

PHILLIPS WILLIAM E II

291 DILLS RD
540248

PLAT: 00000/00000 UNIQ ID 878
ID NO:

Parcel ID: 6630-00-55-5788-

SPLIT FROM ID

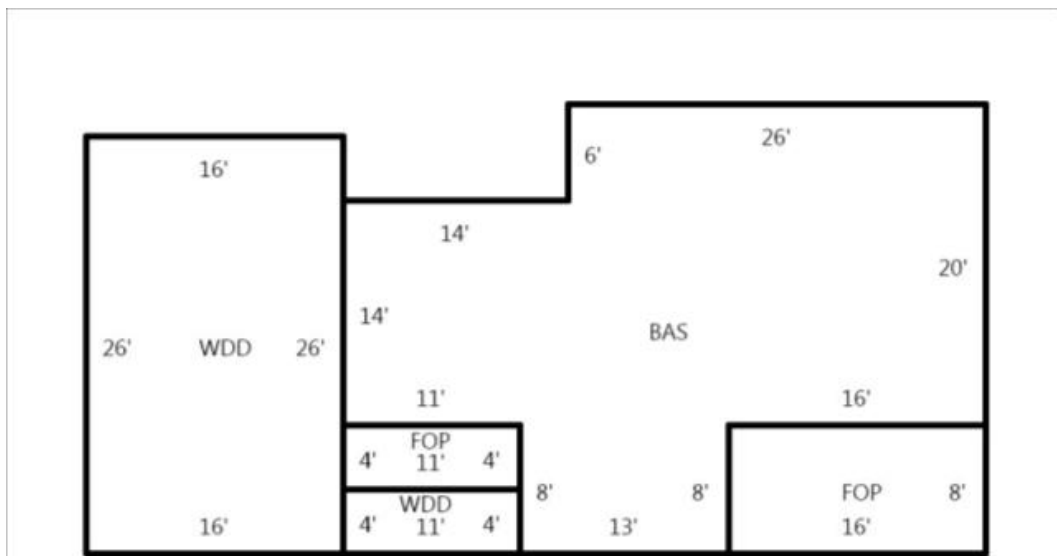
Reval Year: 2021 Tax Year: 2027
Appraised By 05 on 11/23/2020 34000 NEEDMORE

COUNTY TAX (100), RESIDENTIAL FEE (2)
30-NR-5236-A-WESSER CRK

CARD NO. 1 of 2
2.2500 AC
TW-30 CI- FR-TN

SRC=
AT- LAST ACTION 20210107

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION			CORRELATION OF VALUE			
USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM		EX-	AT-	CREDENCE TO			
Foundation		3								0.36000			MARKET			
Continuous/Footing	01R	01	1,558	97	88.27	139924	1985	1985	% GOOD	64.0			CRECENCE TO			
Sub Floor System		4											DEPR. BUILDING VALUE - CARD 89,550			
Plywood		8.00											DEPR. OB/XF VALUE - CARD			
Exterior Walls		06											MARKET LAND VALUE - CARD 46,170			
Board & Batten/Plywood/T-111		16.00											TOTAL MARKET VALUE - CARD 135,720			
Roofing Structure		03											TOTAL APPRAISED VALUE - CARD 135,720			
Gable		7.00											TOTAL APPRAISED VALUE - PARCEL 165,320			
Roofing Cover		03											TOTAL PRESENT USE VALUE - LAND 0			
Asphalt/Composition Shingle		8.00											TOTAL VALUE DEFERRED - PARCEL 0			
Interior Wall Construction		5											TOTAL TAXABLE VALUE - PARCEL \$ 165,320			
Drywall/Sheetrock		23.00											PRIOR APPRAISAL			
Interior Floor Cover		14											PERMIT			
Carpet		9.00											BUILDING VALUE 119,150 CODE DATE NO.			
Heating Fuel		04											OBXF VALUE 0			
Electric		2.00											LAND VALUE 46,170			
Heating Type		02											PRESENT USE VALUE 0			
Baseboard		2.00											DEFERRED VALUE 0 ROUT: WTRSHD:			
Air Conditioning Type		01											TOTAL VALUE 165,320			
None		0.00											SALES DATA			
Bedrooms/Bathrooms/Half-Bathrooms		3/1/0											OFF. RECORD			
Bedrooms													DATE			
BAS - 3 FUS - 0 LL - 0													DEED			
Bathrooms													TYPE			
BAS - 1 FUS - 0 LL - 0													O/U			
Half-Bathrooms													V/I			
BAS - 0 FUS - 0 LL - 0													INDICATE			
Office													SALES PRICE			
BAS - 0 FUS - 0 LL - 0													0485 0344 12 2020 WD Q I 155,000			
TOTAL POINT VALUE		88.000											HEATED AREA 1,471			
BUILDING ADJUSTMENTS																
Quality	3	AVERAGE	1.00													
Shape/Design	4	Moderate Irregular	1.10													
Size	Size	Size	1.00													
TOTAL ADJUSTMENT FACTOR				1.100												
TOTAL QUALITY INDEX				97												



