

MORRUGARES MANUEL CANELA

Parcel ID: 3081039363

PO BOX 712

Account: 1707

NB: 200 SPARTA AREA

Reval Year: 2021 Tax Year: 2021

#7-8 JOINES NAPCO RD

Appraised By on 10/15/2019

SPARTA, NC 28675

Property Location: 114 BLUE DR

2.4900 AC

FIRE:SPARTA

DEED INFORMATION

DEED DATE: 1/2014

DEED BOOK/PAGE: 00363/0946

EX- LAST ACTION 20201104

| MARKET VALUE             |                   |                |         |                    |           |                 |               |                  |               |                |                          | CORRELATION OF VALUE         |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
|--------------------------|-------------------|----------------|---------|--------------------|-----------|-----------------|---------------|------------------|---------------|----------------|--------------------------|------------------------------|--|---------|--|-------------------|--|---------------|--|-------------|----------|------------|------|-------|-----|-------------|
| PROPERTY TYPE            |                   | USE            | CDU     | PHYSICAL CONDITION |           | GRADE           | EYB           |                  | AYB           |                | CREDENCE TO MARKET       |                              |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
| R                        |                   |                |         |                    |           |                 |               |                  |               |                | PARCEL VALUATION SUMMARY |                              |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
| DWELLING DATA            |                   |                |         |                    |           |                 |               |                  |               |                |                          | BILLABLE LAND VALUE          |  |         |  | 46,200            |  |               |  |             |          |            |      |       |     |             |
| CONDO STYLE              | KITCHEN REMODELED | HOUSE COLOR    | STYLE   | WALLS              | STORY HT. | # ROOMS         | BED ROOMS     | FAMILY ROOMS     | KITCHENS      | FULL BATHS     | HALF BATHS               | BILLABLE IMPROVEMENT VALUE   |  |         |  | 5600              |  |               |  |             |          |            |      |       |     |             |
|                          |                   |                |         |                    |           |                 |               |                  |               |                |                          | TOTAL BILLABLE VALUE         |  |         |  | 51,800            |  |               |  |             |          |            |      |       |     |             |
| BMST                     | ATTIC             | BATH REMODELED | HEATING | HEATING SYSTEM     | TYPE      | UNFINISHED AREA | UNHEATED AREA | BSMT LIVING AREA | BSMT REC AREA | ADD'L FIXTURES | TOTAL FIXTURES           | PERMIT                       |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
| BSMT GARAGE (# CARS)     |                   |                |         |                    |           |                 |               |                  |               |                |                          | WOODBURNING/METAL FIREPLACES |  | INT/EXT |  | MARKET ADJUSTMENT |  | COST & DESIGN |  | TRUE GFA    | TRUE TLA | SALES DATA |      |       |     |             |
|                          |                   |                |         |                    |           |                 |               |                  |               |                |                          |                              |  |         |  |                   |  |               |  | OFF. RECORD | DATE     |            | TYPE |       |     |             |
|                          |                   |                |         |                    |           |                 |               |                  |               |                |                          |                              |  |         |  |                   |  |               |  | BOOK        | PAGE     | MO         | YR   | VALID | V/I | SALES PRICE |
|                          |                   |                |         |                    |           |                 |               |                  |               |                |                          |                              |  |         |  |                   |  |               |  | 00363       | 0946     | 1          | 2014 | 0     | I   | 68,000      |
| SKETCH INFORMATION       |                   |                |         |                    |           |                 |               |                  |               |                |                          | BUILDING VALUATION SUMMARY   |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
| LOWER LEVEL              |                   | FIRST FLOOR    |         | SECOND FLOOR       |           | THIRD FLOOR     |               | AREA             |               | VALUE          |                          | Base Price                   |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
| NOTES                    |                   |                |         |                    |           |                 |               |                  |               |                |                          | Plumbing                     |  |         |  |                   |  |               |  |             |          |            |      |       |     |             |
| M/H IS PERSONAL PROPERTY |                   |                |         |                    |           |                 |               |                  |               |                |                          | 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 |
|-------------------|---------------|-------|-----|-----|------|------------|-------------|--------|------|------|-----|---------|-----|--------|-------------------|
| OP1               | OPN PRCH FRM  | 1.000 | 14  | 8   | 112  | 0.00       | 0.00        | —      | 0.00 | 1982 | 0   | 0       |     | 0      |                   |
| MHA               | MH ATTACHMENT | 1.000 | 22  | 14  | 308  | 0.00       | 0.00        | —      | 0.00 | 1982 | 0   | 0       |     | 0      |                   |
| WD1               | WOOD DECK     | 1.000 | 72  | 1   | 72   | 0.00       | 0.00        | —      | 0.00 | 1982 | 0   | 0       |     | 0      |                   |
| AL1               | LEAN TO       | 1.000 | 20  | 10  | 200  | 0.00       | 0.00        | —      | 0.00 | 1990 | 0   | 0       |     | 0      |                   |
| RS1R              | SHED-FRAME    | 1.000 | 20  | 12  | 240  | 0.00       | 0.00        | —      | 0.00 | 1982 | 0   | 0       |     | 0      |                   |
| RS1R              | SHED-FRAME    | 1.000 | 24  | 12  | 288  | 0.00       | 0.00        | —      | 0.00 | 1990 | 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 |
|------------------------|----------|----------|-------|--------------|-----------|---------------------------|-----------------|------------------|-----------|-------------|---------------------|------------|----------------|------------|
| PRIMARY                | 01       | 0        | 0     | 0.0000       | 1.0000    | ROLLING/0                 | 33,100.00       | 1.000            | AC        | 0.000       | 33,100.00           | 33100      |                |            |
| OPEN LAND              | 08       | 0        | 0     | 0.0000       | 1.0000    | ROLLING/0                 | 6,500.00        | 1.490            | AC        | 0.000       | 8,785.24            | 13090      |                |            |
| TOTAL MARKET LAND DATA |          |          |       |              |           |                           | 2.49            |                  |           |             |                     | 46190      |                |            |
| TOTAL PRESENT USE DATA |          |          |       |              |           |                           |                 |                  |           |             |                     |            |                |            |

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6/16/2021 2:52:22 AM.

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1707

ID NO:

CARD NO. 1 of 1