				
FOREST LAND	09	0	0		1.0000				5,000.00	5.850	AC	0.000	6,827.35	39940				
TOTAL MARKET LAND DATA										6.85				70640				
TOTAL PRESENT USE DATA																		
3023328070 (1100926) Group:0																		
6/16/2021 2:25:27 AM.																		

