

EVANS GEORGE

210 CHICKADEE DR
543323

PLAT: 00000/00000 UNIQ ID 38099
ID NO:

Parcel ID: 6640-00-48-3799-

SPLIT FROM ID 1604

Reval Year: 2021 Tax Year: 2027
Appraised By 05 on 10/05/2020 32800 GLORY MOUNTAIN/KEN-MAR

COUNTY TAX (100), OVRNGT RENT FEE (1)
30-NR-2520-WIGGINS CR GLORY MTN-LT 56

CARD NO. 1 of 1
2.3260 AC
TW-30 CI- FR-TN

SRC=
AT- LAST ACTION 20241218

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION			CORRELATION OF VALUE											
Foundation	3	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM		0.14000	CREDENCE TO					MARKET					
Continuous/Footing	5.00	01R	01	1,208	154	140.14	169289	2007	2007	% GOOD			86.0	DEPR. BUILDING VALUE - CARD					145,590					
Sub Floor System	4	TYPE: SINGLE FAMILY RESIDENTIAL-RURAL STYLE: 2 - 1.5 STORIES										DEPR. OB/XF VALUE - CARD					2,280							
Plywood	8.00											MARKET LAND VALUE - CARD					26,000							
Exterior Walls	17														TOTAL MARKET VALUE - CARD		173,870							
Cedar,Redwood or D-Log Siding	25.00														TOTAL APPRAISED VALUE - CARD		173,870							
Roofing Structure	06														TOTAL APPRAISED VALUE - PARCEL		173,870							
Irregular/Cathedral	14.00														TOTAL PRESENT USE VALUE - LAND		0							
Roofing Cover	12														TOTAL VALUE DEFERRED - PARCEL		0							
Metal, Pre-Finish	14.00														TOTAL TAXABLE VALUE - PARCEL \$		173,870							
Interior Wall Construction	7														PRIOR APPRAISAL									
Wood/T&G	30.00														BUILDING VALUE		94,920							
Interior Floor Cover	12														OBXF VALUE		3,750							
Hardwood	9.00														LAND VALUE		65,000							
Interior Floor Cover	14														PRESENT USE VALUE		0							
Carpet	0.00														DEFERRED VALUE		0							
Heating Fuel	04														TOTAL VALUE		163,670							
Electric	2.00														SALES DATA									
Heating Type	10														OFF. RECORD									
Heat Pump	4.00														BOOK		PAGE	MO	YR	DEED	TYPE	Q/U	V/I	INDICATE
Air Conditioning Type	03														0518		0001	3	2023	WD	Q	I	425,000	
Central	5.00														0505		0652	3	2022	WD	Q	I	425,000	
Bedrooms/Bathrooms/Half-Bathrooms															0536		0439	11	2024	WD	O	I	415,000	
2/2/0	11.000														0358		0010	2	2008		X	V	262,500	
Bedrooms															0345		0998	5	2007		X	V	34,000	
BAS - 2 FUS - 0 LL - 0															HEATED AREA 1,152									
Bathrooms															NOTES									
BAS - 2 FUS - 0 LL - 0																								
Half-Bathrooms																								
BAS - 0 FUS - 0 LL - 0																								
Office																								
BAS - 0 FUS - 0 LL - 0	0																							
TOTAL POINT VALUE	127.000																							
BUILDING ADJUSTMENTS																								
Quality	4	ABOVE AVERAGE		1.10																				
Shape/Design	3	Slight Irregular		1.05																				
Size	Size	Size		1.05																				
TOTAL ADJUSTMENT FACTOR				1.210																				
TOTAL QUALITY INDEX				154																				
SUBAREA																								
TYPE	GS AREA	PCT	RPL CS	CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE				
BAS	768	100	107628	19	C	SPA/TUB	1.000	0	0	1	6,500.00	100.00	-	0.00	2008	2008	S5		35	2275				
FOP	80	035	3924																					
FUS*	384	090	48488																					
TOTAL OB/XF VALUE																								

TOTAL OB/XF VALUE 2275

SUBAREA TOTALS 1,564 169,289

BLDG DIMENSIONS|BAS=W32N24E32S24Area:768;FOP=E16S5W16N5Area:80;WDD=N10E10S10W2S29W8N29Area:332;FUS=Area:384;TotalArea:1564

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	1.0000	0	2.0000	+00 +00 +00 +00 +100 SIZE	RG	13,000.00	1.000	LT	2.000	26,000.00	26000	0		
TOTAL MARKET LAND DATA															26000			
TOTAL PRESENT USE DATA																		
6640-00-48-3799-																	7/15/2026 4:14:22 PM.	

6640-00-48-3799-

7/15/2026 4:14:22 PM.