

MENCARONI GINO P III

299 BLUE RIDGE PKWY
541098

Reval Year: 2021 Tax Year: 2027
Appraised By 07 on 11/12/2020 31600 NANTAHAL VILLAGE/VILLAGE COVE

COUNTY TAX (100), RESIDENTIAL FEE (1)
30-NB-4440-AB-VILLAGE PRES @ NANTAHALA VILL LT 49

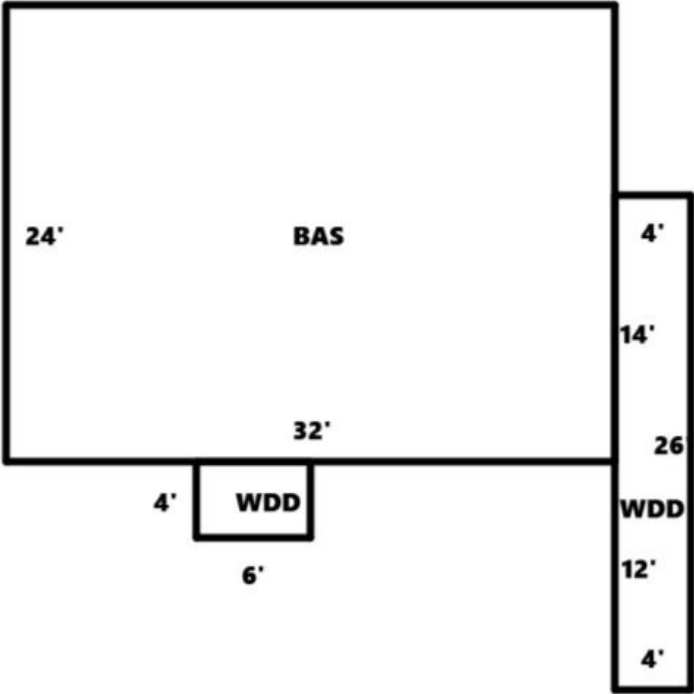
PLAT: 00004/02030 UNIQ ID 1706
CABIN 49 ID NO:
CARD NO. 1 of 1
0.0700 AC
TW-30 CI- FR-TN

Parcel ID: 6641-00-15-8449-

SPLIT FROM ID

SRC= Pictometry Review
AT- LAST ACTION 20220715

CONSTRUCTION DETAIL				
Foundation				2
Piers				2.00
Sub Floor System				4
Plywood				8.00
Exterior Walls				17
Cedar,Redwood or D-Log Siding				25.00
Roofing Structure				03
Gable				7.00
Roofing Cover				03
Asphalt/Composition Shingle				8.00
Interior Wall Construction				7
Wood/T&G				30.00
Interior Floor Cover				12
Hardwood				10.00
Heating Fuel				04
Electric				2.00
Heating Type				13
Mini Split/HP W/Unit				3.00
Air Conditioning Type				06
Mini-Split				4.00
Bedrooms/Bathrooms/Half-Bathrooms				
2/1/0				7.000
Bedrooms				
BAS - 2 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				106.000
BUILDING ADJUSTMENTS				
Quality	4	ABOVE AVERAGE		1.10
Shape/Design	2	Rectangle		1.00
Size	Size	Size		1.21
TOTAL ADJUSTMENT FACTOR				1.330
TOTAL QUALITY INDEX				141



CORRELATION OF VALUE									
CREDESCENCE TO								MARKET	
DEPR. BUILDING VALUE - CARD								80,480	
DEPR. OB/XF VALUE - CARD									
MARKET LAND VALUE - CARD								56,250	
TOTAL MARKET VALUE - CARD								136,730	
TOTAL APPRAISED VALUE - CARD								136,730	
TOTAL APPRAISED VALUE - PARCEL								136,730	
TOTAL PRESENT USE VALUE - LAND								0	
TOTAL VALUE DEFERRED - PARCEL								0	
TOTAL TAXABLE VALUE - PARCEL \$								136,730	
PRIOR APPRAISAL				PERMIT					
BUILDING VALUE 80,480				CODE	DATE	NO.			
OBXF VALUE 0				ROUT: WTRSHD:					
LAND VALUE 56,250									
PRESENT USE VALUE 0									
DEFERRED VALUE 0									
TOTAL VALUE 136,730									
SALES DATA									
OFF. RECORD		DATE		DEED				INDICATE	
BOOK	PAGE	MO	YR	TYPE	Q/U	V/I	SALES PRICE		
0500	0514	11	2021	WD	Q	I	150,000		
0431	0592	7	2015	SWD	A	I	2,436,000		
0421	0736	5	2014	WD	I	I	0		
0404	0607	8	2012	TD	I	I	0		
0359	0938	4	2008		X	V	0		
0339	0948	1	2007		X	V	0		
HEATED AREA 768									
NOTES									