

GDRB PROPERTIES, LLC

11191 W NC HWY 222 MIDDLESEX NC
27557
2000190177

Reval Year: 2019 Tax Year: 2024

Appraised By 26 on 08/16/2010 00488 KENWOOD

NN: 0 - NO NOTICE REQUIRED
COUNTY TAX (100), ONEALS F/D (100)
LOT 5 KENWOOD SEC 1 44/225

PLAT: 0044/0225 UNIQ ID 420570

ID NO: 272100-87-3350

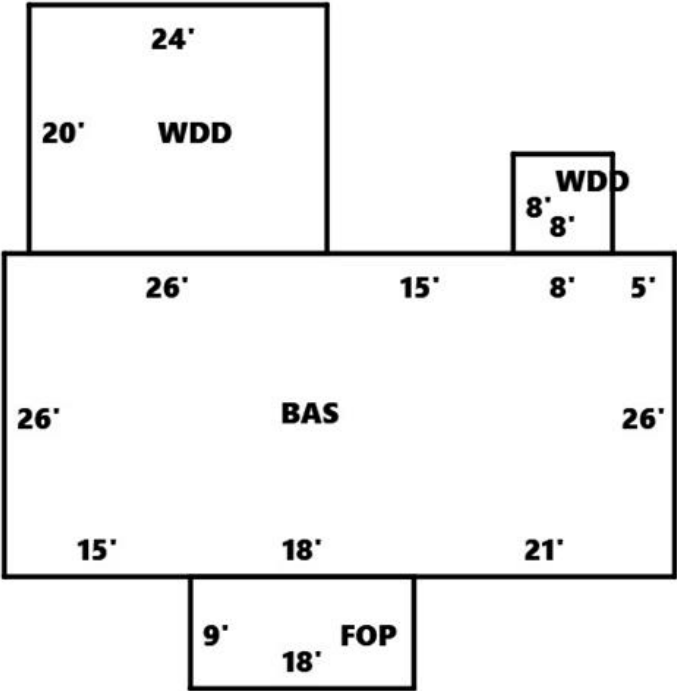
SPLIT FROM ID

CARD NO. 1 of 1
0.9200 AC
TW-11 CI- FR-29

SRC= Estimated

AT- LAST ACTION 20240220

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION		CORRELATION OF VALUE	
Foundation	3	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	NORM	0.58000	CREDENCE TO	MARKET
Continuous Footing	8.00	02	02	1,605	105	71.40	115897	1995	1995	% GOOD	42.0		
Sub Floor System	4	TYPE: MANUFACTURED HOME (DW) STYLE: 1 - 1.0 Story											
Plywood	11.00												
Exterior Walls	10												
Aluminum/Vinyl Siding	32.00												
Roofing Structure	03												
Gable	9.00												
Roofing Cover	12												
Metal Prefinished	6.00												
Interior Wall Construction	5												
Drywall/Sheetrock	28.00												
Interior Floor Cover	14												
Carpet	8.00												
Heating Fuel	04												
Electric	1.00												
Heating Type	10												
Heat Pump	5.00												
Air Conditioning Type	03												
Central	5.00												
Bedrooms/Bathrooms/Half-Bathrooms	3/2/0												
Bedrooms	0.000												
BAS - 3 FUS - 0 LL - 0													
Bathrooms													
BAS - 2 FUS - 0 LL - 0													
TOTAL POINT VALUE	113.000												
BUILDING ADJUSTMENTS													
Quality	3	C	1.00										
Shape/Design	1	MARKET FACTOR 1.0	1.00										
Size	Size	Size	0.93										
TOTAL ADJUSTMENT FACTOR				0.930									
TOTAL QUALITY INDEX				105									



CORRELATION OF VALUE							MARKET
CREDCENCE TO							
DEPR. BUILDING VALUE - CARD							48,680
DEPR. OB/XF VALUE - CARD							42,790
MARKET LAND VALUE - CARD							24,380
TOTAL MARKET VALUE - CARD							115,850
TOTAL APPRAISED VALUE - CARD							115,850
TOTAL APPRAISED VALUE - PARCEL							115,850
TOTAL PRESENT USE VALUE - LAND							0
TOTAL VALUE DEFERRED - PARCEL							0
TOTAL TAXABLE VALUE - PARCEL							115,850
PRIOR				PERMIT			
BUILDING VALUE	43,320	CODE	DATE	NO.			
OBXF VALUE	380	ROUT: WTRSHD:					
LAND VALUE	18,040						
PRESENT USE VALUE	0						
DEFERRED VALUE	0						
TOTAL VALUE	61,740						
SALES DATA							
OFF. RECORD		DATE		DEED			INDICATE
BOOK	PAGE	MO	YR	TYPE	Q/U	V/I	SALES PRICE
04962	0314	5	2017	CM	U	I	0
01435	0901	4	1995	WD	U	V	70,000
01410	0302	11	1994	PB	U	V	0
00608	0305	12	1968	WD	U	V	0
HEATED AREA 1,404							
NOTES							
2/19/24NB ASPH/PREF MTL BLDG/MTL ROOF/FOP F25/PICTO							

SUBAREA				CODE	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
BAS	1,404	100	100246	07	PREFAB CAR		18	20	360	3.50	100.00	1	1995	1995	S5		30	380
FOP	162	040	4641	30	MTL/PREFAB		37	31	1,147	15.00	200.00	1	2023	2023	S3		100	34410
WDD	544	025	9710	10	ASPH PAVIN		0	0	1	4,000.00	200.00	1	2023	2023	S5		100	8000
TOTAL OB/XF VALUE																		42790

FIREPLACE	2 - Pre Fabricated	1,300
SUBAREA	2,110	115,897
TOTALS		

BLDG DIMENSIONS BAS=W26S26E15E18E21N26W5W8W15Area:1404;WDD=N8W8S8E8Area:64;WDD=N20W24S20E24Area:480;FOP=S9E18N9W18Area:162;TotalArea:2110

LAND INFORMATION

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
RES HOMESITE PAVED	0200	RAG	0	0	1.0600	0	1.0000			25,000.00	0.920	AC	1.060	26,500.00	24380	0	
TOTAL MARKET LAND DATA											0.92				24380		
TOTAL PRESENT USE DATA																	

11-N-03-047-E- (9403096) Group:0

4/19/2024 2:31:04 PM.