

TLACZANI HIRLANDA AGUILAR

54 IRWIN ST

SPARTA, NC 28675

NN: 07 - NOT AT HOME  
NB: 800 TOWN OF SPARTA  
N.D. FOX S/D

Property Location: 54 IRWIN ST

CARD NO. 1 of 1  
TWP: GAP CIVIL  
FIRE:SPARTA  
CITY:SPARTA

DEED INFORMATION  
DEED DATE: 1/2019

DEED BOOK/PAGE: 00397/0859

Parcel ID: 3071617766  
Account: 76778  
Reval Year: 2021 Tax Year: 2021  
Appraised By BK on 12/13/2019

EX- LAST ACTION 20210604

PROPERTY TYPE		USE		CDU	PHYSICAL CONDITION	GRADE	EYB	AYB			
Residential		R-RESIDENTIAL		AV	3-AVERAGE	D	1952	1952			
DWELLING DATA											
CONDO STYLE	KITCHEN REMODELED	HOUSE COLOR	STYLE	WALLS	STORY HT.	# ROOMS	BED ROOMS	FAMILY ROOMS	KITCHENS	FULL BATHS	HALF BATHS
	NO		3-RANCH	3-MSNRY/FRM	1.0	6	3		1	1	0
BMST	ATTIC	BATH REMODELED	HEATING	HEATING SYSTEM	TYPE	UNFINISHED AREA	UNHEATED AREA	BSMT LIVING AREA	BSMT REC AREA	ADD'L FIXTURES	TOTAL FIXTURES
4-1/2	1-NONE	NO	2-BASIC	4-OIL	3-FORCED AIR	0.000		0.00	0.00		0.00
BSMT GARAGE (# CARS)		WOODBURNING/METAL FIREPLACES		INT/EXT		MARKET ADJUSTMENT		COST & DESIGN		TRUE GFA	TRUE TLA
		1/0		2-SAME						1,076.00	1,076.00
SKETCH INFORMATION											
LOWER LEVEL		FIRST FLOOR		SECOND FLOOR		THIRD FLOOR		AREA		VALUE	
BSMNT		ONE STY FRM						1076			
		CNC PATIO						182			
		ENC FRM PRCH						420			
NOTES											
24 IRWIN ST - CONTROL VALVE TOWN OF SPARTA											

CORRELATION OF VALUE											
CREDENCE TO										MARKET	
PARCEL VALUATION SUMMARY											
BILLABLE LAND VALUE										31,300	
BILLABLE IMPROVEMENT VALUE										44700	
TOTAL BILLABLE VALUE										76,000	
PERMIT											
CODE		DATE		NO.							
SALES DATA											
OFF. RECORD		DATE		VALID		TYPE		SALES PRICE			
BOOK	PAGE	MO	YR	VALID	V/I	SALES PRICE					
00397	0859	1	2019	Q	I	90,000					
00396	1051	11	2018	X	I	53,000					
16-E-84	0000	4	2016	Q	V	60,000					
00283	0138	6	2005	Q	I	60,000					
BUILDING VALUATION SUMMARY											
Base Price										36730	
Plumbing										0	
Additions										7500	
Unfin. Area										0	
Basement										-3360	
Attic										0	
Heat / AC Adj.										0	
FBLA										0	
Rec Room										0	
Fireplace										2330	
Basement Garage										0	
SUBTOTAL										87,610	
Grade Factor(D)										0.78000	
C & D Factor										0.00000	
TOTAL RCN										87,610	
% Good										0.51000	
Market Adjustment Factor										0.00	
Market Value Per Sq. Ft.										70.63	
RCNLD										44,700	
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 (Levels1-2)=N30E30N4E8S30W24S4W14Area:2152;=N7E26S7W26Area:182;=N30E14S30W14Area:420;TotalArea:2754															
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	LEVEL/ROLLING		30,000.00	1.640	AC	0.000	19,073.17	31280		
TOTAL MARKET LAND DATA									1.64				31280		
TOTAL PRESENT USE DATA															
3071617766 (1104440) Group:0															6/16/2021 9:26:17 AM.