CORRELATION OF VALUE			
DEPR. BUILDING VALUE - CARD			89,550
DEPR. OB/XF VALUE - CARD			
MARKET LAND VALUE - CARD			46,170
TOTAL MARKET VALUE - CARD			135,720
TOTAL APPRAISED VALUE - CARD			135,720
TOTAL APPRAISED VALUE - PARCEL			165,320
TOTAL PRESENT USE VALUE - LAND			0
TOTAL VALUE DEFERRED - PARCEL			0
TOTAL TAXABLE VALUE - PARCEL \$			165,320
PRIOR APPRAISAL		PERMIT	
BUILDING VALUE	119,150	CODE	DATE NO.
OBXF VALUE	0		
LAND VALUE	46,170		
PRESENT USE VALUE	0		
DEFERRED VALUE	0		
TOTAL VALUE	165,320		
SALES DATA			
OFF. RECORD	DATE	DEED	INDICATE
BOOK PAGE	MO YR	TYPE	O/U V/I SALES PRICE
0485 0344	12 2020	WD	Q I 155,000
HEATED AREA 1,471			
NOTES			

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
BAS	820	100	72381			TOTAL OB/XF VALUE															
FOP	172	035	5296																		
FUS	651	090	51726																		
WDD	460	020	8121																		
FIREPLACE	2 - PreFab		2,400																		
SUBAREA TOTALS	2,103		139,924																		

BLDG DIMENSIONS|BAS=E14N6E26S20W16S8W13N8W11N14Area:820;FOP=N8W16S8E16Area:128;FOP=W11N4E11S4Area:44;WDD=W16N26E16S26Area:416;FUS=Area:651;WDD=W11N4E11S4Area:44;TotalArea:2103

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
SINGLE FAMILY RESIDENTIAL	0100		0	0	1.7100	4	1.0000	+00 +00 +00 +00 +00	RP	12,000.00	2.250	AC	1.710	20,520.00	46170	0	
TOTAL MARKET LAND DATA											2.25			46170			
TOTAL PRESENT USE DATA																	

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5/18/2026 12:29:11 AM.

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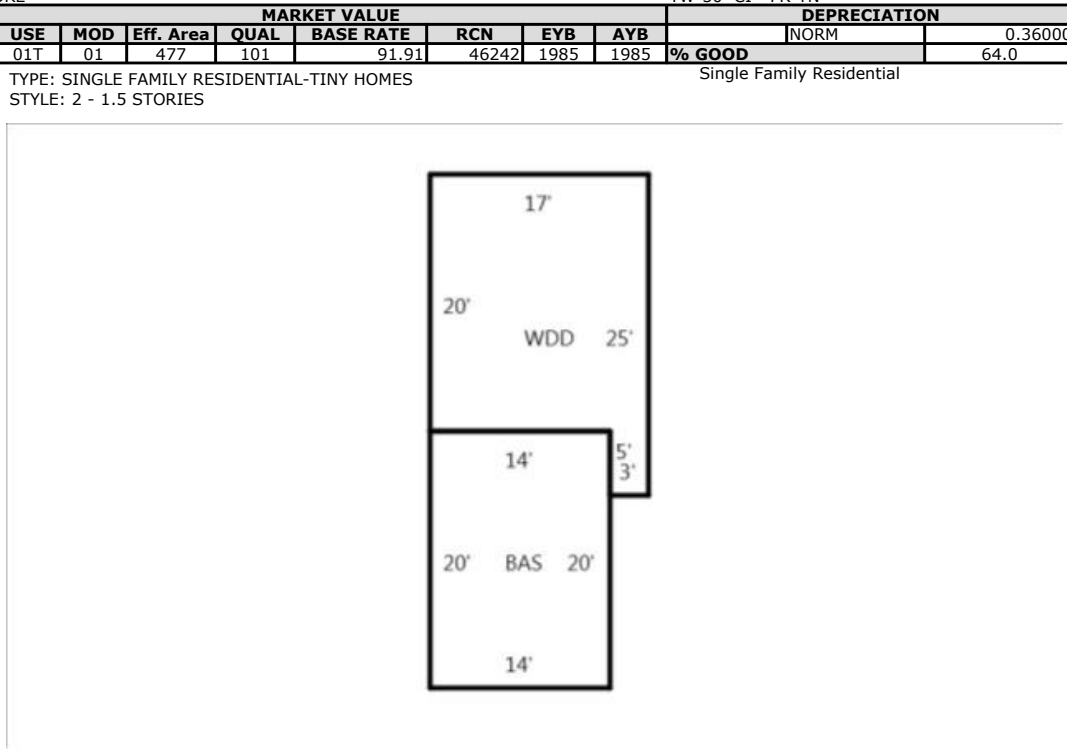
Reval Year: 2021 Tax Year: 2027
Appraised By 05 on 11/23/2020 34000 NEEDMORE

