

FENDER JOHN R. & PHYLLIS D.

4342 RIDGEGLEN RD

SPARTA, NC 28675

NB: 500 GLADE CREEK AREA

Property Location: RIDGEGLEN RD

CARD NO. 1 of 1

TWP: CHERRY LANE

FIRE:GLADE CREE

DEED INFORMATION

DEED DATE: 12/2010

DEED BOOK/PAGE: 00340/1014

Parcel ID: 4000745804

Account: 5520

Reval Year: 2021 Tax Year: 2021

Appraised By TAD on 12/03/2019

EX- LAST ACTION 20210120

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 VALUE12,000			
												BILLABLE IMPROVEMENT VALUE7800			
												TOTAL BILLABLE VALUE19,800			
PERMIT															
CODE		DATE		NO.											
SALES DATA															
OFF. RECORD		DATE				TYPE									
BOOK	PAGE	MO	YR	VALID	V/I	SALES PRICE									
00340	1014	12	2010	E	I					0					
BUILDING VALUATION SUMMARY															
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
RS6	SHOP	1.000	28	48	1,344	0.00	0.00		0.00	1980	0	0		0	
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		1.0000	ROLLING/0	13,000.00	0.430	AC	0.000	27,976.74	12030		
TOTAL MARKET LAND DATA								0.43				12030		
TOTAL PRESENT USE DATA														

4000745804 (1008914) Group:0

6/16/2021 2:08:15 AM.

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5520

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ID NO:
CARD NO. 1 of 1