

IREDELL COUNTY

9/13/2021 2:40:53 PM

CLOANINGER TROY F JR

RACE PATH . RD
13135250

Return/Appeal Notes: Parcel: 4813-90-3931 . 000

PLAT: / UNIQ ID 519724

ID NO: 0415J00000A040

Reval Year: 2019 Tax Year: 2021 REDMOND SR 1597

CARD NO. 1 of 1

46.8600 AC

SRC=

Appraised by 34 on 01/01/2019 04002 NEW HOPE WEST

TW-04

CI-00FR-71 EX- AT-

LAST ACTION 20210106

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION				CORRELATION OF VALUE									
TOTAL POINT VALUE		USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	CREDENCE TO													
BUILDING ADJUSTMENTS		01	00							% GOOD													
TOTAL ADJUSTMENT FACTOR		TYPE: SINGLE FAMILY RESIDENTIAL STYLE:																					
TOTAL QUALITY INDEX																							
		DEPR. BUILDING VALUE - CARD0																					
		DEPR. OB/XF VALUE - CARD0																					
		MARKET LAND VALUE - CARD253,040																					
		TOTAL MARKET VALUE - CARD253,040																					
		TOTAL APPRAISED VALUE - CARD253,040																					
		TOTAL APPRAISED VALUE - PARCEL253,040																					
		TOTAL PRESENT USE VALUE - PARCEL29,840																					
		TOTAL VALUE DEFERRED - PARCEL223,200																					
		TOTAL TAXABLE VALUE - PARCEL \$29,840																					
		PRIOR																					
		BUILDING VALUE0																					
		OBXF VALUE0																					
		LAND VALUE253,040																					
		PRESENT USE VALUE29,840																					
		DEFERRED VALUE223,200																					
		TOTAL VALUE253,040																					
		PERMIT																					
		CODE		DATE		NOTE		NUMBER		AMOUNT													
		ROUT: WTRSHD:																					
		SALES DATA																					
		OFF. RECORD		DATE		DEED TYPE		Q/UV/I		INDICATE SALES PRICE													
		BOOK	PAGE	MO	YR																		
		2016E	0321	3	2016	WB*		E		V		0											
		00634	0108	6	1979	WD*		X		V		23000											
		00375	0050	6	1901	WD*		X		V		0											
		00375	0047	6	1901	WD*		X		V		0											
		HEATED AREA																					
		NOTES																					
		RD PAVED'09																					
		2015 PUV REVIEW																					
SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	OVR	% COND	OB/XF DEPR. VALUE			
TYPE		GS AREA	%	RPL CS	TOTAL OB/XF VALUE																		
FIREPLACE																							
SUBAREA TOTALS																							
BUILDING DIMENSIONS																							
LAND INFORMATION																							
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES			
RURAL AC	0120	RA	1800	0	0.9700	4	0.9300	+03	+00	+00	-10	+00	RP	6,000.00	46.860	AC	0.900	5,400.00	253044	0	FU'2000		
TOTAL MARKET LAND DATA															46.860				253,040				
AGRI II	5210	RA	0	0	1.0000	5	1.0000						645.00	45.860	AC	1.000	645.00	29580	0	2015 PUV			
FRST II	6210	RA	0	0	1.0000	5	1.0000						255.00	1.000	AC	1.000	255.00	255	0	REVIEW			
TOTAL PRESENT USE DATA															46.860				29,840				