COUNTY TAX (100), RESIDENTIAL FEE (2)
30-NR-5236-A-WESSER CRK

CARD NO. 2 of 2
2.2500 AC
TW-30 CI- FR-TN

SRC=
AT- LAST ACTION 20210107

CONSTRUCTION DETAIL		MARKET VALUE				DEPRECIATION				CORRELATION OF VALUE	
FOUNDATION	3	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	NORM	0.36000
Continuous/Footing	5.00	01T	01	477	101	91.91	46242	1985	1985	% GOOD	64.0
Sub Floor System	4	TYPE: SINGLE FAMILY RESIDENTIAL-TINY HOMES									
Plywood	8.00	STYLE: 2 - 1.5 STORIES									
Exterior Walls	09										
Wood on Sheathing	18.00										
Roofing Structure	03										
Gable	7.00										
Roofing Cover	03										
Asphalt/Composition Shingle	8.00										
Interior Wall Construction	4										
Plywood Panel	16.00										
Interior Floor Cover	07										
Vinyl Tile/Rubber/Cork	9.00										
Heating Fuel	04										
Electric	2.00										
Heating Type	08										
Radiant - Electric	1.00										
Air Conditioning Type	01										
None	0.00										
Bedrooms/Bathrooms/Half-Bathrooms	1/1/0										
Bedrooms	4.000										
BAS - 1 FUS - 0 LL - 0											
Bathrooms											
BAS - 1 FUS - 0 LL - 0											
Half-Bathrooms											
BAS - 0 FUS - 0 LL - 0											
Office											
BAS - 0 FUS - 0 LL - 0	0										
TOTAL POINT VALUE	78.000										
BUILDING ADJUSTMENTS											
Quality	3	AVERAGE	1.00								
Shape/Design	2	Rectangle	1.00								
Size	Size	Size	1.30								
TOTAL ADJUSTMENT FACTOR	1.300										
TOTAL QUALITY INDEX	101										



CORRELATION OF VALUE		PRIOR APPRAISAL		PERMIT	
CREDENCE TO	MARKET	BUILDING VALUE	119,150	CODE	DATE NO.
DEPR. BUILDING VALUE - CARD	29,600	OBXF VALUE	0		
DEPR. OB/XF VALUE - CARD		LAND VALUE	46,170		
MARKET LAND VALUE - CARD	0	PRESENT USE VALUE	0		
TOTAL MARKET VALUE - CARD	29,600	DEFERRED VALUE	0	ROUT: WTRSHD:	
TOTAL APPRAISED VALUE - CARD	29,600	TOTAL VALUE	165,320		
TOTAL APPRAISED VALUE - PARCEL	165,320	SALES DATA			
TOTAL PRESENT USE VALUE - LAND	0	OFF. RECORD	DATE	DEED	INDICATE
TOTAL VALUE DEFERRED - PARCEL	0	BOOK	PAGE	MO	YR
TOTAL TAXABLE VALUE - PARCEL \$	165,320	0485	0344	12	2020
		WD	Q	I	155,000
		HEATED AREA 420			
		NOTES			

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
BAS	280	100	25735	TOTAL OB/XF VALUE																
FUS	140	090	11581																	
WDD	355	020	6526																	
FIREPLACE	2 - PreFab		2,400																	
SUBAREA TOTALS	775		46,242																	

BLDG DIMENSIONS BAS=N20W14S20E14Area:280;WDD=N20E17S25W3N5W14Area:355;FUS=Area:140;TotalArea:775

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
TOTAL MARKET LAND DATA																	
TOTAL PRESENT USE DATA																	
6630-00-55-5788-																	