

BLAKE WILLIAM NORMAN & DARLENE S												PARCEL ID: 3979916220																											
526 BOBBIT RD												Account: 79404																											
NB: 300 BULLHEAD MTN AREA												Reval Year: 2021 Tax Year: 2021																											
ADVANCE, NC 27006												CARD NO. 1 of 1																											
Property Location: 2499 PINE SWAMP RD												TWP: WHITEHEAD																											
0.2200 AC												FIRE:SPARTA																											
DEED INFORMATION												DEED DATE: 9/2019																											
DEED BOOK/PAGE: 00402/1305												Appraised By TAD on 07/25/2019																											
EX-												LAST ACTION 20210121																											
MARKET VALUE												CORRELATION OF VALUE																											
PROPERTY TYPE		USE		CDU		PHYSICAL CONDITION		GRADE		EYB		AYB		CREDENCE TO		MARKET																							
Residential		R-RESIDENTIAL		AV		3-AVERAGE		D		1960		1960		PARCEL VALUATION SUMMARY																									
DWELLING DATA												BILLABLE LAND VALUE				23,000																							
CONDO STYLE												KITCHEN REMODELED				HOUSE COLOR		STYLE		WALLS		STORY HT.		# ROOMS		BED ROOMS		FAMILY ROOMS		KITCHENS		FULL BATHS		HALF BATHS		BILLABLE IMPROVEMENT VALUE		59800	
		NO				8-CONTEMPORARY		4-BLOCK		1.5		6		3						1		0		TOTAL BILLABLE VALUE				82,800											
BMST		ATTIC		BATH REMODELED		HEATING		HEATING SYSTEM		TYPE		UNFINISHED AREA		UNHEATED AREA		BSMT LIVING AREA		BSMT REC AREA		ADD'L FIXTURES		TOTAL FIXTURES		PERMIT															
1-NONE/SLAB		1-NONE		NO		2-BASIC		2-GAS		3-FORCED AIR		0.000				0.00		0.00				0.00		CODE				DATE		NO.		AMT.							
BSMT GARAGE (# CARS)		WOODBURNING/METAL FIREPLACES				INT/EXT		MARKET ADJUSTMENT		COST & DESIGN		TRUE GFA		TRUE TLA		10/19/2017				5132		0																	
		0/0				2-SAME		0.95000				544.00		1,598.00		SALES DATA																							
SKETCH INFORMATION												OFF. RECORD				DATE				TYPE		SALES PRICE																	
LOWER LEVEL		FIRST FLOOR		SECOND FLOOR		THIRD FLOOR		AREA		VALUE		BOOK		PAGE		MO		YR		VALID		V/I		SALES PRICE															
		ONE STY FRM		HALF STY FRM						544		00402		1305		9		2019		E		I		0															
		ONE STY FRM								782		00399		0811		5		2019		Q		I		72,000															
		WD DECK								304		00188		0557		9		1996		Q		V		0															
		CNC PATIO								246																													
NOTES												BUILDING VALUATION SUMMARY																											
												Base Price								31610																			
												Plumbing								0																			
												Additions								25500																			
												Unfin. Area								0																			
												Basement								-3380																			
												Attic								0																			
												Heat / AC Adj.								0																			
												FBLA								0																			
												Rec Room								0																			
												Fireplace								0																			
												Basement Garage								0																			
												SUBTOTAL								114,413																			
												Grade Factor(D)								0.78000																			
												C & D Factor								0.00000																			
												TOTAL RCN								114,413																			
												% Good								0.55000																			
												Market Adjustment Factor								0.95																			
												Market Value Per Sq. Ft.								51.81																			
												RCNLD								59,800																			
												BUILDING ADJUSTMENTS																											
												MarketAdjustment				MarketAdjustment		MarketAdjustment		0.95																			
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												=N16E34S16W34Area:544;=E34S23W34N23Area:782;=E38S8W38N8Area:304;=E3S4E12N18W12S4W3S10Area:246;TotalArea:1876																											
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		ROLLING/0		30,000.00		0.220		AC		0.000		104,454.55		22980															
TOTAL MARKET LAND DATA																0.22								22980															
TOTAL PRESENT USE DATA																																							
3979916220 (1053541) Group:0																																							

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