

6902 LLC

HWY 19 WEST

540490

PLAT: 00000/00000 UNIQ ID 2816

ID NO:

Parcel ID: 6652-03-02-5768-

SPLIT FROM ID

Reval Year: 2021 Tax Year: 2027

Appraised By 09 on 03/31/2023 34000 NEEDMORE

COUNTY TAX (100)

30-NR-4635-A-US HWY 19 & 74 S

CARD NO. 1 of 1

22.1170 AC

TW-30 CI- FR-TN

SRC= Estimated

AT- LAST ACTION 20260702

| CONSTRUCTION DETAIL     |   | MARKET VALUE |     |           |      |           |     |     | DEPRECIATION |        | CORRELATION OF VALUE |             |                                 |         |               |      |      |          |     |             |
|-------------------------|---|--------------|-----|-----------|------|-----------|-----|-----|--------------|--------|----------------------|-------------|---------------------------------|---------|---------------|------|------|----------|-----|-------------|
| TOTAL POINT VALUE       | 0 | USE          | MOD | Eff. Area | QUAL | BASE RATE | RCN | EYB | AYB          |        | NORM                 | CREDENCE TO | MARKET                          |         |               |      |      |          |     |             |
| BUILDING ADJUSTMENTS    |   | 97V          | 00  |           |      |           |     |     |              | % GOOD |                      |             |                                 |         |               |      |      |          |     |             |
| TOTAL ADJUSTMENT FACTOR | 0 | VACANT LAND  |     |           |      |           |     |     |              |        |                      |             | DEPR. BUILDING VALUE - CARD     | 0       |               |      |      |          |     |             |
| TOTAL QUALITY INDEX     | 0 | STYLE:       |     |           |      |           |     |     |              |        |                      |             | DEPR. OB/XF VALUE - CARD        |         |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | MARKET LAND VALUE - CARD        | 191,530 |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL MARKET VALUE - CARD       | 191,530 |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL APPRAISED VALUE - CARD    | 191,530 |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL APPRAISED VALUE - PARCEL  | 191,530 |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL PRESENT USE VALUE - LAND  | 0       |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL VALUE DEFERRED - PARCEL   | 0       |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL TAXABLE VALUE - PARCEL \$ | 191,530 |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | PRIOR APPRAISAL                 |         | PERMIT        |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | BUILDING VALUE                  | 0       | CODE          | DATE | NO.  |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | OBXF VALUE                      | 0       |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | LAND VALUE                      | 85,860  |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | PRESENT USE VALUE               | 0       |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | DEFERRED VALUE                  | 0       | ROUT: WTRSHD: |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | TOTAL VALUE                     | 85,860  |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | SALES DATA                      |         |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | OFF. RECORD                     | DATE    | DEED          |      |      | INDICATE |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | BOOK                            | PAGE    | MO            | YR   | TYPE | Q/U      | V/I | SALES PRICE |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | 0493                            | 0216    | 6             | 2021 | WD   | Q        | V   | 180,000     |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | 0482                            | 0581    | 9             | 2020 | WD   | Q        | I   | 560,000     |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | 0501                            | 0640    | 12            | 2021 | COMD | E        | V   | 0           |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | 0489                            | 0127    | 3             | 2021 | WD   | C        | V   | 0           |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | 0367                            | 0413    | 10            | 2008 |      | X        | V   | 0           |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | 0219                            | 0845    | 12            | 1998 |      | X        | V   | 84,500      |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | HEATED AREA                     |         |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             | NOTES                           |         |               |      |      |          |     |             |
|                         |   |              |     |           |      |           |     |     |              |        |                      |             |                                 |         |               |      |      |          |     |             |

| SUBAREA                                 |          |              |          | CODE    | QUALITY      | DESCRIPTION | COUNT     | LTH                               | WTH       | UNITS           | UNIT PRICE       | ORIG % COND | BLDG #      | ---                 | AYB        | EYB            | DEP SCH    | OVR | % COND | OB/XF DEPR. VALUE |  |  |  |  |  |  |  |  |  |
|-----------------------------------------|----------|--------------|----------|---------|--------------|-------------|-----------|-----------------------------------|-----------|-----------------|------------------|-------------|-------------|---------------------|------------|----------------|------------|-----|--------|-------------------|--|--|--|--|--|--|--|--|--|
| TYPE                                    |          |              |          | GS AREA |              | RPL CS      |           |                                   |           |                 |                  |             |             |                     |            |                |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| SUBAREA TOTALS                          |          |              |          | 0       |              |             |           | TOTAL OB/XF VALUE                 |           |                 |                  |             |             |                     |            |                |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| BLDG DIMENSIONS                         |          |              |          |         |              |             |           |                                   |           |                 |                  |             |             |                     |            |                |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| 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 MOUNTAIN VIEW | 0121     |              | 0        | 0       | 2.6000       | 4           | 1.0000    | +00 +00 +00 +00 +00               | RP        | 20,000.00       | 1.000            | AC          | 2.600       | 52,000.00           | 52000      | 0              |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| WOODED ACREAGE                          | 0160     |              | 0        | 0       | 1.0000       | 4           | 1.3000    | +00 +00 +30 +00 +00               | RP        | 6,200.00        | 13.860           | AC          | 1.300       | 8,060.00            | 111712     | 0              |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| WOODED ACREAGE                          | 0160     |              | 0        | 0       | 1.0000       | 4           | 0.6000    | +00 +00 +00 -40 +00 STATE ROAD RR | RP        | 6,200.00        | 7.477            | AC          | 0.600       | 3,720.00            | 27814      | 0              |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| TOTAL MARKET LAND DATA                  |          |              |          |         |              |             |           |                                   |           |                 | 22.337           |             |             |                     |            | 191526         |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| TOTAL PRESENT USE DATA                  |          |              |          |         |              |             |           |                                   |           |                 |                  |             |             |                     |            |                |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| 6652-03-02-5768-                        |          |              |          |         |              |             |           |                                   |           |                 |                  |             |             |                     |            |                |            |     |        |                   |  |  |  |  |  |  |  |  |  |
| 7/15/2026 4:13:28 PM.                   |          |              |          |         |              |             |           |                                   |           |                 |                  |             |             |                     |            |                |            |     |        |                   |  |  |  |  |  |  |  |  |  |